

# \$395,000 - 4101, 522 Cranford Drive Se, Calgary

MLS® #A2209519

**\$395,000**

2 Bedroom, 2.00 Bathroom, 910 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

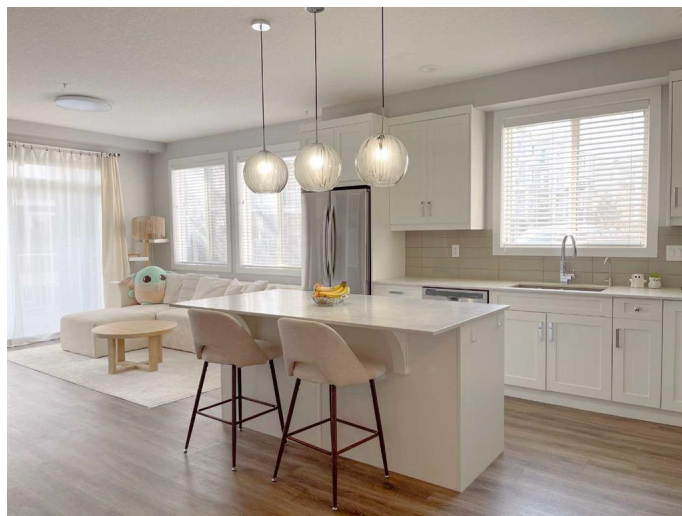
Welcome to Cranston Ridge, where comfort meets convenience in this beautifully designed ground-floor end corner unit featuring 2 bedrooms and 2 bathrooms. Perfect for first-time buyers, investors, or those looking to downsize, this modern condo offers a spacious open-concept layout with a high-end kitchen equipped with stainless steel appliances, quartz countertops, upgraded maple cabinets with dovetail drawers, and a reverse osmosis water filtration system. The large primary bedroom includes a walk-through closet and a 4-piece ensuite, while the second bedroom is ideal for guests or a home office. Enjoy year-round comfort with in-unit laundry, a high-efficiency washer and dryer, and titled heated underground parking, complete with a convenient storage locker. Step outside to your oversized patio with a natural gas hookup, perfect for entertaining. Located in the desirable community of Cranston, this unit is just minutes from parks, schools, shopping, restaurants, and the scenic ridge and river trails, with easy access to both Deerfoot and Stoney Trail. Don't miss this opportunity to own a stylish and low-maintenance home in one of Calgary's most sought-after neighborhoods.

Built in 2019

## Essential Information

MLS® #

A2209519



Price	\$395,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	910
Acres	0.00
Year Built	2019
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	4101, 522 Cranford Drive Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M2L7

### Amenities

Amenities	Other
Parking Spaces	1
Parking	Titled, Underground

### Interior

Interior Features	Built-in Features, Double Vanity, Kitchen Island, No Smoking Home, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Water Purifier
Heating	Baseboard
Cooling	None
# of Stories	4

### Exterior

Exterior Features	Other
Construction	Composite Siding, Stone, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 7th, 2025
Days on Market	21
Zoning	M-2
HOA Fees	183
HOA Fees Freq.	ANN

## **Listing Details**

Listing Office	Kirin Realty & Management Inc.
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