

# \$499,000 - 157 Cranbrook Walk Se, Calgary

MLS® #A2211224

**\$499,000**

2 Bedroom, 3.00 Bathroom, 1,080 sqft

Residential on 0.00 Acres

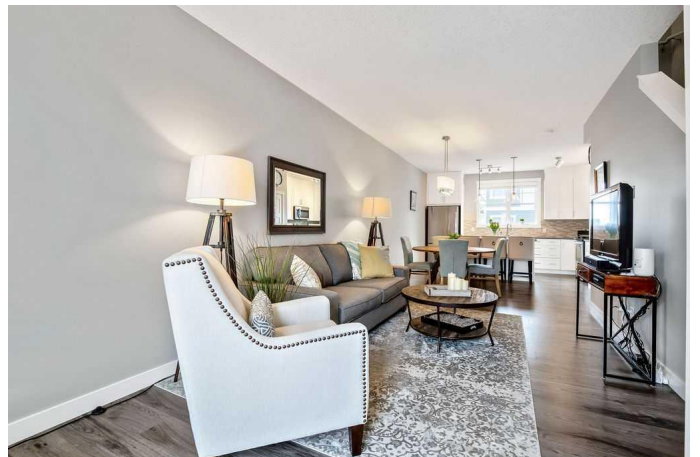
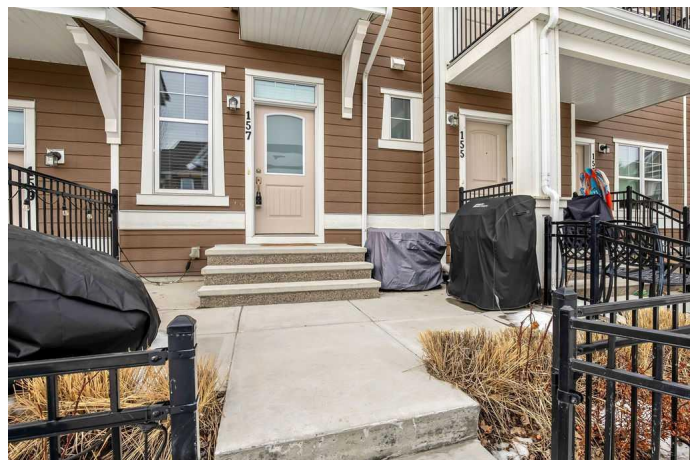
Cranston, Calgary, Alberta

**\*\*OPEN HOUSE Sunday June 1 from 11-2**

**\*\*PRICE REDUCED\*\*** BEAUTIFUL Former Show Home in Riverstone! Many upgrades to this townhome including upgraded lighting, A/C, built-in features, 60" glass shower door, upgraded kitchen faucet and Refrigerator, 42" upper kitchen cabinets, and window blinds throughout including blackout blinds in bedrooms. This home is in one of the best location in the complex, facing onto a community park. Enjoy sitting and relaxing in your fenced, front patio with BBQ gas hookup. The open concept main level features living room, dining room and beautiful kitchen with large island and plenty of storage. A 2 piece bathroom finishes of the main level. Upper level features a small office area at top of stairs, a primary bedroom with beautiful ensuite with upgraded built-in shelving and walk-in closet. The second bedroom also has it's own ensuite with shower/tub combo. Washer and Dryer are conveniently located as well on the upper level. Basement has oversized tandem garage with extra storage space. Riverstone/Cranston is one of the nicest communities for pathways for walking and biking. Several schools are in the community as well as shopping and restaurants. The new hospital is a quick commute as well.

Built in 2018

## Essential Information



|                |               |
|----------------|---------------|
| MLS® #         | A2211224      |
| Price          | \$499,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,080         |
| Acres          | 0.00          |
| Year Built     | 2018          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### **Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 157 Cranbrook Walk Se |
| Subdivision | Cranston              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T3M 2V5               |

### **Amenities**

|                |                                                          |
|----------------|----------------------------------------------------------|
| Amenities      | Clubhouse, Community Gardens, Playground, Racquet Courts |
| Parking Spaces | 2                                                        |
| Parking        | Double Garage Attached, Tandem                           |
| # of Garages   | 2                                                        |

### **Interior**

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Interior Features | High Ceilings, Kitchen Island, Natural Woodwork, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer   |
| Heating           | Forced Air, Natural Gas                                                                                                   |
| Cooling           | Central Air                                                                                                               |
| # of Stories      | 2                                                                                                                         |
| Has Basement      | Yes                                                                                                                       |
| Basement          | See Remarks                                                                                                               |

### **Exterior**

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Courtyard, Playground        |
| Lot Description   | Front Yard                   |
| Roof              | Asphalt Shingle              |
| Construction      | Composite Siding, Wood Frame |
| Foundation        | Poured Concrete              |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | April 11th, 2025 |
| Days on Market | 66               |
| Zoning         | M-X1             |
| HOA Fees       | 518              |
| HOA Fees Freq. | ANN              |

**Listing Details**

|                |            |
|----------------|------------|
| Listing Office | CIR Realty |
|----------------|------------|

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