



**GRASSROOTS**  
REALTY GROUP

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**215 Panatella Walk NW**  
**Calgary, Alberta**

**MLS # A2256426**



**\$480,000**

<b>Division:</b>	Panorama Hills		
<b>Type:</b>	Residential/Other		
<b>Style:</b>	Townhouse		
<b>Size:</b>	1,341 sq.ft.	<b>Age:</b>	2014 (11 yrs old)
<b>Beds:</b>	2	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	-		
<b>Lot Feat:</b>	Backs on to Park/Green Space		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 329
<b>Basement:</b>	None	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	M-1 d75
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island		

<b>Inclusions:</b>	No
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Open house 2pm-3pm Sunday Sep 21, 2025. Excellent corner unit townhome located in the desirable Panorama Hills. Double attached garage. 2 master bedrooms facing green space. Easy access to Stoney Trail and the new high school just 5 minutes away (North Calgary High School), this property is situated as a corner unit with privacy and quietude are guaranteed. Boasting a total of 2 bedrooms and 2.5 baths. Each bedroom features its own ensuite bathroom and walk-in closet. The generous size of both bedrooms easily accommodates a king-sized bed. The front of the house faces a meticulously maintained community green space, creating a pleasant view and an atmosphere of serenity. Don't miss the opportunity to call this charming townhome in Panorama Hills your own. Directions: After entering the condominium plaza, there will be stairs and a ramp (for wheelchair access) on the right. Climb up the stairs and 215 Panatella Walk will be visible on right corner