



**21 Panamont Crescent NW
Calgary, Alberta**

MLS # A2304032



\$694,900

Division:	Panorama Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,890 sq.ft.	Age:	2001 (25 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, Cul-De-Sac, Lawn		

Heating:	Central, Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, Separate Entrance		

Inclusions: Washer/dryer tower, electric stove, & fridge - all in the basement, Blinds throughout the home & 3 baseboard heaters

Tucked away in a quiet cul-de-sac within a vibrant, family-friendly community, this home offers the perfect blend of privacy and modern style. The sun-drenched, open-concept main floor immediately impresses with laminate plank flooring and a corner fireplace as the focal point. The kitchen boasts a massive walk-in pantry, oversized microwave, and an abundance of cabinetry and countertops. A dedicated laundry room/spacious mudroom add effortless practicality to daily life. Upstairs, the vaulted bonus room provides an architectural focal point and the ultimate family hang-out space. It is thoughtfully separated from the primary retreat, which features a 4-piece ensuite with a makeup vanity, soaker tub, and a walk-in closet with custom organizers. Two additional well-sized bedrooms and a full main bath complete the upper level. The true standout is the fully developed walkout basement. Configured as a versatile (illegal) suite with its own kitchen, bedroom, and living/dining area, it offers private yard access—perfect for multi-generational living. With central A/C for summer and supplemental baseboard heat for cozy winters, comfort is guaranteed. Located just steps from Superstore, the 301 bus terminal, Vivo Recreation Centre, and scenic pathways, this is more than a home—it’s a total lifestyle upgrade.