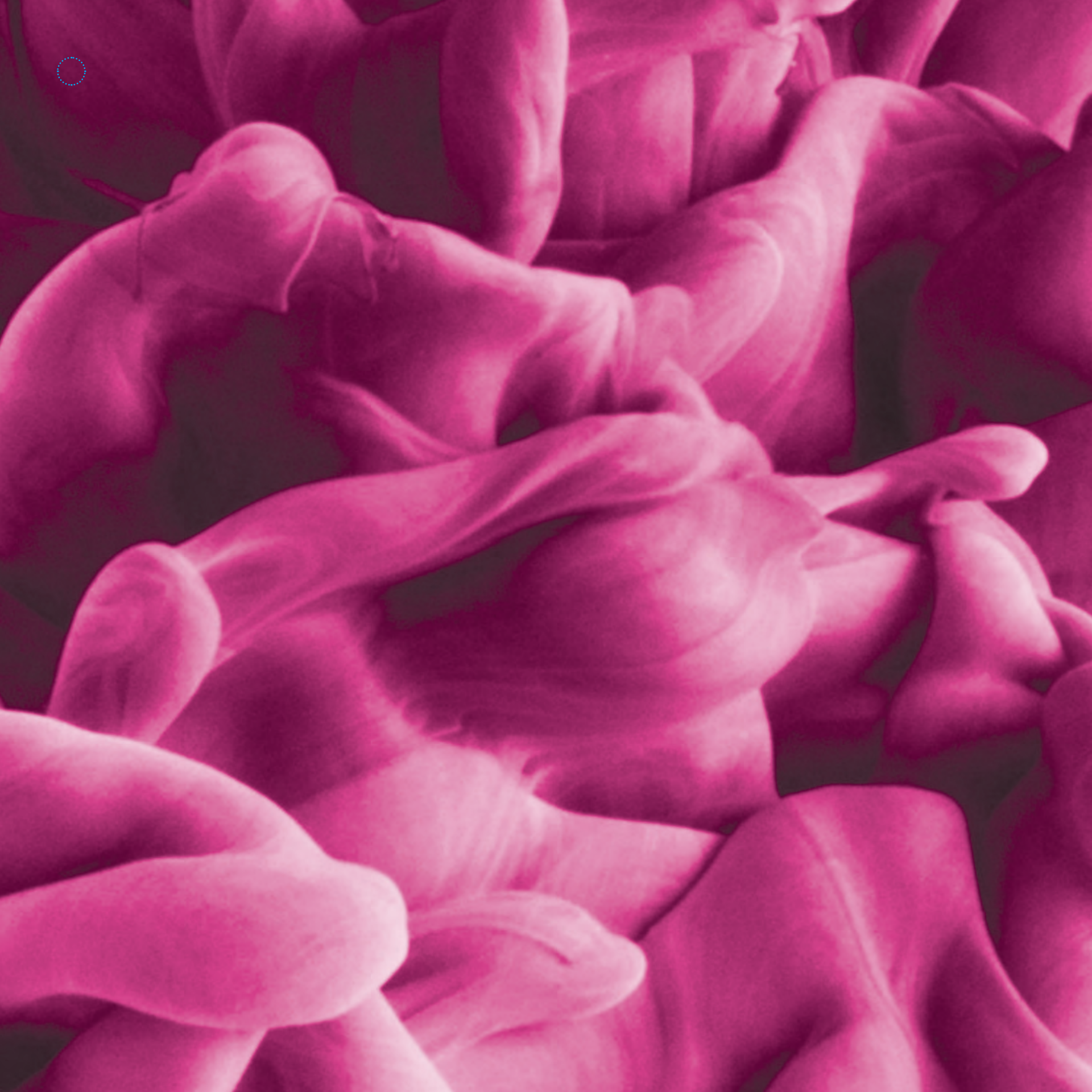




**INK**

BY BATTISTELLA





# INK

## SOMETHING WICKED THIS WAY COMES

Perched in the heart of the East Village, just steps from the city core, INK by Battistella is downtown living at its most affordable and accessible. INK combines smart floor plans and a striking exterior to create 119 comfortable and efficient city homes, with a convenient collection of amenities like our collaborative work space, bike workshop, and rooftop patio for all sorts of activities.

This central East Village location, with downtown and river access at your doorstep, is perfectly situated to take full advantage of Calgary's coveted urban lifestyle.

Be part of Calgary's urban renaissance. Live at INK.

# EAST VILLAGE

## THESE STREETS TELL A STORY

The future of city life is unfolding in Calgary's oldest neighbourhood. Nestled along the banks of the Bow River between Fort Calgary and the downtown core, East Village offers easy access to the best of urban living.

Steps from your door: An award-winning eatery and a trendy café in a restored heritage building, a stunning new civic institution in the New Central Library, a groundbreaking entertainment hub in the National Music Centre, a beautiful network of pathways along the river.

Welcome to East Village – the epicentre of Calgary's urban future.





