

4103, 60 Panatella Street NW
Calgary, Alberta

MLS # A2337010



\$235,000

Division:	Panorama Hills		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	878 sq.ft.	Age:	2008 (18 yrs old)
Beds:	2	Baths:	2
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 503
Basement:	-	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	DC (pre 1P2007)
Foundation:	-	Utilities:	-
Features:	Closet Organizers, Laminate Counters, Pantry		

Inclusions: NA

Welcome to this move-in-ready 2-bedroom, 2-bathroom ground-floor condo in the highly desirable NW community of Panorama Hills! Why rent when you can enjoy the benefits of owning your own home? This well-designed unit features a bright and spacious open-concept floor plan with a large kitchen that flows seamlessly into the dining and living areas—perfect for everyday living and entertaining. The ground-floor location is especially convenient for families with young children and pet owners, offering easy access without the hassle of stairs or elevators. The spacious primary bedroom features a walk-through closet and private 4-piece ensuite, while the second bedroom and additional full bathroom provide plenty of flexibility for children, guests, a roommate, or a home office. In-suite laundry adds even more everyday convenience. Another major advantage is the condo fee, which includes heat, electricity, and water, helping make monthly expenses more predictable. Located just minutes from shopping, restaurants, schools, parks, pathways, transit, and countless nearby amenities, with quick access to Stoney Trail for an easy commute throughout the city. Move-in ready with quick possession available! Whether you're a first-time buyer, downsizer, or investor, this is a fantastic opportunity to own in one of NW Calgary's most popular communities.