

# \$955,000 - 109 Panamount Point Nw, Calgary

MLS® #A2210368

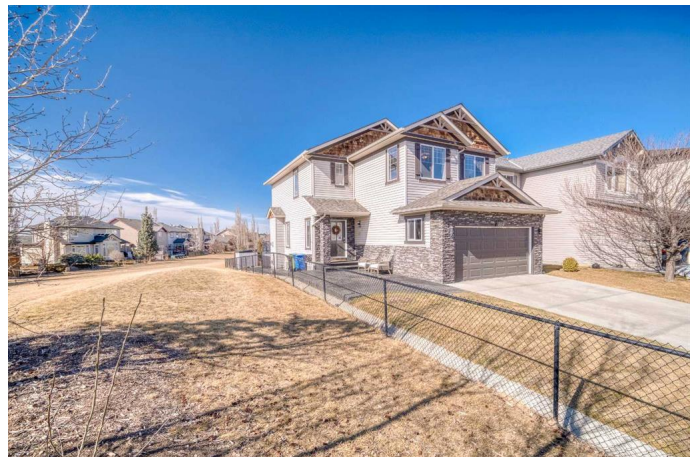
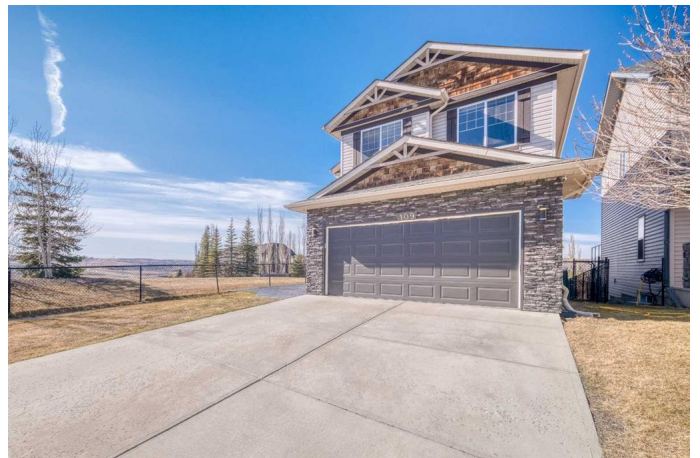
**\$955,000**

4 Bedroom, 4.00 Bathroom, 2,014 sqft

Residential on 0.12 Acres

Panorama Hills, Calgary, Alberta

**\*\*OPEN HOUSE: 1-3 PM SAT Apr 19, 2025\*\*** WOW, LOCATION, LOCATION, LOCATION! Welcome to this beautifully upgraded 4-bedroom, 3.5-bathroom home, perfectly situated on a rare ridge lot in a quiet cul-de-sac, siding onto greenspace with unobstructed panoramic views. This move-in ready, fully developed home offers over 2,500 sq ft of elegant living space, ideal for families looking for comfort, style, and convenience. Enjoy a bright open-concept main floor with 9' ceilings, a cozy gas fireplace, and a chef's kitchen featuring granite countertops, walk-through pantry, and high-end stainless steel appliances, including a Miele 3-piece set, new LG fridge, gas stove, and commercial-style range hood. The sun-filled dining area leads to your brand-new, oversized deck—perfect for relaxing or entertaining. Upstairs offers a spacious bonus room, and a luxurious master suite with double sinks, soaker tub, and separate shower, along with two more generous bedrooms and another full bath. The fully finished basement includes a large rec room and fourth bedroom. Additional highlights: New roof (scheduled this week), Central A/C, New radon mitigation system, New shed for extra storage. Walk to top-rated schools, enjoy nearby trails, and live minutes from shops, restaurants, Vivo Rec Centre, and easy access to Stoney Trail. This is a rare opportunity—a ridge home like this doesn't come often. Book your showing today!



Built in 2007

## Essential Information

MLS® #	A2210368
Price	\$955,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,014
Acres	0.12
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	109 Panamount Point Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 0H9

## Amenities

Amenities	Park, Parking
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Oven, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2

Fireplaces	Gas Log
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Playground, Private Entrance, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Lawn, Views
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 9th, 2025
Days on Market	19
Zoning	R-G
HOA Fees	263
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Homecare Realty Ltd.
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