



## 40 Cranford Park Calgary Alberta

\$635,000

Welcome to your new home in the vibrant Cranston community! Conveniently located near schools and amenities, this FRESHLY PAINTED property offers a warm and inviting atmosphere. The kitchen boasts brand new MICROWAVE AND STOVE appliances, while the EXTENDED length granite countertops and stainless steel appliances add a touch of elegance. The open floorplan and 9-foot ceilings create a spacious ambiance throughout. With a bonus room on the second floor and a recreation room in the basement, there's plenty of space for relaxation and entertainment. Plus, enjoy the peace of mind knowing that this property is smoke-free and pet-free. Great curb appeal on a desirable street also offers easy walking distance to schools, transit and all of Cranston's local amenities for groceries, shops, & restaurants Don't miss out on this opportunity to make this house your home! (id:6769)

4pc Bathroom 4.83 Ft x 7.75 Ft

4pc Bathroom 7.33 Ft x 5.75 Ft

Bedroom 9.00 Ft x 13.83 Ft

Bedroom 9.42 Ft x 10.25 Ft

Bonus Room 13.50 Ft x 14.25 Ft

Primary Bedroom 10.92 Ft x 14.42 Ft

4pc Bathroom 7.42 Ft x 4.83 Ft

Bedroom 11.42 Ft x 11.00 Ft

Laundry room 7.25 Ft x 5.58 Ft

Recreational, Games room 17.58 Ft x 12.67 Ft

Furnace 5.75 Ft x 13.08 Ft

2pc Bathroom 4.83 Ft x 4.92 Ft

Den 5.58 Ft x 8.50 Ft

Dining room 11.75 Ft x 9.42 Ft

Kitchen 13.33 Ft x 13.50 Ft

Living room 14.75 Ft x 13.42 Ft

Listing Presented By:



Originally Listed by:  
CIR Realty

**RE/MAX Realty Professionals**

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