



**4115, 60 Panatella Street NW
Calgary, Alberta**

MLS # A2179588



\$296,000

Division:	Panorama Hills		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Low-Rise(1-4)		
Size:	756 sq.ft.	Age:	2007 (17 yrs old)
Beds:	2	Baths:	2
Garage:	Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Laminate, Tile	Sewer:	-
Roof:	-	Condo Fee:	\$ 412
Basement:	-	LLD:	-
Exterior:	Wood Frame	Zoning:	DC
Foundation:	-	Utilities:	-
Features:	Kitchen Island		

Inclusions: Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings

ALL utilities are included in the monthly condo fee. Welcome to this 2 bed 2 bath unit in Panorama Pointe! Upon entry, you'll enjoy the spacious open concept floor plan for cozy living. 2023 updates including laminate flooring and painting giving the unit a well appointed warm touch. The kitchen offers plenty of maple cabinetry, counter space and a new dishwasher replaced in 2023. The dining area is spacious and accommodating for entertaining or a quiet dinner. Both bedrooms are strategically appointed on either side of the unit with their own 4pc bath. The bright living room is the perfect place to relax in, adjacent to the patio doors for easy access onto the balcony. You will appreciate the convenience of in suite Washer & Dryer. Close to all amenities: shopping, schools, parks, golfing, clubhouse, Stoney Trail, Deerfoot Trail, Airport and so much more. Make it yours before Christmas & New Year season.