

# \$939,000 - 2 Cranridge Heights Se, Calgary

MLS® #A2230700

**\$939,000**

3 Bedroom, 4.00 Bathroom, 1,592 sqft  
Residential on 0.16 Acres

Cranston, Calgary, Alberta

Beautiful bi-level with a TRIPLE attached garage on a corner lot in Cranston. Pond views, close to schools, shopping & within walking distance to the Scenic Ridge. This 1681 sq ft bi-level home is in immaculate condition with \$25,000 in recent improvements, including LED lighting, new refrigerator & hood fan in the kitchen, drapes, interior and exterior painting, & epoxy in the garage & mechanical room. The entrance is highlighted with a high ceiling foyer that invites you into the home, illuminated stairs light the way to the main floor or the fully finished basement. The dining room is a large space, perfect for hosting dinners, with a full den/office across the hall. The large open kitchen features white glass cabinetry, a large corner pantry, lots of storage and ample space on the granite counter and island for preparing meals. The spacious living room and breakfast nook are separated by a 3-sided glass fireplace and large mantle, with the back deck and garden are accessed through the breakfast nook leading to a beautifully landscaped garden, with in-ground sprinklers. The primary bedroom is located on the main floor with a large walk-in closet and ensuite with two vanities, a soaker tub, and a tile and glass enclosed shower, and a separate water closet with a bidet. The fully finished basement offers a large recreation space, with two additional large bedrooms and huge bathroom with dual vanity, jetted soaker tub and a steam shower!. The basement is



kept cozy with in-floor heating and a second gas fireplace. Attached triple garage had the floor recently refinished and is an ideal space for a car-lover or a workshop for your hobbies!, in-floor heating, central vac, wash tub, built in speakers and tons of space! Call your realtor and book your showing today!! Open House Sunday June 22. 1:00 - 4:00

Built in 2007

### **Essential Information**

MLS® #	A2230700
Price	\$939,000
Bedrooms	3
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,592
Acres	0.16
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### **Community Information**

Address	2 Cranridge Heights Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M0E7

### **Amenities**

Amenities	None
Parking Spaces	6
Parking	Concrete Driveway, Garage Door Opener, Garage Faces Front, Heated Garage, Triple Garage Attached

# of Garages 3

### Interior

Interior Features Bidet, Central Vacuum, Closet Organizers, Double Vanity, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub

Appliances Built-In Oven, Central Air Conditioner, Dishwasher, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer

Heating Boiler, In Floor, Forced Air, Natural Gas, Combination

Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Basement, Gas, Living Room

Has Basement Yes

Basement Finished, Full

### Exterior

Exterior Features Storage

Lot Description Back Yard, Corner Lot, Landscaped

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

### Additional Information

Date Listed June 12th, 2025

Days on Market 31

Zoning R-1

HOA Fees 183

HOA Fees Freq. ANN

### Listing Details

Listing Office Century 21 Bamber Realty LTD.

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