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# BATTISTELLA

BUILDING BETTER LIVES SINCE 1980

For 35 years, Battistella has been leading the redevelopment of Calgary's inner city communities. Founded by Giovanni and Jacqueline Battistella, the company began with a focus on building innovative, design-focused infill housing in and around the city core. Today that vision lives on with a customer-first strategy led by the next Battistella generation.

With the completion of Orange Lofts in 2003, Battistella established itself as a pioneer in the redevelopment of Calgary's oldest neighbourhood. Our East Village legacy continues with INK, Battistella's newest project in the community, featuring 119 homes designed for contemporary urban living.

# INK ART PROJECT

## LEAVE YOUR MARK

The INK Project supports the local creative community that inspires Calgarians everyday. A partnership between Battistella and the Alberta College of Art and Design (ACAD), INK Project offers emerging and established artists an opportunity to show their work in one of many INK spaces, including at our art gallery, presentation centre and show suite.

Local artists are invited to submit their original works for consideration to take part in the project. The INK Project jury is comprised of experienced artists representatives from ACAD and Battistella.





# SMART, STYLISH INTERIORS

DESIGNED FOR THE WAY  
YOU WANT TO LIVE

INK's interiors merge smart, functional layouts with stylish materials and features:

- Floor-to-ceiling windows flood your space in natural light
- Open concept kitchen blends stainless steel Whirlpool appliances, intelligent storage solutions, and contemporary design
- Dark-stained, matte polished concrete flooring provides an attractive and durable base for two designer colour schemes – Tone and Shadow
- Stacking Frigidaire washer and dryer pair delivers energy efficiency and space-saving convenience
- Tailored bathroom with sleek cabinetry, contemporary tub, European-style fixtures and polished quartz slab countertops

