



**20 Cranridge Crescent SE  
Calgary, Alberta**

**MLS # A2180612**



**\$749,900**

<b>Division:</b>	Cranston		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,805 sq.ft.	<b>Age:</b>	2011 (13 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.09 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, City Lot, Front Yard, Landscaped, Street Lighting, Priv		

<b>Heating:</b>	Fireplace(s), Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-G
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bar, Chandelier, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Vinyl Windows, Walk-In Closet(s)		
<b>Inclusions:</b>	None		

Welcome to your dream home at 20 Cranridge Crescent SE, situated in the beautiful community of Cranston. This stunning two-story home offers a perfect blend of modern elegance and functional living. As you enter, you are greeted by a spacious foyer leading to a bright open-concept living area. The gourmet kitchen features stainless steel appliances, quartz countertops, and a large island perfect for entertaining. The adjacent dining area flows seamlessly into the cozy family room, complete with a gas fireplace, ideal for family gatherings. There is a half bathroom on the main floor. Upstairs, you'll find the generous master suite, boasting a walk-in closet and a luxurious ensuite bathroom with a soaking tub, and a separate shower. Two additional bedrooms provide ample space for family or guests, along with another full bathroom and a convenient laundry room. The fully finished basement offers an additional bedroom and bathroom and extra living space, perfect for a home theater or play area, along with additional storage. Features Include: Double attached garage for convenience Beautifully landscaped backyard with a spacious deck for outdoor entertaining Close proximity to parks, schools, shopping, and public transportation Access to Cranston's community amenities, including pathways and recreational facilities Don't miss out on this exceptional opportunity to own a beautiful home in one of Calgary's most desirable neighborhoods!