

RE/MAX
GRANDE PRAIRIE



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**106, 20 Panatella Landing NW
Calgary, Alberta**

MLS # A2278522



\$258,000

Division: Panorama Hills

Type: Residential/Five Plus

Style: Bungalow

Size: 740 sq.ft. **Age:** 2008 (18 yrs old)

Beds: 2 **Baths:** 1

Garage: Stall

Lot Size: -

Lot Feat: Landscaped, Street Lighting, Treed

Heating: In Floor, Hot Water, Natural Gas

Water: -

Floors: Carpet, Linoleum

Sewer: -

Roof: Asphalt Shingle

Condo Fee: \$ 220

Basement: None

LLD: -

Exterior: Vinyl Siding, Wood Frame

Zoning: DC (pre 1P2007)

Foundation: Poured Concrete

Utilities: -

Features: Kitchen Island, Storage, Tankless Hot Water, Vinyl Windows

Inclusions: N/A

*** #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-suites laundry add convenience and functionality. You'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 . Call your agent today !!!