

120 Cranston Drive SE
Calgary, Alberta

MLS # A2232416



\$750,000

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|------------------|------------------------|---------------|-------------------|
| Division: | Cranston | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,294 sq.ft. | Age: | 2000 (25 yrs old) |
| Beds: | 3 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.06 Acre | | |
| Lot Feat: | Back Yard, Front Yard | | |

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|--------------------|--|-------------------|-----|
| Heating: | Central | Water: | - |
| Floors: | Carpet, Ceramic Tile, Hardwood, Laminate | Sewer: | - |
| Roof: | Asphalt | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Stucco, Wood Frame | Zoning: | R-G |
| Foundation: | Poured Concrete | Utilities: | - |

Features: Breakfast Bar, Ceiling Fan(s), Central Vacuum, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)

Inclusions: Area Rug in Basement Office, Utility Shelves in Basement (2), Gazebo & Pergola on Back Deck

Introducing 120 Cranston Drive SE, a former showhome nestled in Cranston's family-friendly southeast corridor. Offering over 3,300sqft of exquisitely finished living space, this 3-bedroom, 3.5-bath home features soaring vaulted ceilings, spacious living areas, and a fully developed basement perfect for kids, entertainment, or a potential 4th bedroom. Beyond the interior, the property shines with its private garden oasis, pergola and gazebo, lush seating nooks, and abundant greenery – ideal for hosting or quiet relaxation. Additional highlights include a double attached garage with a built-in heater, main-floor laundry, central vacuum, and a Telus-monitored security system for peace of mind. Directly across the street, you'll enjoy a large green space perfect for outdoor play, morning walks, or family activities. Just steps from schools, playgrounds, Cranston Market, and the scenic Bow River pathways, this home blends sophisticated design with a vibrant, connected community vibe.