

# \$780,000 - 151 Cranwell Close Se, Calgary

MLS® #A2262606

**\$780,000**

5 Bedroom, 4.00 Bathroom, 2,388 sqft

Residential on 0.13 Acres

Cranston, Calgary, Alberta

WELCOME to this large 5 bed/3.5 bath family home, backing onto a playground & the pathway system, on a beautiful quiet street in the lovely mature community of Cranston! With over 3200 sq.ft of developed space there is plenty of room for a family to grow into! Outside the home you'll love the quiet location & the fact that the galvanized steel roofing (2013) has a transferable 50 yr warranty & stucco exterior finishing so hail is no issue. Walking into the open foyer, you'll appreciate the thoughtful layout of the home. The spacious living room features a lovely bay window overlooking the quiet street. The airy open concept kitchen/dining area is perfect for the gourmet chef in your home. Features include a large island w/lots of storage, new appliances (LG fridge, Samsung electric range/microwave hood fan/dishwasher), dedicated dining area & large windows all along the back wall, flooding the area with natural light, ideal for entertaining. The generously sized family room features a gas fireplace with mantle & built in media unit and storage. Off the dining room you'll find a spacious 3 season sun room, & large composite deck with glass railing, perfect for unwinding at the end of a long day. The backyard features a fire pit area for smores in summer, plenty of grass for your kids & fur babies alike to run around and backs onto a lovely playground & pathway system that runs through the community. A main floor office with French doors is a quiet space to work



from home. The powder room & mudroom w/built in storage complete the main level. Upstairs, the bright primary suite features a large walk in closet and the 5 pc ensuite with a double vanity w/plenty of storage, a soaker tub & glass fronted shower. Three additional spacious bedrooms & a 4 pc bath complete the upper level. The finished lower level features a huge recreation room for kids to play, a good sized 5th bedroom & 3 pc bath. The family forward community of Cranston has it all! Walking & biking pathways wander through the area, with easy access to Fish Creek Park & the Bow River, known for it's world class fly fishing. Playgrounds & parks abound throughout, and Century Hall features great ongoing community events such as pop up markets & exercise classes. This amenity rich neighbourhood has great schools, plenty of shops, services & restaurants, plus a quick drive to Seton for movie theatres, more shopping & restaurants and the South Calgary Health Campus. Quick access to both Stoney Trail & Deerfoot Trail make commuting a breeze. Book your showing today!

Built in 2001

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2262606    |
| Price          | \$780,000   |
| Bedrooms       | 5           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 2,388       |
| Acres          | 0.13        |
| Year Built     | 2001        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |

|        |        |
|--------|--------|
| Status | Active |
|--------|--------|

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 151 Cranwell Close Se |
| Subdivision | Cranston              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3M 1A9               |

### Amenities

|                |                                             |
|----------------|---------------------------------------------|
| Amenities      | None                                        |
| Parking Spaces | 4                                           |
| Parking        | Double Garage Attached, Driveway, Insulated |
| # of Garages   | 2                                           |

### Interior

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, French Door, Kitchen Island, Laminate Counters, Walk-In Closet(s) |
| Appliances        | Dishwasher, Electric Range, Freezer, Garage Control(s), Microwave Hood Fan, Refrigerator, Window Coverings, Water Softener             |
| Heating           | Forced Air, Natural Gas                                                                                                                |
| Cooling           | None                                                                                                                                   |
| Fireplace         | Yes                                                                                                                                    |
| # of Fireplaces   | 1                                                                                                                                      |
| Fireplaces        | Gas, Mantle, Tile                                                                                                                      |
| Has Basement      | Yes                                                                                                                                    |
| Basement          | Finished, Full                                                                                                                         |

### Exterior

|                   |                                                                      |
|-------------------|----------------------------------------------------------------------|
| Exterior Features | Other                                                                |
| Lot Description   | Back Yard, Backs on to Park/Green Space, No Neighbours Behind, Treed |
| Roof              | Metal                                                                |
| Construction      | Stucco, Wood Frame                                                   |
| Foundation        | Poured Concrete                                                      |

### Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 16th, 2025 |
| Days on Market | 5                  |

|                |     |
|----------------|-----|
| Zoning         | R-G |
| HOA Fees       | 190 |
| HOA Fees Freq. | ANN |

## Listing Details

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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