

\$309,900 - 1401, 42 Cranbrook Gardens Se, Calgary

MLS® #A2168716

\$309,900

1 Bedroom, 1.00 Bathroom, 636 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

Welcome to Riverstone Manor, located in the picturesque neighbourhood of Cranston's Riverstone! Newly built in 2023 by Cedarglen Living, winner of the "Builder of Choice Award" for the past 5 years, this thoughtfully laid out condo has exceptional finishings. This bright, modern, top floor unit is perfect for first-time home buyers and investors alike (Air BnB friendly on board approval!). Step inside on the luxury vinyl plank and be greeted by the immense kitchen island with built-in dining area, exceptionally crafted with quartz countertops. The extended cabinets along with the full-sized pantry create expansive space, so no need to worry about where to put all your dishware and groceries. The 9-foot ceilings and contemporary colours of the cabinetry and floors make the space feel very spacious and airy. This condo is filled with upgrades you will absolutely enjoy, including A/C, Lifebreath HRV Fresh Air Ventilation System, triple paned windows, BBQ gas line, and much more. Fall in love with the community of Riverstone, situated along the Bow River and Fish Creek Park, filled with pathways and parks to stay active while remaining close by to surrounding amenities. This unit comes complete with plenty of storage space and a parking stall that is just steps outside the building. Call your favourite Realtor and see this amazing unit for yourself!

Built in 2023



Essential Information

MLS® #	A2168716
Price	\$309,900
Sold Price	\$309,900
Bedrooms	1
Bathrooms	1.00
Full Baths	1
Square Footage	636
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Low-Rise(1-4)
Status	Sold

Community Information

Address	1401, 42 Cranbrook Gardens Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M3P9

Amenities

Amenities	Elevator(s), Visitor Parking
Parking Spaces	1
Parking	Stall, 220 Volt Wiring

Interior

Interior Features	No Smoking Home, Closet Organizers, Kitchen Island, No Animal Home, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Central Air Conditioner, Electric Stove
Heating	Baseboard, Electric
Cooling	Central Air
# of Stories	4

Exterior

Exterior Features	Balcony, BBQ gas line, Courtyard
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Construction Wood Frame, Composite Siding, Concrete

Additional Information

Date Listed September 26th, 2024
Date Sold December 5th, 2024
Days on Market 70
Zoning M-1
HOA Fees 475.00
HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX Real Estate (Central)

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