

# \$689,900 - 12 Panamount Terrace Nw, Calgary

MLS® #A2217289

**\$689,900**

3 Bedroom, 3.00 Bathroom, 2,009 sqft

Residential on 0.10 Acres

Panorama Hills, Calgary, Alberta

Excellent located in a quiet street, perfect home for the growing family. Upon Entering you will notice 2 storey high foyer with beautiful ceramic tiles and gleaming hardwood floor through the main floor. This Open Concept Main Level with 9'™ Ceilings is bright and spacious. Gourmet Kitchen features a huge Central Island W/Raised eating bar, Granite counter top, maple cabinets and walk pantry/storage area off the kitchen includes a roughed-in spice room. Dining nook area overlooks a large Backyard with big Deck & BBQ Gas hookup. Bright/huge Living Room has a Gas Fireplace & Stone Mantle. Upper Level has a Large Master Bedroom includes 4 pc Ensuite enjoys a corner soaker tub, separate shower and big walk-in closet. 2 Additional Good-Sized Bedrooms w/walk-in closet, Full 4-piece bathroom and laundry room with added convenience complete the Upper Level. Huge unspoiled basement with 9'™ ceiling and Rough in Plumbing is waiting for your choice of design for development. Fully Landscaped and Fenced, this home also has an oversize Double Attached Garage. New dishwasher and new high-efficiency furnace(2025). Great location within walking distance to school. Easy Access to Major Routes, just a couple of blocks away from green space with walking path. Don't Miss this one! Book your showing today before its gone!!!

Built in 2008



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2217289    |
| Price          | \$689,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,009       |
| Acres          | 0.10        |
| Year Built     | 2008        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 12 Panamount Terrace Nw |
| Subdivision | Panorama Hills          |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3K 0H5                 |

## Amenities

|                |                           |
|----------------|---------------------------|
| Amenities      | Park, Parking, Playground |
| Parking Spaces | 4                         |
| Parking        | Double Garage Attached    |
| # of Garages   | 2                         |

## Interior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, High Ceilings, No Animal Home, No Smoking Home, Vinyl Windows                                        |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                             |
| Cooling           | None                                                                                                                |
| Fireplace         | Yes                                                                                                                 |
| # of Fireplaces   | 1                                                                                                                   |
| Fireplaces        | Gas, Living Room                                                                                                    |

|              |                  |
|--------------|------------------|
| Has Basement | Yes              |
| Basement     | Full, Unfinished |

## Exterior

|                   |                                                      |
|-------------------|------------------------------------------------------|
| Exterior Features | Lighting, Playground, Private Entrance, Private Yard |
| Lot Description   | Rectangular Lot                                      |
| Roof              | Asphalt Shingle                                      |
| Construction      | Brick, Vinyl Siding, Wood Frame, Wood Siding         |
| Foundation        | Poured Concrete                                      |

## Additional Information

|                |               |
|----------------|---------------|
| Date Listed    | May 2nd, 2025 |
| Days on Market | 4             |
| Zoning         | R-G           |
| HOA Fees       | 263           |
| HOA Fees Freq. | ANN           |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | Grand Realty |
|----------------|--------------|

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