



# 164 Cranbrook Drive Calgary Alberta

\$1,259,900

Experience luxury living in one of Cranston's most exclusive locations! This 2018 BAYWEST custom designed 4-bedroom estate BUNGALOW offers over 2800+ sq. ft. of developed space. Featuring striking curb appeal with ACRYLLIC STUCCO, CUSTOM STONEWORK AND UNIQUE GARAGE DOORS. LANDSCAPED yard with IRRIGATION, and a SUNKEN PATIO with a GAS FIRE TABLE. Inside, enjoy dramatic high 14 FOOT CELINGS, HARO ENGINEERED HARDWOOD FLOORING, a WATERFALL ISLAND, and a full-height STONE FIREPLACE. The primary bathroom ensuite boasts IN FLOOR HEATING and a CUSTOM SHOWER. The expansive lower level includes a FLEX/ENTERTAINMENT ROOM wired for BLUETOOTH 7.2 surround sound, a HOME GYM, two large bedrooms, and generous storage. Additional highlights: TRIPLE PANE WINDOWS, WIFI LIGHTING AND A UNFINISHED WINE ROOM/STORAGE AREA. Steps from Fish Creek Park, river pathways, parks, and top-rated schools -- luxury and convenience at its finest! (id:6769)

- Bedroom 13.58 M x 11.50 M
- Hall 3.50 M x 5.00 M
- Recreational, Games room 25.50 M x 26.58 M
- 4pc Bathroom 13.58 M x 11.50 M
- Exercise room 15.50 M x 7.08 M
- Bedroom 13.58 M x 11.00 M
- Other 6.25 M x 5.67 M
- Furnace 19.00 M x 10.25 M
- Storage 10.08 M x 6.00 M
- Hall 6.67 M x 10.58 M
- Family room 14.83 M x 15.08 M
- Dining room 14.83 M x 13.75 M
- Kitchen 14.83 M x 10.42 M
- Primary Bedroom 14.75 M x 16.33 M
- 5pc Bathroom 16.50 M x 11.25 M
- Other 7.92 M x 11.58 M
- Bedroom 12.17 M x 12.25 M
- 4pc Bathroom 11.25 M x 4.83 M
- Foyer 9.08 M x 16.92 M

Listing Presented By:



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**RE/MAX REAL ESTATE  
(CENTRAL)**

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