

\$390,000 - 1116, 4270 Norford Avenue Nw, Calgary

MLS® #A2252456

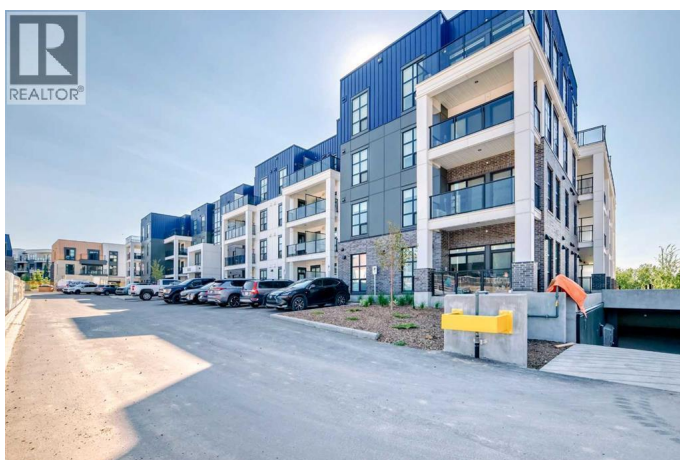
\$390,000

1 Bedroom, 1.00 Bathroom, 603 sqft

Single Family on 0.00 Acres

University District, Calgary, Alberta

Step into modern luxury with this brand-new 1 bedroom + den 603 square foot home located on the ground floor of the award-winning University District. From the moment you walk in, you'll notice the attention to detail—sleek quartz countertops, panel-ready appliances, soft-close cabinetry, and designer finishes that make every space feel elevated. The thoughtful floor plan includes a bright entrance, a contemporary kitchen with dining area, a spacious living room with oversized windows, and direct access to your private patio—perfect for morning coffee or winding down in the evening. The primary bedroom features a walk-in closet and a 4-piece bath completes the floor plan of this new and never-occupied home. A versatile den offers endless possibilities, whether as a home office, study space, or guest room. Added conveniences include in-suite laundry, underground parking, and a dedicated storage unit. Outside your door, you'll enjoy a vibrant, walkable community with boutique shops, cafés, restaurants, parks, and green spaces. The building itself offers exclusive brand-new amenities designed to complement your lifestyle. With quick access to the University of Calgary, Market Mall, Foothills Medical Centre, and endless conveniences, this home offers the perfect blend of luxury and location. This is more than a home—it's your gateway to elevated living in one of Calgary's most sought-after communities. (id:6289)



Built in 2025

Essential Information

Listing #	A2252456
Price	\$390,000
Bedrooms	1
Bathrooms	1.00
Square Footage	603
Acres	0.00
Year Built	2025
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	1116, 4270 Norford Avenue Nw
Subdivision	University District
City	Calgary
Province	Alberta
Postal Code	T3B6L8

Amenities

Amenities	Park, Playground, Recreation Nearby, Schools, Shopping
Features	See remarks, No Animal Home, No Smoking Home, Gas BBQ Hookup, Parking
Parking Spaces	1
Parking	Underground

Interior

Appliances	Refrigerator, Dishwasher, Range, Microwave, Washer/Dryer Stack-Up
Heating	Baseboard heaters
Cooling	See Remarks
# of Stories	4

Exterior

Exterior	Concrete
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office	CIR Realty
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