

# \$325,000 - 2312, 130 Panatella Street Nw, Calgary

MLS® #A2217804

## \$325,000

2 Bedroom, 2.00 Bathroom, 974 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

Welcome to Panorama West. At 974 Sq Ft this is one of the largest floorplans in the complex. As you enter there is a Chef's Kitchen with White cabinets, Quartz counter tops, Stainless steel appliances, a Walk in Pantry and a sit up counter/ island. Featuring an open plan the spacious Living room has engineered maple hardwood floors, and access to your covered balcony which faces west. This unit offers a double-primary with Two large bedrooms each with full ensuite bathrooms, & walk in closets. There is a big Storage / Laundry room that includes a stacking washer/dryer & plenty of space for shelves & other items (like vacuum system or a small freezer?). The covered balcony has a convenient natural gas BBQ hookup. The unit also includes an oversized titled parking stall & a separate storage locker. Just a few blocks away (a short walk) there is a Shopping Complex with Save on Foods, Tim Hortons, banks, restaurants & a Pharmacy. Panorama Hill's School, Buffalo Rubbing Stone & Captain Nichola Goddard Schools are only a couple minutes from this complex! Lastly there is quick access to STONEY TRAIL creating an easy commute for everyday living!

Built in 2013

## Essential Information

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Price	\$325,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	974
Acres	0.00
Year Built	2013
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	2312, 130 Panatella Street Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K0Y6

### Amenities

Amenities	Elevator(s), Secured Parking, Storage, Visitor Parking
Parking Spaces	1
Parking	Parkade, Underground

### Interior

Interior Features	Ceiling Fan(s), Elevator, High Ceilings, No Animal Home, No Smoking Home, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Boiler
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Balcony, BBQ gas line, Storage
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame

### Additional Information

Date Listed	May 9th, 2025
Days on Market	3
Zoning	M-2

### **Listing Details**

Listing Office	Real Estate Calgary
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