# UNIT 1

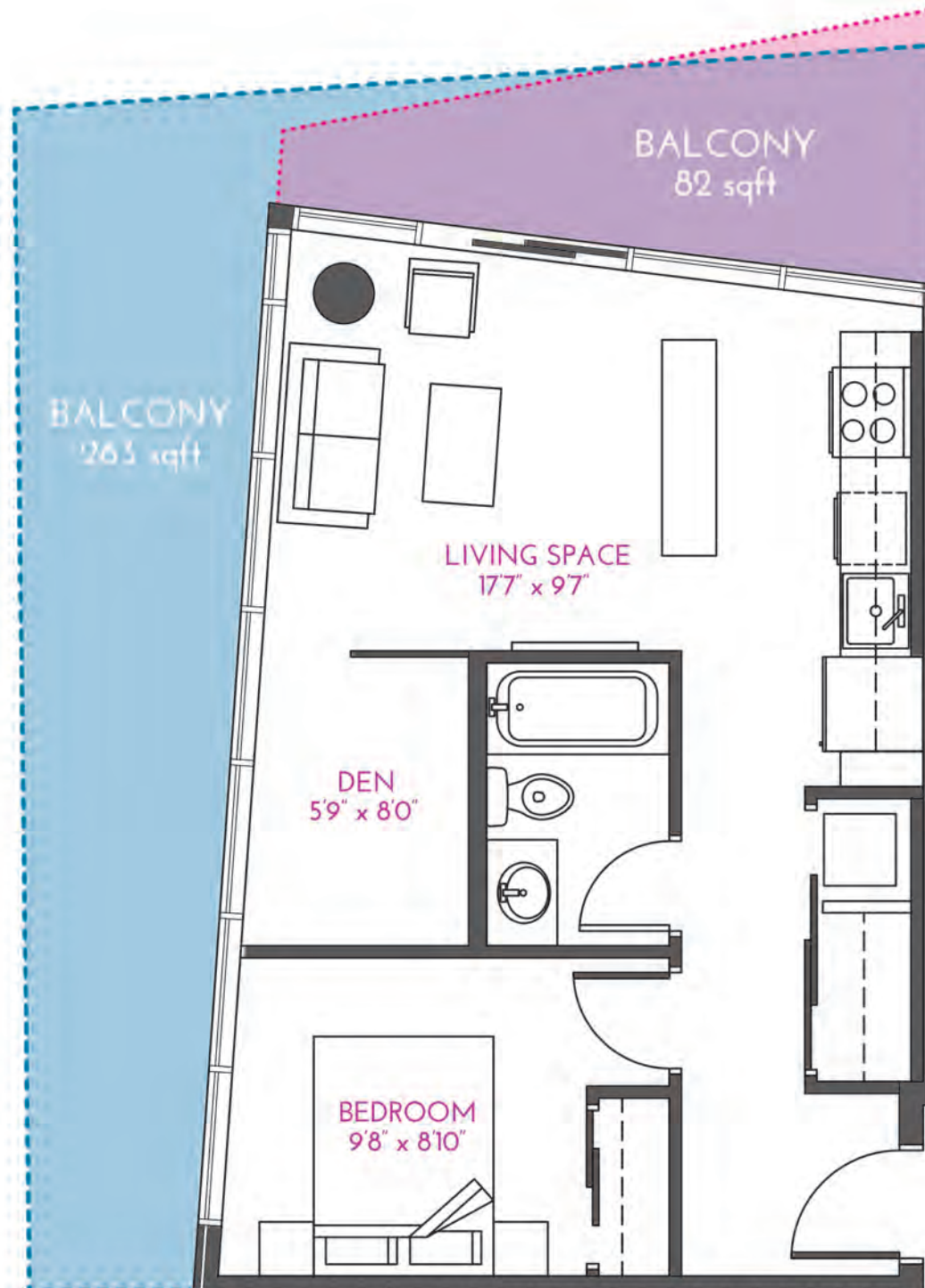
1 BEDROOM  
+DEN

519sqft / 48m<sup>2</sup>

## BALCONIES

■ ODD 82sqft / 8m<sup>2</sup>

■ EVEN 263sqft / 24m<sup>2</sup>



All measurements are approximate and floorplans are subject to change.

