

\$539,900 - 150 Cranford Common Se, Calgary

MLS® #A2176709

\$539,900

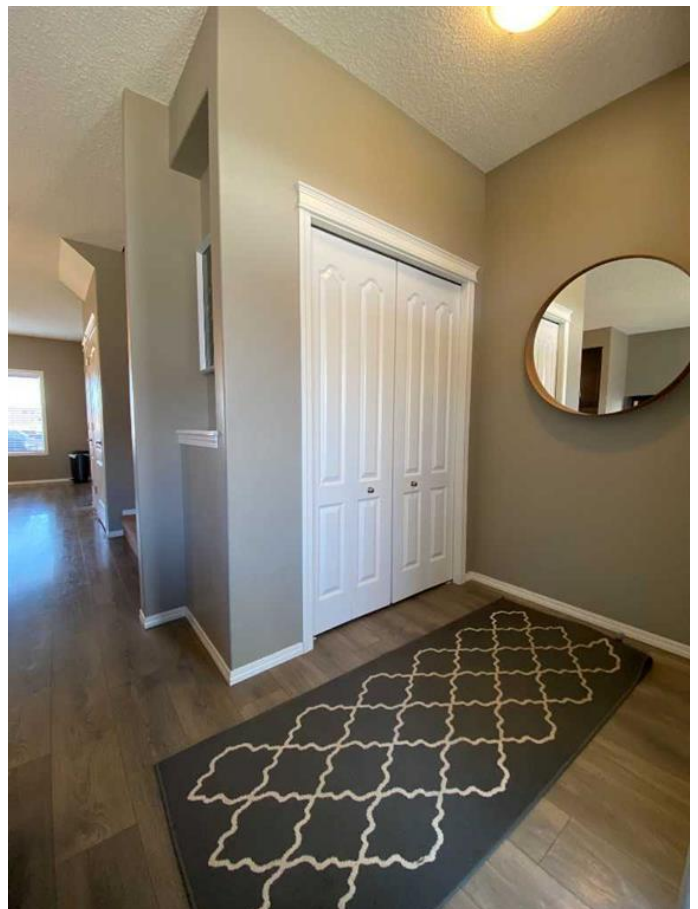
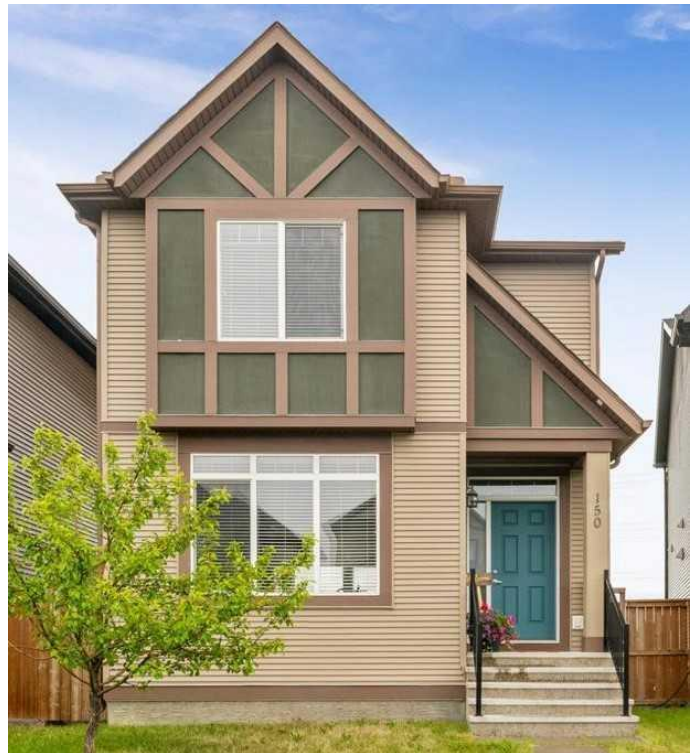
3 Bedroom, 3.00 Bathroom, 1,375 sqft

Residential on 0.07 Acres

Cranston, Calgary, Alberta

OPEN HOUSE SUN NOV 17, 1:00 - 3:00.

Welcome home to this elegant 3 bed, 2 and a half bathroom Morrison built home. Located on a quiet cul-de-sac in the highly sought after community of Cranston you are walking distance to schools, parks and all of the amazing amenities in the area. Step inside to find beautifully appointed interior features including a large open entrance, 7' plank flooring, Hunter Douglas blinds, 9-foot ceilings and beautifully crafted wood kitchen cabinets with crown moldings. Built for today's lifestyle the open concept showcases the gourmet kitchen that is the heart of the home. The huge granite central island with flush eating bar that can fit a family of 4, stainless steel appliances, separate pantry and large dining room make daily living and entertaining a breeze. Soak in the morning and afternoon sun from the deck that is equipped with a gas BBQ hook-up. A convenient half bath plus a good sized mud room/rear entrance with built in bench and storage are great additions to the main floor. Upstairs you will find a large master suite with a 4 piece ensuite bathroom and a walk-in closet. Two more good sized bedrooms and a 4 piece bathroom complete the upstairs. The basement is undeveloped and ready for you to create the basement design of your choice, with framing and insulation completed along with a 3-piece rough-in upgrade for a bathroom. You will love the big sky view and no neighbors behind your private fully fenced low maintenance back



yard. Located in the vibrant community of Cranston you will have access to many exclusive activities and amenities including the splash park, hockey rink, skating rink, gymnasium and tennis courts. Enjoy an active lifestyle with many walking and biking paths in nearby Fish Creek Park, the Bow River, Golfing and Brookfield Residential YMCA. Just minutes to shopping, restaurants, cinema’s and the South Calgary Health Campus. Easy access to Stoney Trail and Deerfoot Trail makes getting downtown and to the mountains a breeze. Don't miss the opportunity to make this wonderful house your new home.

Built in 2013

Essential Information

MLS® #	A2176709
Price	\$539,900
Sold Price	\$533,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,375
Acres	0.07
Year Built	2013
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	150 Cranford Common Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta

Postal Code T3M 0J1

Amenities

Amenities Clubhouse, Park, Racquet Co

Parking Spaces 2

Parking Parking Pad

Interior

Interior Features Bathroom Rough-in, Granite
Open Floorplan, Pantry

Appliances Microwave, Refrigerator, Dishwasher, Dryer, Electric Stove, Range
Hood, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None

Has Basement Yes

Basement Full, Unfinished



Exterior

Exterior Features BBQ gas line, Private Yard

Lot Description Back Lane, Back Yard, Cul-De-Sac, Few Trees, Front Yard, Lawn, Low
Maintenance Landscape, Level, No Neighbours Behind, Private

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Siding

Foundation Poured Concrete

Additional Information

Date Listed November 1st, 2024

Date Sold December 5th, 2024

Days on Market 33

Zoning R-G

HOA Fees 190.00

HOA Fees Freq. ANN

Listing Details

Listing Office Real Estate Professionals Inc.

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