

# \$449,900 - 264 Pantego Lane Nw, Calgary

MLS® #A2190070

**\$449,900**

3 Bedroom, 3.00 Bathroom, 1,238 sqft

Residential on 0.03 Acres

Panorama Hills, Calgary, Alberta

\* PRICE REDUCED \* Good starter home or investment property. Sunny back yard backing on a courtyard green space and walking distance to school, welcome to this cozy townhouse located in the heart of Panorama Hills. This beautiful home features 3 good size bedrooms up, master bedroom with 4 pieces ensuite, total 2.5 bathrooms, large living room with vinyl flooring, spacious kitchen and dining area, sliding door to patio and to the courtyard, spacious basement with laundry area and waiting for your personal development, and attached front garage. It is close to schools, shopping, restaurants, public transit, playground, and easy access to major roads.

\*\* 264 Pantego Lane NW \*\*

Built in 2012

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2190070      |
| Price          | \$449,900     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,238         |
| Acres          | 0.03          |
| Year Built     | 2012          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |



|        |          |
|--------|----------|
| Style  | 2 Storey |
| Status | Active   |

### Community Information

|             |                     |
|-------------|---------------------|
| Address     | 264 Pantego Lane Nw |
| Subdivision | Panorama Hills      |
| City        | Calgary             |
| County      | Calgary             |
| Province    | Alberta             |
| Postal Code | T3K 0T1             |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | Visitor Parking        |
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### Interior

|                   |  |
|-------------------|--|
| Interior Features | Kitchen Island, Pantry, Walk-In Closet(s), Laminate Counters   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air   |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Courtyard  |
| Lot Description   | Back Yard, Landscaped, Rectangular Lot, Backs on to Park/Green Space |
| Roof              | Asphalt Shingle  |
| Construction      | Wood Frame   |
| Foundation        | Poured Concrete  |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | January 25th, 2025 |
| Days on Market | 93                 |
| Zoning         | DC                 |
| HOA Fees       | 200                |

HOA Fees Freq.     ANN

**Listing Details**

Listing Office             Century 21 Bravo Realty

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