



GRASSROOTS
REALTY GROUP

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100 Cranberry Circle SE
Calgary, Alberta

MLS # A2244879



\$689,900

Division:	Cranston		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,709 sq.ft.	Age:	2009 (16 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached, Driveway		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Dry Bar, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)		
Inclusions:	Air Conditioner		

Welcome to 100 Cranberry Circle SE, a beautifully maintained 4-bedroom, 4-bathroom home located in the sought-after community of Cranston. This inviting two-storey is designed with everyday living in mind, offering a smart and functional layout with plenty of space for the whole family. The main floor is bright and open, with large windows that let in an abundance of natural light. The cozy living room features a gas fireplace, perfect for relaxing evenings, while the kitchen offers generous cabinet space, a central island with breakfast bar seating, and direct access to a spacious dining area that can easily accommodate large gatherings. A convenient two-piece bath and main floor laundry add even more functionality. Upstairs, the primary bedroom is equipped with a walk-in closet and a four-piece ensuite complete with a deep soaker tub. Two additional bedrooms and a full bathroom provide plenty of space for family or guests. The standout feature on this level is the large bonus room with vaulted ceilings; ideal for a second living area, playroom, or home office. The finished basement extends your living space with a recreation room, dry bar, an additional bedroom, another full bathroom, and extra storage. Outside, enjoy a private, fully fenced backyard with a raised deck, perfect for summer barbecues and evenings under the stars. Living in Cranston means being part of a vibrant, family-oriented community surrounded by natural beauty. Enjoy scenic walking and biking paths along the Bow River, nearby playgrounds and parks, and easy access to schools and everyday amenities. It's a neighborhood where families thrive and nature is always close to home. Central AC for hot summer days and central vacuum system included. This one checks all the boxes. Book your private showing today and come see it for yourself!

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