



43 Cranarch Terrace Calgary Alberta

\$1,299,900

Welcome to 43 Cranarch Terrace SE, a stunning two-storey home in the highly sought-after community of Cranston. Nestled amidst breathtaking views of the river valley, mountains, and expansive horizon, this exquisitely appointed residence offers an unparalleled living experience. The main floor greets you with rich hardwood floors, high ceilings, and an abundance of natural light streaming through large windows. The spacious living room, centered around a beautiful gas fireplace, seamlessly flows into the open-concept dining area. The gourmet kitchen is a chef's delight, featuring an abundance of cabinetry, stainless steel appliances, a ceramic cooktop, a built-in convection oven and a corner pantry. A dedicated home office on the main floor adds to the functionality of this exceptional layout. Upstairs, you'll find three generously sized bedrooms, including a luxurious primary suite. The primary retreat boasts a spa-inspired ensuite with double vanities, a makeup area, a large walk-in closet, and a private balcony offering captivating west and southwest views. A versatile loft space and a convenient laundry room complete the second floor. The fully finished basement extends the living space with two additional bedrooms and a cozy family room, perfect for movie nights or entertaining guests. Step outside to your beautifully landscaped backyard, featuring a covered deck, a stone patio with a fire pit, and serene surroundings. Upgrades and updates include new dishwasher and hot water tank in 2023, air conditioning, Duradeck, Phantom screens and water softener. Located in a prime location, this incredible home is within walking distance to Century Hall Community Centre, Cranston Market, and offers easy access to South Health Campus, local schools, and major roadways including Stoney and Deerfoot Trails. (id:6769)

4pc Bathroom 4.83 Ft x 8.83 Ft

Bedroom 10.17 Ft x 10.08 Ft

Bedroom 8.58 Ft x 11.75 Ft

Recreational, Games room 23.83 Ft x 15.42 Ft

Storage 11.25 Ft x 8.67 Ft

Furnace 5.92 Ft x 9.00 Ft

Other 8.58 Ft x 9.25 Ft

Office 11.58 Ft x 9.92 Ft

4pc Bathroom 8.92 Ft x 4.92 Ft

5pc Bathroom 14.50 Ft x 10.58 Ft

Bedroom 15.58 Ft x 12.00 Ft

Bedroom 13.83 Ft x 10.83 Ft

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

Listing Presented By:



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

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2pc Bathroom 4.92 Ft x 4.67 Ft
Dining room 14.00 Ft x 9.17 Ft
Kitchen 12.25 Ft x 15.33 Ft
Living room 12.75 Ft x 15.58 Ft

Laundry room 7.75 Ft x 5.25 Ft
Loft 12.50 Ft x 14.50 Ft
Primary Bedroom 12.50 Ft x 15.50 Ft