



GRASSROOTS
REALTY GROUP

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86 Pantego Lane NW
Calgary, Alberta

MLS # A2262201



\$455,000

Division:	Panorama Hills		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,108 sq.ft.	Age:	2013 (12 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.04 Acre		
Lot Feat:	No Neighbours Behind		

Heating: Forced Air, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: Asphalt

Basement: Partial, Partially Finished

Exterior: Stone, Vinyl Siding

Foundation: Poured Concrete

Features: Kitchen Island, No Smoking Home, Open Floorplan, Storage

Water: -

Sewer: -

Condo Fee: \$ 348

LLD: -

Zoning: DC (pre 1P2007)

Utilities: -

Inclusions: N/A

Welcome to this well-maintained two-bedroom townhouse, located quietly at the 2nd unit from the end of a peaceful, well-managed complex. This home offers comfort, convenience, and a fantastic location in Panorama Hills. Perfect for first-time buyers, this home features new Luxury vinyl plank flooring (Original hardwood floors are concealed under the new flooring, if you prefer) A bright and functional layout, and two spacious master bedrooms, each with its own ensuite - ideal for roommates or guests. Enjoy outdoor living on the back deck and take advantage of the single attached garage for added convenience.