



THE
A-TEAM

**RE/MAX
FIRST**

29 PANTEGO Road, Calgary T3K 6J3

MLS® #: **A2125666**

Area: **Panorama Hills**

Listing Date: **04/25/24**

List Price: **\$1,088,000**

Status: **Active**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Calgary**
Year Built: **2005**
Lot Information
Lot Sz Ar: **4,736 sqft**
Lot Shape:

Finished Floor Area

Abv Sqft: **2,388**
Low Sqft:
Ttl Sqft: **2,388**

DOM

24
Layout
Beds: **5 (3 2)**
Baths: **4.0 (4 0)**
Style: **2 Storey**

Parking

Ttl Park: **4**
Garage Sz: **4**

Access:

Lot Feat: **Corner Lot, Low Maintenance Landscape, Landscaped, Rectangular Lot, Views**
Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Fireplace(s), Forced Air**
Sewer:
Ext Feat: **Balcony, Barbecue, Garden**

Construction: **Concrete, Vinyl Siding, Wood Frame**
Flooring: **Carpet, Ceramic Tile, Hardwood**
Water Source:
Fnd/Bsmt: **Poured Concrete**
Kitchen Appl: **Dishwasher, Dryer, Electric Cooktop, Electric Oven, Electric Stove, Garage Control(s), Garburator, Refrigerator, Washer, Water Softener, Window Coverings, Wine Refrigerator**
Int Feat: **High Ceilings**
Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
Entrance	Main	6`1" x 5`1"	3pc Bathroom	Main	6`1" x 5`1"
Laundry	Main	8`1" x 9`1"	Pantry	Main	6`1" x 4`0"
Office	Main	10`1" x 11`1"	Kitchen With Eating Area	Main	11`1" x 16`1"
Dining Room	Main	9`0" x 7`1"	Living Room	Main	12`1" x 17`1"

Great Room	Main	12`0" x 13`1"	Bedroom - Primary	Second	14`1" x 21`0"
5pc Ensuite bath	Second	11`1" x 14`0"	Walk-In Closet	Second	9`0" x 5`0"
Bedroom	Second	11`1" x 11`1"	Bedroom	Second	11`1" x 11`0"
4pc Bathroom	Second	10`1" x 5`1"	4pc Bathroom	Basement	8`1" x 9`1"
Bedroom	Basement	21`1" x 10`0"	Furnace/Utility Room	Basement	16`1" x 10`1"
Laundry	Basement	9`0" x 7`1"	Family Room	Basement	17`1" x 16`1"
Kitchenette	Basement	8`0" x 8`1"	Bedroom	Basement	8`0" x 16`1"

Legal/Tax/Financial

Title: Zoning:
Fee Simple **R-1**
Legal Desc: **0512246**

Remarks

Pub Rmks: **Welcome to this amazing high class and corner lot house with beautiful mountain view and green view. This 2-story house is over 3400 sq ft of total living space with open floor plan, wide views, and south facing backyard on a large green space. The first floor consists of high ceiling living room with a gorgeous green view and mountain view, gas fireplace, hardwood floors, a den w/ French doors, a formal dining room, large kitchen with built-in stainless steel appliances, granite counter tops and island breakfast bar which has access to a sunny deck. Upstairs are 3 beds, full bath and a large master bedroom with a view, walk-in closet and 5 piece en-suite. The separate entrance basement is fully developed with 9 ft high ceilings, 2 bedrooms, full bath, separate washer and dryer, a large entertainment area, professional bar, and access to concrete patio space. The front and backyards have beautiful, low-maintenance landscaping. Good to buy, Good to invest!**

Inclusions: **Fan Ceiling, vacuum System attachments**
Property Listed By: **Century 21 Bamber Realty LTD.**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123









