

\$500,000 - 38 Cranberry Place Se, Calgary

MLS® #A2225323

\$500,000

3 Bedroom, 2.00 Bathroom, 1,132 sqft

Residential on 0.07 Acres

Cranston, Calgary, Alberta

Welcome to Your New Home in Cranston

Located on a quiet street in the sought after southeast community of Cranston, this charming two storey home offers warmth, comfort, and great potential for the future. With 1132 square feet of thoughtfully designed living space, this is the perfect opportunity for first-time buyers, small families, or anyone looking to get into a vibrant Calgary neighbourhood.

The main floor features a bright living room centered around a cozy gas fireplace and a large bay window that fills the space with natural light. The open concept kitchen and dining area offer plenty of room to gather, with easy access to the backyard for summer barbecues or letting the kids play. A convenient half bath completes the main level.

Upstairs, you'll find three comfortable bedrooms, including a spacious primary bedroom with a walk-in closet. A full four piece bathroom serves the upper level, making this home functional and family ready. The unfinished basement provides a blank canvas to create additional living space or storage as your needs grow.

Out back, a double detached garage keeps your vehicles sheltered year-round.

Living in Cranston means being part of a close



knit and welcoming community. Enjoy access to schools, parks, walking paths, and the nearby Bow River. The Cranston Residents Association offers exclusive amenities including a clubhouse, tennis courts, and more. With convenient access to major roads, South Health Campus, and shopping at Seton, everything you need is close by.

This is a great opportunity to own a home in a community that offers both lifestyle and value. Come see it for yourself!

Built in 2007

Essential Information

MLS® #	A2225323
Price	\$500,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,132
Acres	0.07
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	38 Cranberry Place Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0B6

Amenities

Amenities	Clubhouse
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Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 29th, 2025
Days on Market	4
Zoning	R-G
HOA Fees	190
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
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