

# \$399,900 - 414 Cranbrook Square Se, Calgary

MLS® #A2237950

**\$399,900**

3 Bedroom, 2.00 Bathroom, 1,077 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

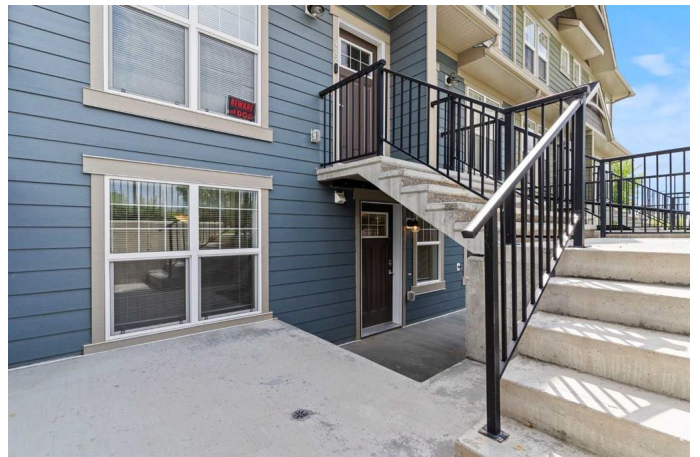
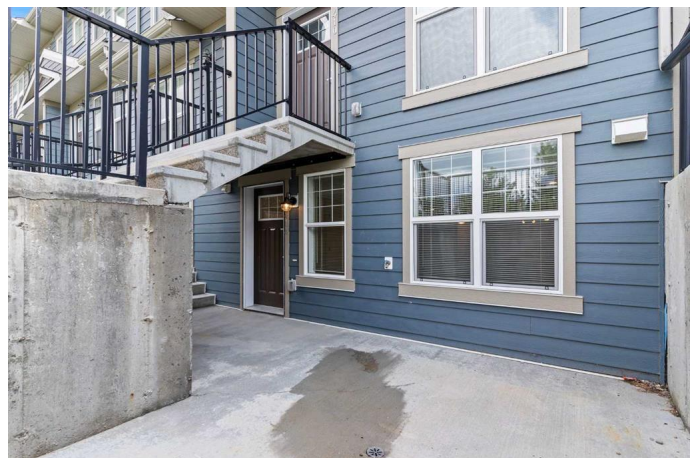
Enjoy the best of low-maintenance living and natural surroundings in this move-in ready bungalow style townhome in the highly sought-after community of Cranston's Riverstone. Located just steps from Fish Creek Park, the Bow River, and scenic walking paths, this home offers a peaceful, nature-filled setting with everyday conveniences nearby. Seton's shopping, restaurants, and schools are just minutes away, with quick access to Deerfoot and Stoney Trail for easy commuting.

Inside, you'll find a bright, open-concept layout filled with natural light from large windows. The modern kitchen features stainless steel appliances and stone countertops, opening to a spacious living and dining area perfect for relaxing or entertaining.

This home offers three comfortable bedrooms and two full bathrooms, both finished with stylish fixtures and matching stone countertops.

Step outside to your oversized, gated patio—a great space to enjoy morning coffee, entertain guests, or let your dog enjoy the outdoors. Beautiful green space is located just steps from your front door, adding to the tranquil setting.

An outdoor parking stall is also included for your convenience.



With low condo fees, modern finishes, and a prime location surrounded by nature, this like-new townhome is an excellent choice for first-time buyers, downsizers, and investors alike.

Book your private showing today and experience the lifestyle Cranstonâ€™s Riverstone has to offer!

Built in 2021

### Essential Information

MLS® #	A2237950
Price	\$399,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,077
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Row/Townhouse
Style	Bungalow
Status	Active

### Community Information

Address	414 Cranbrook Square Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3K8

### Amenities

Amenities	Recreation Facilities
Parking Spaces	1
Parking	Stall

## Interior

Interior Features	See Remarks
Appliances	Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	None
Basement	None

## Exterior

Exterior Features	None
Lot Description	Landscaped, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 17th, 2025
Zoning	M-1
HOA Fees	518
HOA Fees Freq.	ANN

## Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.