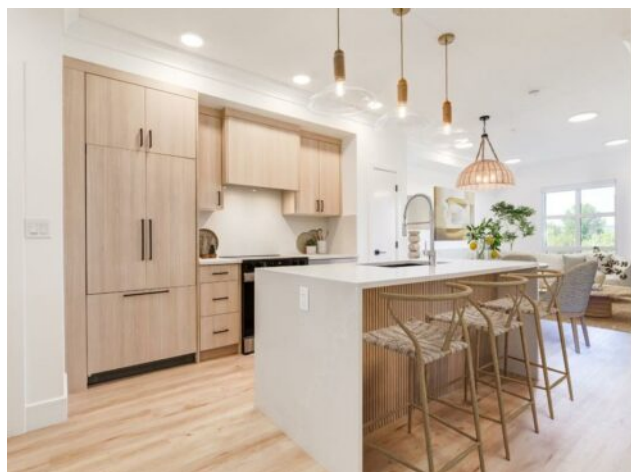


**2301, 4270 Norford Avenue NW
Calgary, Alberta**

MLS # A2256270



\$396,900

Division:	University District		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment-Single Level Unit		
Size:	585 sq.ft.	Age:	2026 (-1 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 411
Basement:	-	LLD:	-
Exterior:	Concrete, Wood Frame	Zoning:	TBD
Foundation:	-	Utilities:	-
Features:	Chandelier, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters		

Inclusions: NA

Welcome to Dean's Landing by Rohit Homes, where contemporary design meets urban convenience in Calgary's sought-after University District. This stunning new build condo offers the perfect blend of luxury, functionality and convenience making this an ideal spot to call home. This 1 bed, 1 bath and den apartment boasts high end finishings, in suite laundry, waterfall quartz counter tops, triple pane floor to ceiling windows and a private balcony. Best of all, you can choose from one of three Designer Interiors curated by award winning designer Louis Duncan-He, giving your new home the chic, elegant or bold feel you desire. All purchases come with a titled underground parking stall and A/C rough in for added convenience. Get in touch today to discover more great opportunities like this in Dean's Landing.