

\$979,900 - 56 Cranbrook Circle Se, Calgary

MLS® #A2130152

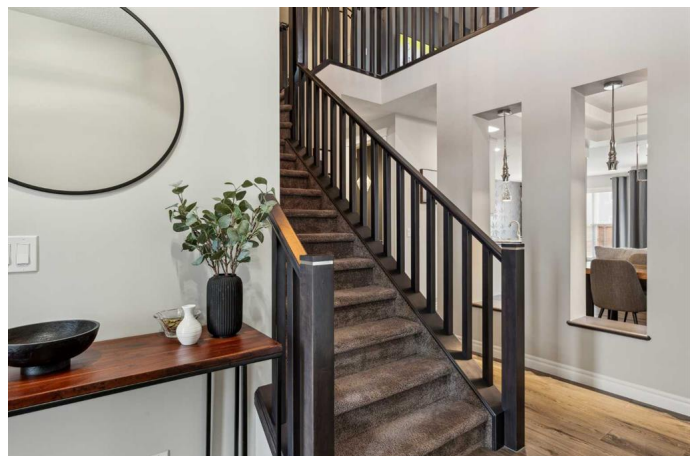
\$979,900

4 Bedroom, 4.00 Bathroom, 2,460 sqft

Residential on 0.12 Acres

Cranston, Calgary, Alberta

Nestled in highly sought-after Cranston's Riverstone, this meticulously maintained property offers over 3,400 sq.ft of living space over three levels. Situated on a generous ~5,400 sq.ft conventional lot (not a zero lot), this home is surrounded by the natural beauty of Riverstone and is conveniently located directly across from a playground, and is close to parks, and a short walk to the Bow River pathway network. The open concept main level features resilient laminate flooring spanning the main living areas with large rear windows which allows natural light to flow into the home all day. The timeless kitchen features ceiling height shaker cabinets, quartz countertops, a large island with granite counter, built-in pantry storage and a suite of stainless-steel appliances including a gas range and chimney hood. The rear breakfast nook is highlighted with a feature wall and has access to the rear deck. The living room has a central gas fireplace with a beautiful tile surround creating a warm and inviting atmosphere for relaxation and seamlessly connects to the formal dining area with plenty of room for family dinners. Completing the main level is a mudroom and a 2-pc powder room. The upper level of the home has a central bonus room with a wet bar and it separates the primary bedroom from the secondary bedrooms. The expansive primary suite is a true retreat, complete with a spa-like ensuite bathroom offering dual sinks, make-up vanity, a soaker tub, walk-in tiled shower, and



a walk-in closet with built-in organizers. Two additional generous-sized bedrooms, a full bathroom, and a large laundry room complete the upper level. The fully finished basement was professionally developed and offers a wealth of entertainment options, including a home media area with wet bar, a 4th bedroom, home gym space, a full bathroom, and storage room. The fully landscaped backyard has plenty of green space for the family to enjoy with a spacious deck and a lower patio perfect for soaking up the summer sun. If the summer heat is too much, the home has central air conditioning to keep you cool. The property comes fully move-in ready with plenty of upgrades such as Gemstone lighting on the exterior, custom window treatments throughout, HE water softener. Situated on a quiet street with a playground/park directly in front of the home, you'll enjoy the high level of privacy and tranquility the community provides while having easy access to school, shopping centers, and a network of scenic walking and biking trails. This home has been lovingly maintained, ensuring that it's in pristine condition and ready for its new owners to move in and start creating lasting memories. Don't miss your opportunity to own this exceptional Riverstone home! *Virtual tour available upon request.*

Built in 2016

Essential Information

MLS® #	A2130152
Price	\$979,900
Sold Price	\$970,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,460

Acres	0.12
Year Built	2016
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	56 Cranbrook Circle Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2L9

Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Front Drive

Interior

Interior Features	Bar, Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Vinyl Windows, Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Gas Range, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Lawn, Landscaped, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone

Foundation Poured Concrete

Additional Information

Date Listed May 9th, 2024
Date Sold May 22nd, 2024
Days on Market 13
Zoning R-1s
HOA Fees 493.00
HOA Fees Freq. ANN

Listing Details

Listing Office Charles

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