

\$779,900 - 438 Cranston Drive Se, Calgary

MLS® #A2219356

\$779,900

3 Bedroom, 3.00 Bathroom, 2,280 sqft
Residential on 0.10 Acres

Cranston, Calgary, Alberta

Jewel of a Deal!!! Convenient Location - Steps away from Century Hall, Ice rink, parks, pathways, schools, shopping, transit, and the Cranston exits. A wonderful URBAN STYLE HOME with many upgraded features & meticulously crafted - A custom family-built DREAM home. Over 2279 SF of luxurious living space offering three bedrooms, main floor flex room (office or dining room), 2.5 baths & a bonus room... This OPEN design features 9' ft main floor - Spectacular CHEF's kitchen overlooking the nook area and great room. Upgraded "Luxury Estate Level" features include a tiled gas fireplace with wood surround + mantle, real hardwood floors in the kitchen/nook/dining/hallway/foyer, light & plumbing fixtures, baseboard, doors, and casings... and so much more! The kitchen is masterfully designed for efficiency and entertaining (custom antique cream wood cabinets, trims & doors, upgraded appliances & microwave hood cover, corner pantry, recessed lighting, tiled backsplash, dramatic central island with a flush eating bar & stainless steel sink). The breakfast nook offers sunny south views with high tray ceilings. Upstairs includes a stately primary bedroom with a full spa-like ensuite (two vanities, makeup counter top, oversized soaker tub & separate shower, a walk-in closet), 2 good-sized spare bedrooms, and a big bonus room with a corner TV niche entertainment centre. Other impressive features include an unspoiled basement, built-in ceiling speakers,



438 CRANSTON DRIVE SE
RE/CAL MEASUREMENT STANDARD - CALGARY AB
MAIN LEVEL (AG) - 1,049.46 Sq Ft / 97.49 m²
UPPER LEVEL (AG) - 1,230.40 Sq Ft / 114.31 m²
TOTAL ABOVE GRADE RMS SIZE - 2,279.86 Sq Ft / 211.80 m²



central air conditioning, under ground sprinkler system, a south-facing back yard, an upper wood 15' x 10' deck with a pergola & a fully fenced yard, rich front curb appeal, stone details, and covered entry. Call your friendly REALTOR(R) to book a viewing!

Built in 2007

Essential Information

MLS® #	A2219356
Price	\$779,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,280
Acres	0.10
Year Built	2007
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	438 Cranston Drive Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M0C1

Amenities

Amenities	Recreation Facilities
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front, Side By Side
# of Garages	2

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceilings, Kitchen Island, Natural Recessed Lighting, Vaulted Ceilings
Appliances	Central Air Conditioner, Dishwasher, Microwave Hood Fan, Refrigerator
Heating	Central, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Mantle, Stone
Has Basement	Yes
Basement	Full, Unfinished



Exterior

Exterior Features	Private Yard, Rain Gutters, Covered Courtyard
Lot Description	Back Yard, Front Yard, Landscaped, Many Trees, Street Lighting, Fruit Trees/Shrub(s)
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 8th, 2025
Days on Market	3
Zoning	R-G
HOA Fees	190
HOA Fees Freq.	ANN

Listing Details

Listing Office	Jayman Realty Inc.
----------------	--------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.