

# \$298,800 - 5311, 70 Panamount Drive Nw, Calgary

MLS® #A2237556

**\$298,800**

2 Bedroom, 2.00 Bathroom, 843 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

TOP FLOOR | 2 BED + DEN | 2 TITLED

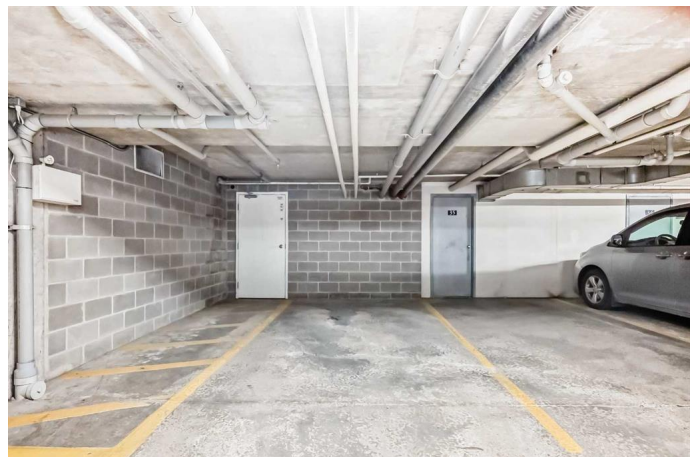
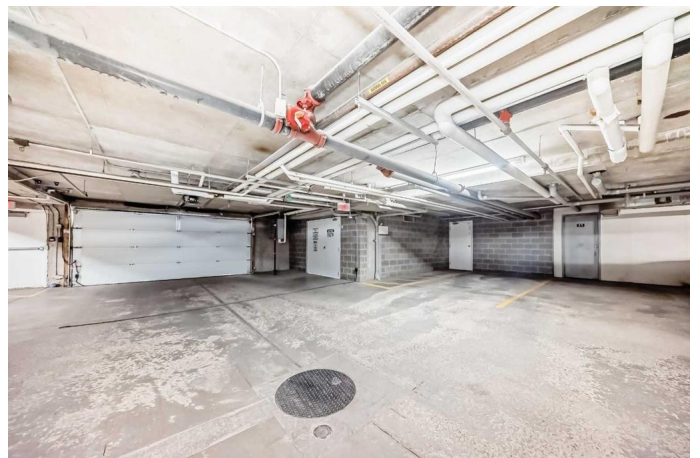
PARKING SPOTS | FRESHLY UPDATED

Welcome to Panamount Place, where style, space, and convenience meet! This top-floor, move-in-ready 2-bedroom + den unit has been freshly painted and boasts brand new vinyl plank flooring throughout – giving it a modern, airy feel you’ll love coming home to.

Whether you’re a first-time buyer, downsizer, or investor, this well-designed unit offers flexibility and function. The bright den near the entrance is perfect for a home office, yoga nook, pantry, or extra storage – you decide! The open-concept kitchen and living area are ideal for entertaining, with natural light pouring in from your sunny west-facing balcony.

The two spacious bedrooms are thoughtfully separated for privacy. The primary bedroom features a 4-piece ensuite, while the second bedroom is steps from another full bathroom – ideal for guests or roommates. Enjoy the convenience of in-suite laundry, plus plenty of storage throughout.

TWO titled parking stalls are included – one underground (extra wide and the first spot as you enter so can park all your hobbies right next to it!) – along with a secure storage locker in the heated parkade and one surface stall that’s right in front of building 6000 #33.



Live steps from everything: Vivo Rec Centre, Landmark Cinemas, Superstore, the North Pointe Transit Hub, parks, cafes, restaurants, schools, and more. Quick access to Stoney Trail, Deerfoot, and Country Hills Blvd means getting around the city is a breeze.

Can't make it in person right away? Check out the 3D virtual tour to explore the space from anywhere.

Don't miss your chance to own a stylish, updated condo in a prime location – book your private viewing today!

Built in 2005

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2237556          |
| Price          | \$298,800         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 843               |
| Acres          | 0.00              |
| Year Built     | 2005              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

**Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 5311, 70 Panamount Drive Nw |
| Subdivision | Panorama Hills              |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3K 5Z1                     |

**Amenities**

|                |                                                                                                                          |
|----------------|--------------------------------------------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Secured Parking, Trash, Visitor Parking, Snow Removal                                                       |
| Parking Spaces | 2                                                                                                                        |
| Parking        | Concrete Driveway, Parkade, Stall, Titled, Additional Parking, Heated Garage, Outside, See Remarks, Secured, Underground |
| # of Garages   | 2                                                                                                                        |

## Interior

|                   |                                                                                                                         |
|-------------------|-------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), No Animal Home, No Smoking Home, Elevator, Laminate Counters, Low Flow Plumbing Fixtures |
| Appliances        | Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Electric Range, Garburator               |
| Heating           | Baseboard                                                                                                               |
| Cooling           | None                                                                                                                    |
| Fireplace         | Yes                                                                                                                     |
| # of Fireplaces   | 1                                                                                                                       |
| Fireplaces        | Gas                                                                                                                     |
| # of Stories      | 3                                                                                                                       |

## Exterior

|                   |                                              |
|-------------------|----------------------------------------------|
| Exterior Features | Balcony, BBQ gas line, Playground, Courtyard |
| Construction      | Wood Frame                                   |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 11th, 2025 |
| Days on Market | 115             |
| Zoning         | M-C1 d125       |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | Grand Realty |
|----------------|--------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.