

# \$699,900 - 438 Cranston Drive Se, Calgary

MLS® #A2248662

**\$699,900**

3 Bedroom, 3.00 Bathroom, 2,280 sqft

Residential on 0.10 Acres

Cranston, Calgary, Alberta

**\*\* OPEN HOUSE ALERT SAT + SUN 2 - 4 PM**

**\*\* JEWEL OF A DEAL!** Welcome to this stunning, custom-designed urban-style family home offering over 2,279 sq ft of luxurious, thoughtfully planned living space. Ideally located in the heart of Cranston, this property is just steps away from Century Hall, the community ice rink, scenic parks and pathways, schools, shopping, transit, and quick access to Cranston's major exits. This home has been meticulously maintained and showcases countless high-end upgrades, making it a true standout. The main floor features 9' ceilings, rich real hardwood flooring throughout, and a versatile flex room that's perfect for a formal dining room, home office, or study space. The open-concept design seamlessly flows into the spacious great room, where a tiled gas fireplace with a wood surround and custom mantle creates a warm and inviting ambiance. The heart of the home is the spectacular chef's kitchen, thoughtfully designed for both function and entertaining. Highlights include elegant antique cream custom wood cabinetry, upgraded appliances with a custom microwave hood cover, a large central island with a flush eating bar, recessed lighting, a corner walk-in pantry, a stylish tiled backsplash, and a stainless steel sink. The sunny breakfast nook offers bright south-facing views and features an elegant tray ceiling, perfect for morning coffee or family meals. Upstairs, you'll find a luxurious and



private primary suite featuring a spa-inspired ensuite with dual vanities, a makeup station, an oversized soaker tub, a separate glass shower, and a generous walk-in closet. Two additional good-sized bedrooms, a convenient main bathroom, and an oversized bonus room with a built-in corner TV niche and entertainment centre complete the upper level—perfect for family movie nights or play space. The basement remains unspoiled and offers excellent potential for future development. Additional standout features include built-in ceiling speakers, central air conditioning, an underground sprinkler system, a sunny south-facing backyard, and a 15' x 10' upper wood deck with a pergola—ideal for outdoor entertaining and BBQs. The fully fenced yard offers privacy and security for children or pets. Excellent curb appeal with stone accents, a covered front entry, and a stylish elevation that makes a lasting first impression. Don't miss this custom family-built dream home in one of Calgary's most sought-after communities! Call your favorite REALTOR® today to book your private showing!

Built in 2007

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2248662    |
| Price          | \$699,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,280       |
| Acres          | 0.10        |
| Year Built     | 2007        |
| Type           | Residential |
| Sub-Type       | Detached    |

Style 2 Storey  
Status Active

**438 CRANSTON DRIVE SE**  
REC/MEASUREMENT STANDARD - CALGARY, AB  
MAIN LEVEL (AG) - 1,049.46 Sq.Ft. / 97.49 m<sup>2</sup>  
UPPER LEVEL (AG) - 1,230.40 Sq.Ft. / 114.31 m<sup>2</sup>  
TOTAL ABOVE GRADE RMS SIZE - 2,279.86 Sq.Ft. / 211.80 m<sup>2</sup>



Community Information

Address 438 Cranston Drive Se  
Subdivision Cranston  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T3M 0C1

Amenities

Amenities Recreation Facilities  
Parking Spaces 4  
Parking Double Garage Attached, |  
Faces Front, Side By Side  
# of Garages 2

Interior

Interior Features Breakfast Bar, Built-in Features, Closet Organizers, Double Vanity, High Ceilings, Kitchen Island, Natural Woodwork, Open Floorplan, Pantry, Recessed Lighting, Vaulted Ceiling(s), Vinyl Windows, Wired for Sound  
Appliances Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Window Coverings  
Heating Central, Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 1  
Fireplaces Family Room, Gas, Mantle, Stone  
Has Basement Yes  
Basement Full, Unfinished

Exterior

Exterior Features Covered Courtyard, Private Yard, Rain Gutters  
Lot Description Back Yard, Front Yard, Fruit Trees/Shrub(s), Landscaped, Many Trees, Street Lighting  
Roof Asphalt Shingle  
Construction Stone, Vinyl Siding, Wood Frame  
Foundation Poured Concrete



**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 14th, 2025 |
| Days on Market | 4                 |
| Zoning         | R-G               |
| HOA Fees       | 190               |
| HOA Fees Freq. | ANN               |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Office | Jayman Realty Inc. |
|----------------|--------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.