

# \$309,999 - 101, 40 Panatella Landing Nw, Calgary

MLS® #A2241128

**\$309,999**

2 Bedroom, 1.00 Bathroom, 744 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

Welcome to this beautifully maintained 2-bedroom, 1-bathroom bungalow townhome in the highly sought-after community of Panorama Hills NW. Offering the perfect blend of comfort and convenience, this single-level unit is ideal for small families, seniors, first-time buyers, or anyone looking to enjoy low-maintenance living in a vibrant neighbourhood. Step inside to a bright, open-concept layout featuring a spacious living area, well-appointed kitchen, and cozy dining space. The two generously sized bedrooms offer plenty of natural light and flexibility for various lifestyles. Enjoy the ease of single-level living with no stairs and the benefit of low condo fees for added affordability. Recent upgrades include freshly painted walls, doors, baseboards and trims, new living room flooring, and brand new countertops in the kitchen and bathroom. Located just steps from parks, schools, shopping, public transit, and Panorama Hills' top amenities, including the community centre, walking paths, and recreation options. This is a fantastic opportunity to own in one of Calgary's most desirable NW communities! Don't miss your chance—schedule your showing today!

Directions:

Built in 2008

## Essential Information



MLS® #	A2241128
Price	\$309,999
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	744
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Row/Townhouse
Style	Stacked Townhouse
Status	Active

### Community Information

Address	101, 40 Panatella Landing Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 0K8

### Amenities

Amenities	Visitor Parking
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	In Floor
Cooling	None
Basement	None

### Exterior

Exterior Features	None
Lot Description	Landscaped, Treed
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      July 18th, 2025  
Days on Market                1  
Zoning                              DC (pre 1P2007)  
HOA Fees                         210  
HOA Fees Freq.                ANN

**Listing Details**

Listing Office                    Real Broker

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