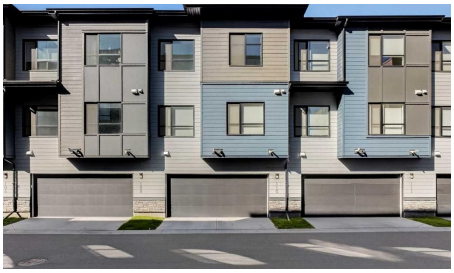
110 42 Cranbrook Gardens SE

Calgary | Active | MLS® A2341634

$489,900









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**2021**	**1,853 sq. ft.**

Your next move starts with a conversation.

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Listed by eXp Realty

A closer look

Fronting onto the COURTYARD, this stylish 3-BEDROOM + 2-DEN townhome by award-winning CEDARGLEN LIVING combines modern design with everyday functionality. Nestled beside SCENIC PONDS in a beautifully landscaped, PET-FRIENDLY complex, it offers a connected yet tranquil lifestyle. An INSULATED DOUBLE ATTACHED GARAGE with WATER BIB makes parking and projects easy, while a FLEXIBLE ENTRY-LEVEL SPACE adapts perfectly as a PLAYROOM, REC ROOM, OFFICE, or HOBBY AREA. The bright, OPEN-CONCEPT MAIN FLOOR is filled with NATURAL LIGHT from both NORTH and SOUTH EXPOSURES. A comfortable LIVING ROOM flows seamlessly into the DINING AREA and GOURMET KITCHEN featuring QUARTZ COUNTERTOPS, FULL-HEIGHT CABINETRY, STAINLESS STEEL APPLIANCES, TIMELESS SUBWAY TILE BACKSPLASH, and a LARGE CENTRE ISLAND with extra prep space and seating. Step out to the GLASS-RAILED BALCONY with a GAS LINE for relaxed summer BBQs overlooking the courtyard. A BRIGHT, ENCLOSED DEN on the main level creates the ideal spot for a HOME OFFICE or CREATIVE SPACE, complemented by a convenient POWDER ROOM. Upstairs, THREE SPACIOUS BEDROOMS, a 4-PIECE BATHROOM, and LAUNDRY await. The serene PRIMARY SUITE offers a HUGE WALK-IN CLOSET and a SPA-INSPIRED ENSUITE with DUAL SINKS, QUARTZ COUNTERTOPS, and an OVERSIZED SHOWER. Rough-ins for FUTURE CENTRAL A/C add extra comfort. This vibrant community offers WALKING PATHS, PONDS, and GREEN SPACE, plus access to a PRIVATE CLUBHOUSE with SPORTS COURTS, SPRAY PARK, SKATING RINK, and more. With FISH CREEK PARK’s extensive trails close by, and easy access to RESTAURANTS, SHOPS, and the WORLD’S LARGEST YMCA in SETON, the location is second to none. MOVE-IN READY, this home delivers MODERN FINISHES, SMART DESIGN, and a WELCOMING LIFESTYLE in one of Calgary’s most active communities.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2341634
Bedrooms	3
Bathrooms	3
Year Built	2021
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Bare Land Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0

Num Illegal Suites:	0
Home Style:	3 (or more) Storey
Total Living Area:	1,853 sq. ft.
Main Level Finished Area:	1,038 sq. ft.
Upper Level Finished Area:	815 sq. ft.
Condo Fee:	$287.57
Condo Fee Includes:	Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Snow Removal, Trash
HOA Fee Frequency:	Annually
Lot Area:	1,113 sq. ft.
Lot Frontage:	21'
Front Exposure:	North
Unit Exposure:	North
Entry Level:	1
Levels:	Three Or More
End Unit:	2+ Common Walls
Total Rooms Above Grade:	8
Year built:	2021 (Age: 5)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	2210988
Heating:	Forced Air, Natural Gas

Basement:	None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Cement Fiber Board, Composite Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Tile, Vinyl
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Upper Level
HOA Fee:	$517.65
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Mosaic Riverstone in Cranston
Community:	Cranston
Amenities:	Bicycle Storage, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Pet Restrictions or Board approval Required, Restrictive Covenant

Pets Allowed:	Restrictions, Yes
Main Floor	Family Room · 11'4" × 9'11" ·
Main Floor	Furnace/Utility Room · 8'8" × 3'8" ·
2nd Floor	Pantry · 7'11" × 3'5" ·
2nd Floor	Living Room · 11'10" × 11'10" ·
2nd Floor	Dining Room · 11'10" × 8' ·
2nd Floor	Kitchen · 16'4" × 10'6" ·
2nd Floor	Den · 8' × 7'4" ·
2nd Floor	Balcony · 11'7" × 6'6" ·
3rd Floor	Laundry · 7'9" × 5'6" ·
3rd Floor	Bedroom - Primary · 12'1" × 11'6" ·
3rd Floor	Walk-In Closet · 15'3" × 3'8" ·
3rd Floor	Bedroom · 9'6" × 8' ·
3rd Floor	Bedroom · 12'7" × 9'6" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Park, Playground, Schools Nearby, Shopping Nearby, Tennis Court(s), Walking/Bike Paths
Interior Features:	Breakfast Bar, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s)
Exterior Features:	BBQ gas line
Patio And Porch Features:	Balcony(s)
Lot Features:	Back Lane, Landscaped, Many Trees
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone SE

Zoning:	M-1
Listed Date:	Sep 01, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/110-42-cranbrook-gardens-se-calgary-a2341634/

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Prepared November 23, 2026. Listing details and availability may change. This brochure is not a contract. Contact the Tiwana Team for current information.