



THE
A-TEAM

**RE/MAX
FIRST**

9 CRANWELL Place, Calgary T3M 1A2

MLS® #: **A2161840**

Area: **Cranston**

Listing Date: **09/27/24**

List Price: **\$820,000**

Status: **Pending**

County: **Calgary**

Change: **-\$30k, 09-Oct**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Calgary**
Year Built: **2000**

Finished Floor Area

Abv Sqft: **2,230**

Low Sqft:

Ttl Sqft: **2,230**

Lot Information

Lot Sz Ar: **5,349 sqft**

Lot Shape:

DOM

25

Layout

Beds: **4 (3 1)**

Baths: **3.5 (3 1)**

Style: **2 Storey**

Parking

Ttl Park: **4**

Garage Sz: **2**

Access:

Lot Feat: **Back Yard,Landscaped,See Remarks**
Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt**
Heating: **Forced Air**
Sewer:
Ext Feat: **Other**

Construction: **Stucco,Wood Frame**
Flooring: **Carpet,Hardwood,Vinyl**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Central Air Conditioner,Dishwasher,Dryer,Electric Range,Microwave,Refrigerator,Washer,Window Coverings**
Int Feat: **See Remarks**
Utilities:

Room Information

Room	Level	Dimensions
Family Room	Main	14`6" x 14`6"
Dining Room	Main	13`0" x 9`0"
Office	Main	10`6" x 10`6"
Bedroom - Primary	Second	18`0" x 12`6"
Bedroom	Second	11`6" x 10`0"
4pc Ensuite bath	Second	
2pc Bathroom	Main	

Room	Level	Dimensions
Living Room	Main	11`0" x 11`0"
Kitchen	Main	13`0" x 12`0"
Breakfast Nook	Main	10`0" x 8`6"
Bedroom	Second	10`6" x 10`0"
Game Room	Basement	31`6" x 13`6"
4pc Bathroom	Second	
4pc Bathroom	Main	











