

# \$684,900 - 47 Cranbrook Gardens Se, Calgary

MLS® #A2205180

**\$684,900**

3 Bedroom, 3.00 Bathroom, 1,801 sqft  
Residential on 0.07 Acres

Cranston, Calgary, Alberta

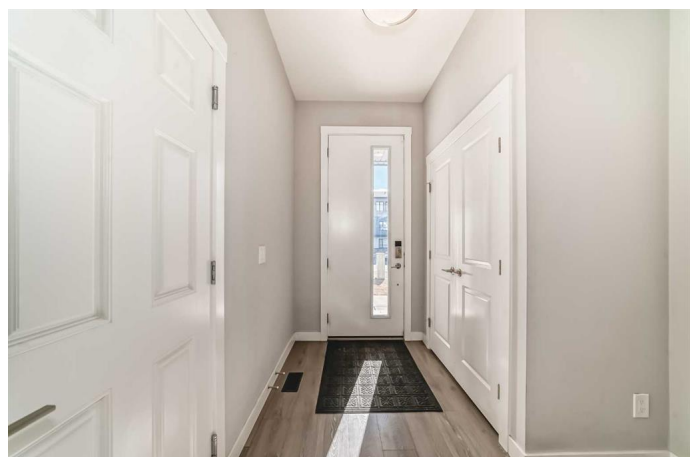
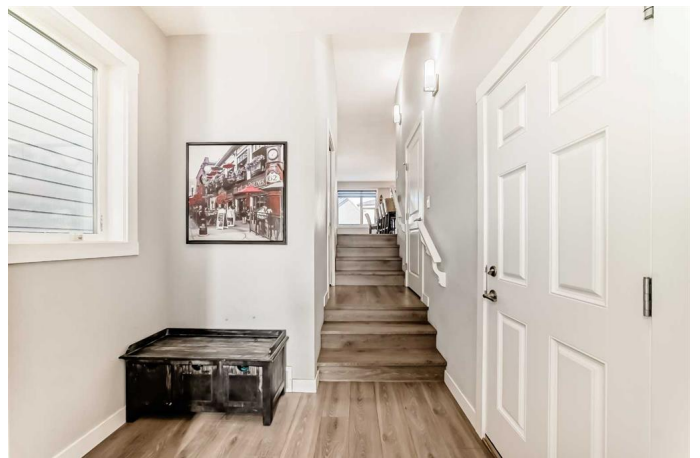
Welcome to this beautifully designed 3-bedroom, 2.5-bathroom home in the highly sought-after community of Cranston's Riverstone! Built in 2021, this modern residence perfectly blends style and functionality, featuring stainless steel appliances, sleek laminate flooring, and an open-concept, multi-level layout—ideal for both everyday living and entertaining.

The bright and spacious kitchen boasts granite countertops, a large island, and ample cabinetry, seamlessly flowing into the inviting living and dining area. Upstairs, you'll find a generous bonus room and convenient second-floor laundry.

The primary suite is a true retreat, located on the top level, featuring a spa-like ensuite and walk-in closet. Two additional bedrooms provide plenty of space for family or guests, and a second full bathroom completes this floor.

Enjoy the convenience of an unfinished walk-out basement, ready for your personal touch—whether it's a home gym, recreation room, or additional living space.

Nestled in Cranston's Riverstone, you'll love being surrounded by nature, with easy access to walking paths, parks, and the Bow River.



Donâ€™t miss this opportunity to call this incredible home yoursâ€”schedule a viewing today!

Built in 2021

### Essential Information

MLS® #	A2205180
Price	\$684,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,801
Acres	0.07
Year Built	2021
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	47 Cranbrook Gardens Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2X5

### Amenities

Amenities	Clubhouse, Racquet Courts, Recreation Facilities
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Soaking Tub, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Oven, Gas

	Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished, Walk-Out

## Exterior

Exterior Features	Balcony
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Cement Fiber Board
Foundation	Poured Concrete, Wood

## Additional Information

Date Listed	March 27th, 2025
Days on Market	83
Zoning	R-G
HOA Fees	495
HOA Fees Freq.	ANN

## Listing Details

Listing Office	Keller Williams BOLD Realty
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.