



GRASSROOTS
REALTY GROUP

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**98 Pantego Road NW
Calgary, Alberta**

MLS # A2279941



\$739,900

Division:	Panorama Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,285 sq.ft.	Age:	2006 (20 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan		

Inclusions: Blinds

Amazing floorplan in this thoughtfully designed living space. This fully developed home offers just over 3200 sq. ft. of total living area, 5 bedrooms, and 3.5 bathrooms—ideal for growing families or those who love to entertain. Notable features include hardwood flooring, air conditioning, a cozy gas fireplace, and a vaulted bonus room that adds both space and architectural interest. Recent updates include new Class 4 shingles, gutters as well as partial siding completed in 2025. The main floor is functional and inviting, featuring a roomy foyer, a front home office/den, 2-piece powder room, main-floor laundry at the back entrance, and a spacious living room centered around the gas fireplace. The kitchen is well-appointed with an endless amount of cabinetry and counter space, central island, walk-through pantry, and a bright nook with access to the deck and backyard—perfect for everyday living and entertaining. Upstairs, you’ll find three generously sized bedrooms, a 4-piece bathroom, and a vaulted bonus room ideal for family movie nights or a kids’ retreat. The double door entry primary bedroom is complete with a walk-in closet and a full ensuite with corner soaking tub, glass enclosed shower and a sizable vanity. The fully developed lower level adds excellent flexibility with two additional bedrooms, a 3-piece bathroom, a comfortable family room, plus a lot more available storage. The front and back yard have great spaces for gardening and the front attached garage plus longer driveway has window for natural light as well as extra storage racks. Ideally located close to schools, parks, green spaces, shopping, transit, community centres, the library, theatres, and Vivo Place, this home offers exceptional convenience and lifestyle appeal.

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