



**137 Pantego Lane NW**  
**Calgary, Alberta**

**MLS # A2309719**



**\$424,900**

|                  |  |               |                   |
|------------------|--|---------------|-------------------|
| <b>Division:</b> | Panorama Hills   |               |                   |
| <b>Type:</b>     | Residential/Four Plex  |               |                   |
| <b>Style:</b>    | 2 Storey   |               |                   |
| <b>Size:</b>     | 1,260 sq.ft.   | <b>Age:</b>   | 2011 (15 yrs old) |
| <b>Beds:</b>     | 3  | <b>Baths:</b> | 2 full / 1 half   |
| <b>Garage:</b>   | 220 Volt Wiring, Additional Parking, Asphalt, Single Garage Attached |               |                   |
| <b>Lot Size:</b> | 0.04 Acre  |               |                   |
| <b>Lot Feat:</b> | Backs on to Park/Green Space, Landscaped, Street Lighting            |               |                   |

|                    |   |                   |                 |
|--------------------|---|-------------------|-----------------|
| <b>Heating:</b>    | Forced Air, Natural Gas   | <b>Water:</b>     | -               |
| <b>Floors:</b>     | Carpet, Concrete, Vinyl Plank   | <b>Sewer:</b>     | -               |
| <b>Roof:</b>       | Shingle   | <b>Condo Fee:</b> | \$ 355          |
| <b>Basement:</b>   | Full  | <b>LLD:</b>       | -               |
| <b>Exterior:</b>   | Wood Frame  | <b>Zoning:</b>    | DC (pre 1P2007) |
| <b>Foundation:</b> | Poured Concrete   | <b>Utilities:</b> | -               |
| <b>Features:</b>   | Bathroom Rough-in, Ceiling Fan(s), Chandelier, Closet Organizers, Quartz Counters, Storage, Track Lighting, Walk-In Closet(s) |                   |                 |

**Inclusions:** N/A

Welcome to your beautifully updated end-unit home! Offering 1,200 sqft of comfortable living space, this property features a walkout basement ready for your personal touch and future development. Inside, you'll find a freshly renovated interior with brand new paint, flooring, quartz countertops, and stainless steel kitchen appliances all creating a clean, modern look. The kitchen shines with its new quartz surfaces and updated finishes, perfect for cooking and entertaining. The open-concept main floor flows seamlessly into a bright living area filled with natural light from the extra side windows exclusive to end units. Upstairs, you'll find three spacious bedrooms, including a primary suite with its own ensuite bathroom. With 2.5 bathrooms in total, there's plenty of space for everyone. The walkout basement provides great potential for future development whether you'd like to add a family room, guest suite, or home office. Parking is convenient with a single attached garage plus one additional driveway space. The end-unit location offers extra privacy and an abundance of natural light throughout. Don't miss your chance to own this move-in-ready home filled with modern updates and thoughtful details. Book your private showing today!