

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

MLS® #A2258313

**\$949,900**

6 Bedroom, 4.00 Bathroom, 2,482 sqft

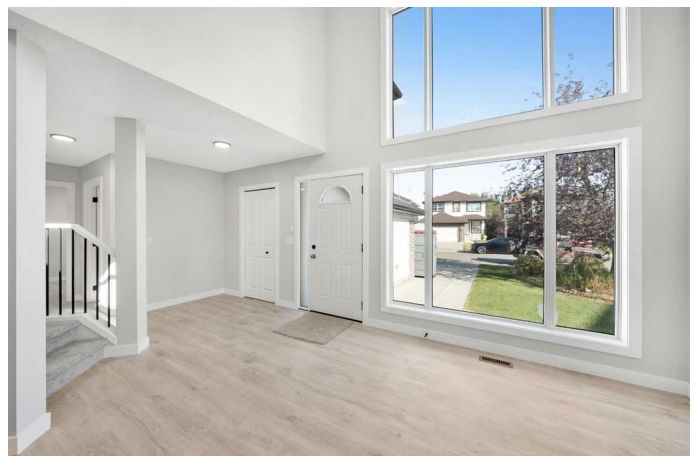
Residential on 0.12 Acres

Panorama Hills, Calgary, Alberta

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 â€” from the gourmet Kitchen and spa-inspired Baths to the flooring and fixtures â€” 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, itâ€™s the perfect blend of modern style and everyday functionality.

The main floor features 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.

Built in 2000

**Essential Information**

|          |           |
|----------|-----------|
| MLS® #   | A2258313  |
| Price    | \$949,900 |
| Bedrooms | 6         |

|                |             |
|----------------|-------------|
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,482       |
| Acres          | 0.12        |
| Year Built     | 2000        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 184 Panorama Hills Manor Nw |
| Subdivision | Panorama Hills              |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3K 5L2                     |

### Amenities

|                |                                   |
|----------------|-----------------------------------|
| Amenities      | None                              |
| Parking Spaces | 4                                 |
| Parking        | Double Garage Attached, Insulated |
| # of Garages   | 2                                 |

### Interior

|                   |                                                                                                                                                                             |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Chandelier, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Gas Stove, Refrigerator, Washer                                                                                       |
| Heating           | Forced Air, Natural Gas                                                                                                                                                     |
| Cooling           | Central Air                                                                                                                                                                 |
| Fireplace         | Yes                                                                                                                                                                         |
| # of Fireplaces   | 2                                                                                                                                                                           |
| Fireplaces        | Basement, Electric, Family Room                                                                                                                                             |
| Has Basement      | Yes                                                                                                                                                                         |
| Basement          | Finished, Full, Suite, Walk-Out                                                                                                                                             |

### Exterior

|                   |                                               |
|-------------------|-----------------------------------------------|
| Exterior Features | BBQ gas line                                  |
| Lot Description   | Back Yard, Landscaped, Reverse Pie Shaped Lot |
| Roof              | Asphalt Shingle                               |
| Construction      | Stone, Vinyl Siding, Wood Frame               |
| Foundation        | Poured Concrete                               |

### **Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 19th, 2025 |
| Days on Market | 51                   |
| Zoning         | R-G                  |
| HOA Fees       | 263                  |
| HOA Fees Freq. | ANN                  |

### **Listing Details**

|                |                                            |
|----------------|--------------------------------------------|
| Listing Office | Jessica Chan Real Estate & Management Inc. |
|----------------|--------------------------------------------|

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