

# \$1,088,000 - 38 Panatella Rise Nw, Calgary

MLS® #A2230100

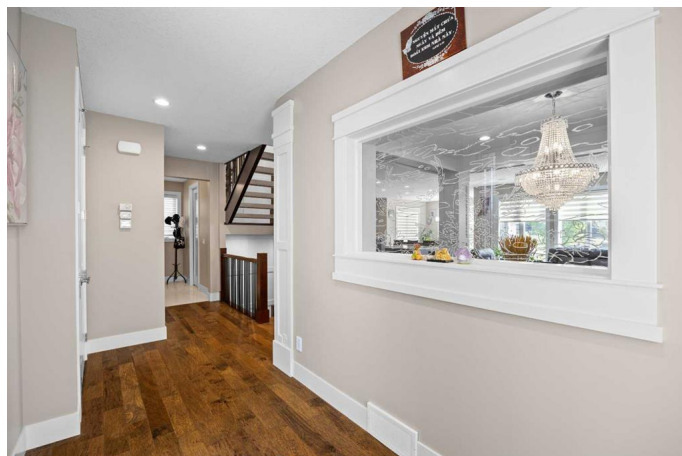
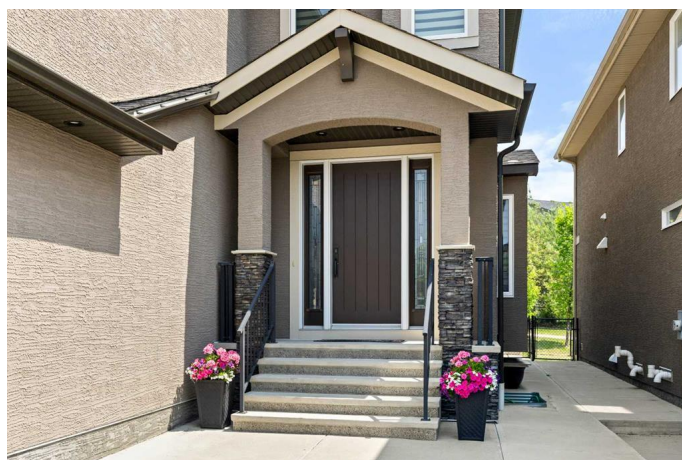
**\$1,088,000**

5 Bedroom, 4.00 Bathroom, 2,742 sqft

Residential on 0.11 Acres

Panorama Hills, Calgary, Alberta

If you are looking for an Exceptional Family Home in one of the most popular NW communities, then look no further! Located on a quiet cul-de-sac that backs onto a green path, this Extensively Upgraded Home in Panorama Hills offers the ideal blend of Luxury, Serenity, Functionality and Comfort! Upon entering you will be impressed by the thoughtful designs such as upgraded 8-Foot Doors, seamless Engineered Hardwood floors, Huge Windows, and 9 ft ceilings throughout the Main and Upper Levels. Enjoy cooking in the Gourmet Kitchen with Full-Height Cabinetry, Built-in Appliances including a right-height microwave, Chimney Hood-fan, Countertop Stove, Large Fridge, Granite Countertops, and a family-sized Island - a Chef's Delight! The Mudroom with Built-ins flows from an Oversized Garage to a spacious Walk-Thru Pantry towards the Grand Kitchen. The spacious Breakfast Nook plus the Formal Dining Room are perfect for Family Gatherings and Hosting Parties! The Staircase displays Beautiful Iron Railings leading to the Upper Level with 9 ft Ceilings and upgraded 8-Foot Doors. The Enormous Master Bedroom has an ample-sized Walk-In Closet, and an opulent Ensuite w/ His & Hers Vanity separated by a tub, large tiled-shower, plus private WC. Two good-sized secondary Bedrooms and a full Laundry Room with shelving, together with the bright and welcoming Bonus Room with built-in shelves complete this Level. The Fully Finished



Basement has two additional Bedrooms, a 4pc Bathroom, and Large Entertainment Area with Cabinetry and a Wet Bar. Enjoy a spacious, Low-Maintenance Backyard featuring an Over-Sized Composite Patio Deck and Concrete Slabs, backing on to a Quiet Green Walking Path - just steps away from Ponds and Parks!Â Enjoy this luxurious home right away!

Built in 2013

### Essential Information

MLS® #	A2230100
Price	\$1,088,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,742
Acres	0.11
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	38 Panatella Rise Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 0W9

### Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached, Insulated

# of Garages 2

## Interior

Interior Features Built-in Features, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Soaking Tub, Walk-In Closet(s), Wet Bar

Appliances Bar Fridge, Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings

Heating Fireplace(s), Forced Air, Natural Gas

Cooling None

Fireplace Yes

# of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full

## Exterior

Exterior Features Storage

Lot Description Backs on to Park/Green Space, Cul-De-Sac, Fruit Trees/Shrub(s), Low Maintenance Landscape, Paved, Rectangular Lot

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

## Additional Information

Date Listed June 13th, 2025

Days on Market 4

Zoning R-G

HOA Fees 263

HOA Fees Freq. ANN

## Listing Details

Listing Office Jessica Chan Real Estate & Management Inc.

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