

# \$405,000 - 199 Cranford Walk Se, Calgary

MLS® #A2239399

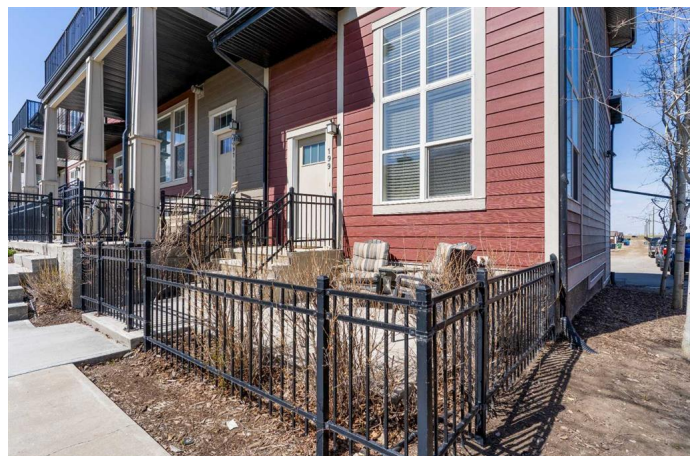
**\$405,000**

2 Bedroom, 3.00 Bathroom, 1,235 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

Don't miss the NEW PRICE for this Double WIDE Attached-Garage 3-Level Townhome for \$405k - holidays just got way more affordable! SEE Floor Plans, and 3D iGuide Virtual Tour. END UNIT, ONE NEIGHBOUR, and open around 3 sides by pathways. Quiet private patio under community fence. 199 Cranford Walk SE is right by single family alley's additional parking. The 3-level-split plan is vaulted, with HUGE windows, beside the tiled Foyer Entry (with closet). Up half a flight is Dining and Kitchen, with fridge, pantry and desk/coffee area, across from the wrapped cabinets with space for island and a raised eating bar. Granite counters, glass top range, microwave hood and dishwasher are stainless steel, and the decor is contemporary dark cabinets with snazzy tile-work. This gorgeous 1235 square foot home includes plank and tile floors. Upstairs, double Primary Bedrooms, each has Ensuite with Granite vanities, a walk-in shower or tub/shower unit, large Walk-in Closets with added shelving. Wide Loft-landing can be used for Laundry or reading. BONUS: Lowest level has storage under the stairs AND a full Games Room, partly developed with drywall. Furnace was recently serviced, Hot Water Tank is 60GAL. Enjoy BBQ year round on the concrete patio. Harvest Mosaic in Cranston SAVES owners money - solar panels, micro inverters, motion security lights at the low-maintenance pathways, high end siding, masonry, iron railings, and tiered-pathways between unit



blocks, give privacy and chalet curb appeal.  
Don't wait to experience 199 Cranford Walk  
SE today - agents can see documents  
immediately.

Built in 2013

### Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2239399      |
| Price          | \$405,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,235         |
| Acres          | 0.00          |
| Year Built     | 2013          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 3 Level Split |
| Status         | Active        |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 199 Cranford Walk Se |
| Subdivision | Cranston             |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T3M 1R6              |

### Amenities

|                |                                               |
|----------------|-----------------------------------------------|
| Amenities      | Parking, Snow Removal, Trash, Visitor Parking |
| Parking Spaces | 3                                             |
| Parking        | Double Garage Attached                        |
| # of Garages   | 2                                             |

### Interior

|                   |                                                                                                                                            |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Storage, Vinyl Windows, Walk-In Closet(s), Bar, Ceiling Fan(s), |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------|

|              |                                                                                                      |
|--------------|------------------------------------------------------------------------------------------------------|
|              | Closet Organizers, Stone Counters, Vaulted Ceiling(s)                                                |
| Appliances   | Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings, Electric Range |
| Heating      | Forced Air                                                                                           |
| Cooling      | None                                                                                                 |
| Has Basement | Yes                                                                                                  |
| Basement     | Partial                                                                                              |

## Exterior

|                   |                                                                                                        |
|-------------------|--------------------------------------------------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard                                                                         |
| Lot Description   | Corner Lot, Front Yard, Low Maintenance Landscape, Landscaped, Open Lot, Underground Sprinklers, Views |
| Roof              | Asphalt Shingle                                                                                        |
| Construction      | Wood Frame, Composite Siding                                                                           |
| Foundation        | Poured Concrete                                                                                        |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 18th, 2025 |
| Days on Market | 115             |
| Zoning         | M-1             |
| HOA Fees       | 181             |
| HOA Fees Freq. | ANN             |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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