

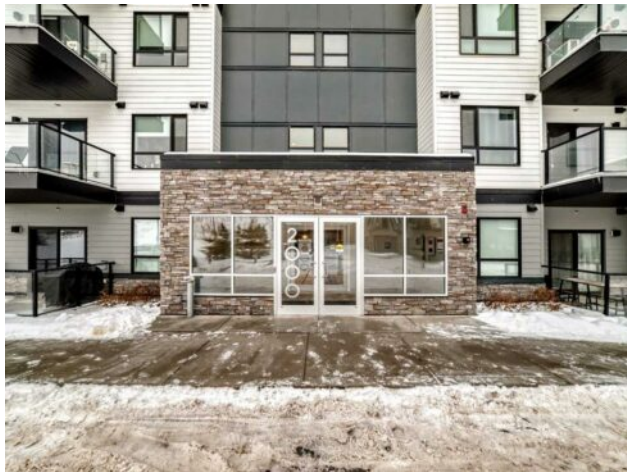


GRASSROOTS
REALTY GROUP

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**2401, 42 Cranbrook Gardens SE
Calgary, Alberta**

MLS # A2273729



\$300,000

Division:	Cranston		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	642 sq.ft.	Age:	2022 (3 yrs old)
Beds:	1	Baths:	1
Garage:	Asphalt, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Hardwood, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 282
Basement:	-	LLD:	-
Exterior:	Brick, Composite Siding	Zoning:	M-1
Foundation:	-	Utilities:	-
Features:	Elevator, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Stone Counters, Walk-In Closet(s)		

Inclusions: Window coverings

Welcome to your new home! One of the bigger single-bedroom units in the building with a bright, open layout. Enjoy a kitchen with a spacious quartz island, newer appliances, and plenty of storage. Welcome a lot of natural light in your living room. The bedroom has massive walk-in closet. The laundry room offers additional storage. Bathe in the sun in the comfort of your own balcony. Plus, you'll have the convenience of a designated parking space(Stall 28) . Pets are welcome! What are you waiting for talk to your favorite realtor to book a showing.