

\$850,000 - 63 Cranleigh Close Se, Calgary

MLS® #A2231933

\$850,000

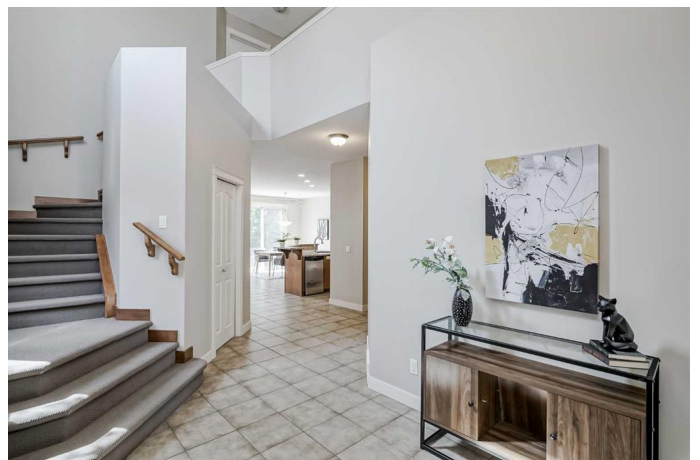
3 Bedroom, 3.00 Bathroom, 2,331 sqft

Residential on 0.15 Acres

Cranston, Calgary, Alberta

****Welcome to this impeccably maintained estate home nestled on one of Cranston's most coveted and mature streets. Situated on a quiet cul-de-sac and offering over 2300 sqft of thoughtfully designed living space, this stunning residence perfectly blends comfort, privacy, and elegance for the discerning buyer.**

****Step inside to a grand two-storey foyer, where soaring ceilings and natural light create a truly breathtaking welcome. **Elegant tile flooring spans the entire main level, offering both style and easy maintenance, while fresh paint throughout gives this home a clean, inviting feel. **At the heart of this home is a chef-inspired kitchen adorned with rich maple cabinetry, granite countertops, central kitchen island with breakfast bar, stainless steel appliances, and a walk-in pantry—all seamlessly integrated into the open-concept kitchen, dining, and living area. Cozy up around the gas fireplace, framed by expansive windows that invite the outdoors in. **The main floor office or flex space offers versatility, while the mud/laundry room with abundant storage ensures everyday functionality. **Upstairs, discover berber carpeting throughout, a spacious bonus room, and a luxurious primary suite complete with a 4-piece ensuite featuring a soaker tub and separate shower. Two additional generous bedrooms and a full bath complete the upper level. **This home sits on a spectacular south-facing 6318 sqft pie-shaped lot, fully fenced, and offers exceptional outdoor living. Enjoy warm**



summer evenings on the exposed aggregate patio, entertain around the fire pit, or simply relax in the serene privacy of mature trees, complete with an irrigation system for easy upkeep. **For the hobbyist or car enthusiast, the triple attached heated garage is a dream. And with dual furnaces and A/C units, comfort is guaranteed year-round. **The expansive unfinished basement offers endless possibilities, ready for your custom finishing touch. **This is more than a home—it's a lifestyle. A rare opportunity to own a piece of Cranston's finest. Book your private showing today and experience the warmth, space, and sophistication this home offers.**

Built in 2005

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2231933 |
| Price | \$850,000 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 2,331 |
| Acres | 0.15 |
| Year Built | 2005 |
| Type | Residential |
| Sub-Type | Detached |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 63 Cranleigh Close Se |
| Subdivision | Cranston |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3M 1H6 |

Amenities

| | |
|----------------|--|
| Amenities | Park, Playground |
| Parking Spaces | 6 |
| Parking | Front Drive, Garage Door Opener, Heated Garage, Insulated, Aggregate, Triple Garage Attached |
| # of Garages | 3 |

Interior

| | |
|-------------------|--|
| Interior Features | Bathroom Rough-in, Breakfast Bar, Ceiling Fan(s), Central Vacuum, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Pantry, See Remarks, Soaking Tub, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s) |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas, Living Room, Mantle |
| Has Basement | Yes |
| Basement | Full, Unfinished |

Exterior

| | |
|-------------------|--|
| Exterior Features | BBQ gas line, Private Yard, Fire Pit |
| Lot Description | Back Yard, Cul-De-Sac, Lawn, Low Maintenance Landscape, Many Trees, Pie Shaped Lot, Private, Street Lighting, Underground Sprinklers |
| Roof | Asphalt Shingle |
| Construction | Stone, Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 18th, 2025 |
| Days on Market | 12 |
| Zoning | R-G |
| HOA Fees | 181 |
| HOA Fees Freq. | ANN |

Listing Details

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

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