

132 Cranbrook Green SE
Calgary, Alberta

MLS # A2223533



\$709,900

Division:	Cranston		
Type:	Residential/House		
Style:	3 Level Split		
Size:	1,658 sq.ft.	Age:	2018 (7 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Lawn, Level, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Composite Siding, Stone	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Pantry, Walk-In Closet(s)		

Inclusions: N/A

SUNNY WEST-FACING BACKYARD | HUGE DECK | PRIME CRANSTON'S RIVERSTONE LOCATION. Welcome to this perfect family home in the sought-after community of Cranston! Offering over 1,600 SQFT above grade, this well-maintained property features 3 bedrooms, 2.5 bathrooms, and stylish finishes throughout. The main level boasts luxury plank flooring, quartz countertops, high-end stainless steel appliances, and plenty of cabinetry—including a spacious pantry for added convenience. Stay cool and comfortable all summer long with a quiet, high-efficiency A/C unit—only 4 years old. Upstairs, you'll find a bright bonus room, three generous bedrooms, and two full bathrooms. The primary suite includes a walk-in closet and a private ensuite with modern fixtures. Step outside and get ready for summer! The sunny west-facing backyard features a massive deck—ideal for relaxing, entertaining, or enjoying beautiful evening sunsets. Located close to Bow river access, schools, parks, scenic pathways, and shopping, this home truly has it all. Don't miss out—schedule your private showing today!