

200 Panora Close NW
Calgary, Alberta

MLS # A2354887

\$699,900

Division:	Panorama Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,645 sq.ft.	Age:	2007 (19 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Concrete Driveway, Double Garage Attached, Heated Garage, In Garage Elec		
Lot Size:	0.08 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-1N
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Separate Entrance		
Inclusions:	None		

Welcome to this beautifully renovated home in the highly desirable community of Panorama Hills! Featuring 5 bedrooms, 3.5 bathrooms, and 1,644 sq. ft. of above-grade living space, plus a fully finished legal basement suite, this exceptional property offers modern luxury, functionality, and incredible versatility. Extensively renovated in 2024 with further upgrades in 2025, this home showcases quality craftsmanship and attention to detail throughout. The main floor welcomes you with an impressive open-to-above foyer, beautiful luxury vinyl plank flooring, and a spacious living room featuring a gas fireplace with an elegant tiled feature wall. The stunning custom kitchen boasts upgraded cabinetry, a waterfall countertop island with storage on both ends, a pull-out spice drawer, and a walk-in pantry. A generous dining area and convenient half bathroom complete this level. Upstairs, beautiful wood railings, iron spindles, and a decorative feature wall lead to 4 spacious bedrooms, all featuring custom closet organizers. The renovated main bathroom offers custom cabinetry, a new tub/shower combination, and a modern shower panel system. The primary bedroom features a private balcony and a luxurious ensuite with a custom barn door, walk-in shower with built-in bench, custom vanity, and closet storage. A dedicated upper-floor laundry room with an adjoining linen closet adds convenience. The LEGAL BASEMENT SUITE offers a separate side entrance, additional parking thanks to the extended driveway, a spacious living room, full kitchen, bedroom, bathroom, private laundry, and additional storage. Perfect for extended family or potential rental income! The beautifully landscaped backyard is an entertainer's dream, featuring a low-maintenance composite deck and balcony with glass railings, a separate concrete patio, pergola, and storage shed. MAJOR

UPGRADES INCLUDE: New roof (2025), new Hardie board siding (2025), extensive interior renovations (2024), air conditioning for the main and upper levels (2024), hot water tank (2024), dedicated basement furnace (2024), and all appliances purchased in 2024. The fully finished attached garage features epoxy flooring, a garage heater, an electric vehicle charging connection, and hot and cold water lines. Conveniently located near schools, parks, shopping, and major roadways, this move-in-ready home offers an outstanding combination of modern finishes, substantial upgrades, and the added benefit of a legal secondary suite. An exceptional opportunity in Panorama Hills — book your private showing today!