

\$595,000 - 61 Cranford Place Se, Calgary

MLS® #A2264393

\$595,000

3 Bedroom, 3.00 Bathroom, 1,485 sqft

Single Family on 0.08 Acres

Cranston, Calgary, Alberta

OPEN HOUSE SATURDAY OCTOBER 25th, 2-4PM! HOME SWEET HOME! Welcome to this outstanding, UPGRADED 2 storey family home situated on a spacious (35' x 115') lot in the extremely sought-after SE community of Cranston on a quiet, family-friendly cul-de-sac. This contemporary, immaculately maintained home offers 3 bedrooms, 2.5 bathrooms, 1,485 stylish SQFT of above grade living space, a MASSIVE 22 x 32'™ GARAGE with a workshop and a freshly, beautifully manicured yard with a dog run. Custom-built by Morrison Homes, this home features pride of ownership throughout this original owner home. The main floor offers the perfect blend of modern living with luxurious laminate flooring, 9 foot ceilings, hunter douglas blind package and a seamless open concept floor plan with a 2 piece vanity bathroom, spacious foyer, formal dining area with a custom built-in dining hutch, sun-drenched living room with oversized windows and the gourmet chef's™ kitchen complete with newer appliances (Microwave. Electric stove replaced in 2024), gleaming granite countertops and a granite island with a breakfast bar, convenient pantry and oversized 42'• cabinetry. Heading upstairs you will find 2 generous sized bedrooms, each with STUNNING MOUNTAIN VIEWS, a wonderful 4 piece bathroom and an upstairs laundry room with a 2024 washer/dryer. Completing this floor is the extraordinary primary retreat with a spa-like 4 piece ensuite bathroom with a deep soaker



tub, a private 48" shower with a seat and a walk-in closet for your convenience. Downstairs, you will find your unfinished basement with a ton of potential to add value with future development as there are 2 egress windows and a bathroom rough-in with shower/tub insert ready to be installed. Outside, is one of your major highlights, the massive natural gas heated and insulated double to quad detached garage with 40 amp, 220V power, a dream workshop with a built in cabinets and extra workspace. Your fully fenced backyard provides you with our own private oasis with a lean-to greenhouse and a large deck with a BBQ gas line that's perfect for entertaining. You can't beat this location, close to Century Hall with exclusive amenities such as a hockey rink, park, seasonal markets and fitness programs, golf courses, pathways and the ravine, South Health Campus and YMCA, reputable schools, shopping, public transportation and major roadways with easy access to Deerfoot and Stoney Trail. Book your private viewing of this GEM today! (id:6289)

Built in 2012

Essential Information

Listing #	A2264393
Price	\$595,000
Bedrooms	3
Bathrooms	3.00
Half Baths	1
Square Footage	1,485
Acres	0.08
Year Built	2012
Type	Single Family
Sub-Type	Freehold

Community Information

Address	61 Cranford Place Se
Subdivision	Cranston
City	Calgary
Province	Alberta
Postal Code	T3M0X8

Amenities

Amenities	Golf Course, Park, Playground, Recreation Nearby, Schools, Shopping, Exercise Centre
Features	See remarks, Back lane, PVC window, Closet Organizers, No Smoking Home, Level, Parking
Parking Spaces	4
Parking	Detached Garage, Garage, Heated Garage, Oversize, See Remarks
# of Garages	3
View	View

Interior

Appliances	Refrigerator, Range - Electric, Dishwasher, Microwave, Window Coverings, Garage door opener, Washer/Dryer Stack-Up
Heating	Natural gas Forced air
Cooling	None
# of Stories	2

Exterior

Exterior	Vinyl siding
Exterior Features	Fruit trees, Landscaped, Lawn
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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