

# \$469,900 - 356 Cranbrook Square Se, Calgary

MLS® #A2224468

**\$469,900**

3 Bedroom, 3.00 Bathroom, 1,772 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

\*Open house on Saturday, May 31, 12-2pm\*  
RARE OPPORTUNITY to own a spacious 3-BEDROOM CORNER UNIT townhome in the prestigious Riverstone of Cranston! With nearly 1,800 SQFT of thoughtfully designed living space, this home stands out with its functional layout, natural light, and stylish finishes throughout. The open-concept main floor features a modern kitchen with quartz countertops, stainless steel appliances, pantry, and a generous dining area—perfect for hosting friends or enjoying family dinners.

Upstairs, you'll find three total bedrooms, including a king-sized primary suite with a spa-inspired ensuite and walk-in closet, plus two additional well-sized bedrooms and a full bathroom. The convenient upstairs laundry completes the second level.

The third level retreat offers a versatile bonus room that opens to a private, oversized patio with panoramic views—a perfect space for relaxing, entertaining, or enjoying the fresh air.

The fenced backyard offers even more outdoor living space—great for a dog run, garden, or patio setup. Enjoy direct access to riverside pathways, parks, and playgrounds. Plus, you're just minutes from the South Health Campus, top-rated schools, shopping, dining, and the Seton YMCA. Residents also enjoy exclusive access to Century Hall with year-round amenities including a splash park,



skating rink, tennis courts, and more.

Built with quality craftsmanship and timeless design, this home is perfect for professionals, families, or anyone looking to live in one of Calgary’s most scenic and connected communities. Book your private showing today!

Built in 2022

**Essential Information**

MLS® #	A2224468
Price	\$469,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,772
Acres	0.00
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	356 Cranbrook Square Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3K8

**Amenities**

Amenities	Parking, Visitor Parking
Parking Spaces	1
Parking	Stall

**Interior**

Interior Features	Low Flow Plumbing Fixtures, No Smoking Home, Pantry, Quartz Counters, Recessed Lighting, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Oven, Electric Water Heater, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Rough-In
Basement	None

## Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Low Maintenance Landscape
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 26th, 2025
Days on Market	6
Zoning	M-1
HOA Fees	515
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX iRealty Innovations
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