

\$229,900 - 8312, 70 Panamount Drive Nw, Calgary

MLS® #A2257724

\$229,900

1 Bedroom, 1.00 Bathroom, 575 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

BEST PRICED TOP FLOOR UNIT IN THE COMPLEX!!! FRESHLY PAINTED UNIT!!!

Welcome to incredible value in the highly sought-after community of Panorama Hills! Whether you're a first-time home buyer looking to break into the market or a savvy investor seeking a low-maintenance, income-generating property, this move-in-ready 1-bedroom, 1-bathroom unit in Panamount Place checks all the boxes!

Located on the top floor, this bright and inviting west-facing unit features a smart, open-concept layout filled with natural light that creates a warm and welcoming atmosphere. The functional kitchen offers ample cabinetry and counter space, while the adjacent dining area and spacious living room provide plenty of room to relax or entertain.

The large primary bedroom includes a generous walk-through closet that leads directly into a well-appointed 4-piece ensuite bathroom—a layout that offers both privacy and convenience. You™ll also love the in-suite laundry with stacked washer and dryer tucked away for easy access.

Step outside to your private west-facing balcony, perfect for evening sunsets and enjoying fresh air with a gas line to add a BBQ. Bonus features include a Titled Underground Parking Stall for added comfort and security, storage, plus ALL UTILITIES are



included in the condo fees—heat, water, electricity, and gas—making this an extremely budget-friendly option with no surprise monthly bills. Also enjoy the FRESH NEW PAINT and CARPET CLEANING.

Located close to schools, shopping, restaurants, parks, and public transit, with quick access to major roadways like Stoney Trail and Country Hills Blvd. This is truly a prime location.

This is the perfect home base for new buyers or an excellent turnkey rental for investors. Don't miss out on this opportunity to own in one of NW Calgary's most desirable, amenity-rich communities.

Book your private showing today!

Built in 2006

Essential Information

MLS® #	A2257724
Price	\$229,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	575
Acres	0.00
Year Built	2006
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	8312, 70 Panamount Drive Nw
Subdivision	Panorama Hills
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3K6G7

Amenities

Amenities	Elevator(s), Parking, Secured
Parking Spaces	1
Parking	Titled, Underground

Interior

Interior Features	Laminate Counters, No Ar Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Electric Range, Stacked
Heating	Baseboard
Cooling	None
# of Stories	3



Exterior

Exterior Features	Balcony, BBQ gas line
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 16th, 2025
Days on Market	50
Zoning	M-C1 d125
HOA Fees	210
HOA Fees Freq.	ANN

Listing Details

Listing Office	First Place Realty
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