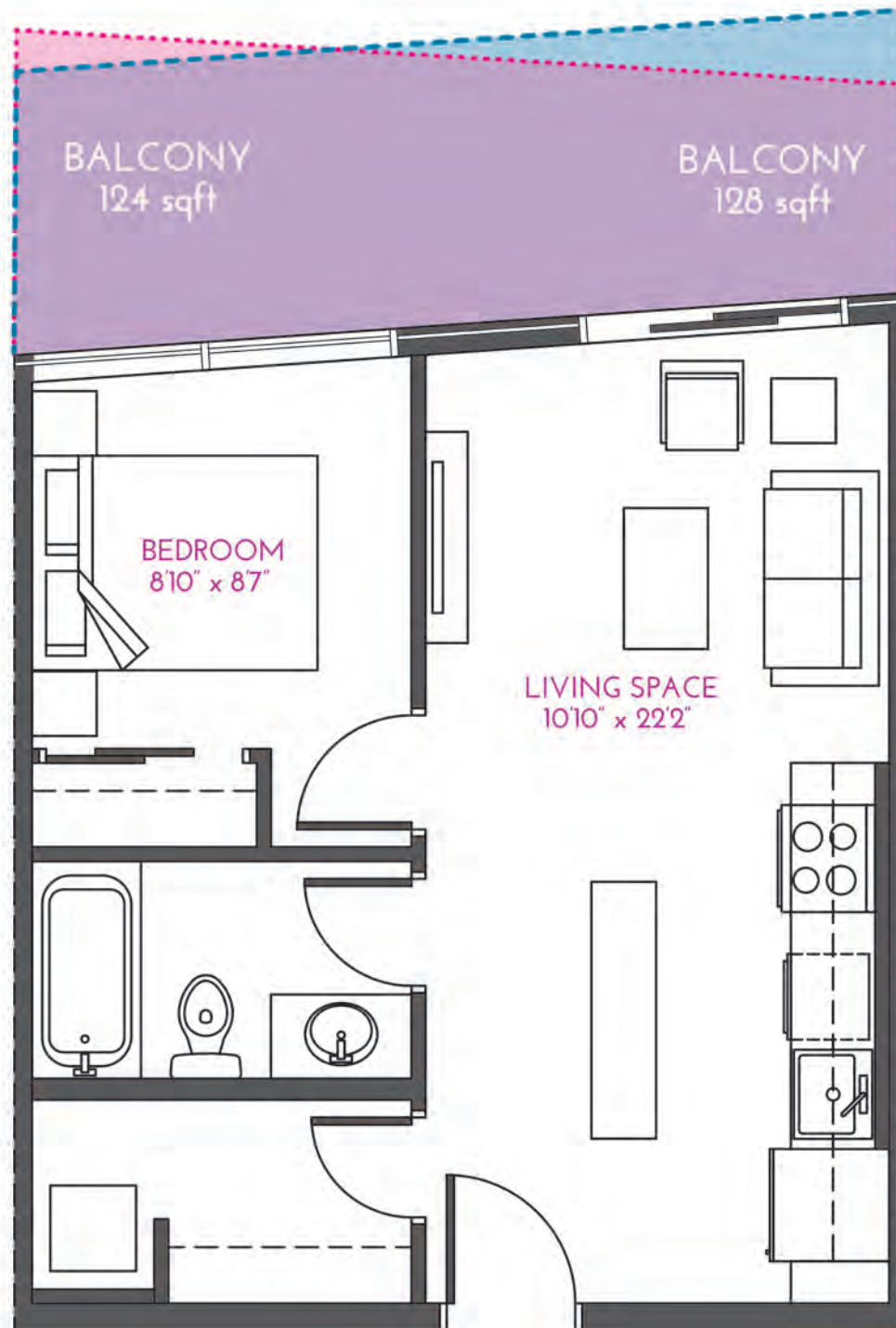


# UNIT 2 1 BEDROOM

445sqft / 41m<sup>2</sup>

## BALCONIES

- ODD 124sqft / 12m<sup>2</sup>
- EVEN 128sqft / 12m<sup>2</sup>



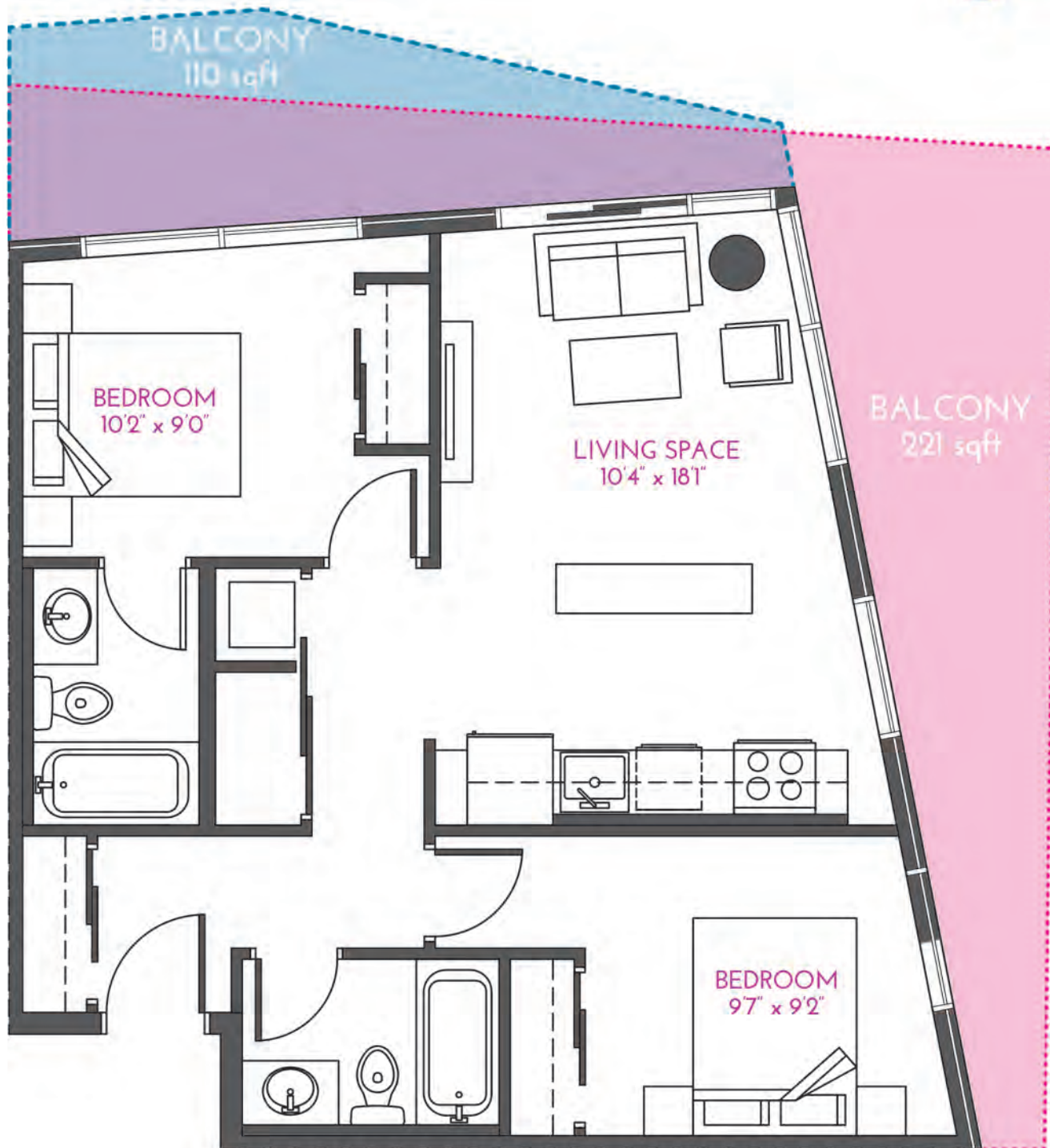
All measurements are approximate and floorplans are subject to change.

# UNIT 3

2 BEDROOM  
689sqft / 64m<sup>2</sup>

## BALCONIES

- ODD 221sqft / 21m<sup>2</sup>
- EVEN 110sqft / 10m<sup>2</sup>



All measurements are approximate and floorplans are subject to change.

