



**2206, 4270 Norford Avenue NW
Calgary, Alberta**

MLS # A2129556



\$461,953

Division:	University District		
Type:	Residential/Low Rise (2-4 stories)		
Style:	Apartment		
Size:	588 sq.ft.	Age:	2026 (-2 yrs old)
Beds:	1	Baths:	1
Garage:	Parkade, Underground		
Lot Size:	-		
Lot Feat:	-		

Heating:	Baseboard	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	-	Condo Fee:	\$ 390
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: Window Coverings Package included, Chic concealed hood fan, waterfall island in kitchen, Custom Designer Lighting Package

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.