

# \$1,690,000 - 102 Cranridge Heights Se, Calgary

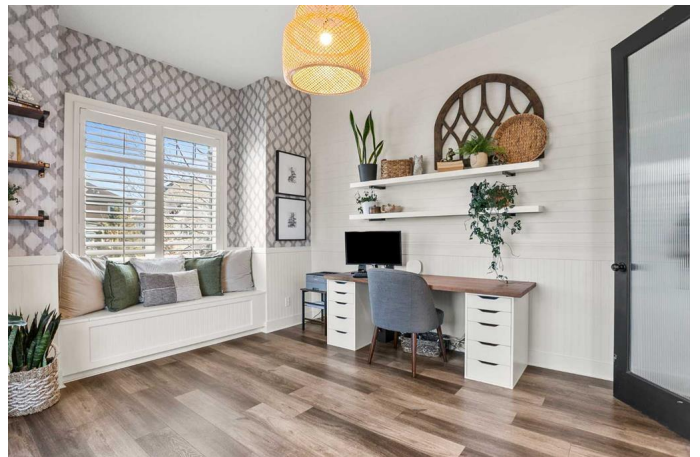
MLS® #A2199542

**\$1,690,000**

5 Bedroom, 4.00 Bathroom, 3,032 sqft  
Residential on 0.18 Acres

Cranston, Calgary, Alberta

Perched along the ridge in the prestigious community of Cranston, this extraordinary executive two-storey home offers an unparalleled blend of contemporary elegance, comfort, and breathtaking natural beauty. From the moment you step inside, soaring two-storey ceilings in the foyer provide just a glimpse of the thoughtful design that unfolds throughout. A bright front-facing office, adorned with wainscoting accents, provides a sophisticated workspace just off the entrance. Beyond, the open-concept main floor is bathed in natural light streaming through floor-to-ceiling windows, framing the stunning views beyond. At the heart of the space, a striking stone-faced, double-sided gas fireplace connects the dining area with the inviting living room, where elegant beamed ceilings add a touch of timeless charm. French doors lead to the upper deck—a tranquil retreat where you can sip your morning coffee while taking in the sunrise, or dine al fresco under the starlit sky, all while overlooking the shimmering blue waters of the pool and the lush greenery of the ridge. The gourmet kitchen is a chef's dream, featuring an expansive centre island, gleaming granite countertops, new stainless steel appliances, and pristine ceiling-height cabinetry with crown molding. A generous walk-through pantry seamlessly connects to the mudroom. Upstairs, a spacious bonus room with vaulted ceilings offers versatility—ideal as a playroom, media lounge, or sophisticated



retreat. The primary suite is a sanctuary of its own, boasting a walk-in closet and a spa-inspired ensuite with a jetted soaking tub, corner shower, private water closet, and quartz-topped dual vanity. Two additional bedrooms are equally well-appointed, served by a contemporary full bath. Descending to the lower level, an expansive family room opens directly to the meticulously landscaped covered patio and pool area, extending the home's luxurious indoor-outdoor lifestyle. The pool has been refreshed with new heater, pump, liner and light. A 4th bedroom and full bath provide the perfect private retreat for guests, while a wet bar-equipped theatre room ensures movie nights are an unforgettable experience. Outside, the triple-attached garage offers more than just parking—it's an ideal space for car enthusiasts to house a small collection or a space to tinker on weekend projects. Residents enjoy access to Cranston's Century Hall, a private residents' facility offering year-round recreational activities, including a splash park, skating rink, tennis courts, and a variety of community programs. For outdoor enthusiasts, miles of walking and biking trails, weave through the community, connecting to the expansive Fish Creek Park, begin just outside your back door. Nearby, the Cranston Market provides convenient shopping, dining choices, while Seton's urban district—just minutes away—offers additional amenities, including the South Health Campus, and Cineplex theatre. This exquisite ridge retreat is more than just a home—it's a lifestyle.

Built in 2009

## Essential Information

MLS® #	A2199542
Price	\$1,690,000
Bedrooms	5

Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,032
Acres	0.18
Year Built	2009
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	102 Cranridge Heights Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 0C1

### **Amenities**

Amenities	Racquet Courts, Recreation Facilities
Parking Spaces	5
Parking	Front Drive, Garage Faces Front, Triple Garage Attached
# of Garages	3

### **Interior**

Interior Features	Beamed Ceilings, Breakfast Bar, Chandelier, Closet Organizers, Double Vanity, French Door, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Recreation Facilities, Storage, Vaulted Ceiling(s), Walk-In Closet(s), Wet Bar
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Gas Stove, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Dining Room, Double Sided, Gas, Living Room, Stone
Has Basement	Yes
Basement	Finished, Full, Walk-Out

## Exterior

Exterior Features	BBQ gas line, Playground, Private Entrance, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Irregular Lot, Landscaped, Low Maintenance Landscape, No Neighbours Behind, Open Lot, Private, Street Lighting
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 6th, 2025
Days on Market	6
Zoning	R-G
HOA Fees	190
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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