

\$774,900 - 78 Cranwell Common Se, Calgary

MLS® #A2230219

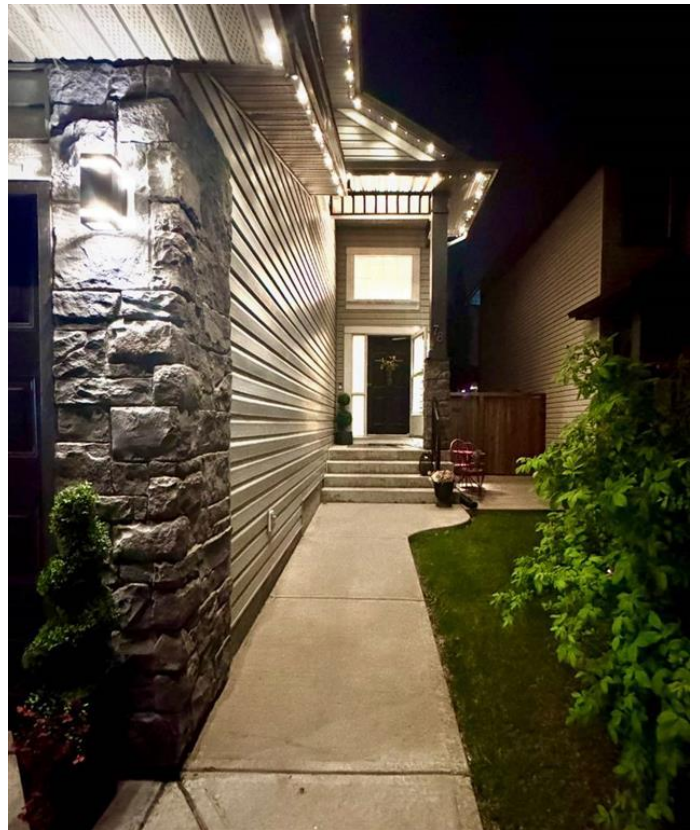
\$774,900

4 Bedroom, 4.00 Bathroom, 1,886 sqft

Residential on 0.09 Acres

Cranston, Calgary, Alberta

Welcome to Your new home in the heart of Cranston. Tucked away on a quiet, family-friendly street and just steps from three top-rated schools (both CBE and Catholic, elementary and middle), this FULLY developed, AIR CONDITIONED gem with oversized driveway and ARCHITECTURAL LIGHTING blends style & comfort with everyday functionality – RENOVATED from top to bottom just five years ago – including a NEW roof. Step inside to discover warm luxury vinyl plank flooring throughout the main level, and a captivating open-to-above entryway highlighted by an elegant feature wall. You will love the contemporary cream kitchen, complete with gleaming GRANITE countertops, stainless steel appliances, a generous island, and a walk-in pantry. From the bright dining area with OVERSIZED 3 panel patio doors leads to a sun-soaked, WEST facing two-tier deck that spans the width of the home. Surrounded at the rear by graceful Scandinavian trees and featuring a metal gazebo and a convenient dog run, this space is perfect for summer evenings and weekend gatherings. Back inside, the inviting large living room offers a corner FIREPLACE & stylish mantle, REMOTE CONTROLLED blinds – an ideal spot to unwind. A chic powder room and main-floor laundry complete this level. Upstairs, a spacious stylish BONUS room awaits with soaring ceilings, built-in shelving & entertainment area, dimmable pot lights, and plenty of room to relax, play, or



work. Just a few steps above, the luxurious primary suite provides the perfect retreat, featuring automated blinds, a walk-in closet, and a 5-piece ensuite including a jacuzzi tub. Two additional bedrooms and a fantastic appointed family bath complete the upper level. The lower FULLY FINISHED basement is designed for ultimate comfort â€” boasting a large family/rec room, a gorgeous full bathroom, and a huge fourth bedroom ideal for guests, teens, or a home office. The mechanical room is immaculately maintained, featuring a NEW hot water tank, SERVICED furnace and storage. All of this, just minutes from shops, restaurants, grocery and pet stores, banks, and effortless access to Stoney Trail and Deerfoot. Cranston offers more than a home â€” itâ€™s a lifestyle. Stroll along scenic bike and walking paths, enjoy local parks and playgrounds, or take advantage of the vibrant Cranston Residentsâ€™ Association, offering a gym, tennis courts, splash park, skating rink, and year-round community fun.

Built in 2007

Essential Information

MLS® #	A2230219
Price	\$774,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,886
Acres	0.09
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	78 Cranwell Common Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0J4

Amenities

Amenities	Clubhouse, Fitness Center, P Racquet Courts
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Bookcases, Built-in Features Counters, Kitchen Island, N Storage, Walk-In Closet(s), Wired for Sound
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Oven, Electric Stove, Garage Control(s), Garburator, Humidifier, Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Circulating
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Dog Run, Storage
Lot Description	Back Yard, Few Trees, Front Yard, Gazebo, Lawn, Level, Rectangular Lot, Street Lighting, Dog Run Fenced In
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	June 12th, 2025
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Days on Market	3
Zoning	R-G
HOA Fees	195
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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