

\$473,000 - 1305, 42 Cranbrook Gardens Se, Calgary

MLS® #A2263615

\$473,000

3 Bedroom, 2.00 Bathroom, 1,187 sqft

Residential on 0.00 Acres

Cranston, Calgary, Alberta

Welcome to Riverstone Manor in Cranston! Discover luxury condo living in the heart of one of Calgary's most desirable southeast communities – Riverstone in Cranston. This beautifully designed southwest-facing unit offers 3 bedrooms, 2 bathrooms, and over 1,187 sq. ft. of stylish living space. Step inside to an inviting open-concept layout with 9-ft ceilings, Low-E triple glazed windows, and modern finishes throughout. The chef-inspired kitchen showcases full-height cabinetry, quartz countertops, stainless steel appliances, pot & pan drawers, and an oversized island perfect for entertaining. The bright living and dining areas open onto a sunny south-facing balcony with unobstructed views of the scenic wet pond and a BBQ gas line for outdoor enjoyment. The spacious primary suite features a walk-in closet and a luxurious ensuite with dual vanities and a stand-up shower. Two additional bedrooms offer versatility for guests, family, or a home office. Additional highlights include in-suite laundry, a titled underground parking stall, bike storage, and Hardie board siding for long-lasting quality. Located just steps from the Bow River pathways, parks, and Cranston Residents' Association amenities, this pet-friendly complex combines nature, convenience, and elegance – all in one perfect package.

Built in 2023

Essential Information



MLS® #	A2263615
Price	\$473,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,187
Acres	0.00
Year Built	2023
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

Community Information

Address	1305, 42 Cranbrook Gardens Se
Subdivision	Cranston
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3M 3N9

Amenities

Amenities	Bicycle Storage, Playground, Trash, Visitor Parking
Parking Spaces	1
Parking	Underground

Interior

Interior Features	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplaces	Gas
# of Stories	4

Exterior

Exterior Features	Balcony
Construction	Composite Siding, Concrete, Wood Frame

Additional Information

Date Listed	October 9th, 2025
Days on Market	18
Zoning	M-1
HOA Fees	518
HOA Fees Freq.	ANN

Listing Details

Listing Office	TrustPro Realty
----------------	-----------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.