

## 106, 102 Cranberry Park SE Calgary, Alberta

**MLS # A2229133**



**\$356,900**

|                  |                                    |               |                   |
|------------------|------------------------------------|---------------|-------------------|
| <b>Division:</b> | Cranston                           |               |                   |
| <b>Type:</b>     | Residential/Low Rise (2-4 stories) |               |                   |
| <b>Style:</b>    | Apartment-Single Level Unit        |               |                   |
| <b>Size:</b>     | 847 sq.ft.                         | <b>Age:</b>   | 2012 (13 yrs old) |
| <b>Beds:</b>     | 2                                  | <b>Baths:</b> | 2                 |
| <b>Garage:</b>   | Titled, Underground                |               |                   |
| <b>Lot Size:</b> | -                                  |               |                   |
| <b>Lot Feat:</b> | -                                  |               |                   |

|                    |  |                   |        |
|--------------------|--|-------------------|--------|
| <b>Heating:</b>    | Baseboard  | <b>Water:</b>     | -      |
| <b>Floors:</b>     | Vinyl Plank  | <b>Sewer:</b>     | -      |
| <b>Roof:</b>       | -  | <b>Condo Fee:</b> | \$ 543 |
| <b>Basement:</b>   | -  | <b>LLD:</b>       | -      |
| <b>Exterior:</b>   | Stone, Vinyl Siding, Wood Frame                            | <b>Zoning:</b>    | M-2    |
| <b>Foundation:</b> | -  | <b>Utilities:</b> | -      |
| <b>Features:</b>   | No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s) |                   |        |

**Inclusions:** BBQ, Bar stool, TV Stand.

Welcome to Cranston Place. This 2-bedroom, 2-bathroom condo is bright, stylish, and move-in ready with an open layout that makes the most of every square foot. The kitchen is fresh and functional, featuring quartz countertops, stainless steel appliances, and plenty of crisp white cabinetry. Luxury vinyl plank flooring runs throughout the space, tying everything together. What truly sets this home apart is its convenient main floor location with a private walk-out patio, perfect for pet owners, outdoor dining, or unloading groceries with ease. The gas line is ready for your BBQ, making summer evenings a breeze. The living room offers a cozy gas fireplace for winter nights, while the spacious primary bedroom includes a walk-in closet and private ensuite. The second bedroom is generously sized and located near the main 4-piece bath. Additional features include a large in-suite laundry room, titled underground parking, and your own assigned storage locker. Located just across from the Junior High and a short walk to the scenic Cranston Ridge Loop, you are also minutes from Fish Creek Park and Sikome Lake. This home checks all the boxes. Contact your favourite Realtor to book a showing today.