# UNIT 4

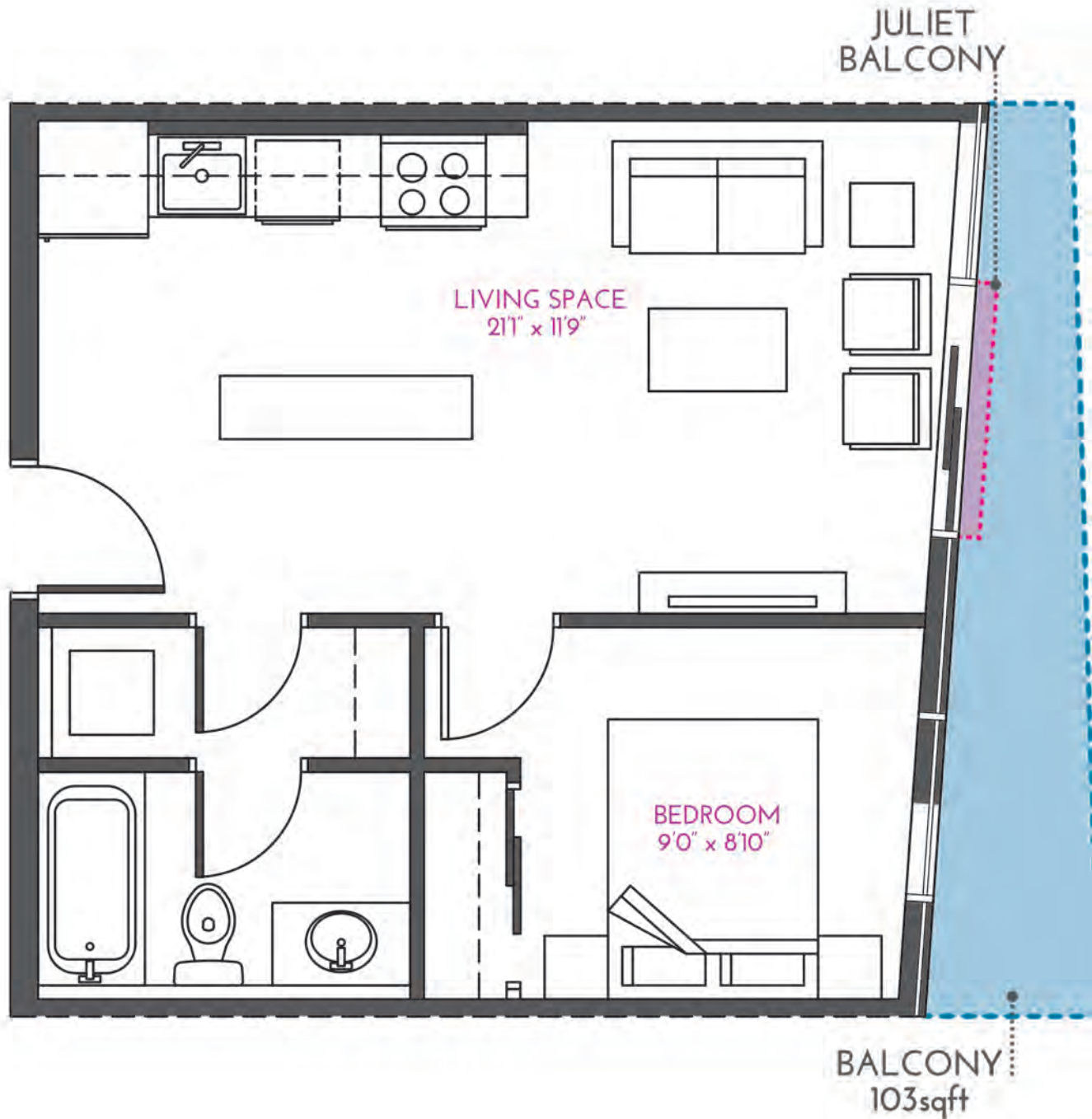
1 BEDROOM

444sqft / 41m<sup>2</sup>

## BALCONIES

■ ODD JULIET BALCONY

■ EVEN 103sqft / 10m<sup>2</sup>



All measurements are approximate and floorplans are subject to change.

