

# \$258,000 - 106, 20 Panatella Landing Nw, Calgary

MLS® #A2263335

**\$258,000**

2 Bedroom, 1.00 Bathroom, 740 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

\*\*\* #106-20 Panatella Landing NW \*\*\* two bedroom bungalow style townhouse in desired community Panorama Hills . Very convenient location , Easy access to ring road , walk to shopping center including Save on food , Tim Hortons , TD bank and restaurants , walk to school and playground , G6-G9 school is just across the street . This lovely home combines thoughtful design with everyday comfort. The open-concept layout showcases large windows that flood the space with natural light , south facing living room and east facing bedrooms . The kitchen offers an island , dark cabinets and flows easily into the dining and living areas, making it ideal for entertaining or simply enjoying quiet evenings at home. Two generously sized bedrooms, a full 4-piece bathroom, and in-suite laundry add convenience and functionality. Youâ€™™ll also appreciate the in-floor heating, extra storage, and your own assigned parking stall . Well run complex with affordable condo fees . Price to sell , better than apartment . Perfect property for the first time buyer or investor . Won't last . Call your agent today !!!



Built in 2008

## Essential Information

MLS® # A2263335

Price \$258,000

Bedrooms 2

|                |               |
|----------------|---------------|
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 740           |
| Acres          | 0.00          |
| Year Built     | 2008          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | Bungalow      |
| Status         | Active        |

### Community Information

|             |                              |
|-------------|------------------------------|
| Address     | 106, 20 Panatella Landing Nw |
| Subdivision | Panorama Hills               |
| City        | Calgary                      |
| County      | Calgary                      |
| Province    | Alberta                      |
| Postal Code | T2X0K8                       |

### Amenities

|                |       |
|----------------|-------|
| Amenities      | None  |
| Parking Spaces | 1     |
| Parking        | Stall |

### Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Storage, Tankless Hot Water, Vinyl Windows                                   |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | In Floor, Hot Water, Natural Gas                                                             |
| Cooling           | None                                                                                         |
| Basement          | None                                                                                         |

### Exterior

|                   |                                          |
|-------------------|------------------------------------------|
| Exterior Features | Lighting, Private Entrance, Rain Gutters |
| Lot Description   | Landscaped, Street Lighting, Treed       |
| Roof              | Asphalt Shingle                          |
| Construction      | Vinyl Siding, Wood Frame                 |
| Foundation        | Poured Concrete                          |

### Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | October 9th, 2025 |
| Days on Market | 13                |
| Zoning         | DC (pre 1P2007)   |
| HOA Fees       | 210               |
| HOA Fees Freq. | ANN               |

### **Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | First Place Realty |
|----------------|--------------------|

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