



18 PANORA View NW
Calgary, Alberta

MLS # A2147943



\$739,900

Division:	Panorama Hills		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,750 sq.ft.	Age:	2012 (12 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Irregular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-1N
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), No Animal Home, No Smoking Home, Vinyl Windows, Walk-In Closet(s)		

Inclusions: Rods and curtains, TV bracket in the living room, All ceiling speakers with volume controls (8 rooms/speaker sets) also include the speaker selector to control the speakers.

WELCOME TO YOUR NEW HOME. This Pride-of-Ownership home is in an AMAZING NW community of Panorama Hills mins to parks, ravine, pathways, schools, Park & Ride, Superstore, VIVO Recreation Centre, Stoney Trail, Country Hills Blvd & Deerfoot Trail. This 2-storey Cardel built home offers a unique floorplan over 2300 sqft of living space is located on a quiet street. Main offers 9' ceiling throughout the half bathroom, living room w/ gas FP; gourmet kitchen offers abundance space SS appliances & granite tops; dining area with sliding door opens onto NE 12 ft x 13 ft deck. Upper offers a huge bonus room, a laundry room, a work/office area, full bathroom, 2 large bedrooms & a primary retreat w/ 4-piece ensuite and walkin 9ft x 5ft closet. The developed basement offers a huge family with built in surround sound, bar area & a beautiful 3-piece bathroom. Upgrades include – 9ft ceiling on main | 8 ceiling mounted speakers w/ volume controls | speaker selector to control the speakers | 12ft x 8ft x 12ft shed | fully landscaped | 11.6ft garage heights. This MOVE IN READY home is waiting for you! Click on the 360 VR Tour link.