



**91 Panamount Gardens NW  
Calgary, Alberta**

**MLS # A2321790**



**\$668,000**

<b>Division:</b>	Panorama Hills		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,223 sq.ft.	<b>Age:</b>	2003 (23 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Yard, Corner Lot, Front Yard, Garden, Lawn		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Concrete, Stone, Vinyl Siding	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Storage, Walk-In Closet(s)		

**Inclusions:** NA

Welcome to this beautifully maintained and extensively upgraded bi-level in the sought-after community of Panorama Hills. Ideally located beside a large green space, this move-in-ready home offers comfort, functionality, and an unbeatable location. Recent updates include fresh paint (2025), high end washer and dryer (LG) a new garage door, LED lighting throughout, and modern wave-sensor lighting on the main floor. The well-appointed kitchen features granite countertops, heated tile flooring, and a premium Samsung Chef Collection refrigerator. Enjoy year-round comfort with central air conditioning and an HRV system for improved air quality and energy efficiency. The fully developed basement adds valuable living space and includes a spa-inspired bathroom with double sinks and a spacious walk-in closet. Outside, you’ll appreciate the added privacy and scenic views of the adjacent green space, along with easy access to parks, pathways, schools, shopping, and recreation. A fantastic opportunity to own a turnkey home in one of Calgary’s most desirable family communities. Don’t miss this opportunity and call for your viewing today!