

# \$775,000 - 30 Cranfield Crescent Se, Calgary

MLS® #A2233232

**\$775,000**

3 Bedroom, 3.00 Bathroom, 1,284 sqft  
Residential on 0.13 Acres

Cranston, Calgary, Alberta

A Jewel Box Bungalow in the Heart of Cranston

First time to market – an opportunity that truly must be experienced in person.

Tucked among charming two-storey homes in the family-friendly community of Cranston, this custom-built bungalow is a rare gem designed for those looking to settle in comfortably, while staying close to the ones they love. Whether you're grandparents with family nearby or maturing parents approaching a new season of life, this home offers the perfect blend of elegance, functionality, and community connection.

Set on a generous pie-shaped lot backing onto a paved pathway, this home makes the most of its footprint with thoughtful cantilevered design that maximizes space and light. The meticulously maintained yard and low-maintenance gardens are a delight year-round and can be enjoyed from the comfort of your covered deck – a serene retreat framed by lush trees and greenery.

Step inside and you'll immediately feel the quality and care in every detail. The vaulted Premier Suite offers a touch of luxury with a spacious ensuite featuring a soaker tub, stall shower, and dual vanities. There's also a versatile main floor den – perfect for a home office or easily converted into an additional bedroom if needed.



The heart of the home is the open-concept family room and kitchen, where natural light pours in through large windows, creating a bright, inviting space for entertaining or simply enjoying day-to-day living.

For those with older children still at home, the fully developed basement is a dream. Specifically designed as an ideal space for teenagers, young adults, or visiting guests, it offers two large bedrooms, a full bath (with a separate sink area for added convenience), and a spacious recreation room – providing privacy and independence without feeling disconnected.

This is a forever home where you can comfortably age in place while still being surrounded by a vibrant, active community. Moments from schools, shopping, amenities, and the pathways of Fish Creek Park, this is truly a once-in-a-lifetime opportunity. List of Key Attributes & Features are available.

Built in 2001

**Essential Information**

MLS® #	A2233232
Price	\$775,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,284
Acres	0.13
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	30 Cranfield Crescent Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1A6

### **Amenities**

Amenities	Clubhouse
Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front, Insulated
# of Garages	2

### **Interior**

Interior Features	Ceiling Fan(s), Central Vacuum, Kitchen Island, Open Floorplan, Pantry, Storage, Vaulted Ceiling(s)
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer/Dryer, Water Softener
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Misting System
Lot Description	Backs on to Park/Green Space, Landscaped, Lawn, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 23rd, 2025
Days on Market	5
Zoning	R-G

HOA Fees                    191  
HOA Fees Freq.        ANN

**Listing Details**

Listing Office            RE/MAX First

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