\$949,000 - 25 Cranwell Place Se, Calgary

MLS® #A2213445

\$949,000

4 Bedroom, 4.00 Bathroom, 2,273 sqft Residential on 0.12 Acres

Cranston, Calgary, Alberta

Stunning Home in a Quiet Cul-de-Sac! Welcome to this wonderful 4-bedroom, 3.5-bathroom WALKOUT family home, offering over 3,398 square feet of luxurious living space on 3 levels. Located in a peaceful cul-de-sac, this property seamlessly blends traditional charm with modern upgrades, providing the ideal setting for both relaxation and entertainment. Step inside and you will find the curved grand staircase and an open-concept floorplan, where the spacious living room, featuring soaring ceilings and can be overlooked from the second floor. Large windows throughout flood the space with natural light, creating a bright and welcoming ambiance. Both the living room and lower-level family room are enhanced by cozy gas fireplaces, perfect for those chilly evenings. The upgraded kitchen with sleek countertops, high-end appliances The WARM Porcelain tiles throughout the main floor create flow and low maintenance. A large formal dining room adds an elegant touch, offering the perfect space for dinner parties and family gatherings. MAIN FLOOR OFFICE and laundry room complete this level. Upstairs, you'll find three generously sized bedrooms, including a serene master suite with a private 5-piece en-suite bathroom, double sink vanity, private water closet and soaker tub for ultimate comfort. The WALKOUT basement provides even more living space, including a large living area, separate entrance mudroom with stacking washer and dryer, a full 4-piece







bathroom, large bedroom that's perfect for guests, can be used as an illegal suite or as a private home office. Outdoor living is just as impressive as the interior. Step outside to a newly upgraded spacious deck complete with a charming gazebo and comfortable sectional patio furniture includedâ€"ideal for alfresco dining or simply relaxing. The lower patio level is home to a luxurious hot tub, also included, creating a private retreat where you can unwind after a long day. The backyard offers plenty of space for gardening, play, or further outdoor entertainment. With large rooms, an open layout, and thoughtful design elements throughout, this home is the perfect blend of modern convenience and classic appealâ€"ideal for growing families, those who love to entertain, or anyone in search of a peaceful sanctuary in a quiet, family-friendly neighborhood. Perfect location with schools, playgrounds and offering quick access to Stoney and Deerfoot Trails and major shopping just minutes away at South Trail. Some other upgrades include - New shingles in 2022, Hot water tank replaced in 2021, deck new glass railings with floor membrane and with soffit and fascia on the underside of deck creating the covered lower patio area with hot tub, front door replaced 2024., granite countertops, granite sink, french doors in office.

Built in 2001

Half Baths

Essential Information

 MLS® #
 A2213445

 Price
 \$949,000

 Bedrooms
 4

 Bathrooms
 4.00

 Full Baths
 3

1

Square Footage 2,273

Acres 0.12 Year Built 2001

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

Community Information

Address 25 Cranwell Place Se

Subdivision Cranston
City Calgary
County Calgary
Province Alberta
Postal Code T3M 1A2

Amenities

Amenities Playground

Parking Spaces 4

Parking Double Garage Attached

of Garages 2

Interior

Interior Features Central Vacuum, Double Vanity, French Door, Granite Counters, High

Ceilings, Kitchen Island, Open Floorplan, Soaking Tub, Vaulted

Ceiling(s), Vinyl Windows, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Disposal, Dryer, Garage Control(s),

Gas Stove, Microwave Hood Fan, Range Hood, Washer, Washer/Dryer

Stacked, Water Softener, Window Coverings, Water Purifier

Heating Fireplace(s), Forced Air

Cooling Central Air

Fireplace Yes
of Fireplaces 2
Fireplaces Gas
Has Basement Yes

Basement Exterior Entry, Finished, Full, Suite, Walk-Out

Exterior

Exterior Features Private Entrance, Private Yard

Lot Description Back Yard, Cul-De-Sac, Few Trees, Gazebo, Landscaped, Level, Pie

Shaped Lot

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 22nd, 2025

Days on Market 7

Zoning R-G

HOA Fees 189

HOA Fees Freq. ANN

Listing Details

Listing Office Revolve Realty Group Inc.

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