



## 23 Cranleigh Close Calgary Alberta

\$1,100,000

Be prepared to be wowed by this extensively renovated two storey home in the desirable Cranston Estates, complete with striking curb appeal and a triple heated garage. Over the past three years, a significant investment has been made to thoughtfully modernize and upgrade this home from top to bottom, creating a truly turnkey property that blends luxury with functional family living. The main floor welcomes you with a spacious foyer and a custom designed den featuring sleek built-in cabinetry and a dedicated desk area, ideal for working from home. The fully renovated kitchen is a showstopper, boasting full-height custom white cabinetry, top-of-the-line appliances, quartz countertops, and a dark-stained, oversized island that creates stunning contrast and provides ample space for entertaining. The adjacent dining nook offers access to the rear deck and flows seamlessly into the bright, open-concept great room with a cozy gas fireplace. A large mudroom/laundry area and a stylish half bath complete the main level. Upstairs, you'll find a bonus room loft area, perfect as a lounge or play space, a spacious primary suite with a luxurious, fully reimagined 5-piece ensuite, and a walk-in closet designed with California Closets. Bedrooms two and three are well sized, each with closet built-ins, and one cleverly outfitted with Murphy bunk beds. A tastefully modernized 4-piece bathroom completes the upper level. The fully finished lower level offers even more living space with a 3-piece bathroom, a rec room featuring an electric fireplace, a fourth bedroom, and a utility room. The west-facing backyard is entirely maintenance-free, finished with premium artificial turf, while the front yard is beautifully landscaped with stonework and shrubs for year-round curb appeal. The list of renovations is extensive and showcases the quality and care put into this home. GEMSTONE exterior ...

Recreational, Games room 22.83 Ft x 19.50 Ft

Bedroom 16.08 Ft x 10.33 Ft

3pc Bathroom Measurements not available

Living room 17.25 Ft x 15.50 Ft

Dining room 11.58 Ft x 7.58 Ft

Kitchen 14.67 Ft x 11.58 Ft

Foyer 11.08 Ft x 8.08 Ft

2pc Bathroom Measurements not available

Primary Bedroom 15.08 Ft x 13.75 Ft

Bedroom 12.50 Ft x 9.92 Ft

Bedroom 12.50 Ft x 11.17 Ft

Family room 14.25 Ft x 8.83 Ft

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Listing Presented By:



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**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
[cm.mackenzie@shaw.ca](mailto:cm.mackenzie@shaw.ca)

Office 10.08 Ft x 9.75 Ft

Laundry room 9.50 Ft x 7.17 Ft

5pc Bathroom Measurements not available

4pc Bathroom Measurements not available