

# \$299,900 - 4217, 60 Panatella Street Nw, Calgary

MLS® #A2240246

**\$299,900**

2 Bedroom, 2.00 Bathroom, 908 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

Welcome to this bright and spacious 2 Bedroom, 2 Bathroom corner unit offering 908 sq ft of stylish living in the heart of Panorama Hills. This end unit is bathed in natural light and features vinyl plank flooring, a cozy gas fireplace, and a generous open-concept layout ideal for comfortable and modern living.

The well-appointed Kitchen boasts a pantry and ample cabinetry. Spacious Living and Dining Room, and Patio doors to your private balcony – perfect for morning coffee or evening relaxation.

The Primary Bedroom offers a walk-in closet and a private 4-piece Ensuite. Second bedroom is on the other side of the unit that gives a good privacy for roommate, and second bathroom close to it.

This unit includes 1 assigned parking stall and ALL utilities covered in the condo fees – electricity, heat, water, and more!

Enjoy unbeatable access to nearby amenities like schools, playgrounds, Save-On-Foods, T&T Market, restaurants, Vivo Centre, and more, with easy routes to Stoney Trail and public transit.

Whether you're a first-time buyer or investor, this move-in-ready gem offers unbeatable value and location in a



well-managed building. Don't miss it!

Built in 2008

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2240246          |
| Price          | \$299,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 908               |
| Acres          | 0.00              |
| Year Built     | 2008              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                              |
|-------------|------------------------------|
| Address     | 4217, 60 Panatella Street Nw |
| Subdivision | Panorama Hills               |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T3K 0M4                      |

**Amenities**

|                |                              |
|----------------|------------------------------|
| Amenities      | Elevator(s), Visitor Parking |
| Parking Spaces | 1                            |
| Parking        | Assigned, Stall              |

**Interior**

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | Open Floorplan, Pantry                                                    |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings |
| Heating           | Baseboard                                                                 |
| Cooling           | None                                                                      |
| Fireplace         | Yes                                                                       |
| # of Fireplaces   | 1                                                                         |

|              |                  |
|--------------|------------------|
| Fireplaces   | Gas, Living Room |
| # of Stories | 4                |

## Exterior

|                   |                               |
|-------------------|-------------------------------|
| Exterior Features | Balcony                       |
| Construction      | Concrete, Stone, Vinyl Siding |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 18th, 2025 |
| Days on Market | 15              |
| Zoning         | DC (pre 1P2007) |

## Listing Details

|                |                                            |
|----------------|--------------------------------------------|
| Listing Office | Jessica Chan Real Estate & Management Inc. |
|----------------|--------------------------------------------|

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