

\$749,900 - 258 Cranfield Gardens Se, Calgary

MLS® #A2126561

\$749,900

4 Bedroom, 4.00 Bathroom, 1,963 sqft

Residential on 0.11 Acres

Cranston, Calgary, Alberta

***HUGE PIE LOT*FULLY FINISHED*CUL DE SAC LOCATION*STEPS TO THE PARK*What are you waiting for?!? Located in the highly sought after and nicely established neighbourhood of Cranston you will discover a lovely family home exuding pride in ownership. You will absolutely fall in love with the back yard of this home as it is primed and ready for your Summer get togethers. Gathering around the built-in firepit with seating set back in the expansive yard or lounging on the massive deck basking in the sun while you enjoy the privacy of the mature landscaping around you. Enjoy the built-in awning for the more sunny days or just enjoy the vibe of the bistro lights while you retreat from the business of the day. Step in to this beautiful home to discover 2600+ square feet of lovely developed living space of this stunning Cedarglen home that offers elements not found in some of the new builds of today. Immediately upon entering you are graced with a 2 storey foyer with a soaring ceiling above that seamlessly invites you past the spacious den boasting double glass doors for added privacy. The thoughtfully planned main floor opens up to an inviting great room with cozy gas fireplace with stone surround, solid hearth and wooden mantle framed in by two additional windows inviting additional daylight into the space. The raised eating bar offers a casual space to gather while the designated dining room offers an elevated space with feature ceiling and over sized windows overlooking the massive yard. The**



well maintained kitchen boasts solid maple cabinets, updated appliances, full tile backsplash, ceiling height cabinets and corner pantry complimented with classic tile flooring. Explore the upper level where you first see a lovely split plan taking you to the generous bonus room on one side with a vaulted ceiling, extended nook overlooking the driveway, ceiling fan and a secondary corner gas fireplace for your cooler winter nights; or head back to the opposite side of the home you have three sizeable bedrooms with the Primary Suite featuring a wonderful en suite including a large jetted tub with tile surround, oversized separate shower and walk-in closet reflecting the same beauty of the maple cabinets previously viewed on the main floor. The FULLY FINISHED lower level show cases a huge rec room with warm cork flooring, a large fourth bedroom, full bath and large laundry room. Additional features of this great home include a newer roof, water source in the garage, smart thermostat, keyless entry, alarm-no contract, Central A/C, Hunter Douglas blinds throughout, gas line on deck and the best neighbours ever! A short drive to the South Health Campus, Seton's South Urban district with a Movie Theatre, restaurants and more, along with Cranston's great community Centre for everyone to enjoy. Cranston's Residents Association maintains an exclusive 22,000 sq ft lifestyle centre and 7.5 acre park that is the gathering place for friends and neighbours to come together. Welcome Home!

Built in 2005

Essential Information

MLS® #	A2126561
Price	\$749,900
Sold Price	\$749,900

Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,963
Acres	0.11
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	258 Cranfield Gardens Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1H7

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Door Opener

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Freezer, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas, Great Room, Mantle, Stone
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Awning(s), BBQ gas line, Fire Pit
Lot Description	Cul-De-Sac, Landscaped, Level, Many Trees, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 27th, 2024
Date Sold	May 1st, 2024
Days on Market	4
Zoning	R-1N
HOA Fees	180.50
HOA Fees Freq.	ANN

Listing Details

Listing Office	Jayman Realty Inc.
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