

**212, 200 Cranfield Common SE
Calgary, Alberta**

MLS # A2208173



\$340,000

Division:	Cranston		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	918 sq.ft.	Age:	2017 (8 yrs old)
Beds:	2	Baths:	2
Garage:	Additional Parking, Assigned, Guest, Stall		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	-	Condo Fee:	\$ 571
Basement:	-	LLD:	-
Exterior:	Stone, Stucco, Wood Frame	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	Breakfast Bar, High Ceilings, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage		

Inclusions: Day bed in 2nd bedroom, TV wall mount in Living room, Patio door "Phantom Screen"

Welcome to this stunning 2 bedroom, 2 bathroom condo in the heart of Cranston, offering the perfect blend of modern finishes and functional design. From the moment you step inside, the high ceilings and wide plank laminate flooring create a bright and airy feel throughout. The kitchen is a dream, featuring white cabinetry, quartz countertops, stainless steel appliances, a spacious pantry, and breakfast bar that opens to the dining and living area. Step out onto your private south facing balcony, a great spot to relax and unwind. The primary suite is a true retreat with a walk through closet leading to a beautiful 4 piece ensuite. A second bedroom, additional 4 piece bathroom, and convenient in-suite laundry complete this thoughtfully designed space. This unit includes two parking stalls and a separate storage locker. Located in a well managed complex, you are just minutes from Fish Creek Park, Christ the King, Cranston and Dr. George Stanley Schools, walking paths, coffee shops, and Sobey's. Schedule your private viewing today, and be sure to check out the 3D Virtual Tour.