



## 184 Panorama Hills Manor NW, Calgary, Alberta - \$949,900



Main Photo

### Property Description

**\*\*OPEN HOUSE this SAT, Sep 20th at 2-4PM\*\*** Welcome to this fully renovated home in Panorama Hills, offering nearly 2,500 sq. ft. of living space above grade plus a fully finished 2-Bedroom legal walkout basement suite. Every detail has been updated completely — from the gourmet Kitchen and spa-inspired Baths to the flooring and fixtures — making this a truly a New Home for you to move-in. With its bright open design, income potential, and the comfort of brand new central A/C, it's the perfect blend of modern style and everyday functionality.

The main floor features 9' ceilings and vinyl plank flooring throughout, greeting you with a dramatic 2-storey Living Room highlighted by a chandelier and open loft above. A formal Dining Room easily fits an 8-person table, while the heart of the home is the gourmet white Kitchen with a centre island, elegant granite countertops, breakfast bar, ample cabinetry, and stainless steel appliances, including a 6-burner



gas stove. The Kitchen flows into the sunny south-facing Family Room with an electric fireplace and the Breakfast Nook, which opens to the deck with new vinyl flooring, aluminum and glass railing, and gas hookup. A generous Mud Room and Powder Room complete this level.

On the upper level, a versatile Loft overlooks the Living Room, ideal for a home office or study area. The sun-filled Primary Bedroom includes a spa-inspired 5-pc Ensuite with double vanity, granite countertops, jetted tub, tiled shower, and walk-in closet. Three additional Bedrooms share a 5-pc Bath with double vanity, and a convenient Laundry Room with storage completes this floor.

The legal walkout basement suite offers a bright open layout, featuring a south facing and spacious Living and Dining area with an electric fireplace, a full Kitchen with stainless steel appliances, 2 Bedrooms (one with walk-in closet), a 4-pc Bath, and a second Laundry. Walk out to the south-facing landscaped backyard, featuring a covered patio with gas hookup and a private hot tub — perfect for year-round relaxation and entertaining. A concrete pathway connects to the front yard and the insulated double attached garage, while the extra-wide driveway accommodates up to 3 cars. Additional updates include brand-new windows and doors, a new roof and siding, two new furnaces, and a new hot water tank, enhancing both the curb appeal, comfort, and energy efficiency of the home.

Enjoy the family-friendly lifestyle of Panorama Hills, a vibrant community offering scenic parks, playgrounds, and interconnected pathways. Families appreciate access to top-rated schools, recreation facilities, and the Vivo Centre. Shopping, dining, and everyday conveniences are just minutes away, with quick access to Stoney Trail making commuting across the city a breeze.

## REALTOR Referral

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*Courtesy Of: Jessica Chan Real Estate & Management Inc.*

