



**1104 Cranbrook Gardens SE
Calgary, Alberta**

MLS # A2322195



\$1,450,000

Division:	Cranston		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,986 sq.ft.	Age:	2022 (4 yrs old)
Beds:	5	Baths:	4 full / 1 half
Garage:	Garage Door Opener, Insulated, Triple Garage Attached		
Lot Size:	0.14 Acre		
Lot Feat:	Backs on to Park/Green Space, Landscaped, Lawn, Rectangular Lot		

Heating:	High Efficiency, Forced Air, Humidity Control, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home, See Remarks, Vinyl Windows, Walk-In Closet(s)		

Inclusions: Juke Music System, CCTV Camera System

5 BEDROOMS | TRIPLE CAR GARAGE | WALK OUT BASEMENT | BACKS TO GREEN SPACE | OPEN HOUSE SUNDAY JUN 21, 2PM - 4PM Set against the tranquility of protected green space and serene pond views, this exceptional Riverstone estate presents a rare opportunity to own a private executive retreat designed for elevated family living and sophisticated multigenerational functionality. Perfectly positioned in one of Cranston's most prestigious enclaves, this remarkable walkout home blends timeless luxury, thoughtful design, and everyday comfort in a setting that feels both peaceful and exclusive. Boasting over 4,100 sq. ft. of beautifully curated living space, this meticulously crafted Baywest residence offers an extraordinary balance of elegance and practicality. From the moment you enter, you are welcomed by soaring ceilings, expansive windows, refined finishes, and an abundance of natural light that captures the beauty of the surrounding landscape. Designed with both entertaining and daily living in mind, the heart of the home features a stunning chef-inspired kitchen complete with premium appliances, oversized island, custom cabinetry, and an inviting dining space that seamlessly connects to the breathtaking outdoor backdrop. The spacious living area creates a warm yet sophisticated atmosphere, ideal for intimate family moments or hosting guests in style. The upper level offers a luxurious private retreat with generously sized bedrooms, spa-inspired bathrooms, and a serene primary suite designed to feel like a five-star escape. Wake up to peaceful views, unwind in your elegant ensuite, and enjoy the comfort of a thoughtfully designed sanctuary tailored for relaxation. The fully developed walkout lower level adds exceptional versatility and value, perfectly suited for multigenerational living, extended family

accommodations, guest quarters, or additional income potential. With seamless indoor-outdoor flow, this level creates endless opportunities for flexible luxury living. Step outside to experience the true beauty of Riverstone living — where scenic pathways, natural reserve landscapes, and tranquil water views become part of your everyday lifestyle. Whether enjoying quiet mornings overlooking nature or entertaining on warm summer evenings, this home offers a rare sense of privacy and connection to the outdoors. Complete with a triple attached garage, premium upgrades, and an unbeatable location close to schools, amenities, parks, and major routes, this is more than a home, it is a lifestyle statement for those who value luxury, space, and refined family living.