



\$ 519,900.00

## 117 CRANSTON WAY SE CALGARY

<https://paulbrinton.com>

Location, location, location! Welcome to this beautiful 2 storey family home located within walking distance to two public and one catholic elementary schools. Close to transit, shopping, parks and playgrounds, and Fish Creek walking paths. Easy access to Deerfoot & Stoney Trail, South Campus Hospital and many other amenities. This...

- 3 beds
- 4 baths
- Detached
- Residential
- Active

Image not found or type unknown



## BASIC FACTS

**Style:** 2 Storey

**MLS ® #:** A1161598

**Type:** Detached

**Bedrooms:** 3

**Baths Half:** 1

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-30 17:39:15

**Bathrooms:** 4

**Bedrooms Above Grade:** 3

**Date added:** 11/20/21

**Two Piece Bath:** 1

**Lot size:** 3918 sq ft

**Year built:** 2003

**Parking:** Double Garage Attached, Garage Door Opener, Insulated

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 1

**Association Amenities:** None

**Community Features:** Schools Nearby, Shopping Nearby

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** Dry Bar, Kitchen Island, No Smoking Home, Open Floorplan, Vinyl Windows

**Roof Type:** Asphalt Shingle

**Total Parking:** 4

**Flooring:** Carpet, Laminate, Linoleum

**Fireplace Features:** Gas, Living Room

**Exterior Features:** Private Yard

**District:** CAL Zone SE

**Inclusions:** wine and beverage fridge in the basement

**Lot Features:** Back Yard, Landscaped, Level, Rectangular Lot

**Heating Type:** Fireplace(s), Forced Air, Natural Gas



## PROPERTY INFORMATION

**Basement:** Finished, Full

**Laundry features:** Main Level

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 7

**Suite:** No

**Frontage Metres:** 10.40M 34`1"

**Living Area SF:** 1748.60

**Structure Type:** House

**Restrictions:** Utility Right Of Way

**Levels:** Two

**Zoning:** R-1N

**List Price Square Foot:** \$ 297.32

**Photo Count:** 50

**Construction Materials:** Vinyl Siding, Wood Frame

**Foundation:** Poured Concrete

**Appliances:** Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings

**Subdivision Name:** Cranston

**Lot Size Acres:** 0.09

