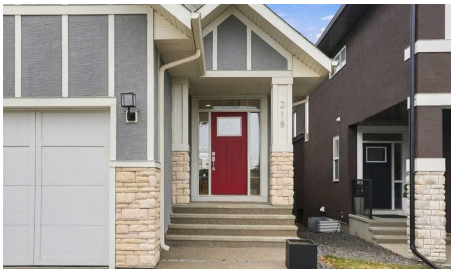
218 Cranbrook Park SE

Calgary | Active | MLS® A2355841

$975,000









Bedrooms	Bathrooms	Year Built	Living area
4	**3**	**2021**	**1,267.63 sq. ft.**

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Listed by eXp Realty

A closer look

Welcome to Riverstone in Cranston, where peaceful surroundings, scenic pathways, and beautiful green spaces meet everyday convenience. Built by Trico Homes, this beautifully designed bungalow sits on a conventional lot backing onto green space with walking paths and offers a fully finished walk-out basement, a spacious backyard, and an impressive selection of features throughout. As you step inside, you're greeted by a spacious foyer that leads into the bright, open-concept main floor. The kitchen is the heart of the home, featuring quartz countertops, stainless steel appliances, a pantry, and an abundance of cabinetry. Overlooking the generous dining area and inviting living room, this space is perfect for both everyday living and entertaining. Just off the living room, step onto your deck featuring vinyl decking and glass-panel railings, where you can enjoy views of the backyard, green space, and walking paths.The main floor also features a spacious primary bedroom complete with a walk-in closet and a 5-piece ensuite, offering a comfortable private retreat. A convenient 2-piece bathroom and mudroom with main-floor laundry complete this level. Downstairs, the fully finished walk-out basement offers additional living space and flexibility. The spacious recreation room is ideal for relaxing or entertaining, while the wet bar, currently being used as a kitchenette, adds extra convenience. You'll also find three generously sized bedrooms, with the third bedroom currently being used as a spacious home office, along with an additional washing machine. Sound-dampening features in the basement provide added comfort and privacy, while direct backyard access creates a seamless connection between indoor and outdoor living. Additional features include central air conditioning, Elite solid-core plank flooring throughout, Cat 6 wiring to all rooms, and a gas line to the backyard. The double attached garage features high ceilings, an extra-tall garage door, three EV charging outlets with power management, and a 100-amp subpanel, complemented by 200-amp electrical service to the home.Located in the sought-after community of Riverstone in Cranston, this home offers access to beautiful natural surroundings, extensive walking paths, and the scenic Bow River valley, while remaining close to everyday amenities. A thoughtfully designed bungalow with a walk-out basement, green space views, and modern conveniences throughout. This is a home that truly stands out!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2355841
Bedrooms	4
Bathrooms	3
Year Built	2021
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale

Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Bungalow
Total Living Area:	1,267.63 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	4,660 sq. ft.
Lot Frontage:	36'1"
Front Exposure:	South
Levels:	One
Total Rooms Above Grade:	5
Year built:	2021 (Age: 5)
Bedrooms:	4 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	3
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	1910107
Heating:	Forced Air
Basement:	Full, Finished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco
Structure Type:	House

Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Vinyl Plank
Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Electric
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Laundry Room, Multiple Locations
HOA Fee:	$493.00
City Quadrant:	Southeast
Community:	Cranston
Amenities:	Other
Appliances:	Central Air Conditioner, Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator, Washer, Washer/Dryer, Water Softener, Window Coverings
Inclusions:	Basement Refrigerator, floating bookshelves, garage shelves
Restrictions:	None Known
Main Floor	Kitchen · 17'2" × 13'1" ·
Main Floor	Dining Room · 17'8" × 12' ·
Main Floor	Living Room · 13'5" × 10'4" ·
Main Floor	Bedroom - Primary · 12'11" × 12'11" ·
Main Floor	Other · 8'10" × 8'1" ·
Basement	Bedroom · 10'11" × 9'11" ·

Basement	Bedroom · 10'11" × 9'11" ·
Basement	Kitchenette · 14'2" × 11'9" ·
Basement	Game Room · 17'11" × 16'8" ·
Basement	Bedroom · 14'6" × 8'8" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Double Vanity, Kitchen Island, Pantry, Quartz Counters, Vaulted Ceiling(s), Walk-In Closet(s)
Exterior Features:	Other
Patio And Porch Features:	Deck
Lot Features:	Back Yard, Landscaped, Rectangular Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	R-G
Listed Date:	Oct 30, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/218-cranbrook-park-se-calgary-a2355841/

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