

# \$540,000 - 154 Cranberry Close Se, Calgary

MLS® #A2218721

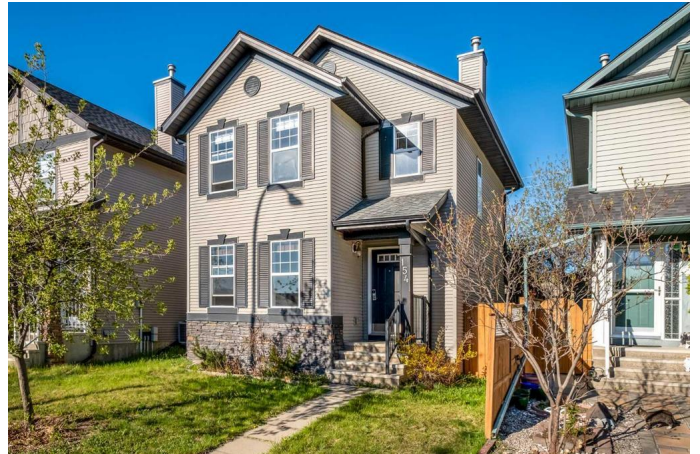
**\$540,000**

4 Bedroom, 3.00 Bathroom, 1,152 sqft

Residential on 0.07 Acres

Cranston, Calgary, Alberta

**\*\* OPEN HOUSE SATURDAY, MAY 10TH FROM 11AM-1PM AND SUNDAY, MAY 11TH FROM 12-2PM\*\*** Welcome to this beautifully maintained detached home in the heart of family-friendly Cranston – where comfort, convenience, and community come together. This 4 BEDROOM/2.5 BATH HOME offers a FULLY FINISHED BASEMENT plus a gorgeous and uniquely designed LOW MAINTENANCE BACKYARD. With nearly 1,700 sq ft of developed space and thoughtful upgrades throughout, including a new roof (2022), new hot water tank (2024), and professional interior painting (2022), this home is move-in ready and packed with value. Step inside to see rich hardwood floors, a cozy gas fireplace, and a sun-filled living room and open concept living. The kitchen features granite countertops, a pantry, and a handy half bath just off to the side. With plenty of natural light upstairs as well, the upper level offers a spacious primary bedroom with a walk-in closet, an additional two bedrooms, a full bath, and lighted stairs going up. Downstairs, the fully finished basement holds the fourth bedrooms and is a versatile bedroom suite or second primary bedroom, complete with its own walk-in closet and private full bathroom – ideal for guests, in-laws, an office or a growing teen. Enjoy your private outdoor space with a low-maintenance back courtyard featuring stamped concrete, beautiful landscaping and raised flower beds (the perfect place for outdoor entertaining!), plus a



storage shed and a parking pad that fits 2-3 vehicles. Located in the vibrant, family-oriented neighbourhood of Cranston where kids still play outside, and you're just minutes from schools, grocery stores, and major routes like Stoney and Deerfoot Trail. Plus, the Bow River pathway systems, parks, and playgrounds are right at your fingertips. Join us at the open houses this weekend and see all that this well-kept home has to offer!

Built in 2007

**Essential Information**

MLS® #	A2218721
Price	\$540,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,152
Acres	0.07
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	154 Cranberry Close Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0B5

**Amenities**

Amenities	Clubhouse, Park, Playground
Parking Spaces	2

Parking	Parking Pad
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## Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Granite Counters, Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Garden, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 7th, 2025
Days on Market	4
Zoning	R-G
HOA Fees	191
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Real Broker
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