

\$779,000 - 16 Panamount Circle Nw, Calgary

MLS® #A2228886

\$779,000

6 Bedroom, 5.00 Bathroom, 2,073 sqft

Residential on 0.09 Acres

Panorama Hills, Calgary, Alberta

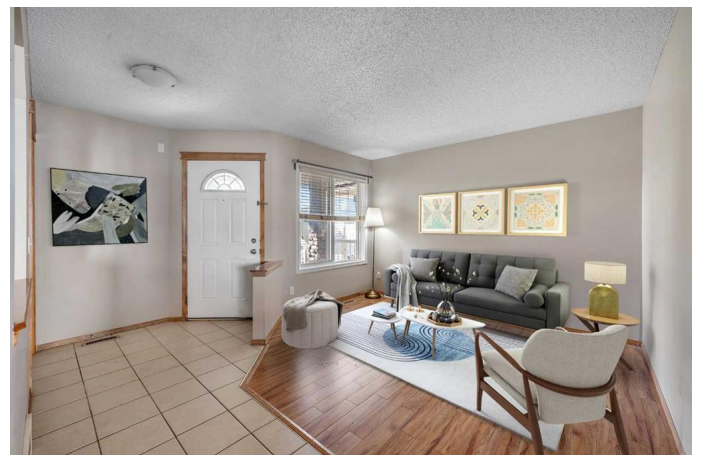
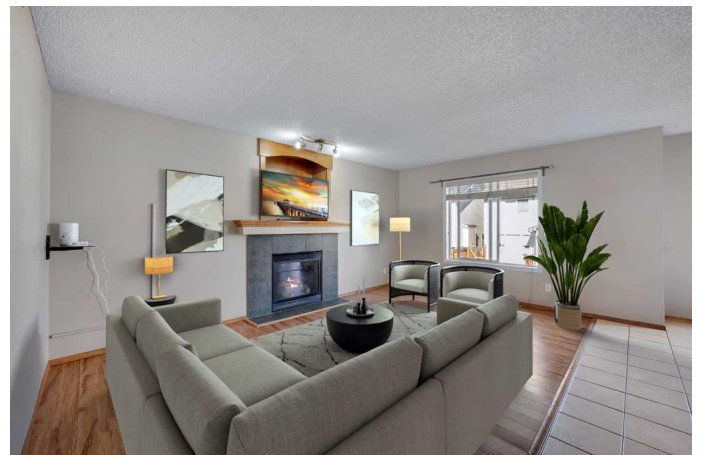
SPACIOUS 6-BEDROOM HOME | FRONT-ATTACHED GARAGE | FRESHLY PAINTED | NEW CARPET | ILLEGAL SUITE
Welcome to this **BEAUTIFULLY MAINTAINED AND FRESHLY UPDATED HOME** featuring a **FRONT-ATTACHED GARAGE** and located in a well-established community. Built in 2007, this spacious property is ideal for **MULTI-GENERATIONAL LIVING** or as an excellent **INVESTMENT OPPORTUNITY** with **INCOME POTENTIAL**.

Inside, youâ€™ll find a **BRIGHT AND OPEN MAIN FLOOR** with **NEW WHITE PAINT** and **BRAND-NEW CARPET** throughout. The layout includes a welcoming **LIVING ROOM**, a large **DINING AREA**, and a cozy **FAMILY ROOM**â€”perfect for relaxing or easily converted into a **HOME OFFICE OR ADDITIONAL BEDROOM**.

The **MODERN KITCHEN** is the heart of the home, equipped with **STAINLESS STEEL APPLIANCES**, a **CENTRAL ISLAND**, **CORNER PANTRY**, and ample cabinetry for storage and prep.

Step outside to your **PRIVATE DECK**â€”perfect for BBQs or morning coffeeâ€”with **COVERED STORAGE** underneath for added convenience.

Upstairs features **TWO GENEROUS MASTER BEDROOMS**, each with its own **PRIVATE**



ENSUITE, plus TWO ADDITIONAL
BEDROOMS large enough to fit queen-sized
beds. A CENTRAL LOFT AREA offers flexible
space for a playroom, media room, or study
nook.

The FULLY DEVELOPED BASEMENT
includes an ILLEGAL SUITE with TWO
BEDROOMS, a FULL BATHROOM,
KITCHEN, LIVING AREA, and PRIVATE
SEPARATE ENTRANCEâ€”ideal for extended
family or rental income.

RECENT UPGRADES INCLUDE:
NEW HOT WATER TANK

HIGH-EFFICIENCY FURNACE

NEW ROOF, SIDING, AND FASCIA (2025)

FRESH WHITE PAINT & NEW CARPET
(2025)

NEARBY AMENITIES:
Elementary, Junior High & High Schools

Parks, Walking & Biking Trails

Banks, Dental & Medical Clinics

Shopping, Restaurants & Theatres

This thoughtfully designed home combines
STYLE, SPACE, AND
FUNCTIONALITYâ€”ideal for growing families
or savvy investors. Donâ€™t miss out on this
fantastic opportunity!

Built in 2007

Essential Information

| | |
|--------|-----------|
| MLS® # | A2228886 |
| Price | \$779,000 |

| | |
|----------------|-------------|
| Bedrooms | 6 |
| Bathrooms | 5.00 |
| Full Baths | 4 |
| Half Baths | 1 |
| Square Footage | 2,073 |
| Acres | 0.09 |
| Year Built | 2007 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|------------------------|
| Address | 16 Panamount Circle Nw |
| Subdivision | Panorama Hills |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3K 0C7 |

Amenities

| | |
|----------------|------------------------|
| Amenities | None |
| Parking Spaces | 4 |
| Parking | Double Garage Attached |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Kitchen Island, Separate Entrance, Soaking Tub, Storage, Walk-In Closet(s) |
| Appliances | Dishwasher, Electric Stove, Microwave, Range Hood, Refrigerator, Washer/Dryer |
| Heating | Central |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Full, Suite |

Exterior

| | |
|-------------------|---|
| Exterior Features | Lighting |
| Lot Description | City Lot, Few Trees, Landscaped, Rectangular Lot, Street Lighting |
| Roof | Asphalt Shingle |
| Construction | Concrete, Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 6th, 2025 |
| Days on Market | 12 |
| Zoning | R-G |
| HOA Fees | 263 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|-------------------------|
| Listing Office | Century 21 Smart Realty |
|----------------|-------------------------|

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