

# \$1,259,900 - 164 Cranbrook Drive Se, Calgary

MLS® #A2199187

**\$1,259,900**

4 Bedroom, 3.00 Bathroom, 1,584 sqft

Residential on 0.13 Acres

Cranston, Calgary, Alberta

This is a 2018 BAYWEST Estate BUNGALOW. With ACRYLLIC STUCCO, CUSTOM STONEWORK AND UNIQUE GARAGE DOORS. LANDSCAPED yard with IRRIGATION. Inside you can enjoy 10 FOOT CELINGS, HARO German HARDWOOD Flooring, a WATERFALL ISLAND, and a full-height STONE FIREPLACE. The primary bathroom ensuite boasts IN FLOOR HEATING and a CUSTOM SHOWER. The expansive lower level includes a FLEX/ENTERTAINMENT ROOM wired for BLUETOOTH 7.2 surround sound, a HOME GYM, two large bedrooms, and generous storage. Steps from Fish Creek Park, river pathways, parks, and top-rated schools â€” luxury and convenience at its finest!

Built in 2018

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2199187    |
| Price          | \$1,259,900 |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,584       |
| Acres          | 0.13        |
| Year Built     | 2018        |
| Type           | Residential |
| Sub-Type       | Detached    |



|        |          |
|--------|----------|
| Style  | Bungalow |
| Status | Active   |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 164 Cranbrook Drive Se |
| Subdivision | Cranston               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3M 2S7                |

### Amenities

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 2                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bookcases, Ceiling Fan(s), French Door, Vinyl Windows, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Wired for Data, Wired for Sound, Walk-In Closet(s) |
| Appliances        | Central Air Conditioner, Built-In Gas Range, Dishwasher, Garage Control(s), Microwave, Refrigerator, Range Hood, Washer/Dryer, Window Coverings, Water Softener                                                          |
| Heating           | Electric, Forced Air, High Efficiency, Humidity Control, In Floor, Natural Gas                                                                                                                                           |
| Cooling           | Central Air                                                                                                                                                                                                              |
| Fireplace         | Yes                                                                                                                                                                                                                      |
| # of Fireplaces   | 1                                                                                                                                                                                                                        |
| Fireplaces        | Blower Fan, Gas, Living Room                                                                                                                                                                                             |
| Has Basement      | Yes                                                                                                                                                                                                                      |
| Basement          | Finished, Full, Walk-Up To Grade                                                                                                                                                                                         |

### Exterior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Exterior Features | Barbecue, BBQ gas line, Fire Pit, Garden, Lighting, Private Yard                                  |
| Lot Description   | Backs on to Park/Green Space, Back Yard, Few Trees, Front Yard, Lawn, Landscaped, Rectangular Lot |
| Roof              | Asphalt Shingle                                                                                   |
| Construction      | Metal Siding, Stone, Stucco, Wood Frame                                                           |

Foundation                Poured Concrete

**Additional Information**

Date Listed                March 11th, 2025  
Days on Market        217  
Zoning                      R-G  
HOA Fees                  518  
HOA Fees Freq.        ANN

**Listing Details**

Listing Office            Real Broker

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