

\$830,000 - 96 Cranbrook Place Se, Calgary

MLS® #A2104799

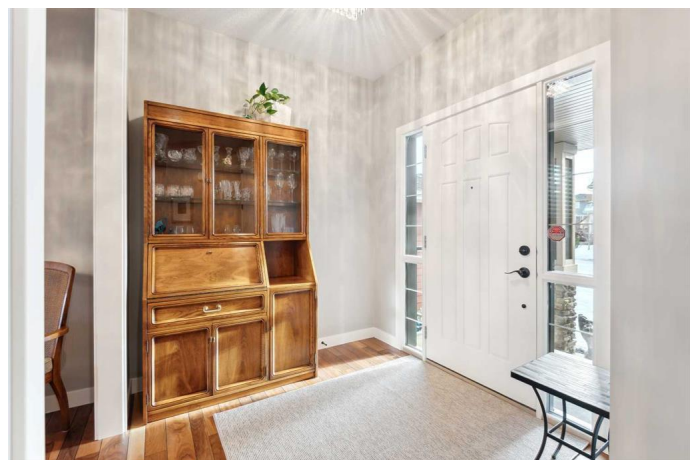
\$830,000

3 Bedroom, 4.00 Bathroom, 2,519 sqft

Residential on 0.11 Acres

Cranston, Calgary, Alberta

An exceptional opportunity awaits in the highly coveted community of Riverstone in Cranston! This residence has been meticulously maintained and upgraded to satisfy the most discerning home buyers. Step inside to discover a grand foyer leading into an inviting open layout featuring polished hardwood floors and an abundance of natural light. The heart of the home, a culinary dream for any chef, features bespoke cabinetry, sleek granite countertops, a huge island, an instant hot water tap, and top-of-the-line stainless-steel appliances, including a brand-new dishwasher. With both a formal dining space and a generously sized eat-in area adjoining the kitchen, entertaining is effortless. Unwind in the living room, anchored by a gas fireplace surrounded by custom built-ins. Completing the main level is a spacious laundry/mudroom leading seamlessly to the connected walk-through pantry, plus a convenient powder room. Ascend to the second floor to discover a sprawling bonus room/media area, offering versatility for families of any size. Two spacious secondary bedrooms, each boasting walk-in closets, one with its own private 4-piece ensuite, provide ample comfort. The primary bedroom suite offers abundant space, oversized windows, and a luxurious 5-piece ensuite with a substantial walk-in closet outfitted with built-in organizers. The unfinished lower level, with its lofty 9-foot ceilings and rough-in plumbing, presents boundless potential for future development.



Noteworthy features include central air conditioning, elegant plantation shutters throughout, two furnaces, brand-new washer & dryer, and the beautiful & extensive landscaping, showcasing an array of trees and perennials and a large concrete patio with a covered gazebo, perfect for relaxing all summer-long. Don't miss this one-of-a-kind home in this fantastic neighbourhood that is surrounded by green space, parks, ponds, pathways, several schools, and amenities.

Built in 2013

Essential Information

MLS® #	A2104799
Price	\$830,000
Sold Price	\$840,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,519
Acres	0.11
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	96 Cranbrook Place Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1S5

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Central Vacuum, Closet Organizers, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Pantry, Soaking Tub, Storage, Sump Pump(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Built-In Oven, Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Garden, Low Maintenance Landscape, Private
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 15th, 2024
Date Sold	May 18th, 2024
Days on Market	3
Zoning	R-1s
HOA Fees	493.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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