

# \$1,079,900 - 119 Cranarch Circle Se, Calgary

MLS® #A2219037

**\$1,079,900**

5 Bedroom, 4.00 Bathroom, 2,862 sqft

Residential on 0.11 Acres

Cranston, Calgary, Alberta

OPEN HOUSE on Sunday, May 11, 2:00pm -4:00pm. An Elegant Masterpiece in Prestigious Cranston Estates, this exceptional home presents a harmonious blend of timeless elegance and thoughtful design. With nearly 4,000 sq. ft. of meticulously crafted living space, every corner of this residence is a visual delight.

As you enter, you are greeted by a welcoming foyer, complemented by a bright and airy den/office. The grandeur of crystal chandeliers illuminates the space, seamlessly leading into a Gourmet Chef's kitchen with stainless steel appliances and large centre island. This perfectly pairs with a sophisticated separate Formal Dining Room. The home exudes luxury through the combination of rich hardwood floors, mahogany cabinetry, and striking light-colored granite countertops, all accented by elegant beige carpeting—creating a refined and inviting atmosphere.

Custom metal spindles and dark wood handrails guide you upstairs to an expansive bonus room, which overlooks the impressive 18-foot vaulted foyer. The upper level boasts three generously sized bedrooms, along with a luxurious Master Suite in its own private area featuring a spa-inspired 5-piece ensuite. This tranquil retreat includes a glass-enclosed shower, soaking tub, and a private water closet, while the oversized walk-in closet provides ample space for an extensive



wardrobe.

The fully developed basement offers large windows and flexible, open-concept space, featuring cork flooring throughout. This versatile area is ideal for a home gym, games room, or cozy family room. Two high-efficiency furnaces ensure year-round comfort, and central air conditioning provides a cool and relaxing atmosphere during warm summer months.

Step outside to the covered vinyl deck, where youâ€™ll find a spacious sunroom and a lavish Hydro Pool Swim Spaâ€”an ideal setting for both relaxation and entertainment. The meticulously landscaped yard further enhances the propertyâ€™s outdoor appeal, providing a serene and private retreat.

Located just a short stroll from Fish Creek Park, shopping, schools, and parks. With convenient access to the New South Hospital, a nearby movie theater, and only a two-minute drive to Deerfoot Trail.

Additionally, just steps from Century Hall (Cranston Residents Association), this home offers unparalleled access to a wide range of recreational facilities, including a tennis court, basketball court, skating rink, and a seasonal water park. Whether you're looking to stay active or unwind, these exceptional amenities are right outside your door.

This location strikes the perfect balance between tranquility and convenience.

Welcome to your new sanctuary.

Please take a moment to view the 3D tour prior to your visit.

Built in 2010

## **Essential Information**

MLS® #

A2219037

Price	\$1,079,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,862
Acres	0.11
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	119 Cranarch Circle Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M0S5

### Amenities

Amenities	Other, Party Room
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Front Drive, Insulated
# of Garages	2

### Interior

Interior Features	Chandelier, French Door, Granite Counters, High Ceilings, Kitchen Island, Metal Counters, No Animal Home, No Smoking Home, Open Floorplan, Soaking Tub, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle

Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Back Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

## Additional Information

Date Listed	May 8th, 2025
Days on Market	41
Zoning	R-G
HOA Fees	190
HOA Fees Freq.	ANN

## Listing Details

Listing Office	C-Luxury Realty Ltd.
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