



DON'T GAMBLE WITH YOUR HOME.  
**RE/MAX JACK**  
OUELLETTE  
ASSOCIATE

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37 Panamount Avenue NW  
Calgary, Alberta

MLS # A2232982



\$615,000

|             |                                                                                        |            |      |
|-------------|----------------------------------------------------------------------------------------|------------|------|
| Heating:    | Forced Air                                                                             | Water:     | -    |
| Floors:     | Vinyl                                                                                  | Sewer:     | -    |
| Roof:       | Asphalt Shingle                                                                        | Condo Fee: | -    |
| Basement:   | Finished, Full                                                                         | LLD:       | -    |
| Exterior:   | Vinyl Siding, Wood Frame                                                               | Zoning:    | R-2M |
| Foundation: | Poured Concrete                                                                        | Utilities: | -    |
| Features:   | Closet Organizers, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s) |            |      |
| Inclusions: | Shed                                                                                   |            |      |

Welcome to this beautifully updated 4-bedroom, 3.5-bath home located on a premium corner lot in the vibrant and family-friendly community of Panorama Hills! This home offers exceptional value with modern finishes throughout, including durable vinyl plank flooring, sleek quartz countertops, and a functional open-concept layout perfect for both everyday living and entertaining. Enjoy the luxury of a built-in sound system on the main floor and basement, central A/C, and a heated floor in the basement bathroom for year-round comfort. Recent upgrades include a new hot water tank (2024) and a serviced furnace for peace of mind. Step outside to a beautiful backyard featuring a large deck—ideal for summer gatherings. A storage shed is included. Located just a 3-minute walk to both elementary and junior high schools, and close to shopping, recreation, and transit. Easy access to Stoney Trail makes commuting a breeze. This home checks all the boxes—book your private showing today