

\$499,900 - 166 Cramond Circle Se, Calgary

MLS® #A2126050

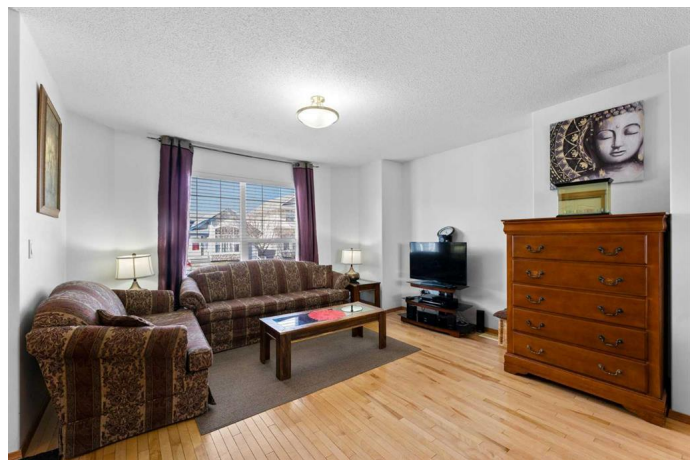
\$499,900

3 Bedroom, 2.00 Bathroom, 1,150 sqft

Residential on 0.07 Acres

Cranston, Calgary, Alberta

Welcome to this captivating 2-storey home situated in the desirable community of Cranston, Calgary. This residence seamlessly combines comfort, elegance, and practicality to create an inviting living space. The home boasts a newer roof and deck, ensuring long-lasting durability and providing you with peace of mind. With the furnace recently serviced, you can count on consistent warmth during the chilly evenings. As summer rolls in, the included A/C unit promises a cool and refreshing indoor atmosphere. Inside, the open floor plan fosters a warm and welcoming ambiance, perfect for entertaining guests or relaxing with family. The spacious kitchen offers ample room for meal preparation and hosting gatherings. Outside, you will enjoy BBQs and relaxation, offering a level of privacy and space that surpasses many townhomes at a similar price point. Upstairs, two generously sized bedrooms await, each featuring a large walk-in closet, ensuring ample storage for your belongings. The partially developed basement adds versatility to the home, with a third bedroom and a spacious rec room that can be customized to suit your lifestyle, whether it be a home office, gym, or extra living space. Located in Cranston, this home offers close proximity to schools, parks, shopping centers, and various amenities, enhancing your daily convenience. Easy highway access makes commuting around Calgary a breeze. Competitively priced for a detached home in this sought-after community, this property not



only allows you to embrace Cranston's vibrant lifestyle but also offers potential to further enhance your living experience in a market where townhomes often fall short. Don't let this opportunity slip away! Make this charming Cranston residence your forever home. Schedule your private viewing and explore the endless possibilities that await you!

Built in 2003

Essential Information

MLS® #	A2126050
Price	\$499,900
Sold Price	\$490,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,150
Acres	0.07
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	166 Cramond Circle Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1E5

Amenities

Amenities	Clubhouse, Day Care, Park, Party Room, Picnic Area, Playground, Recreation Facilities, Recreation Room
Parking Spaces	2

Parking	Parking Pad
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Interior

Interior Features	Closet Organizers, Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Few Trees, Lawn, No Neighbours Behind, Landscaped, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 25th, 2024
Date Sold	May 15th, 2024
Days on Market	20
Zoning	R-1N
HOA Fees	189.53
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
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