



THE
A-TEAM

**RE/MAX
FIRST**

60 PANATELLA Street #3116, Calgary T3K 0M3

MLS® #: **A2187664** Area: **Panorama Hills** Listing Date: **01/17/25** List Price: **\$298,900**
 Status: **Active** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Apartment**
 City/Town: **Calgary**
 Year Built: **2008**

Lot Information

Lot Sz Ar:
 Lot Shape:
 Access:
 Lot Feat:
 Park Feat: **Stall**

Finished Floor Area

Abv Sqft: **853**
 Low Sqft:
 Ttl Sqft: **853**

DOM

15
Layout
 Beds: **2 (2)**
 Baths: **2.0 (2 0)**
 Style: **Apartment**

Parking

Ttl Park: **1**
 Garage Sz:

Utilities and Features

Roof:
 Heating: **Baseboard,Natural Gas**
 Sewer:
 Ext Feat: **Balcony**
 Construction: **Stone,Vinyl Siding,Wood Frame**
 Flooring: **Carpet,Laminate,Tile**
 Water Source:
 Fnd/Bsmt:
 Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Range Hood,Refrigerator,Washer,Window Coverings**
 Int Feat: **Breakfast Bar,Closet Organizers,Open Floorplan**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
4pc Bathroom	Main	4`10" x 8`8"	4pc Ensuite bath	Main	7`9" x 4`11"
Bedroom	Main	10`3" x 12`2"	Dining Room	Main	9`11" x 12`1"
Kitchen	Main	9`11" x 8`8"	Living Room	Main	14`2" x 14`5"
Bedroom - Primary	Main	12`4" x 10`9"			

Legal/Tax/Financial

Condo Fee: **\$499** Title: **Fee Simple** Zoning: **DC (pre 1P2007)**

Legal Desc: 0715944

Fee Freq:
Monthly

Remarks

Pub Rmks: **Welcome to 60 Panatella Street NW. This beautifully appointed home offers an open and versatile floor plan, perfect for modern living. The kitchen features wood cabinetry, gleaming countertops, and a chic tile backsplash, seamlessly flowing into the living and dining areas—ideal for entertaining. Step into the inviting living room that opens to a private grade-level patio, perfect for relaxing, summer barbecues, and pet-friendly (all but dogs) living. The spacious primary bedroom suite is complete with a walk-through closet and an ensuite bath. An additional bedroom, four-piece bath, and laundry complete this space. Convenience is at your fingertips with one dedicated parking space, plus additional parking for guests. Located in the heart of Panorama, this home offers easy access to shopping, dining, and the nearby Cardel Place, providing endless recreational opportunities.**

Inclusions: N/A
Property Listed By: RE/MAX First

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





