23 Cranberry Circle SE

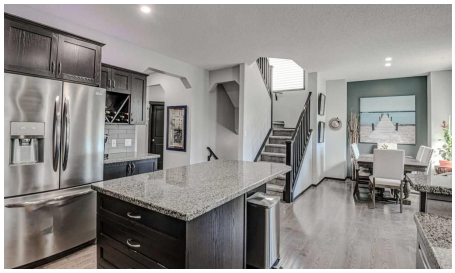
Calgary | Active | MLS® A2345445

$749,900









Bedrooms	Bathrooms	Year Built	Living area
4	**4**	**2009**	**2,051 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX REAL ESTATE - LETHBRIDGE

A closer look

Welcome to 23 Cranberry Circle S.E.-a beautifully appointed and fully developed 2-storey home offering over 3,000 sq. ft. of thoughtfully designed living space in the highly sought-after community of Cranston. This impressive 4-bedroom home is loaded with upgrades and perfectly suited for both everyday living and entertaining. The main floor features a bright, open-concept layout with 9-foot ceilings, rich 3/4" ash hardwood flooring, and solid oak doors. A spacious front office overlooks the streetscape, while the inviting living room showcases vaulted ceilings with wood beams, a stunning floor-to-ceiling stone gas fireplace with log mantle, built-in shelving. The kitchen is sure to impress with quality granite countertops, extended-height oak cabinetry, abundant drawers, a centre island with storage, corner pantry, stainless steel appliances, and ambient cabinet lighting. The adjoining dining nook opens to a sunny south-facing rear deck-perfect for summer entertaining. Upstairs, you'll find three generously sized bedrooms, including a luxurious primary retreat complete with vaulted ceiling, walk-in closet, built-ins, window bench seating, and a spa-inspired 4-piece ensuite featuring a large soaker tub, and a separate tiled shower. The two additional bedrooms each offer walk-in closets and share a convenient Jack-and-Jill bathroom with private sink areas. The fully developed basement continues to impress with 9-foot ceilings, a large recreation space anchored by a second stone gas fireplace, wet bar, flex room or 4th bedroom, and a stylish 3-piece bathroom with heated floors. Additional highlights include a heated, oversized double attached garage with an 8' door and ceiling height suitable for car lifts, main floor laundry and mudroom, a newer high-efficiency furnace, central air conditioning and ample built-in storage throughout. Outside, enjoy a low-maintenance yard with extensive decking, a retractable awning, two storage sheds, and paved rear lane access with space for RV or trailer parking-or keep the existing sea-can for added storage. Hot and cold running water in both the back yard and garage! Ideally located within walking distance to Cranston's many amenities including most levels of schooling, the community centre, Calgary South Health Campus and more, this home offers exceptional value in a family-friendly neighbourhood. A true turnkey property with space, style, and function-this one is a must-see!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2345445
Bedrooms	4
Bathrooms	4
Year Built	2009
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:	2 Storey
Total Living Area:	2,051 sq. ft.
Main Level Finished Area:	1,015 sq. ft.
Upper Level Finished Area:	1,036 sq. ft.
Below Grade Finished Area:	1,005 sq. ft.
HOA Fee Frequency:	Annually
Acreage:	No
Lot Area:	3,907 sq. ft.
Lot Frontage:	36'2"
Front Exposure:	Southeast
Levels:	Two
Total Rooms Above Grade:	7
Year built:	2009 (Age: 17)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	2
Plan:	0811874
Heating:	Forced Air
Basement:	Full, Finished, None
Foundation:	Poured Concrete

New Constr.:	No
Construction Material:	Stone, Vinyl Siding, Wood Frame
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Hardwood, Tile
Cooling:	Central Air
Fireplaces:	3
Fireplace Details:	Electric, Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
HOA Fee:	$180.50
City Quadrant:	Southeast
Community:	Cranston
Amenities:	Clubhouse, Park, Playground, Racquet Courts, Recreation Facilities
Appliances:	See Remarks
Inclusions:	Fridge, stove, dishwasher, washer, dryer, TV mounts, blinds, garage door openers and controls, 2 moveable shed
Restrictions:	None Known
Main Floor	Mud Room · 7'3" × 6'3" ·
Main Floor	Office · 11'11" × 9'11" ·
Main Floor	Living Room · 15'6" × 15' ·

Main Floor	Kitchen · 14'11" × 11' ·
Main Floor	Dining Room · 9'7" × 8' ·
Upper Level	Bedroom - Primary · 17'6" × 13' ·
Upper Level	Walk-In Closet · 7'5" × 4'5" ·
Upper Level	Bedroom · 15'1" × 11'6" ·
Upper Level	Bedroom · 15'11" × 9'7" ·
Basement	Family Room · 14' × 13'10" ·
Basement	Game Room · 16' × 11'5" ·
Basement	Game Room · 10' × 9' ·
Basement	Bedroom · 11'3" × 9'11" ·
Basement	Furnace/Utility Room · 15'6" × 8' ·
Title to Land:	Fee Simple
Community Features:	Playground, Schools Nearby, Shopping Nearby, Tennis Court(s)
Interior Features:	Beamed Ceilings, Breakfast Bar, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Storage, Vinyl Windows
Exterior Features:	Storage
Patio And Porch Features:	Deck
Lot Features:	Back Lane, Back Yard, Interior Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	R-G
Listed Date:	Sep 16, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/23-cranberry-circle-se-calgary-a2345445/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

Data was last updated November 23, 2026 at 10:05 AM (UTC)

powered by myRealPage.com

Data is supplied by Pillar 9™ MLS® System. Pillar 9™ is the owner of the copyright in its MLS®System. Data is deemed reliable but is not guaranteed accurate by Pillar 9™.

The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.

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