306 10 Panatella Road

Calgary | Active | MLS® A2342538

$215,000









Bedrooms	Bathrooms	Year Built	Living area
1	**1**	**2010**	**595.19 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by eXp Realty

A closer look

There’s a lot to love about this one-bedroom plus den condo in Panorama Hills, especially when you consider the combination of space, convenience, and location. Set on the third floor, the unit enjoys an unobstructed north-facing view that gives the home a more open and private feel, with a park right across the street, fantastic walking paths nearby, and the community pond just steps away. Inside, the layout makes excellent use of the space, including a larger-than-typical den that gives you a proper spot for a home office, study area, or additional flex space. The kitchen is equipped with top-of-the-line appliances, with all but the stove replaced within the last two years-and be sure to check out the amazing washer and dryer! A custom built-in closet adds smart, functional storage to the bedroom. There are plenty of practical perks here too. The building elevator is conveniently located nearby, and for anyone who needs assistance navigating the few stairs leading to the unit, an accessibility lift is just steps from the door. The titled parking stall is also ideally positioned right outside the parkade door, making groceries, errands, and Calgary winters that much easier, while ample visitor parking is located just outside the building. The condo board has also recently reduced monthly condo fees from $596 to $555, a welcome change that speaks to its commitment to responsible management and its owners. The location puts you close to the everyday amenities that make Panorama Hills such a popular north Calgary community, including shopping, restaurants, groceries, recreation, parks, and pathways, with convenient access to major routes including Stoney Trail, Harvest Hills Boulevard, and Country Hills Boulevard. Whether you’re a first-time buyer, down-sizer, or simply looking for a low-maintenance home that offers more than the typical one-bedroom condo, this one delivers a great combination of functionality, accessibility, and an excellent location. For more information, photos, and a guided 360 tour, click the links below!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2342538
Bedrooms	1
Bathrooms	1
Year Built	2010
Property Type:	Residential
Property Sub Type:	Apartment
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0

Num Illegal Suites:	0
Home Style:	Apartment-Single Level Unit
Total Living Area:	595.19 sq. ft.
Main Level Finished Area:	595.19 sq. ft.
Condo Fee:	$555.57
Condo Fee Includes:	Amenities of HOA/Condo, Common Area Maintenance, Gas, Heat, Insurance, Professional Management, Reserve Fund Contributions, Water
Front Exposure:	South
Unit Exposure:	North
Floor Location:	Other
Entry Level:	3
Stories Total:	3
Levels:	Single Level Unit
End Unit:	2+ Common Walls, No One Above
Total Rooms Above Grade:	4
Year built:	2010 (Age: 16)
Bedrooms:	1 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	0
Bathrooms:	1.0 (Full:1, Half:0)
Num Ensuite Baths:	0
Plan:	1014349
Heating:	Baseboard, Natural Gas
Foundation:	Poured Concrete
New Constr.:	No

Construction Material:	Brick, Vinyl Siding, Wood Frame
Structure Type:	Low Rise (2-4 stories)
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Ceramic Tile, Laminate
Cooling:	None
Fireplaces:	0
Garage:	No
Garage Spaces:	1
Parking:	Parkade, Titled, Underground
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Bathroom, In Unit
Condo Fee Frequency:	Monthly
Condo Name:	Milano
Community:	Panorama Hills
Amenities:	Elevator(s), Parking, Secured Parking, Service Elevator(s), Storage, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Inclusions:	N/A
Restrictions:	Development Restriction, Pets Allowed, See Remarks
Pets Allowed:	Restrictions, Yes
Main Floor	Bedroom · 12'4" × 11'4" ·
Main Floor	Kitchen · 12'5" × 6'10" ·
Main Floor	Living Room · 12'7" × 12'5" ·
Main Floor	Office · 6'7" × 6'6" ·

Title to Land:	Fee Simple
Community Features:	Golf, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Breakfast Bar, Closet Organizers, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan
Exterior Features:	None
Patio And Porch Features:	Balcony(s)
Num. of Parcels:	0
Region:	Calgary
Zone:	CAL Zone N
Zoning:	DC (pre 1P2007)
Listed Date:	Sep 10, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/306-10-panatella-road-calgary-a2342538/

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Data was last updated November 23, 2026 at 10:05 AM (UTC)

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