

# \$1,600,000 - 53 Cranleigh Park Se, Calgary

MLS® #A2231722

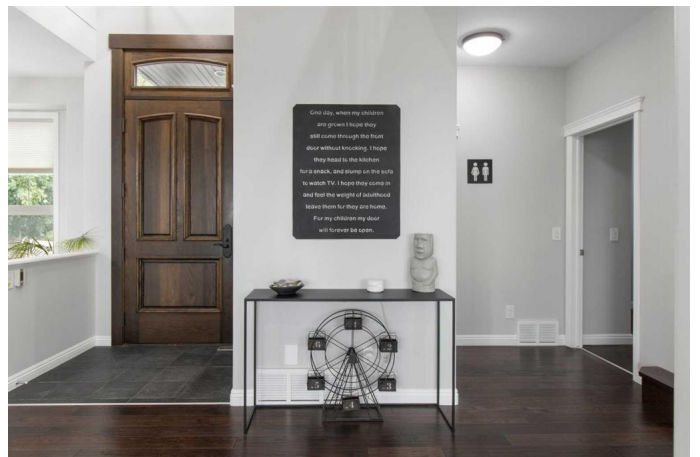
**\$1,600,000**

4 Bedroom, 4.00 Bathroom, 2,526 sqft

Residential on 0.17 Acres

Cranston, Calgary, Alberta

Welcome to your sanctuary on the ridge—where every day feels like a getaway. Tucked away at 53 Cranleigh Park SE, this beautifully renovated two-storey home welcomes you with a warm, open-concept main floor that flows seamlessly from the spacious LIVING ROOM, to the DINING AREA, and into a GOURMET KITCHEN outfitted with gleaming QUARTZ COUNTERTOPS, STAINLESS APPLIANCES, and an OVERSIZED ISLAND that's™ perfect for weekend brunches or weekday homework sessions. Picture lazy Sunday mornings bathed in soft light pouring through OVERSIZED WINDOWS, taking in BREATHTAKING BOW VALLEY RIVER VIEWS that stretch as far as the eye can see. LOCATION IS SECOND TO NONE, WITH PROXIMITY TO DEERFOOT TRAIL AND STONEY TRAIL FOR AMAZING ACCESS TO ANYWHERE IN THE CITY. Step outside onto the DECK OFF THE BREAKFAST NOOK and breathe in the fresh air—NO NEIGHBOURS BEHIND means privacy, whether you're™ sipping coffee at sunrise or grilling under the stars. But the magic really happens downstairs, where a SCREENED-IN PATIO creates a protected retreat. The HOT TUB UPGRADE invites you to unwind year-round, and tasteful landscaping with an AUTOMATED SPRINKLER SYSTEM ensures that your backyard always looks its best. Head upstairs on the NEWLY INSTALLED HARDWOOD STAIRS and you'll™ find a bright, serene



MASTER SUITE with jaw-dropping views, a CUSTOM SPA-STYLE ENSUITE thatâ€™s been completely reimagined with ELEGANT TILE WORK, a LUXURIOUS SOAKING TUB, and a GLASS-ENCLOSED SHOWER. Two additional bedrooms share a fully rebuilt bathroom, each space thoughtfully upgraded with SHIPLAP ACCENTS, new fixtures, and HIGH-EFFICIENCY LED LIGHTING throughout. Walls and trim are freshly painted, and every detail speaks to quiet luxury and comfort. Down in the WALK-OUT BASEMENT, the vibe shifts to laid-back fun: a cozy MEDIA ROOM with theatre-grade seating and electronics, a CUSTOM WET BAR with quartz counters for game-night refreshments, plus a fourth bedroom or gymâ”and another three-piece bath. Add in a rare HEATED, OVERSIZED FOUR-CAR GARAGE, NEW CENTRAL VACUUM, ATTIC INSULATION UPGRADES, and HEATED FLOORS in the BASEMENT BATHROOM, MUD ROOM, KITCHEN, and FOYER, and youâ€™ve got a home thatâ€™s as practical as it is stylish. From everyday living to grand entertaining, this is your chance to own a one-of-a-kind retreat where lifestyle and luxury come together effortlessly. SCHEDULE YOUR PRIVATE TOUR TODAY and discover how good life can be on the ridge.

Built in 2005

**Essential Information**

MLS® #	A2231722
Price	\$1,600,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,526
Acres	0.17

Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	53 Cranleigh Park Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 1J1

### Amenities

Amenities	Clubhouse, Party Room, Recreation Facilities
Parking Spaces	9
Parking	Aggregate, Garage Door Opener, Heated Garage, Insulated, Oversized, Quad or More Attached, Side By Side
# of Garages	4
Waterfront	Pond, River Access

### Interior

Interior Features	Bookcases, Central Vacuum, Chandelier, Closet Organizers, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Soaking Tub, Vaulted Ceiling(s), Wet Bar, Wired for Sound
Appliances	Garburator, Gas Stove, Range Hood, Washer/Dryer Stacked, Water Softener, Window Coverings, Humidifier
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Decorative, Gas, Living Room, Mantle, Double Sided
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	BBQ gas line, Garden, Lighting, Private Yard, Awning(s)
Lot Description	Backs on to Park/Green Space, Creek/River/Stream/Pond, Landscaped,

No Neighbours Behind, Private, Underground Sprinklers, Views, Yard Lights, Environmental Reserve

Roof	Metal
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	June 26th, 2025
Days on Market	5
Zoning	R-G
HOA Fees	190
HOA Fees Freq.	ANN

### Listing Details

Listing Office	Royal LePage Benchmark
----------------	------------------------

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.