# UNIT 5

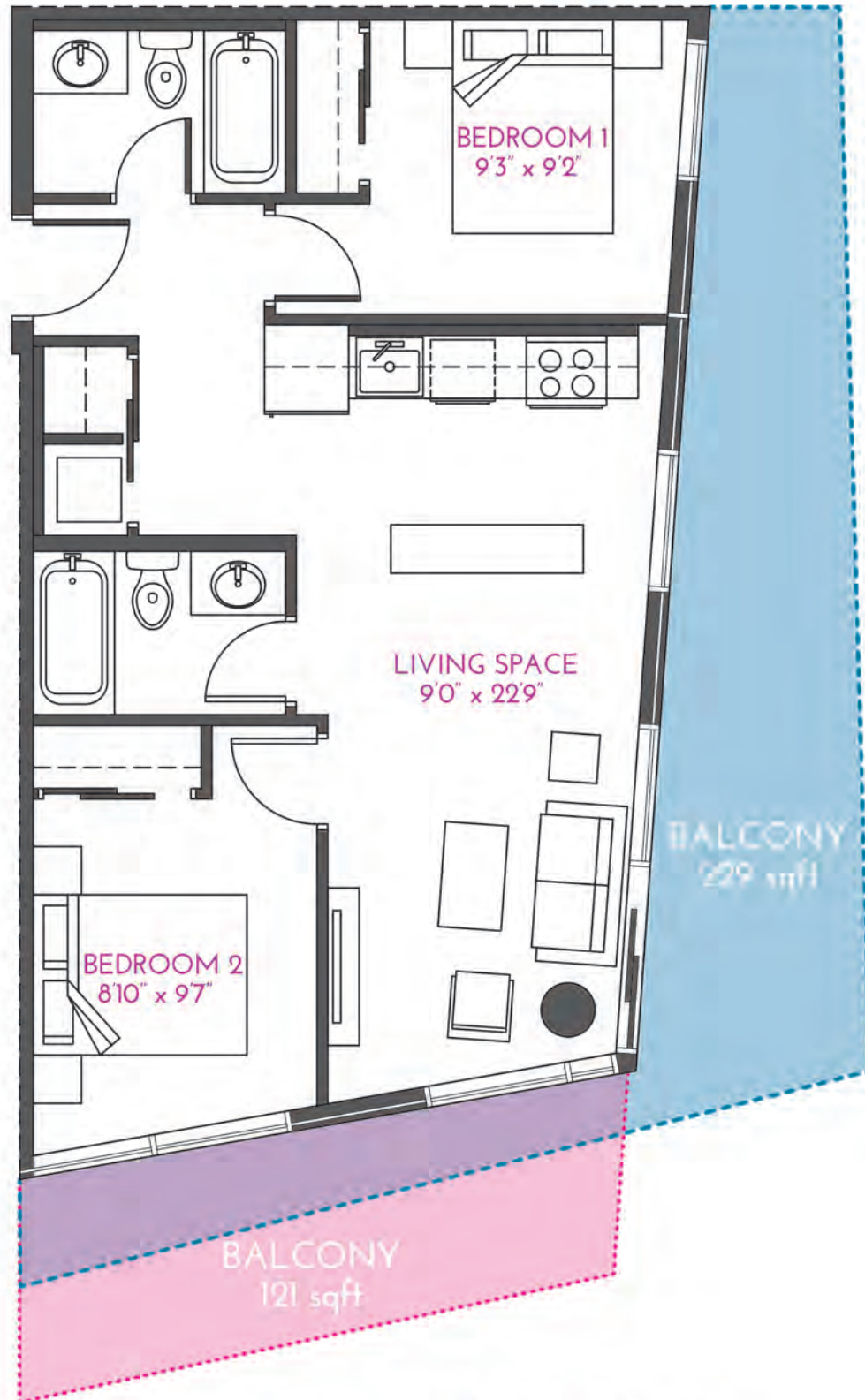
## 2 BEDROOM

651sqft / 61m<sup>2</sup>

### BALCONIES

■ ODD 121sqft / 11m<sup>2</sup>

■ EVEN 229sqft / 21m<sup>2</sup>



All measurements are approximate and floorplans are subject to change.

