



## 63 Panatella Boulevard Calgary Alberta

\$769,000

Beautiful 2 storey family home located in sought after community of Panorama Hills. This is a former Avi show home with walkout basement. The main floor features knock down ceiling, Built in speakers, Hardwood flooring, Stainless appliances, Walk through pantry, Large kitchen Island, Large eating area which can walk out to the upper deck with a removable deck cover, Main floor living room has a corner fireplace . Main floor laundry and a half bathroom. Central vacuum and attachments, Insulated garage. The upper level features a large bonus room has a second corner fireplace, Two large skylites, Master bedroom with 5pcs ensuite, Walk-in closet, Tow good size bedrooms and a 4pcs full bathroom, New water tank in March 2023. New garage door in Sep 2023. Basement is fully developed with a 3 pcs bathroom, Two large bedrooms both with walk-in closets. Large family room and a second kitchen (Illegal suite) with granite countertops and cabinets and second laundry room. From the basement family room would access to the patio into the south facing fully fenced backyard. There is storage shed for all your garden tools. This house is closed to all amenities, Shopping, Restaurants , Cinemas, Schools, Parks and transportation. (id:6769)

Bonus Room 5.80 M x 4.20 M

Bedroom 3.80 M x 3.10 M

Bedroom 3.80 M x 3.03 M

Primary Bedroom 4.80 M x 5.50 M

4pc Bathroom Measurements not available

5pc Bathroom Measurements not available

3pc Bathroom Measurements not available

Family room 3.50 M x 4.50 M

Bedroom 3.50 M x 4.50 M

Bedroom 3.00 M x 2.90 M

Living room 4.65 M x 6.00 M

Dining room 2.95 M x 4.70 M

Kitchen 6.00 M x 4.10 M

2pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:  
GRAND REALTY

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