# \$714,900 - 47 Cranbrook Gardens Se, Calgary

MLS® #A2205180

### \$714,900

3 Bedroom, 3.00 Bathroom, 1,801 sqft Residential on 0.07 Acres

Cranston, Calgary, Alberta

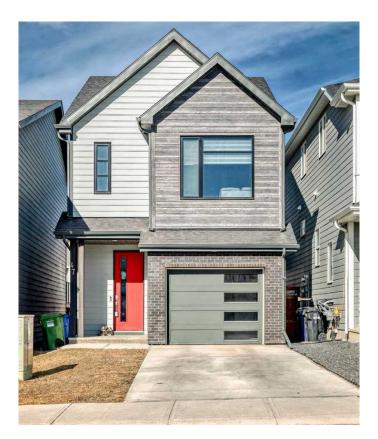
Welcome to this beautifully designed 3-bedroom, 2.5-bathroom home in the highly sought-after community of Cranston'S Riverstone! Built in 2021, this modern residence perfectly blends style and functionality, featuring stainless steel appliances, sleek laminate flooring, and an open-concept, multi-level layoutâ€"ideal for both everyday living and entertaining.

The bright and spacious kitchen boasts granite countertops, a large island, and ample cabinetry, seamlessly flowing into the inviting living and dining area. Upstairs, you'll find a generous bonus room and convenient second-floor laundry.

The primary suite is a true retreat, located on the top level, featuring a spa-like ensuite and walk-in closet. Two additional bedrooms provide plenty of space for family or guests, and a second full bathroom completes this floor.

Enjoy the convenience of an unfinished walk-out basement, ready for your personal touchâ€"whether it's a home gym, recreation room, or additional living space.

Nestled in Cranston's Riverstone, you'II love being surrounded by nature, with easy access to walking paths, parks, and the Bow River.





Don't miss this opportunity to call this incredible home yoursâ€"schedule a viewing today!

# Built in 2021

## **Essential Information**

MLS® # A2205180 Price \$714,900

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,801 Acres 0.07 Year Built 2021

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 47 Cranbrook Gardens Se

Subdivision Cranston
City Calgary
County Calgary
Province Alberta
Postal Code T3M 2X5

#### **Amenities**

Amenities Clubhouse, Racquet Courts, Recreation Facilities

Parking Spaces 2

Parking Single Garage Attached

# of Garages 1

#### Interior

Interior Features Ceiling Fan(s), Double Vanity, Granite Counters, High Ceilings, Kitchen

Island, Soaking Tub, Walk-In Closet(s)

Appliances Dishwasher, Dryer, Garage Control(s), Garburator, Gas Oven, Gas

Stove, Microwave, Refrigerat

Heating Forced Air

Cooling None

Has Basement Yes

Basement Full, Unfinished, Walk-Out

#### **Exterior**

Exterior Features Balcony

Lot Description Back Yard

Roof Asphalt Shingle

Construction Cement Fiber Board

Foundation Poured Concrete, Wood

#### **Additional Information**

Date Listed March 27th, 2025

Days on Market 12

Zoning R-G

HOA Fees 495

HOA Fees Freq. ANN

# **Listing Details**

Listing Office Keller Williams BOLD Realty

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