

# \$819,000 - 154 Cranbrook Cove Se, Calgary

MLS® #A2195685

**\$819,000**

3 Bedroom, 3.00 Bathroom, 2,122 sqft  
Residential on 0.11 Acres

Cranston, Calgary, Alberta

Welcome to 154 Cranbrook Cove SE! This stunning 3 bed, 2.5 bath, meticulously cared for home is located on an oversized corner lot, in the ever-popular family-friendly community of Riverstone! Upon entry, you will immediately feel a sense of belonging with the warmth, love, and care the owners have given this home. The main floor welcomes you with a bright open foyer beaming with natural light through the additional side windows along with designer modern finishes including 9' ceilings, 8' doors, and potlights throughout! You will instantly fall in love with the chef-inspired gourmet kitchen complete with an abundance of timeless white full-height cabinets, quartz countertops, a large island, upgraded appliance package with a Samsung Smart fridge, range hood with tile to ceiling, and a walk-in pantry. The cozy living room is finished with a fireplace and sits adjacent to the large dining area that provides direct access to the backyard through the patio doors. Finishing out the main level is a functional mud room, a powder room, and a flex space that makes for a perfect home office, kids play area, or formal dining room. Head to the upper level to the primary retreat that provides plenty of space for a king set and is complete with a 5-piece ensuite that includes dual sinks, a large soaker tub, tiled shower, and a walk-in closet that is conveniently attached to the laundry room! Finishing out the upper level is a



central bonus room, two additional large bedrooms, and a 5-piece main bath that includes two sinks; a life-saver for those busy mornings with kids! The outdoor space is perfect for hosting family and friends with a large maintenance-free composite deck, bbq gas line, and plenty of green space to enjoy. Stay cool in the summer with central A/C, and keep your vehicles warm in the winter in the garage that is almost 24' deep! Riverstone truly is Calgary's best-kept secret. Surrounded by nature and nestled along the Bow River and Fish Creek Provincial Park with countless parks and pathway systems, yet just steps from all the amenities Cranston has to offer. Book your showing today to see the value in this home, and the beauty Riverstone has to offer!

Built in 2019

### Essential Information

MLS® #	A2195685
Price	\$819,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,122
Acres	0.11
Year Built	2019
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	154 Cranbrook Cove Se
Subdivision	Cranston
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T3M 2S9

### **Amenities**

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	BBQ gas line
Lot Description	Corner Lot, Landscaped, Level, See Remarks
Roof	Asphalt Shingle
Construction	Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	February 20th, 2025
Days on Market	22
Zoning	R-G
HOA Fees	518
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	RE/MAX First
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