

\$699,900 - 71 Panton Way Nw, Calgary

MLS® #A2241807

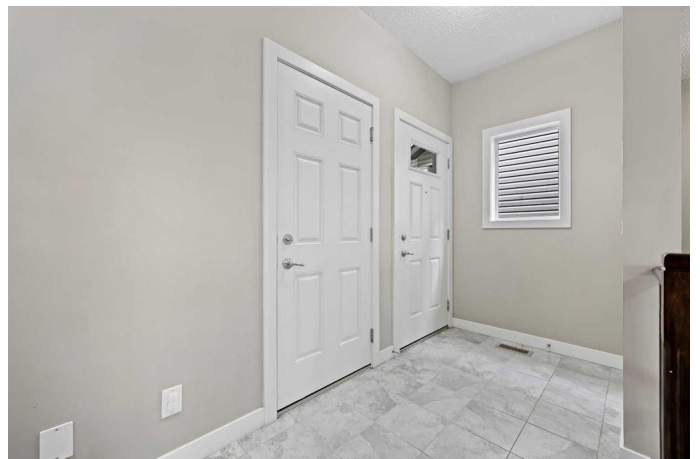
\$699,900

3 Bedroom, 3.00 Bathroom, 1,938 sqft

Residential on 0.08 Acres

Panorama Hills, Calgary, Alberta

Welcome to this splendid two-story, three bedroom, 2.5 bath on quiet street conveniently located close to all amenities! This well-loved and maintained home is pristine and turn-key ready! Main floor boast 9 foot ceilings, large tiled entry with excellent walk-in closet - could easily be made into a mudroom! Beautiful tile graces the entire main floor, excepting the generous carpeted living room which features a tiled corner gas fireplace and south facing windows that bathe the living and dining room daily with sunshine! The chef's kitchen is a dream with dark maple shaker cabinetry, stainless steel appliances including cafÃ© style gas stove & new dishwasher, plumbed Island with undermount sink and seating for four! Additional corner pantry offers even more storage! The dining area is huge and could easily accommodate a harvest table! Upgraded wood & wrought iron railings! The primary bedroom is king-sized and provides private access to the fantastic ensuite where a 36" vanity w/granite and undermount sink, separate soaking tub and oversized shower with tile to the ceiling await! With the walk-in closet, this owner retreat is complete. In addition to the two secondary bedrooms, the upper floor also offers a splendid laundry room (not closet) with Window and handy shelving! The upper main bathroom features another 36 inch vanity with plenty of drawers and cupboards, more granite, and tub surround that is bordered with more tile right to the ceiling! Perhaps best of all is the huge bonus



room, full of windows and perfect for cozy family movies and game play! The undeveloped basement has large windows and utilities nicely tucked together in the back corner. A future rec room, bedroom and bathroom is easily imagined in the thoughtfully designed open space. The nicely fenced SOUTH facing backyard is clean and tidy with stairs to the deck and access to a convenient back lane, which provides added privacy from the homes behind! The double attached garage is fully insulated and drywalled with additional parking on the front drive. Other features and upgrades include NEW ROOF & SOFFITS (2024), some NEW SIDING, high efficient furnace & H2O tank, water softener, NEST thermostat, 9 foot ceilings on the main floor, excellent window package, niches & arches and roughed-in vacuum system. Buffalo Rubbing Stone School is a 2 minute walk away! Shopping and services, as well as Stoney Road access, is a 2 minute drive! As part of the Panorama Hills family, enjoy the community center's owner-exclusive water spray park, multi-use sport court, basketball courts, children's playground, picnic areas, and so much more! This home is turn-key and offers immediate possession - book your private viewing of this gem today!

Built in 2013

Essential Information

MLS® #	A2241807
Price	\$699,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,938
Acres	0.08
Year Built	2013

Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	71 Panton Way Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 0W1

Amenities

Amenities	Clubhouse, Park, Picnic Area, Recreation Facilities, Playground
Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener, Insulated
# of Garages	2

Interior

Interior Features	Bathroom Rough-in, Built-in Features, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings, Water Softener
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Tile
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	None
Lot Description	Back Lane, Landscaped
Roof	Asphalt
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 29th, 2025
Days on Market	3
Zoning	R-G
HOA Fees	263
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
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