

\$650,000 - 11 Cranridge Crescent Se, Calgary

MLS® #A2149874

\$650,000

3 Bedroom, 3.00 Bathroom, 1,820 sqft

Residential on 0.11 Acres

Cranston, Calgary, Alberta

Discover comfort and convenience in this beautifully designed family home. Every detail has been thoughtfully crafted to create an inviting and functional living space. The main floor features an open kitchen, walk-in pantry, and a connected living room. The kitchen exudes classic charm with its beautiful vintage-inspired design. It's a delightful space where you can create culinary masterpieces and enjoy quality time with loved ones. Upstairs, the huge bonus room serves as an excellent second living area, perfect for entertaining loved ones or simply relaxing. The primary bedroom features a nice view of the backyard, large walk in closet and a 4 piece en suite. The second and third bedrooms offer good size and convenience with another 4 piece washroom in between completing this level. Downstairs the basement is an unfinished canvas, framed out and ready for a 4th and 5th bedroom, or anything else you might be looking for. In the backyard you will find your own private oasis. The expansive south-facing backyard with a large deck is ideal for outdoor entertaining, barbecues, or simply enjoying the fresh air. It's a perfect space for kids to play, pets to roam, and family gatherings.

This home is ideally located just a few minutes' walk to schools, Sobeys, Good Earth Coffee, The Berwick Pub, The Cranston Residents Association Century Hall, Public transit, and the Bow River. It's also a short 5-minute



drive to the South Calgary Health Campus, shopping, restaurants, movie theatres, and much more. Close to Deerfoot and Stoney Trails, this location offers easy access to all your daily needs. This truly is an amazing opportunity to purchase a beautiful, lightly lived in, and well-cared-for home!

Built in 2007

Essential Information

MLS® #	A2149874
Price	\$650,000
Sold Price	\$675,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,820
Acres	0.11
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	11 Cranridge Crescent Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0J2

Amenities

Amenities	Clubhouse, Park, Party Room, Recreation Facilities, Recreation Room
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Front Drive, Garage Faces Front, Insulated

Interior

Interior Features	Central Vacuum, Pantry, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Stone
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Barbecue, BBQ gas line, Private Yard
Lot Description	Back Yard, Few Trees, Landscaped
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 17th, 2024
Date Sold	July 26th, 2024
Days on Market	8
Zoning	R-1N
HOA Fees	182.70
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
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