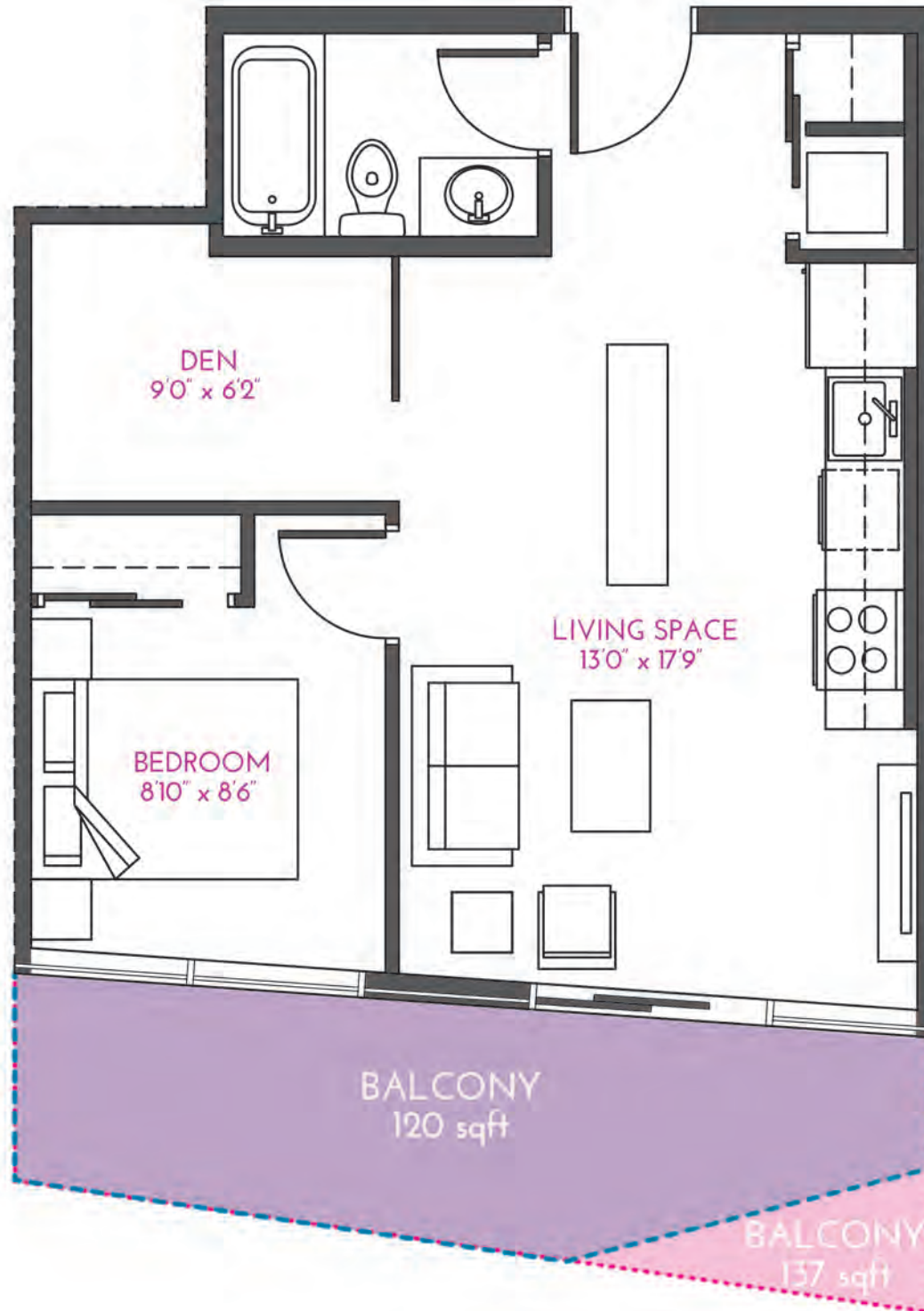
# UNIT 6

1 BEDROOM  
+DEN

501sqft / 47m<sup>2</sup>

## BALCONIES

- ODD 137sqft / 13m<sup>2</sup>
- EVEN 120sqft / 11m<sup>2</sup>



All measurements are approximate and floorplans are subject to change.

