

\$1,235,000 - 671 Cranston Avenue Se, Calgary

MLS® #A2193178

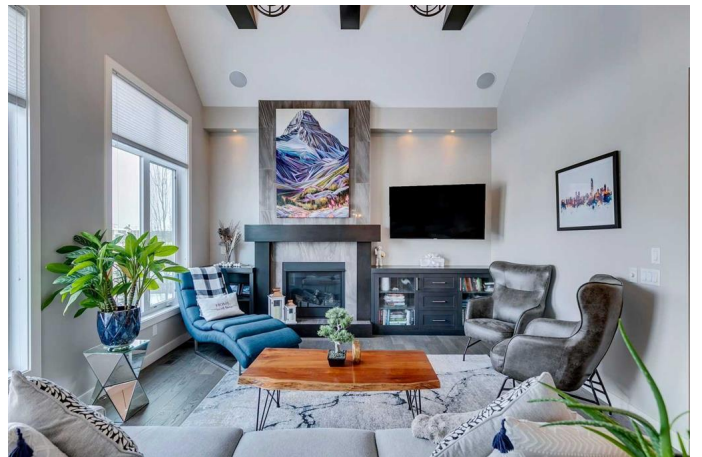
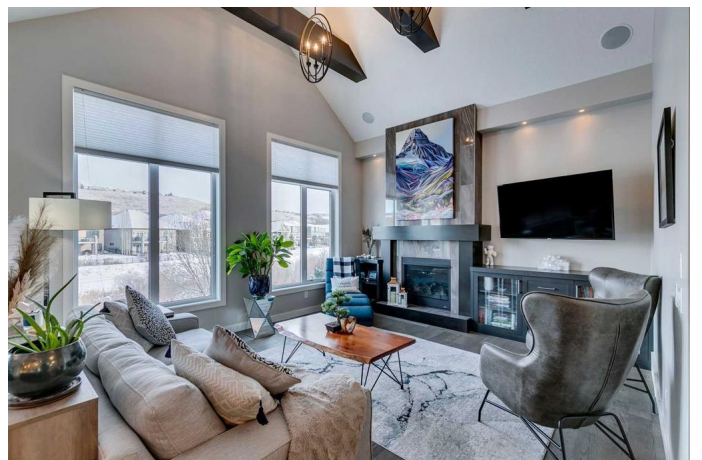
\$1,235,000

4 Bedroom, 4.00 Bathroom, 3,094 sqft

Residential on 0.13 Acres

Cranston, Calgary, Alberta

STUNNING ESTATE HOME | WALK-OUT | BACKING ONTO A RAVINE | |Fall in LOVE with this breathtaking 4-bedroom home in the desirable Cranston pocket of Riverstone. This home is all about combining LUXURY and FAMILY-COMFORT, offering 4,300 sq ft of meticulously designed living space. From the moment you step inside, youâ€™ll be impressed by the 16-FT VAULTED CEILINGS in the great room, OVERSIZED WINDOWS offering a serene RAVINE VIEW, a striking modern fireplace and EXPOSED BEAMS. The gourmet kitchen is a dream, featuring granite countertops, a LARGE ISLAND with seating for 4, premium stainless-steel appliances including a built-in wall oven and GAS COOKTOP. Spacious walk-in pantry, elegant BUTLER PANTRY, and functional MUDROOM with built-in bench and wall hooks. Bright and private MAIN FLOOR OFFICE can also be used as a study area, music roomâ€”whatever you need! Upstairs, the BONUS ROOM is bathed in natural light, offering the perfect for family movie nights, a play area, or a cozy retreat to unwind. The primary suite features a spa-like ensuite boasting dual vanities, a soaker tub, a glass-enclosed shower, and a walk-in closet. Three additional bedrooms ideal for family or guests. UPPER FLOOR LAUNDRY with closet, storage and sink complete the level. The WALK-OUT LOWER LEVEL is an entertainerâ€™s dream with a spacious recreation room, a custom wet bar, and room for a home gym or theatre. Step



outside to enjoy the covered patio, fenced backyard, or upper deck, all while taking in the ravine views. Additional highlights include a HEATED TRIPLE-CAR garage, and AIR CONDITIONING. You'll love the proximity to the BOW RIVER PATHWAYS, parks, and schools. Quick access to Cranston's Century Hall with skating, splash park and more. Minutes to all the amenities you need in Seton, including the YMCA, South Health Campus, shopping, and dining. Don't miss this rare opportunity.

Built in 2014

Essential Information

MLS® #	A2193178
Price	\$1,235,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,094
Acres	0.13
Year Built	2014
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	671 Cranston Avenue Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2J5

Amenities

Amenities	Other
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Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

Interior

Interior Features	Central Vacuum
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Garburator, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Wine Refrigerator, Water Softener
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Walk-Out, Exterior Entry

Exterior

Exterior Features	Lighting
Lot Description	Landscaped, Backs on to Park/Green Space, Back Yard, Interior Lot
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	February 7th, 2025
Days on Market	34
Zoning	R-G
HOA Fees	368
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
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