

# \$399,900 - 430 Cranford Mews Se, Calgary

MLS® #A2225072

**\$399,900**

2 Bedroom, 3.00 Bathroom, 1,259 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

Welcome to this bright and functional corner-unit townhome in the heart of Cranston. With its own private entrance and an elevated front patio, this home offers added privacy and a unique sense of space. As an end unit, it features extra windows that let in even more natural light, enhancing the open and airy feel throughout. The front living room is warm and inviting, anchored by a gas fireplace with trending wooden slat detailing, perfect for cozy winter evenings. Luxury vinyl plank flooring runs throughout the main level, adding durability and style. The kitchen is thoughtfully designed for everyday living and entertaining. It features stainless steel appliances, granite countertops, and a center island with a breakfast bar. There's plenty of workspace for those who love to cook, along with ample cabinetry for storage. A dedicated dining area sits just off the kitchen, creating a natural flow for meals and gatherings. A discreet 2-piece bathroom adds convenience on this level. Screen doors on both the front and back doors allow you to let in the breeze while keeping things comfortable. Upstairs, both bedrooms include private ensuite bathrooms, one a 3-piece and the other a 4-piece—making it an ideal layout for roommates, guests, or a small family. Laundry is also located upstairs, eliminating the need to carry loads between floors and there is amazing storage space in the attic with pull down stairs. Outside, enjoy a spacious, sun-filled backyard, fully fenced and great for kids, pets, or relaxing in the fresh air.



A small storage shed adds functionality, and one assigned parking stall is included. Two solar panels help improve energy efficiency. This well-maintained home combines comfort, thoughtful design, and a great location in a welcoming Cranston community.

Built in 2016

**Essential Information**

MLS® #	A2225072
Price	\$399,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,259
Acres	0.00
Year Built	2016
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	430 Cranford Mews Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 2P1

**Amenities**

Amenities	Parking
Parking Spaces	1
Parking	Assigned, Stall

**Interior**

Interior Features	Breakfast Bar, Kitchen Island, No Smoking Home
-------------------	--

Appliances	Dishwasher, Electric Range, Freezer, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Insert, Living Room
Basement	None

## Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, Lawn
Roof	Asphalt Shingle
Construction	Wood Frame, Cement Fiber Board
Foundation	Poured Concrete

## Additional Information

Date Listed	June 11th, 2025
Days on Market	13
Zoning	M-2
HOA Fees	181
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

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