



Royal LePage Wolle Realty
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Welcome to 170 Rochefort Street Unit A—a bright and modern 2-bedroom, 2-bathroom END-UNIT stacked townhome in the **HIGHLY DESIRABLE** Huron Park community! This **STYLISH** and **SPACIOUS** home features an **OPEN-CONCEPT LAYOUT** with **CONTEMPORARY FINISHES**, a **PRIVATE BALCONY**, and a **CHEF-READY KITCHEN** complete with a **CENTER ISLAND**, **STAINLESS STEEL APPLIANCES**, and plenty of room for entertaining. The **PRIMARY BEDROOM** is a true retreat, offering a **FULL ENSUITE BATHROOM** and direct access to the **REAR BALCONY**—perfect for relaxing mornings or quiet evenings. A second well-sized bedroom and a sleek 4-PIECE **BATHROOM** round out this **IDEAL FLOOR PLAN**, while **IN-SUITE LAUNDRY** and **ONE EXCLUSIVE PARKING SPACE** add everyday convenience. Located in one of Kitchener's **MOST SOUGHT-After** neighbourhoods, this home puts you steps away from **TOP-RATED SCHOOLS**, scenic walking trails, the brand-new **LONGO'S** grocery store, and the incredible 55-acre **RBJ SCHLEGEL PARK**—complete with sports fields, splash pads, and year-round outdoor fun. With **EASY ACCESS** to Highways 401, commuting is a breeze, and the thriving Huron Park community offers endless shopping, dining, and future growth potential. Whether you're a **FIRST-TIME BUYER**, downsizing, or looking for a **SMART INVESTMENT**, this **STUNNING TOWNHOME** is a **MUST-SEE!** Don't miss your chance to live in one of London's most **EXCITING** and **CONVENIENT** locations—schedule your showing today!



A Top Tier Sales Team

*At Royal LePage Wolle Realty, Brokerage in KW 2016-2023



Top Producing Sales Representative

*At Royal LePage Wolle Realty, Brokerage in KW 2006-2015



THE RIZ TEAM

• REAL ESTATE PROFESSIONALS •

Welcomes you to

170 ROCHEFORT STREET, UNIT #A
KITCHENER N2R 0P5

2 Bedroom | 2 Bathroom | 1,005.73 SqFt
Built in 2020 | Taxes: 3,323.82/month
Condo Maintenance Fees: \$229.00

www.170rochefortunita.ca



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IMPRESSIVE FEATURES

- Huron Park neighbourhood
- 2 bedrooms
- 2 bathrooms
- Open concept floor plan
- Veranda level (second floor)
- Carpet free
- Modern stainless appliances
- Centre island
- Primary bedroom w/ensuite bathroom
- Walkout to Rear balcony
- On demand water heater
- In-suite laundry
- 1 exclusive parking spot #73
- End unit (more windows, no neighbours on one side)
- Surrounded by top-rated schools, walking trails, Longos, RBJ Schlegel Park & more!

FLOOR PLAN



SCHOOLS

Waterloo Region District School Board

JK-6	Jean Steckle P.S.	NOT BUSED
7-8	Janet Metcalfe P.S.	BUSED
9-12	Huron Heights S.S.	NOT BUSED

Waterloo Catholic District School Board

JK-8	St. Josephine Bakhita	NOT BUSED
9-12	St. Mary's Secondary School	BUSED