



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

16 Panora Close NW
Calgary, Alberta

MLS # A2241679



\$588,000

Division:	Panorama Hills		
Type:	Residential/House		
Style:	Bi-Level		
Size:	924 sq.ft.	Age:	2006 (19 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, See Remarks		

Heating:	Forced Air	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: N/A

OPEN HOUSE SUN 1-3PM, July 27. Welcome to this exceptional former showhome, ideally situated in the highly desirable community of Panorama Hills! Offering over 1500 square feet of total living space, this beautifully designed home delivers the perfect combination of comfort, style, and functionality. The impressive open-concept main floor features vaulted ceilings and brand-new flooring that flows seamlessly throughout. The warm and inviting living room is anchored by a cozy gas fireplace, while the sunlit dining area and gourmet kitchen make this space ideal for both everyday living and entertaining. The kitchen is thoughtfully appointed with newer appliances including a Bosch dishwasher (2022), Fotile range hood (2022), along with abundant cabinetry and counter space. A patio door leads directly to the low-maintenance private backyard and double detached garage, making indoor-outdoor hosting effortless. The main floor also includes two generously sized bedrooms and a stylish four-piece bathroom. The fully finished basement with large windows offers incredible added value, featuring two additional bedrooms, another four-piece bathroom, and a spacious recreation room complete with a second gas fireplace, perfect for entertaining guests or enjoying family time. Located within walking distance to Buffalo Rubbing Stone School, Captain Nicholas Goddard School, the Gates of Panorama Hills shopping centre, green spaces, and scenic walking paths. Easy access to Stoney Trail and Deerfoot Trail ensures convenient commuting throughout the city. Additional recent upgrades include: New roof on house & garage (2025), New siding (2025), New interior paint (2025), New lighting (2025), 50-gallon hot water tank (2024), Central air conditioning, Built-in speaker system, Irrigation system. This is a rare opportunity to own a well-maintained and thoughtfully

upgraded home in one of Calgary’s most family-friendly neighborhoods. Don’t miss out!