# 428 Cranbrook Square SE

Calgary | Active | MLS® A2337313

**$425,000**









| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **3** | **3** | **2020** | **1,950 sq. ft.** |

## Your next move starts with a conversation.

**403-830-5152 | tiwana@maltiwana.ca**

Listed by RE/MAX Realty Professionals

# A closer look

Welcome to 428 Cranbrook Square! This bright and inviting corner stacked townhome offers a spacious, functional layout with plenty of room to make yourself at home. Large windows fill the space with natural light, while vinyl flooring runs throughout the main living areas. The modern kitchen features plenty of cabinetry, quartz countertops, a central island with seating and a pantry, and opens nicely to the dining and living rooms-perfect for everyday living and entertaining. The home offers three bedrooms, including a comfortable primary bedroom with its own private 4-piece ensuite, along with an additional full bathroom and convenient in-unit laundry. Head up to the third level where you'll find a huge bonus room offering fantastic additional living space, plus access to a private balcony. Assigned parking is included, and the professionally managed complex is pet-friendly. Condo fees include common area maintenance, professional management, reserve fund contributions, snow removal and trash. Enjoy a great location close to walking and biking paths, parks, playgrounds and the river pathways, with easy access to shopping, schools and major routes. A welcoming home with a great layout in a location that makes it easy to enjoy everything Cranston has to offer!

# Property details

| | |
|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2337313 |
| **Bedrooms** | 3 |
| **Bathrooms** | 3 |
| **Year Built** | 2020 |
| **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:** | 3 (or more) Storey |
| **Total Living Area:** | 1,950 sq. ft. |
| **Main Level Finished Area:** | 801 sq. ft. |

| | |
|---|---|
| **Upper Level Finished Area:** | 1,148.6 sq. ft. |
| **Condo Fee:** | $280.02 |
| **Condo Fee Includes:** | Common Area Maintenance, Insurance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Snow Removal |
| **HOA Fee Frequency:** | Annually |
| **Front Exposure:** | North |
| **Entry Level:** | 1 |
| **Levels:** | Three Or More |
| **End Unit:** | 2+ Common Walls |
| **Total Rooms Above Grade:** | 7 |
| **Year built:** | 2020 (Age: 6) |
| **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:** | 2310016 |
| **Heating:** | Forced Air |
| **Basement:** | None |
| **Foundation:** | Poured Concrete |
| **New Constr.:** | No |
| **Construction Material:** | Composite Siding |
| **Structure Type:** | Five Plus |
| **Roof:** | Asphalt Shingle |
| **Ensuite:** | Yes |

| | |
|---|---|
| **Flooring:** | Carpet, Vinyl |
| **Cooling:** | None |
| **Fireplaces:** | 0 |
| **Garage:** | No |
| **Parking:** | Assigned, Off Street, Stall |
| **Parking Places:** | 1 |
| **Parking Total/Covered:** | 1 / - |
| **Laundry Features:** | Laundry Room, Upper Level |
| **HOA Fee:** | $493.00 |
| **Condo Fee Frequency:** | Monthly |
| **City Quadrant:** | Southeast |
| **Condo Name:** | Z-name Not Listed |
| **Community:** | Cranston |
| **Amenities:** | Other |
| **Appliances:** | None |
| **Inclusions:** | None |
| **Restrictions:** | Pet Restrictions or Board approval Required |
| **Pets Allowed:** | Yes |
| **Main Floor** | Living Room · 18'2" × 13'2" · |
| **Main Floor** | Kitchen · 11'5" × 9' · |
| **Main Floor** | Dining Room · 15'7" × 12' · |
| **2nd Floor** | Bedroom - Primary · 13'4" × 12'10" · |
| **2nd Floor** | Bedroom · 12'10" × 9'5" · |
| **2nd Floor** | Bedroom · 12'6" × 9'5" · |
| **2nd Floor** | Laundry · 3'4" × 3'3" · |
| **3rd Floor** | Family Room · 17' × 14'5" · |

| | |
|---|---|
| **Title to Land:** | Fee Simple |
| **Community Features:** | Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths |
| **Interior Features:** | Breakfast Bar, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Storage, Walk-In Closet(s) |
| **Exterior Features:** | Balcony |
| **Patio And Porch Features:** | Balcony(s) |
| **Lot Features:** | Landscaped |
| **Num. of Parcels:** | 0 |
| **Fencing:** | Fenced |
| **Region:** | Calgary |
| **Zone:** | CAL Zone SE |
| **Zoning:** | M-1 |
| **Listed Date:** | Aug 24, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/428-cranbrook-square-se-calgary-a2337313/

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

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