

\$1,790 - 1213, 4270 Norford Avenue Nw, Calgary

MLS® #A2263983

\$1,790

0 Bedroom, 0.00 Bathroom, 540 sqft

Rental on 0.00 Acres

University District, Calgary, Alberta

Welcome to your stylish new home in the heart of University District, Calgaryâ€™s most walkable and connected neighborhood! Perfect for Medical professionals, students, and staff working at Foothills Medical Centre, Alberta Childrenâ€™s Hospital, or the University of Calgary who want an easy, walkable lifestyle in a vibrant, modern community.

This bright, modern 1-bedroom, 1-bath condo (~540 sq. ft.) offers comfort, convenience, and a touch of luxury with high-end finishes and large windows for plenty of natural light.

Features youâ€™ll adore:

Open-concept living with a modern kitchen (stainless steel appliances, dishwasher, microwave, oven/stove, fridge)

In-suite laundry for everyday convenience

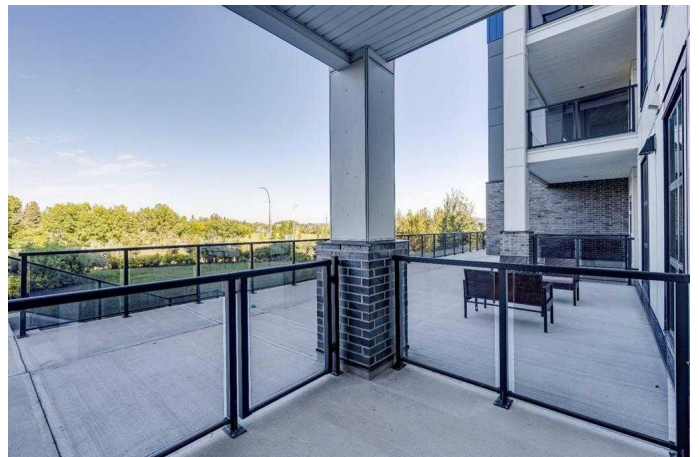
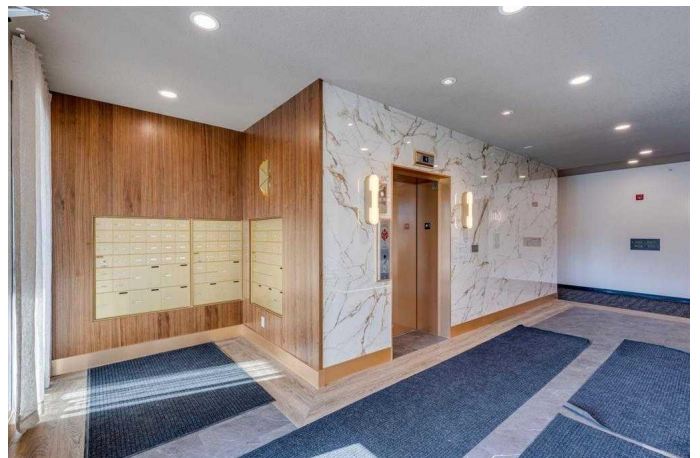
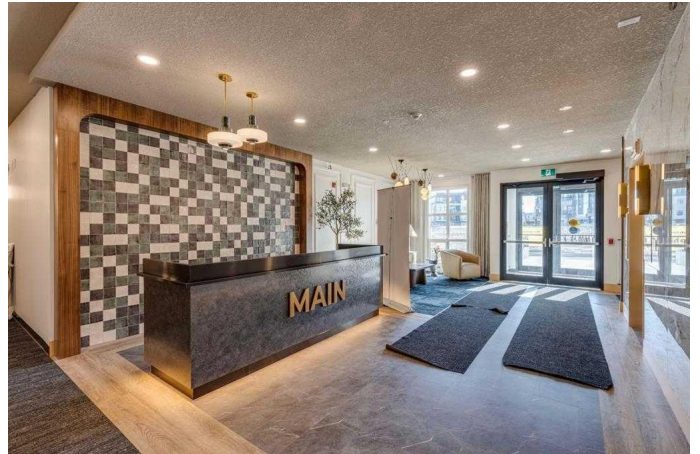
Private and common balcony with city views â€“ perfect for relaxing after work

Hardwood & carpeted floors for warmth and style

Non-smoking unit in a newly built (2025) concrete building

Parking & Utilities

Heated underground parking stall included in



rent

Heat and water included – you only cover electricity!

Visitor parking available for guests

Live steps from everything you need:

5 min walk to Alberta Children’s Hospital

7 min walk to Foothills Medical Centre

Near University of Calgary and Market Mall

Surrounded by cafés, restaurants, grocery stores, and fitness studios in the University District retail area

Excellent access to public transit and major routes

Pet-Friendly

Cats and small dogs negotiable (fee TBD)

This home is ideal for nurses, doctors, medical residents, university staff, or professionals who value a clean, quiet, and community-oriented environment close to work.

Available Immediately – Don’t miss this rare opportunity!
Contact Kaushal today at 403-471-0203 to schedule a viewing or for more details.

Essential Information

MLS® #	A2263983
Price	\$1,790
Bathrooms	0.00
Square Footage	540

Acres	0.00
Type	Rental
Status	Active

Community Information

Address	1213, 4270 Norford Avenue Nw
Subdivision	University District
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B6P8

Amenities

Parking Spaces	1
Parking	Underground, Public Electric Vehicle Charging Station(s)

Interior

Appliances	Built-In Electric Range, Built-In Oven, Built-In Refrigerator, Central Air Conditioner, Dishwasher, Microwave, Washer/Dryer Stacked, Window Coverings
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Exterior

Roof	Concrete
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Additional Information

Date Listed	October 11th, 2025
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Listing Details

Listing Office	Royal LePage South Country - Lethbridge
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