

# \$999,999 - 125 Cranridge Terrace Se, Calgary

MLS® #A2223067

**\$999,999**

5 Bedroom, 4.00 Bathroom, 2,635 sqft  
Residential on 0.12 Acres

Cranston, Calgary, Alberta

Welcome to this exceptional executive home, located in a peaceful cul-de-sac in a highly sought-after community. This spacious 2635 sq ft home features 5 bedrooms (4 upstairs and 1 in the basement), 3.5 baths, and a rare triple-car garage—perfect for families and those in need of extra space.

Upon entering, you are welcomed by a chef's dream kitchen, outfitted with top-of-the-line new Bosch stainless steel appliances with 4 year warranties, including a built-in gas cooktop, built-in oven with built-in microwave combo above, and a built-in warming drawer. The large central island features a wine fridge, granite countertops, and plenty of prep and seating space. A large walk-in pantry offer outstanding storage. This space flows beautifully into the bright, open living room with a cozy gas fireplace—perfect for relaxing or entertaining.

Just off the kitchen is access to a sunny deck, ideal for outdoor dining, along with a well-placed laundry room and an elegant dining room for family gatherings and special occasions.

The expansive primary bedroom serves as a true retreat, complete with a luxurious ensuite featuring double sinks, a large soaker tub, a separate shower, and a walk-in closet. Upstairs, you'll also find a spacious bonus room with views of the Bow River and



mountains, plus three additional generously sized bedrooms and a full bathroom.

The fully developed walk-out basement offers a large family room, an additional bedroom, and a 4-piece bathroom—perfect for guests, teens, or extended family. There's also a large storage area and mechanical room to meet all your practical needs.

Step outside into your private, professionally landscaped yard featuring a beautiful pergola, a high-end hot tub, and a storage shed—designed for both relaxation and entertaining.

Additional premium features include epoxy-coated garage floors, gemstone exterior lighting, 2 air conditioning units, 2 furnaces, an alarm system, and a full irrigation system. Ideally located just minutes from the South Campus Hospital, World’s largest YMCA, and access to the Ridge is only a few houses away, this home offers an unbeatable combination of luxury, lifestyle, and location.

Meticulously maintained and loaded with upgrades, this one-of-a-kind property is ready for you to move in and enjoy. Call today to book your private viewing!

Built in 2007

**Essential Information**

|                |           |
|----------------|-----------|
| MLS® #         | A2223067  |
| Price          | \$999,999 |
| Bedrooms       | 5         |
| Bathrooms      | 4.00      |
| Full Baths     | 3         |
| Half Baths     | 1         |
| Square Footage | 2,635     |
| Acres          | 0.12      |

|            |             |
|------------|-------------|
| Year Built | 2007        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | 2 Storey    |
| Status     | Active      |

### Community Information

|             |                          |
|-------------|--------------------------|
| Address     | 125 Cranridge Terrace Se |
| Subdivision | Cranston                 |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3M 0J1                  |

### Amenities

|                |                                                      |
|----------------|------------------------------------------------------|
| Amenities      | Clubhouse, Park, Parking, Playground, Racquet Courts |
| Parking Spaces | 6                                                    |
| Parking        | Off Street, Triple Garage Attached                   |
| # of Garages   | 3                                                    |

### Interior

|                   |                                                                                                                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Closet Organizers, Double Vanity, Granite Counters, Soaking Tub, Storage, Walk-In Closet(s)                                                                                                 |
| Appliances        | Built-In Gas Range, Central Air Conditioner, Dishwasher, Garage Control(s), Garburator, Microwave, Oven-Built-In, Range Hood, Refrigerator, Trash Compactor, Washer/Dryer, Window Coverings, Wine Refrigerator |
| Heating           | Central, Floor Furnace, Forced Air                                                                                                                                                                             |
| Cooling           | Central Air, Full                                                                                                                                                                                              |
| Fireplace         | Yes                                                                                                                                                                                                            |
| # of Fireplaces   | 1                                                                                                                                                                                                              |
| Fireplaces        | Gas                                                                                                                                                                                                            |
| Has Basement      | Yes                                                                                                                                                                                                            |
| Basement          | Finished, Full                                                                                                                                                                                                 |

### Exterior

|                   |                                                                                                                     |
|-------------------|---------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Lighting, Private Yard, Rain Gutters, Storage                                                                       |
| Lot Description   | Back Yard, Gentle Sloping, Interior Lot, Landscaped, Low Maintenance Landscape, Underground Sprinklers, Yard Lights |
| Roof              | Asphalt Shingle                                                                                                     |

|              |                                           |
|--------------|-------------------------------------------|
| Construction | Concrete, Stucco, Wood Frame, Post & Beam |
| Foundation   | Poured Concrete                           |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 21st, 2025 |
| Days on Market | 4              |
| Zoning         | R-G            |
| HOA Fees       | 190            |
| HOA Fees Freq. | ANN            |

**Listing Details**

|                |                         |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|

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