

# \$350,000 - 4305, 522 Cranford Drive Se, Calgary

MLS® #A2233144

**\$350,000**

2 Bedroom, 2.00 Bathroom, 840 sqft

Single Family on 0.00 Acres

Cranston, Calgary, Alberta

Welcome to your stylish oasis in the heart of Cranston – where modern living meets everyday convenience! This beautifully upgraded unit offers the feel of new construction without the price tag, and it's just a 5-minute walk to scenic Cranston Ridge with quick access to the Bow River valley. Step inside to a spacious entryway that flows into a bright, open-concept living area. The heart of the home is a stunning kitchen featuring over \$15,000 in upgrades – including sleek quartz countertops, modern stainless steel appliances, pendant lighting, and a HUGE island with seating for four. Durable vinyl flooring adds both beauty and function throughout the main space. Enjoy the privacy of a smart split-bedroom layout, with the primary suite boasting a large walk-in closet, dual sinks, upgraded shower, and extra cabinet storage. Big windows fill the space with natural light, and the living room opens directly to a large balcony – perfect for relaxing or entertaining. It also includes a titled parking stall just steps from the entrance. Ideally located near shopping, dining, and nightlife in the Seton commercial district. You're minutes from the Seton YMCA, South Health Campus, and six golf courses within a 10-minute radius. Whether you're an outdoor adventurer or a city dweller, this location truly offers it all! (id:6289)

Built in 2020



## Essential Information

Listing #	A2233144
Price	\$350,000
Bedrooms	2
Bathrooms	2.00
Square Footage	840
Acres	0.00
Year Built	2020
Type	Single Family
Sub-Type	Condominium/Strata

## Community Information

Address	4305, 522 Cranford Drive Se
Subdivision	Cranston
City	Calgary
Province	Alberta
Postal Code	T3M2L7

## Amenities

Amenities	Park, Playground, Schools, Shopping
Features	No Animal Home, No Smoking Home, Gas BBQ Hookup, Parking
Parking Spaces	1

## Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave
Heating	Natural gas Baseboard heaters
Cooling	None
# of Stories	4

## Exterior

Exterior	Vinyl siding
Construction	Wood frame

## Listing Details

Listing Office	CIR Realty
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Listing information last updated on October 13th, 2025 at 3:17pm PDT