

\$464,900 - 106 Cranbrook Square Se, Calgary

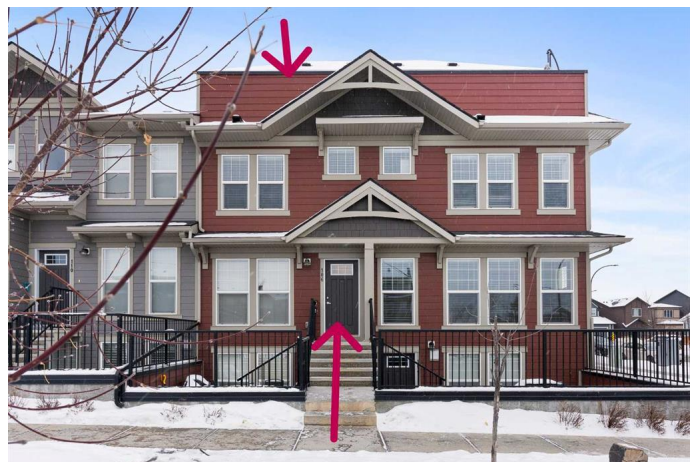
MLS® #A2194129

\$464,900

2 Bedroom, 3.00 Bathroom, 1,368 sqft
Residential on 0.00 Acres

Cranston, Calgary, Alberta

Pet Friendly Complex! 106 Cranbrook Square SE, An exceptional modern open concept 2-bedroom home located in Cranston's ZEN Riverstone, a highly sought after community on the edge of the Bow River offering stunning views & gorgeous walking paths. You will love the upgrades & design choices in this 3-storey townhome with a private rooftop terrace. The master bedroom features a 3pc ensuite bath with standing glass shower & dual his-and-hers closets providing lots of storage space. Luxury vinyl plank flooring throughout the main living areas, 9' ceilings on main floor, upgraded quartz counters & SS Appliances. Air Conditioned to keep you comfortable on hot summer days. The three-floor layout is perfect for creating different spaces within the home, the top-level room is a cozy retreat with lots of natural light, which could be used as a family room, workout space, home office or space for guests, with the bonus of a Private Patio with gorgeous views. Your own private yard completely fenced with space for a small garden & a patio set. This is a Pet friendly complex with board approval. Being part of the Cranston Residents Association, you will enjoy the skating rink, splash park, playground, tennis & basketball courts. This home is the perfect location, there is a playground just steps away and so close to South Health Campus, restaurants, shopping, theatres, parks, pathways, & the best YMCA. Nature Lovers will enjoy the walking/biking trails in Fish creek park and the Bow River. Plus, very



easy access to Deerfoot & Stoney Trail.
Don't wait - Book your appointment today!

Built in 2021

Essential Information

MLS® #	A2194129
Price	\$464,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,368
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	Stacked Townhouse
Status	Active

Community Information

Address	106 Cranbrook Square Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M3E3

Amenities

Amenities	Park, Parking, Playground
Parking Spaces	2
Parking	Stall, Titled, Assigned

Interior

Interior Features	Quartz Counters
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	Central Air

Basement None

Exterior

Exterior Features Balcony, Private Yard

Lot Description Back Yard, City Lot

Roof Asphalt

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed February 19th, 2025

Days on Market 41

Zoning M-1

HOA Fees 518

HOA Fees Freq. ANN

Listing Details

Listing Office TREC The Real Estate Company

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