298 Cranford Drive SE

Calgary | Active | MLS® A2357577

$450,000









Bedrooms	Bathrooms	Year Built	Living area
3	**4**	**2012**	**1,337.21 sq. ft.**

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Listed by Royal LePage Benchmark

A closer look

Freshly painted throughout, this bright corner-unit townhouse offers exceptional layout across 1,337 sq ft of living space, complemented by a 560 sq ft finished basement. The open-concept main level features a cozy gas wall fireplace in the living room and a modern kitchen equipped with sleek granite countertops and stainless steel appliances. Upstairs, two primary suites each feature their own private 4-piece ensuite bathroom, paired with convenient top-floor laundry. The lower level showcases brand-new carpet with a spacious family room, third bedroom, and a 4-piece bathroom, making it ideal for guests or a home office. A bonus is the double attached garage and A/C. Enjoys easy access to Fish Creek Park, Stoney Trail, and local shopping, all positioned in the heart of Cranston directly across from expansive green space and a local school.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2357577
Bedrooms	3
Bathrooms	4
Year Built	2012
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	1,337.21 sq. ft.
Main Level Finished Area:	643.03 sq. ft.
Upper Level Finished Area:	694.17 sq. ft.
Below Grade Finished Area:	560.78 sq. ft.

Condo Fee:	$549.58
Condo Fee Includes:	Common Area Maintenance, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Snow Removal, Trash
HOA Fee Frequency:	Annually
Front Exposure:	Southwest
Entry Level:	0
Levels:	Two
End Unit:	End Unit
Total Rooms Above Grade:	5
Year built:	2012 (Age: 14)
Bedrooms:	3 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	1
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	2
Plan:	1310429
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Laminate, Tile

Cooling:	Central Air
Fireplaces:	1
Fireplace Details:	Gas
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 Cranston
Community:	Cranston
Amenities:	Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	none
Restrictions:	None Known
Pets Allowed:	Restrictions, Yes
Main Floor	Dining Room · 12'5" × 6' ·
Main Floor	Kitchen · 10'11" × 9'2" ·
Main Floor	Living Room · 17'10" × 13'11" ·
2nd Floor	Bedroom · 10'8" × 10'4" ·
2nd Floor	Bedroom - Primary · 12'4" × 12' ·
2nd Floor	Walk-In Closet · 8'1" × 6'8" ·

Basement	Bedroom · 11'7" × 8'10" ·
Basement	Game Room · 17'5" × 17'5" ·
Basement	Furnace/Utility Room · 5'9" × 4'6" ·
Title to Land:	Fee Simple
Community Features:	Clubhouse, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	Ceiling Fan(s), Granite Counters, Kitchen Island, Open Floorplan, Storage
Exterior Features:	None
Patio And Porch Features:	None
Lot Features:	Corner Lot
Num. of Parcels:	0
Fencing:	None
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	M-1
Listed Date:	Nov 07, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/298-cranford-drive-se-calgary-a2357577/

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