## 5205, 70 Panamount Drive NW
## Calgary, Alberta

### MLS # A2228755



# $290,000

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| **Division:** | Panorama Hills |
| **Type:** | Residential/Low Rise (2-4 stories) |
| **Style:** | Apartment-Single Level Unit |

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| **Size:** | 843 sq.ft. | **Age:** | 2004 (21 yrs old) |
| **Beds:** | 2 | **Baths:** | 2 |

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| **Garage:** | Stall, Underground |
| **Lot Size:** | - |
| **Lot Feat:** | - |

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| **Heating:** | Baseboard | **Water:** | - |
| **Floors:** | Vinyl | **Sewer:** | - |
| **Roof:** | - | **Condo Fee:** | $ 627 |
| **Basement:** | - | **LLD:** | - |
| **Exterior:** | Vinyl Siding, Wood Frame | **Zoning:** | M-C1 d125 |
| **Foundation:** | - | **Utilities:** | - |
| **Features:** | See Remarks | | |

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| **Inclusions:** | N/A |

Welcome to this spacious and well-maintained 2-bedroom + 2-bathroom condo with a den in the desirable Panorama Hills community&mdash;complete with TWO parking stalls (one underground heated and one surface)!  This bright and functional unit features an open-concept layout with a well-equipped kitchen offering ample cabinetry, a generous dining area, and a cozy living room that opens to a private balcony. The versatile den is perfect for a home office, study space, or reading nook.  The primary bedroom features a walk-through closet and private 4-piece ensuite, while the second bedroom is conveniently located next to the second full bathroom&mdash;perfect for guests or roommates. Additional highlights include in-suite laundry, private balcony, and two parking stalls, adding excellent value and convenience.  Located in a well-managed building just minutes from schools, parks, transit, grocery stores like Superstore and T&T Supermarket, and Vivo Recreation Centre. Whether you're a first-time buyer, downsizer, or investor, this home checks all the boxes!