

# \$379,900 - 642 Cranford Se, Calgary

MLS® #A2214475

**\$379,900**

2 Bedroom, 1.00 Bathroom, 647 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

Welcome to this beautifully maintained 2-bedroom, 1-bath townhouse nestled in the heart of Cranston – one of Calgary’s most desirable communities. Step inside and discover a bright open-concept layout with stainless steel appliances, tall cabinetry that offers ample storage, and a functional kitchen that flows effortlessly into the living and dining areas – perfect for entertaining or cozy nights in. Enjoy your morning coffee or evening unwind on the charming front patio, a welcoming outdoor space that adds to the home's appeal. The spacious double tandem garage provides secure parking for two vehicles plus room for bikes, gear, or extra storage. Located close to parks, schools, shopping, and major routes, this home is ideal for first-time buyers, downsizers, or investors. Book your private showing today and come experience the perfect blend of style, comfort, and convenience!

Built in 2013

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2214475  |
| Price          | \$379,900 |
| Bedrooms       | 2         |
| Bathrooms      | 1.00      |
| Full Baths     | 1         |
| Square Footage | 647       |
| Acres          | 0.00      |



|            |                   |
|------------|-------------------|
| Year Built | 2013              |
| Type       | Residential       |
| Sub-Type   | Row/Townhouse     |
| Style      | Stacked Townhouse |
| Status     | Active            |

### Community Information

|             |                 |
|-------------|-----------------|
| Address     | 642 Cranford Se |
| Subdivision | Cranston        |
| City        | Calgary         |
| County      | Calgary         |
| Province    | Alberta         |
| Postal Code | T3M 0J1         |

### Amenities

|                |                                |
|----------------|--------------------------------|
| Amenities      | None                           |
| Parking Spaces | 2                              |
| Parking        | Double Garage Attached, Tandem |
| # of Garages   | 2                              |

### Interior

|                   |                                                                                     |
|-------------------|-------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, Granite Counters, Kitchen Island                  |
| Appliances        | Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer, Window Coverings |
| Heating           | Central                                                                             |
| Cooling           | None                                                                                |
| Has Basement      | Yes                                                                                 |
| Basement          | Partial, Unfinished                                                                 |

### Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Courtyard                    |
| Lot Description   | Back Lane, City Lot          |
| Roof              | Asphalt Shingle              |
| Construction      | Composite Siding, Wood Frame |
| Foundation        | Poured Concrete              |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | April 24th, 2025 |
| Days on Market | 1                |

|                |     |
|----------------|-----|
| Zoning         | M-1 |
| HOA Fees       | 190 |
| HOA Fees Freq. | ANN |

**Listing Details**

Listing Office              Paramount Real Estate Corporation

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