



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

780-831-7725
jackadmin@gpremax.com

1203, 4270 Norford Avenue NW
Calgary, Alberta

MLS # A2240948



\$340,000

Heating:	Baseboard	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	-	Condo Fee:	\$ 264
Basement:	-	LLD:	-
Exterior:	Brick, Cement Fiber Board, Wood Frame	Zoning:	M-2
Foundation:	-	Utilities:	-
Features:	Open Floorplan, Quartz Counters, See Remarks, Soaking Tub		
Inclusions:	NA		

Welcome to The Rosa at Dean’s Landing, a brand-new, never-lived-in second-floor unit by the award-winning Rohit Communities. This thoughtfully designed 1 bedroom, 1 bathroom apartment offers modern elegance and functionality, featuring stylish herringbone-pattern vinyl plank flooring throughout. The bright, open-concept layout is both inviting and practical, highlighted by a sunny south-facing balcony that fills the space with natural light all day long. A titled underground parking stall adds convenience and security. Perfectly situated in a vibrant and connected community, this apartment is just minutes from shopping, restaurants, a movie theatre, The University of Calgary, Market Mall, Foothills Hospital, and the Children’s Hospital, with plenty of walking paths nearby. Don’t miss your chance to own this stunning unit!