

\$459,900 - 106 Cranbrook Square Se, Calgary

MLS® #A2194129

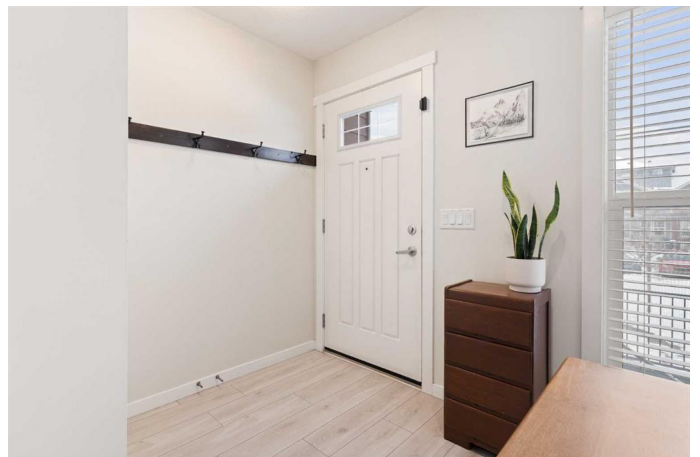
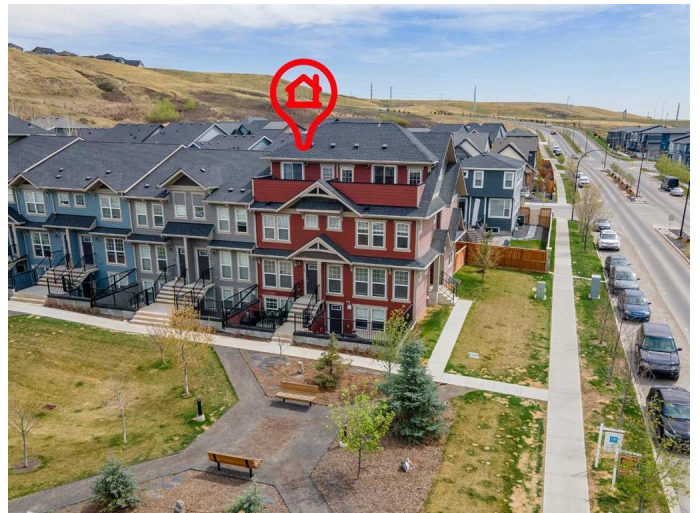
\$459,900

2 Bedroom, 3.00 Bathroom, 1,526 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

An exceptional modern Air Conditioned 3 Story town home located in Cranston, a highly sought after community on the edge of the Bow River, offering stunning views & gorgeous walking paths. This unit comes with TWO PARKING spaces, (1 titled & 1 assigned) You will love the upgrades & design choices in this 3-storey townhome with a private rooftop terrace. The master bedroom features a 3pc ensuite bath with standing glass shower & dual his-and-hers closets providing lots of storage space. Luxury vinyl plank flooring throughout the main living areas, 9' ceilings on main floor, upgraded quartz counters & SS Appliances. The three-floor layout is perfect for creating different spaces within the home, the top-level room is a cozy retreat with lots of natural light, which could be used as a family room, workout space, home office or space for guests, with the bonus of a Private Patio with gorgeous views. Your own private yard completely fenced with space for a small garden & a patio set. This is a Pet friendly complex: Two dogs (up to 65lbs each) are welcome with board approval. Being part of the Cranston Residents Association, you will enjoy the skating rink, splash park, playground, tennis & basketball courts. This home is the perfect location, there is a playground just steps away and so close to South Health Campus, restaurants, shopping, theatres, parks, pathways, & the best YMCA. Nature Lovers will enjoy the walking/biking trails in Fish creek park and the Bow River.



Plus, very easy access to Deerfoot & Stoney Trail.

Built in 2021

Essential Information

MLS® #	A2194129
Price	\$459,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,526
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	Stacked Townhouse
Status	Active

Community Information

Address	106 Cranbrook Square Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M3E3

Amenities

Amenities	Parking, Playground, Park
Parking Spaces	2
Parking	Assigned, Stall, Titled

Interior

Interior Features	Quartz Counters
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	Central Air

Basement	None
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Exterior

Exterior Features	Private Yard, Balcony
Lot Description	Back Yard, City Lot
Roof	Asphalt
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 19th, 2025
Days on Market	100
Zoning	M-1
HOA Fees	518
HOA Fees Freq.	ANN

Listing Details

Listing Office	TREC The Real Estate Company
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