

# \$310,000 - 9117, 70 Panamount Drive Nw, Calgary

MLS® #A2256403

**\$310,000**

2 Bedroom, 2.00 Bathroom, 842 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

Welcome to Panamount Place Phase II – where modern convenience meets comfortable living in the highly desirable community of Panorama Hills. This well-maintained 2-bedroom condo offers exceptional value, thoughtful upgrades, and worry-free amenities that make it stand out from the rest. Inside, the bright open-concept layout features a modern kitchen with a stylish new backsplash (2023) and SS appliances just 3.5 years old. The spacious living area flows seamlessly to a private balcony with a natural gas BBQ hookup and a brand-new railing (2025) – perfect for easy indoor-outdoor living. In-suite laundry adds to the everyday convenience. A rare find, this unit is one of the few that comes with two titled, heated underground parking stalls plus two secure fully enclosed storage lockers – a true luxury for condo living. The building is designed for peace of mind, offering secure fob access, lobby cameras, an elevator, and visitor parking. It’s also pet-friendly with board approval a welcome benefit for pet owners. Condo fees are all-inclusive, covering all utilities of heat, water, electricity and common area maintenance, landscaping, snow removal, and reserve fund contributions, making ownership truly hassle-free. Located in the heart of Panorama Hills, you’re close to schools, shopping, parks, playgrounds, pathways, golf, transit, and major roadways – everything you need within minutes. Whether you’re a first-time buyer,



downsizer, or investor, this property offers unbeatable lifestyle and value.

Built in 2005

### Essential Information

MLS® #	A2256403
Price	\$310,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	842
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	9117, 70 Panamount Drive Nw
Subdivision	Panorama Hills
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 6K6

### Amenities

Amenities	Bicycle Storage, Elevator(s), Other, Park, Parking, Playground, Secured Parking, Snow Removal, Storage
Parking Spaces	2
Parking	Parkade, Secured, Titled, Underground

### Interior

Interior Features	Closet Organizers, See Remarks, Vinyl Windows
Appliances	Dishwasher, Dryer, Garburator, Microwave, Oven, Range Hood, Refrigerator, Washer

Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	3

## Exterior

Exterior Features	Balcony
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame

## Additional Information

Date Listed	September 18th, 2025
Days on Market	11
Zoning	M-C1 d125
HOA Fees	210
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX First
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