

# \$739,999 - 307 Panatella Court Nw, Calgary

MLS® #A2265812

**\$739,999**

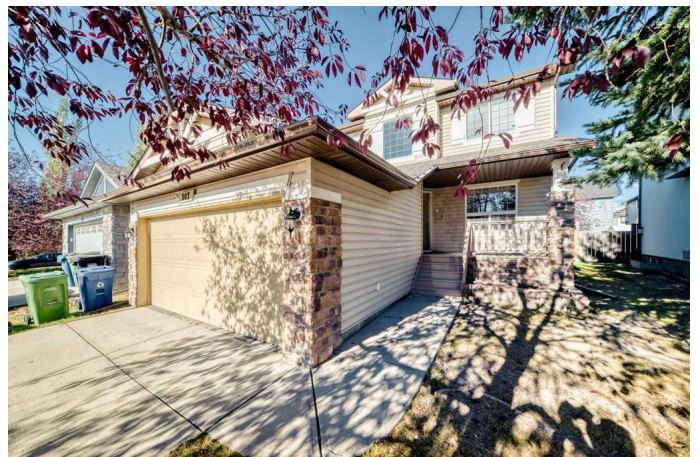
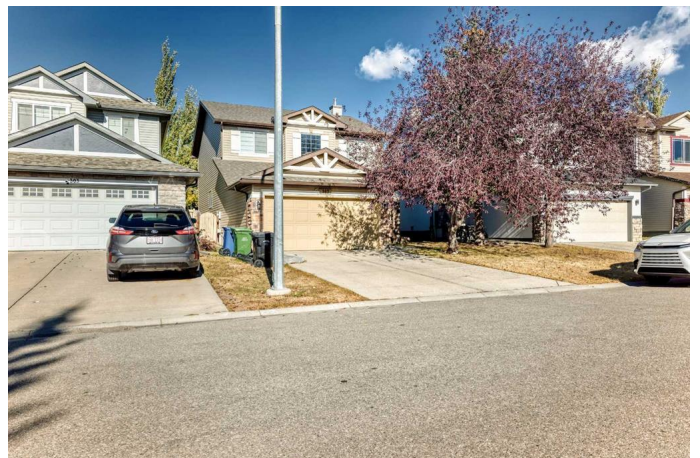
5 Bedroom, 4.00 Bathroom, 2,202 sqft  
Residential on 0.11 Acres

Panorama Hills, Calgary, Alberta

Welcome to 307 Panatella Court NW, where your dream of an idyllic family home comes to life! Nestled in a sought-after community of Panorama, this single-family residence offers over 3,000sqft. of well designed space and elegance. The vibrant community surrounding this home is second to none. A haven for families and individuals alike, there's a palpable sense of belonging here. Dive into the unique blend of urban comforts and friendly neighborhood charm that this property generously offers.

Upon entering, you'll be immediately captivated by the spacious and open floor plan, brimming with abundant natural light that pours in from every corner, creating an atmosphere of warmth and serenity. The main floor offers 2 living areas, 2 dining spaces and a very spacious kitchen. Picture yourself entertaining guests or indulging in family dinners around the big kitchen island, bright dining area and cozy living area with a fireplace. Fully equipped stainless steel appliances (New filtered water refrigerator), every culinary endeavor becomes a pleasure. There is a private office, guest bathroom and laundry that completes this main floor.

Come on upstairs with the open to below staircase to 4 huge bedrooms. In the well-appointed masters, you will find an ensuite bathroom and a very nicewalk-in closet. You will also find 3 other huge



bedrooms, and a bathroom.

Having four bedrooms and 2-and-a-half bathrooms upstairs means space for everyone – from a bustling family, to hosting friends and relatives. You'll find every detail meticulously crafted to offer both style and functionality. But this house is not done. The fully developed basement comes with a gigantic rec room for games to movie nights to just hanging out. There is a extra bedroom and a full bath in the basement also. There is a kitchenette in the basement that you could easily make a bar out of. FURNACE(2024), ROOF(2025), VINYL FLOORING (2025) CARPET(2022)

What's more, location matters! Shopping within walking distance, superstore, winners, Library, cinema, school and lots more are less than 5mins drive away. Plus, with stoney trail a stone's throw away, your daily commute is as smooth as ever. Come, experience the perfect blend of comfort and convenience at your new home!

Built in 2003

### Essential Information

MLS® #	A2265812
Price	\$739,999
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,202
Acres	0.11
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey

Status Active

### Community Information

Address 307 Panatella Court Nw  
Subdivision Panorama Hills  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T3K 5Y1

### Amenities

Amenities Clubhouse, Park, Picnic Area, Playground, Recreation Room  
Parking Spaces 4  
Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features Chandelier, Closet Organizers, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan  
Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer, Window Coverings  
Heating Forced Air  
Cooling None  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Gas  
Has Basement Yes  
Basement Full

### Exterior

Exterior Features Private Yard, Storage  
Lot Description Back Yard, Cul-De-Sac, Few Trees, Front Yard, Landscaped, Lawn, Rectangular Lot  
Roof Asphalt Shingle  
Construction Vinyl Siding  
Foundation Poured Concrete

### Additional Information

Date Listed October 21st, 2025  
Days on Market 15

Zoning	R-G
HOA Fees	263
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	CIR Realty
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