242 Cranford Common SE
Calgary, Alberta

MLS # A2152310

$675,000

Division:	Cranston
Type:	Residential/House
Style:	2 Storey

Size:	1,721 sq.ft.	**Age:**	2013 (11 yrs old)
Beds:	3	**Baths:**	2 full / 1 half

Garage:	Double Garage Detached, Garage Faces Rear, Oversized
Lot Size:	0.07 Acre
Lot Feat:	Back Lane, Low Maintenance Landscape, Rectangular Lot

Heating:	Forced Air, Natural Gas		**Water:**	-
Floors:	Carpet, Ceramic Tile, Hardwood		**Sewer:**	-
Roof:	Asphalt Shingle		**Condo Fee:**	-
Basement:	Full, Unfinished		**LLD:**	-
Exterior:	Vinyl Siding		**Zoning:**	R-1N
Foundation:	Poured Concrete		**Utilities:**	-

Features: Kitchen Island, No Animal Home, No Smoking Home, Walk-In Closet(s)

Inclusions: Blinds, Wall mount for TV

OPEN HOUSE THIS SATURDAY JULY 27TH FROM 12-2PM. This home is a true gem, boasting over 1700 sqft of living space with room for expansion in the undeveloped basement. The exterior features a gorgeous covered front porch, west-facing backyard, and stunning custom-designed cedar deck with garden pots in your low maintenance backyard. Inside, you will find central air conditioning, updated interior paint, hardware, and fixtures. There is a beautiful open spiral staircase, large windows, and refinished maple hardwood flooring with 9’ ceilings throughout the main floor. The upper level has 3 bedrooms and 2 bathrooms with a loft/bonus room area that would make a great additional living area/office space. The primary suite with walk-in closet & 4pc ensuite with soaker tub and separate glass shower with granite countertops and tons of vanity storage. The dream kitchen is fully equipped with stainless steel appliances, black granite countertops, custom tile backsplash, huge island that includes a large pantry and wine rack and tons of maple cabinets. Double detached oversized garage that can fit 2 full size vehicles plus workspace. With its prime location in Cranston, this home offers easy access to community amenities, local schools, grocery stores, restaurants, and more.