

# \$775,000 - 120 Cranston Drive Se, Calgary

MLS® #A2232416

## \$775,000

3 Bedroom, 4.00 Bathroom, 2,294 sqft

Residential on 0.06 Acres

Cranston, Calgary, Alberta

PRICE REDUCED \$40,000!! Introducing 120 Cranston Drive SE, a former showhome nestled in Cranston's family-friendly southeast corridor. Offering over 3,300sqft of exquisitely finished living space, this 3-bedroom, 3.5-bath home features soaring vaulted ceilings, spacious living areas, and a fully developed basement perfect for kids, entertainment, or a potential 4th bedroom. Beyond the interior, the property shines with its private garden oasis, pergola and gazebo, lush seating nooks, and abundant greenery, ideal for hosting or quiet relaxation. Additional highlights include a double attached garage, main-floor laundry, and central vacuum. Just steps from schools, playgrounds, Cranston Market, and the scenic Bow River pathways, this home combines sophisticated design with a connected, active community vibe.

Built in 2000

## Essential Information

MLS® #	A2232416
Price	\$775,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,294
Acres	0.06



Year Built	2000
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	120 Cranston Drive Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M1A8

### **Amenities**

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

### **Interior**

Interior Features	Breakfast Bar, Ceiling Fan(s), Central Vacuum, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Central
Cooling	Rough-In
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Garden
Lot Description	Back Yard, Front Yard
Roof	Asphalt
Construction	Stucco, Wood Frame

Foundation                Poured Concrete

**Additional Information**

Date Listed                June 19th, 2025  
Days on Market        57  
Zoning                      R-G  
HOA Fees                  190  
HOA Fees Freq.        ANN

**Listing Details**

Listing Office            eXp Realty

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