1564 Panatella Boulevard NW

Calgary | Active | MLS® A2359330

$854,900









Bedrooms	Bathrooms	Year Built	Living area
5	**5**	**2012**	**2,709.54 sq. ft.**

Your next move starts with a conversation.

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Listed by CIR Realty

A closer look

If you've been anxiously waiting for the perfect home to come to market in this highly coveted community, then your waiting has paid off... 1564 Panatella Boulevard is an executive level home that has been maintained in pristine condition and then updated since its build in 2012. The residence occupies a fantastic corner lot, steps away from direct access to the community's wetlands and pathway systems. Spanning over 2700 square feet above grade plus an additional 1047 square feet of space developed below, the home is genuinely expansive. On the main floor..... everything. A formal entry and spacious foyer, tiled for practicality but, leading into hardwood throughout. A dedicated office positioned away from family spaces, a beautifully appointed powder room with walkthroughs to the mudroom, pantry and rear of the kitchen. The Living room is formal, but warm, featuring a fireplace and inset carpet to define the space. The adjacent kitchen, with stone counters and unlimited space remains accessible but, appropriately removed and is a perfect lead into the dining area. Moving upstairs, the home is equally impressive. Designed for living and function the home boasts four exceptionally large bedrooms (two with ensuited bathrooms), a family / bonus room, with a quasi wall for noise reduction (essential with the built in speaker system). The laundry is also located on this second floor and of course, the primary suite and ensuite and its walk in closet are amazing in size and fixturing. The lower level was developed in 2021 (professionally and with permits). This space adds an additional bedroom and another full bathroom. An additional family space was added, as well as a gym / flex area plus an overflow closet (bigger than some bedrooms) for all of your seasonal and occasional pieces. The roof was redone last year, instant hot water has been added. The window coverings are all custom to the home. Of course it has air conditioning and..... you should really just come quickly and be impressed.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2359330
Bedrooms	5
Bathrooms	5
Year Built	2012
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0

Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	2,709.54 sq. ft.
Main Level Finished Area:	1,147.52 sq. ft.
Upper Level Finished Area:	1,562.01 sq. ft.
Below Grade Finished Area:	857.31 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	4,262 sq. ft.
Lot Frontage:	25'4"
Front Exposure:	East
Levels:	Two
Total Rooms Above Grade:	10
Year built:	2012 (Age: 14)
Bedrooms:	5 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	5.0 (Full:4, Half:1)
Num Ensuite Baths:	2
Plan:	1111552
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Other
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame

Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Vinyl Plank, Wood
Cooling:	Central Air
Fireplaces:	2
Fireplace Details:	Electric, Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Upper Level
HOA Fee:	$262.50
City Quadrant:	Northwest
Community:	Panorama Hills
Amenities:	Other, Park, Picnic Area, Playground
Appliances:	Dishwasher, Dryer, Microwave, Refrigerator, See Remarks, Stove(s), Washer
Inclusions:	None
Restrictions:	None Known
Main Floor	Living Room · 15'11" × 13'11" ·
Main Floor	Kitchen · 16' × 11'1" ·
Main Floor	Dining Room · 17'3" × 13'5" ·
Main Floor	Office · 12'11" × 10'10" ·
Main Floor	Mud Room · 15'11" × 9'3" ·
Main Floor	Foyer · 9'7" × 8'7" ·

2nd Floor	Bonus Room · 14'1" × 14' ·
2nd Floor	Bedroom - Primary · 16'3" × 14' ·
2nd Floor	Bedroom · 15'10" × 11'2" ·
2nd Floor	Bedroom · 13'5" × 9'9" ·
2nd Floor	Bedroom · 11'10" × 10'6" ·
2nd Floor	Laundry · 10'4" × 5'3" ·
Lower Level	Game Room · 23'7" × 15'3" ·
Lower Level	Flex Space · 10'4" × 8'5" ·
Lower Level	Bedroom · 14'8" × 11'10" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Pond, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Breakfast Bar, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, See Remarks, Walk-In Closet(s)
Exterior Features:	Playground
Patio And Porch Features:	Deck, Front Porch, See Remarks
Lot Features:	Back Yard, Corner Lot, Front Yard, Landscaped, Low Maintenance Landscape, No Back Lane, Rectangular Lot, See Remarks
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone N
Zoning:	R-1N
Listed Date:	Nov 18, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/1564-panatella-boulevard-nw-calgary-a2359330/

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