120 Cranston Drive SE
Calgary, Alberta

MLS # A2264401

$695,000

Division:	Cranston
Type:	Residential/House
Style:	2 Storey
Size:	2,294 sq.ft.
Age:	2000 (25 yrs old)
Beds:	3
Baths:	3 full / 1 half
Garage:	Double Garage Attached
Lot Size:	0.11 Acre
Lot Feat:	City Lot, Front Yard, Garden, Gazebo, Landscaped, Street Lighting

Heating:	Forced Air	**Water:**	-
Floors:	Carpet, Ceramic Tile, Hardwood	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Finished, Full	**LLD:**	-
Exterior:	Stucco, Wood Frame	**Zoning:**	R-G
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Double Vanity, Granite Counters, Pantry		

Inclusions: Area Rug in Basement Office, Utility Shelves in Basement (2), Gazebo & Pergola on Back Deck

In the heart of Cranston, come view this home where pride of ownership shines throughout! This meticulously maintained home offers over 3,300 sq. ft. of developed living space, perfectly situated across from a green space and a K–4 school! Step inside to soaring open-to-above ceilings, a bright and inviting main floor with a flex room ideal for an office or play space, and the convenience of main floor laundry. The upper level features 3 spacious bedrooms and 2.5 bathrooms, while the fully developed basement provides a massive rec area, perfect for movie nights, game days, or family gatherings. This is the kind of home that checks all the boxes: space, location, and exceptional care inside and out. Move-in ready and waiting for its next family to fall in love.