



## 409 Cranberry Circle Calgary Alberta

\$594,900

Cranston is calling! This 4 bedroom, 3.5 bath, turnkey Cedarglen built, two storey home is excellently located on a fantastic street within the sought after community of Cranston. If you've been looking for a place to call home you can officially stop your search because you've found it in this move in ready gem! You will love the open concept main floor as it features 9-foot ceilings and has an ideal layout for entertaining and hosting guests for dinner parties and holiday gatherings. The welcoming tiled entryway with front hall closet leads you into this naturally bright and light filled home and flows into the inviting living room with tile surround gas fireplace with wood mantle, which will create a cozy and warm space during Calgary's Winter months. You'll pass by the dining area which can accommodate a large table on your way to the kitchen which boasts hardwood flooring as well as a large central island with breakfast bar, custom maple cabinetry, stainless steel appliances, pantry, and sink that overlooks the backyard. Chefs will love the amount of prep space and storage it offers as well as the convenient access to the super sunny South facing yard and updated deck where you can BBQ and eat al fresco. A 1/2 bath completes the floor. Upstairs you will find a well-appointed primary retreat that comes complete with a 3-piece ensuite with large shower, walk-in closet and views of the mountains from its large window that lets light stream in during the day. Two more great sized bedrooms, a built-in office/computer area and 4-piece bath round out the upper level. The mostly finished basement offers ornate ceiling tiles as well as a large recreation/media room which is great for movie and game nights along with a great sized 4th bedroom, a very stylish 4 piece bathroom with intricate tile floor and shower surround with floating vanity and a laundry/mechanical room...

4pc Bathroom 8.67 Ft x 5.00 Ft

Bedroom 8.58 Ft x 12.67 Ft

Recreational, Games room 17.58 Ft x 15.25 Ft

2pc Bathroom 3.17 Ft x 7.58 Ft

Dining room 14.83 Ft x 8.83 Ft

Kitchen 14.83 Ft x 12.08 Ft

Living room 15.08 Ft x 14.17 Ft

3pc Bathroom 5.08 Ft x 8.33 Ft

4pc Bathroom 8.08 Ft x 4.92 Ft

Bedroom 11.33 Ft x 10.00 Ft

Bedroom 11.33 Ft x 10.00 Ft

Primary Bedroom 13.42 Ft x 13.00 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

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

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