

BATTISTELLA LAUNCHING

LIDO IN KENSINGTON

// BY HEATHER RYAN



A UNIQUE NEW CONDO PROJECT THAT COMBINES residential, retail and a boutique hotel will be launched by Battistella Developments in late November in the desirable community of Kensington.

Located at the corner of 2nd Avenue and 10th Street N.W., LIDO by Battistella will be an eight-storey mixed-use building that has perspective buyers so excited, many have registered their interest on the project's website, says Traci Wilson, director of sales and marketing.

"We're getting a great response already from people because there is really nothing quite like it being built; it's a one-of-a-kind building," Wilson says, who notes LIDO will be a midrise concrete building featuring small retail shops on the main level and – a first for

Battistella – a second-floor boutique hotel that can be used by the general public and give residents a convenient place to accommodate overnight guests.

Above the hotel, the top six floors will include 60 apartment-style condos offering a wide range of floor plans and sizes, from 450 to 1,500 sq. ft. They will feature a cool, modern style appealing to everyone from young professionals and families, to empty nesters looking to downsize and enjoy a maintenance-free lifestyle.



Impressive features include Fisher & Paykel stainless steel appliances, built-in wall ovens, European-style floating cabinets, wood plank floors, upgraded lighting, in-suite laundry with washer and dryer, and balconies with gas line hookups.

The residential suites will include one-bedroom designs, some with dens; two-bedroom-two-bathroom layouts; two bedrooms with den and two baths; and three bedrooms with two bathrooms and lots of storage. Prices start in the \$200,000s for the one-bedrooms suites.

Buyers will adore the high-end interior finishings throughout, especially the unique kitchen island custom designed just for LIDO which integrates a dining table at one end to maximize space, complete with a customized tabletop, and features a quartz countertop at the other end. Additional impressive features include Fisher & Paykel stainless steel appliances, built-in wall ovens, European-style floating cabinets, wood plank floors, upgraded lighting, in-suite laundry with washer and dryer, and balconies with gas line hookups.

“The kitchens will be show-stopping and very different to what has been seen on the market before,” Wilson says. “We’re working with ‘ce de ce’ interior design, and the overall look is very mid-century modern. We’ll also have Battistella’s signature floor-to-ceiling, wall-to-wall windows, and nine-ft. ceilings.”

Another unique aspect of LIDO is that among the three levels of underground parking will be a level of public parking run by the Calgary Parking Authority, providing spaces for residents and their visitors.

The building exterior is in the

final development stage and is being designed to fit into the Kensington streetscape. The building will also have a great rooftop patio complete with an outdoor gas fireplace, allowing residents to socialize and enjoy stunning views of downtown and the Bow River.

A major appeal for buyers is the incredible location – just a block away from the LRT station – in a vibrant community that places an array of shops, services, coffee shops, restaurants, parks, pathways and the downtown core just minutes from the doorstep.

In keeping with Battistella’s creative building names, LIDO is inspired by the Battistella family’s Italian background, meaning a place of recreation in Europe, which is aptly suited to the location, says Wilson. “Residents can relax in Kensington and live the LIDO lifestyle.”

Battistella is a Calgary-based builder crafting multi-family projects in the city for 35 years,

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enjoying “an excellent reputation for its quality, unique architecture and loft-like designs,” Wilson says. “What also sets us apart is our personal customer service; the buyer deals with the same person from when they first walk through the door through the entire process, including the final walk-through and warranty.”

LIDO is currently in its pre-launch stage, and buyers can register at battistella.ca/lido. Sales will launch in late November at the LIDO presentation centre, located at 1120 Kensington Rd. N.W. For more information, visit online at battistella.ca/lido or call 403.290.1664.

