



## 242 Cranford Way Calgary Alberta

\$539,900

The perfect family home in the vibrant community of Cranston! Pride of ownership is evident from the moment you walk in. Featuring an open floor plan with gleaming oak hardwood flooring and 9' ceilings throughout the main floor, front living and dining room with easy transition to the spacious kitchen with timeless cabinetry, quartz counter tops and a center island with eat bar. A powder room completes this space. Upstairs you will find a master bedroom with walk-in closet, 2 additional bedrooms and 4 piece bathroom. The basement is finished with a 4th bedroom (currently used as a den), 4 piece bathroom, flex room, storage and laundry room. Fully fenced and landscaped back yard as well as parking stalls for 2 vehicles on the gravel parking pad leaving ample space for a future garage. Walking distance to school, parks and minutes to an array of amenities and all that the community of Cranston has to offer. Nature is at your doorstep in the incredible Fish Creek offering work renowned fishing and miles of walking/biking pathways. Truly a must see! (id:6769)

Primary Bedroom 11.92 Ft x 10.58 Ft

Bedroom 10.17 Ft x 8.67 Ft

Bedroom 10.00 Ft x 8.67 Ft

4pc Bathroom Measurements not available

Bedroom 10.25 Ft x 9.92 Ft

Family room 10.75 Ft x 9.92 Ft

Storage 6.67 Ft x 4.08 Ft

4pc Bathroom Measurements not available

Living room 13.00 Ft x 11.92 Ft

Dining room 10.33 Ft x 8.00 Ft

Kitchen 11.00 Ft x 8.50 Ft

2pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:  
Real Broker

<http://www.joelyyc.com/>



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca