

# \$575,000 - 109 Cranberry Lane Se, Calgary

MLS® #A2189665

**\$575,000**

3 Bedroom, 4.00 Bathroom, 1,370 sqft  
Residential on 0.07 Acres

Cranston, Calgary, Alberta

**\*\*\*BACK ON MARKET\*\*\* | DOUBLE  
PRIMARY | PROFESSIONALLY DEVELOPED  
BASEMENT | 9 FT CEILINGS DOWN -** Step  
into this exceptional two-storey home where  
thoughtful design, modern elegance, and  
everyday practicality come together to create  
the perfect living space. With its great curb  
appeal featuring rock accents and meticulous  
landscaping, this home is perfectly situated to  
offer everything you need for modern living.  
Step inside to find upgrades such as plush  
carpeting, oversized windows, and a bright,  
spacious living room complete with a cozy  
fireplace, built-in entertainment center, and a  
TV wall mount.

The large kitchen is designed for both function  
and flair, featuring a corner pantry, stainless  
steel appliances, pot drawers, and an island  
overlooking the sunny dining area. Upstairs,  
the dual master bedrooms each offer private  
ensuites and walk-in closets for maximum  
comfort.

The well-appointed basement provides added  
living space, including a third bedroom and an  
additional full bathroom—ideal for guests or  
family. Outdoors, enjoy entertaining on the  
large deck with a gas hookup, or take  
advantage of the green space, shed, and  
ample parking.

This home delivers exceptional value and  
prime location—schedule your viewing today!

Built in 2010



## Essential Information

MLS® #	A2189665
Price	\$575,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,370
Acres	0.07
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	109 Cranberry Lane Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0L7

## Amenities

Amenities	Clubhouse, Park, Playground
Parking Spaces	3
Parking	Parking Pad

## Interior

Interior Features	Bookcases, High Ceilings
Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Landscaped, Rectangular Lot, Low Maintenance Landscape, Level
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 6th, 2025
Days on Market	27
Zoning	R-G
HOA Fees	189
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX First
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