

# \$253,000 - 1113, 70 Panamount Drive Nw, Calgary

MLS® #A2190142

**\$253,000**

1 Bedroom, 1.00 Bathroom, 572 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

Discover this charming 1-bedroom, 1-bathroom condo in the sought-after community of Panorama Hills. Ideally located on a quiet street, it offers the added benefit of a nearby park. The kitchen features stunning new STAINLESS STEEL Appliances maple cabinetry, and ample counter space for meal preparation. Throughout the condo, you'll find low-maintenance tile and recently updated laminate flooring. Patio doors flood the space with natural light.

The bedroom serves as a peaceful retreat, complete with a walkthrough closet leading to a full 4-piece bathroom. For added convenience, the bathroom includes a second door for easy access from the living area, perfect for both residents and guests. Step outside to your covered BALCONY, where you can relax or entertain while enjoying westward views.

Additional features include FRESH PAINT in the main area, an AIR CONDITIONING unit in the master bedroom, ENSUITE LAUNDRY, underground TITLED PARKING, and separate STORAGE space. Located in the established Panorama Hills community, you're just minutes away from shops, restaurants, groceries, a movie theatre, YMCA, and a golf course. Plus, with easy access to Stoney and Deerfoot Trail, navigating Calgary is a breeze. Condo fees include ELECTRICITY, making this turn-key property a complete package.

Built in 2003



## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2190142      |
| Price          | \$253,000     |
| Bedrooms       | 1             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 572           |
| Acres          | 0.00          |
| Year Built     | 2003          |
| Type           | Residential   |
| Sub-Type       | Apartment     |
| Style          | Low-Rise(1-4) |
| Status         | Active        |

## Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 1113, 70 Panamount Drive Nw |
| Subdivision | Panorama Hills              |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3K 5Z1                     |

## Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Elevator(s), Secured Parking, Visitor Parking |
| Parking Spaces | 1                                             |
| Parking        | Titled, Underground, Parkade, Stall           |

## Interior

|                   |                                                                                                                              |
|-------------------|------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Walk-In Closet(s)                                                                                                            |
| Appliances        | Dishwasher, Refrigerator, Stove(s), Wall/Window Air Conditioner, Garage Control(s), Microwave Hood Fan, Washer/Dryer Stacked |
| Heating           | Hot Water, Natural Gas, Baseboard                                                                                            |
| Cooling           | Wall Unit(s)                                                                                                                 |
| # of Stories      | 3                                                                                                                            |

## Exterior

|                   |                                 |
|-------------------|---------------------------------|
| Exterior Features | Other                           |
| Roof              | Asphalt Shingle                 |
| Construction      | Vinyl Siding, Wood Frame, Stone |

**Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | January 25th, 2025 |
| Days on Market | 97                 |
| Zoning         | M-C1               |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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