

\$699,900 - 32 Panorama Hills Manor Nw, Calgary

MLS® #A2213477

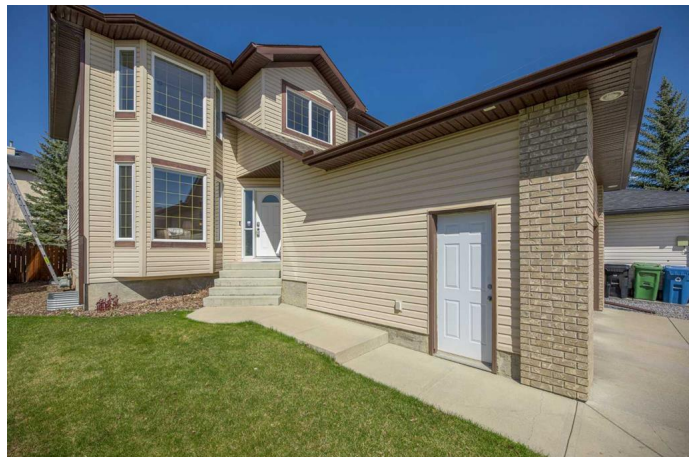
\$699,900

3 Bedroom, 3.00 Bathroom, 1,775 sqft

Residential on 0.12 Acres

Panorama Hills, Calgary, Alberta

**** OPEN HOUSE: Saturday, May 31 at 3:00-5:00 pm **** Pride of ownership shines in this immaculate, family-perfect 3-bedroom, 2.5-bath home located in a quiet, established neighborhood just steps from a beautiful golf course, walking paths, and close to schools, shopping, movie theaters, and recreational facilities. The spacious front foyer with soaring ceilings welcomes you into a bright living room featuring oak hardwood and slate tile flooring. The well-appointed kitchen boasts granite countertops and an induction range, seamlessly connecting to a cozy family room with a gas fireplace, ideal for family gatherings, along with a spacious adjoining dining area. The main floor also includes a laundry room and numerous mechanical upgrades, including newer central air conditioning and furnace, hot water on demand, a water softener, and a humidifier. The carpets throughout have been professionally cleaned, and the roof shingles are being replaced. Enjoy outdoor living in the fully landscaped and fenced backyard, complete with a large composite deck (with natural gas hookup), a fire pit, mature trees for added privacy, and a full sprinkler system. Upstairs, you will find a spacious primary bedroom with a walk-in closet, a jetted tub and skylight in the ensuite, and two additional good-sized bedrooms along with a full bathroom completing the upstairs. The double-attached garage is finished and painted, and the basement, with its two large windows, awaits your ideas for future



development. A rare opportunity in an unbeatable location!

Built in 2000

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2213477 |
| Price | \$699,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,775 |
| Acres | 0.12 |
| Year Built | 2000 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|----------------------------|
| Address | 32 Panorama Hills Manor Nw |
| Subdivision | Panorama Hills |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3K 5K6 |

Amenities

| | |
|----------------|---|
| Amenities | Snow Removal |
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Garage Door Opener, Insulated |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, See Remarks, Skylight(s), Tankless Hot Water, Walk-In Closet(s) |
| Appliances | Central Air Conditioner, Dishwasher, Electric Range, Garage Control(s), |

| | |
|-----------------|--|
| | Humidifier, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Fireplace(s), Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Family Room, Gas, Mantle |
| Has Basement | Yes |
| Basement | None, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior Features | BBQ gas line, Fire Pit |
| Lot Description | Back Yard, Landscaped, Private, See Remarks, Treed, Underground Sprinklers |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | April 29th, 2025 |
| Days on Market | 29 |
| Zoning | R-G |
| HOA Fees | 55 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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