

# \$849,999 - 50 Cranford Green Se, Calgary

MLS® #A2235320

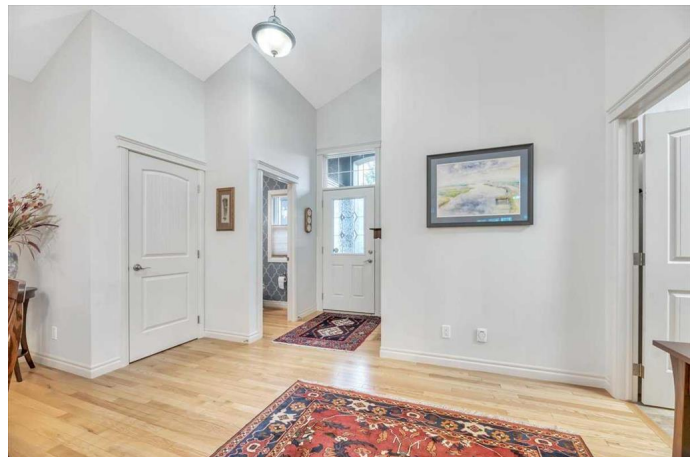
**\$849,999**

4 Bedroom, 3.00 Bathroom, 1,464 sqft

Residential on 0.11 Acres

Cranston, Calgary, Alberta

Open house Sunday July 20 1-3 Pm Stunning executive bungalow in a great location with quality upgrades, only moments to the ridge pathway system in Cranston. This exceptionally well-maintained home offers estate home features throughout and is in like-new condition. Rich 3/4" hardwood floors, soaring vaulted ceilings, quality stainless steel appliances with a gas cook-top and Built-in oven and microwave. Upgraded kitchen cabinets with crown moldings, soft-close doors and drawers, a Silgranit sink and a "touchless faucet set" and a large walk-in pantry make entertaining a breeze.. Granite countertops and vanities throughout, valance lighting, a custom "Scotch bar", upgraded baths with a lavish ensuite with a 10 mil glass shower, soaker tub and double sinks. Professional basement development is perfectly designed for a family room, games or billiards area, gym or office/craft room, yo to 3 bedrooms, full bath and organized storage. Professional xeriscape front and back yards feature an oversized fence for privacy, a pergola, a composite deck, a stone patio and walkways, solar yard lights, mature trees, a sitting area, a quality shed, and a power awning with a built-in wind sensor, as well as a fixed awning for shade control. Triple pane windows, A/C, new garage opener, professionally painted exterior trim, three "Sun tunnel" light tubes, 5.1 sound systems up and down, security system, plus a four-camera exterior system. Quality homes like this don't come along very often, so



don't miss out on this great bungalow.

Built in 2012

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2235320    |
| Price          | \$849,999   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,464       |
| Acres          | 0.11        |
| Year Built     | 2012        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 50 Cranford Green Se |
| Subdivision | Cranston             |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3M1V3               |

### Amenities

|                |                                                                              |
|----------------|------------------------------------------------------------------------------|
| Amenities      | Gazebo                                                                       |
| Parking Spaces | 2                                                                            |
| Parking        | Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Insulated |
| # of Garages   | 2                                                                            |

### Interior

|                   |                                                                                                                                                                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Dry Bar, French Door, Granite Counters, High Ceilings, Kitchen Island, Laminate Counters, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s) |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

|              |                                                                                                                               |
|--------------|-------------------------------------------------------------------------------------------------------------------------------|
| Appliances   | Bar Fridge, Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Washer, Window Coverings |
| Heating      | Forced Air, Natural Gas                                                                                                       |
| Cooling      | Central Air                                                                                                                   |
| Has Basement | Yes                                                                                                                           |
| Basement     | Finished, Full                                                                                                                |

## Exterior

|                   |                                                                                       |
|-------------------|---------------------------------------------------------------------------------------|
| Exterior Features | Awning(s), Lighting, Private Yard                                                     |
| Lot Description   | Back Yard, Front Yard, Irregular Lot, Landscaped, Lawn, Level, Street Lighting, Treed |
| Roof              | Asphalt                                                                               |
| Construction      | Stone, Stucco, Wood Frame                                                             |
| Foundation        | Poured Concrete                                                                       |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 27th, 2025 |
| Days on Market | 39              |
| Zoning         | R-G             |
| HOA Fees       | 190             |
| HOA Fees Freq. | ANN             |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.