



# 670 Cranston Avenue Calgary Alberta

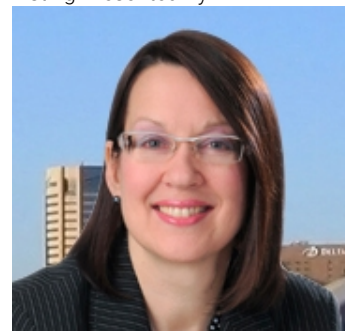
\$1,140,000

Finally. If you've been waiting for one of these highly sought after villas to be within reach, then your patience could be rewarded. With fewer than 40 units in the complex these homes do not become available on the open market very often and it's easy to see why. This particular unit was built to the highest standard and a testament to the virtuous foresight shown by Calbridge Homes when creating the Villas of Riverstone. The entire home has Huntwood cabinetry, including kitchen, all bathrooms and wet bar, which comprise dovetail wooden box design and soft close fittings. Throughout the property you will find custom built-in's, professionally installed draperies, hardwired sound system with multi-zone control, engineered hardwood and upgraded baseboards. The kitchen has dual built-in convection ovens. The smaller unit doubles as a microwave meaning you won't have to prioritize the importance between cabinet storage space, countertop clutter or having an eyesore above the gas range. Instead you keep the storage and the aesthetic which is further enhanced by the elegant custom range hood. This home is climate controlled by a Honeywell multi-zone heating and cooling system. However, when you need it, the property has central air-conditioning to keep you cool and a gas fireplace to keep you warm, both of which are quality built by Lennox. The attached double garage has epoxy coated flooring and a side garage door opening system was installed to accommodate a car lift. The main floor is perfect for longterm hassle-free living due to the thoughtful layout. In addition to the beautiful kitchen, spacious dining area and well appointed living room, the primary suite is located on the main level. Not only does the primary offer a luxurious 5-piece ensuite along with a large custom built walk-in closet, the sleeping area has been fitted with electronic blackout blinds for p...

Bedroom 14.08 Ft x 13.33 Ft	5pc Bathroom Measurements not available
Bedroom 14.08 Ft x 13.25 Ft	Den 11.00 Ft x 8.17 Ft
4pc Bathroom Measurements not available	Other 8.58 Ft x 8.08 Ft
Family room 25.58 Ft x 15.67 Ft	Other 14.92 Ft x 14.67 Ft
Primary Bedroom 14.67 Ft x 14.00 Ft	Dining room 16.67 Ft x 9.33 Ft
2pc Bathroom Measurements not available	Living room 16.67 Ft x 13.00 Ft

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

Listing Presented By:



Originally Listed by:  
Charles

<http://www.charlesrealestate.ca/>



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

773 Glenmore rd , Calgary, British Columbia, V1V 3B9

Phone: (403) 850-6722  
ctimos@telus.net