

# \$339,900 - 8318, 70 Panamount Drive Nw, Calgary

MLS® #A2249548

**\$339,900**

2 Bedroom, 2.00 Bathroom, 878 sqft

Residential on 0.00 Acres

Panorama Hills, Calgary, Alberta

TOP FLOOR CORNER UNIT | 2 BED + DEN |  
2 BATH | 878+ SQFT | HEATED

UNDERGROUND PARKING + STORAGE

Welcome to Unit 8318 in Panamount Place

It's a rare top-floor, corner condo offering approximately 900 sq. ft. of bright, open living space. This thoughtfully designed home features 2 spacious bedrooms, 2 full bathrooms, plus a versatile den/home office—perfect for today's lifestyle.

The sun-filled living area opens onto an incredible 270-degree balcony with unobstructed views, complete with a gas line for BBQs. Enjoy soaring 9'™–10'™ ceilings that enhance the sense of space and light throughout. Condo fees cover electricity, heat, water, and gas—making this an excellent value for homeowners and investors alike. Additional highlights include: Heated underground parking stall (extra-wide) with designated accessible storage. Separate garbage disposal facility for added convenience. Quiet, top-floor location- This prime Panorama Hills location puts you within walking distance to everything: Schools (CBE: North Trail High, Captain Nichola Goddard, Panorama Hills School; Catholic: Notre Dame High, St. Jerome) Panorama bus terminal & public transit

Shopping centres, restaurants, theaters, and Vivo Recreation Centre.

Don't miss this opportunity to own a bright, corner top-floor condo in a highly desirable NW community!



Built in 2006

## Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | A2249548          |
| Price          | \$339,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 2.00              |
| Full Baths     | 2                 |
| Square Footage | 878               |
| Acres          | 0.00              |
| Year Built     | 2006              |
| Type           | Residential       |
| Sub-Type       | Apartment         |
| Style          | Single Level Unit |
| Status         | Active            |

## Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 8318, 70 Panamount Drive Nw |
| Subdivision | Panorama Hills              |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T3K6G7                      |

## Amenities

|                |                                                                                    |
|----------------|------------------------------------------------------------------------------------|
| Amenities      | Elevator(s), Other, Secured Parking, Snow Removal, Storage, Trash, Visitor Parking |
| Parking Spaces | 1                                                                                  |
| Parking        | Stall, Underground                                                                 |

## Interior

|                   |                                                                                                                            |
|-------------------|----------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home, Storage, Walk-In Closet(s)                                                |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer Stacked, Window Coverings |
| Heating           | Baseboard                                                                                                                  |
| Cooling           | None                                                                                                                       |
| # of Stories      | 3                                                                                                                          |

## Exterior

|                   |                                          |
|-------------------|------------------------------------------|
| Exterior Features | Balcony, BBQ gas line, Lighting, Storage |
| Construction      | Stone, Vinyl Siding, Wood Frame          |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 18th, 2025 |
| Days on Market | 77                |
| Zoning         | M-C1 d125         |
| HOA Fees       | 210               |
| HOA Fees Freq. | ANN               |

**Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Office | Century 21 Bamber Realty LTD. |
|----------------|-------------------------------|

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