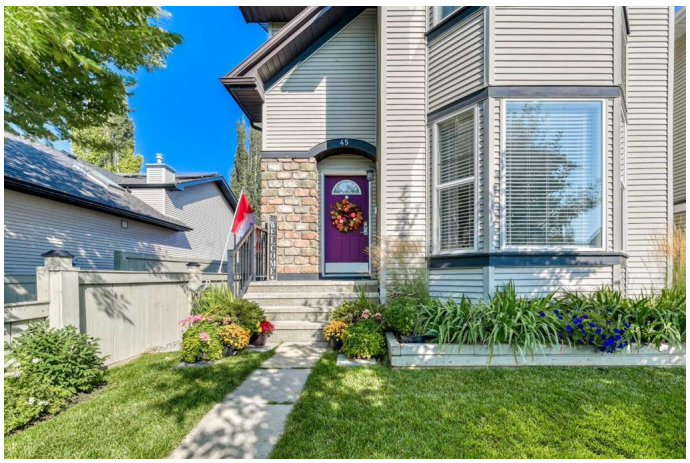
$555,000 - 45 Cranberry Square, Calgary

MLS® #A2250737

$555,000
3 Bedroom, 2.00 Bathroom, 1,164 sqft
Residential on 0.07 Acres

Cranston, Calgary, Alberta



This beautifully maintained three-bedroom home offers the perfect blend of comfort, functionality, and location. Ideally situated within walking distance to Christ the King School, nearby parks, and green spaces, itâ€™s a fantastic choice for families or anyone seeking a quiet, connected community. Pride of ownership is evident throughout, starting with the charming curb appeal and continuing inside where fresh carpet has just been installed on the upper level. The home features central air conditioning for year-round comfort, a spacious full cedar deck ideal for entertaining, and a fully landscaped and fenced backyard with ample green space for kids or pets to play. A double detached garage with partial insulation and convenient alley access provides secure parking and storage. Inside, you're welcomed by a bright and inviting front living room centered around a cozy gas fireplace and a floor-to-ceiling bay window that fills the space with natural light. The open-concept main floor includes a central dining area enhanced by a cantilever detail, direct yard access through a garden door, and a stylishly renovated two-piece bathroom with updated lighting and a sleek Kohler vanity. The large kitchen offers ample storage with a corner pantry and comes complete with a stainless steel appliance package, including a brand new gas stove and a Bosch dishwasher, making it a dream for any home cook. Upstairs, two well-sized back bedrooms are

accompanied by a four-piece bathroom and convenient linen storage, while the spacious front-facing primary bedroom features another large bay window and a walk-in closet. The basement is fully finished with a den space and rec room to outfit, with your favorite design and desires & offers an excellent layout. The central vacuum system has all attachments and makes cleanup a snap. With its functional floor plan, tasteful updates, and move-in-ready condition, this home offers exceptional value in a prime location.

Built in 2005

Essential Information

MLS® #	A2250737
Price	$555,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,164
Acres	0.07
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	45 Cranberry Square
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1J5

Amenities

Utilities	Cable Connected, Electricity Connected, Fiber Optics Available,

	Garbage Collection, Natural Gas Connected, Phone Connected, Sewer Connected, Underground Utilities, Water Connected
Parking Spaces	2
Parking	Double Garage Detached, Alley Access, Garage Door Opener, Garage Faces Rear
# of Garages	2

Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Dryer, Gas Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Raised Hearth, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Storage, Lighting, Rain Barrel/Cistern(s)
Lot Description	Back Lane, Back Yard, Few Trees, Landscaped, Lawn, Yard Lights
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 5th, 2025
Days on Market	23
Zoning	R-1N

Listing Details

Listing Office	RE/MAX real estate central alberta

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