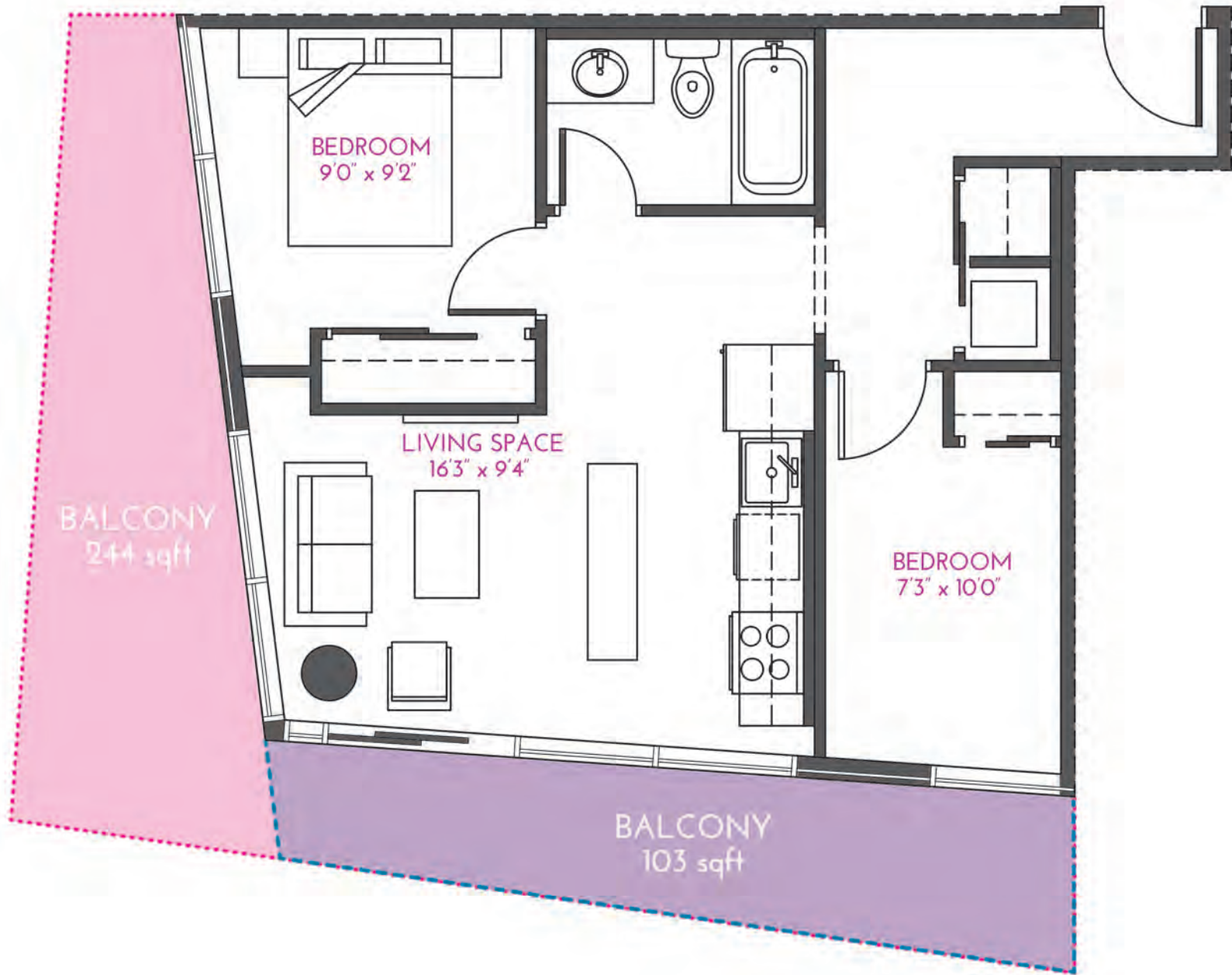
# UNIT 7

2 BEDROOM

568sqft / 53m<sup>2</sup>

## BALCONIES

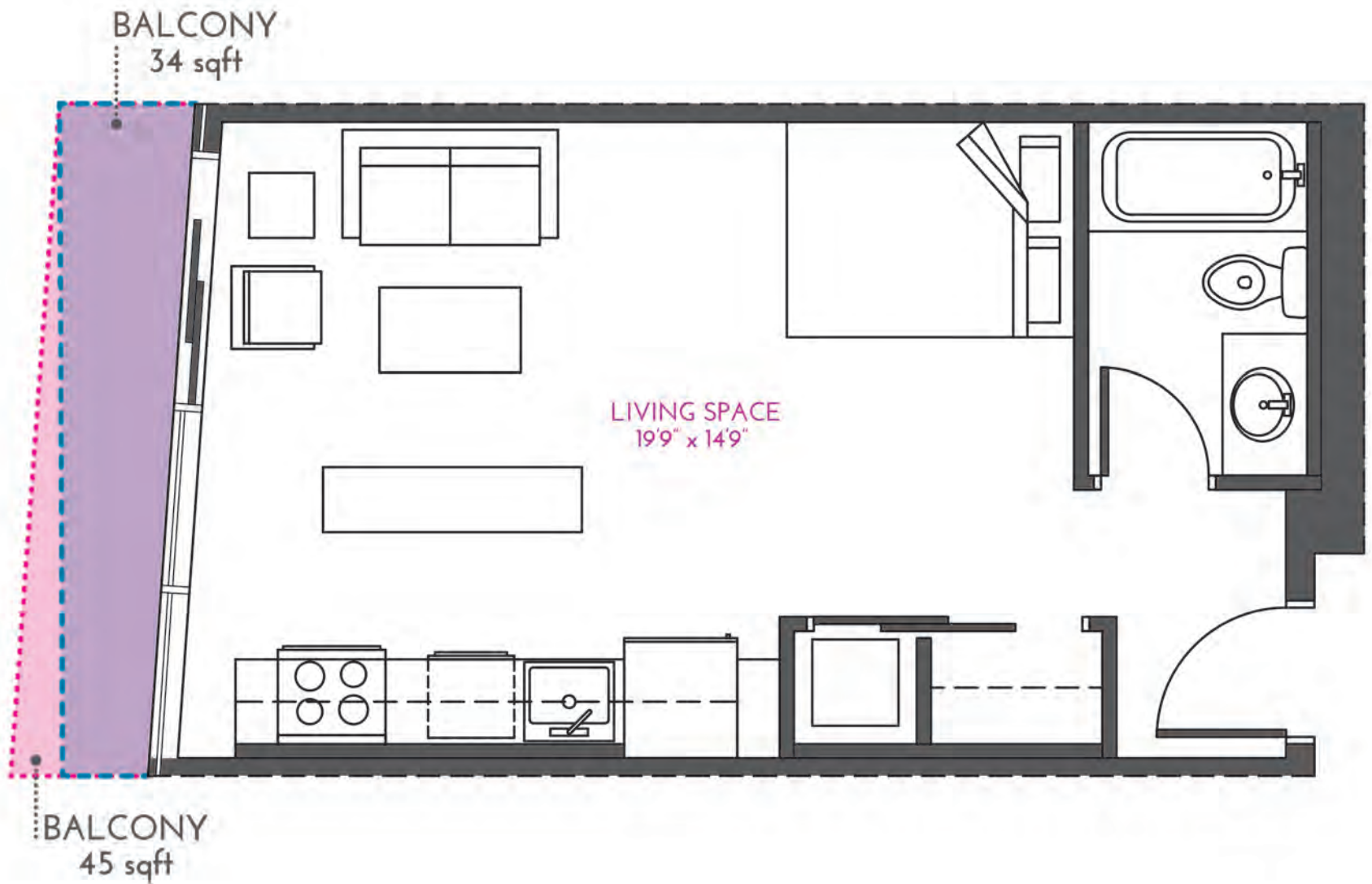
- ODD 244sqft / 23m<sup>2</sup>
- EVEN 103sqft / 10m<sup>2</sup>



# UNIT 8 STUDIO

378sqft / 35m<sup>2</sup>

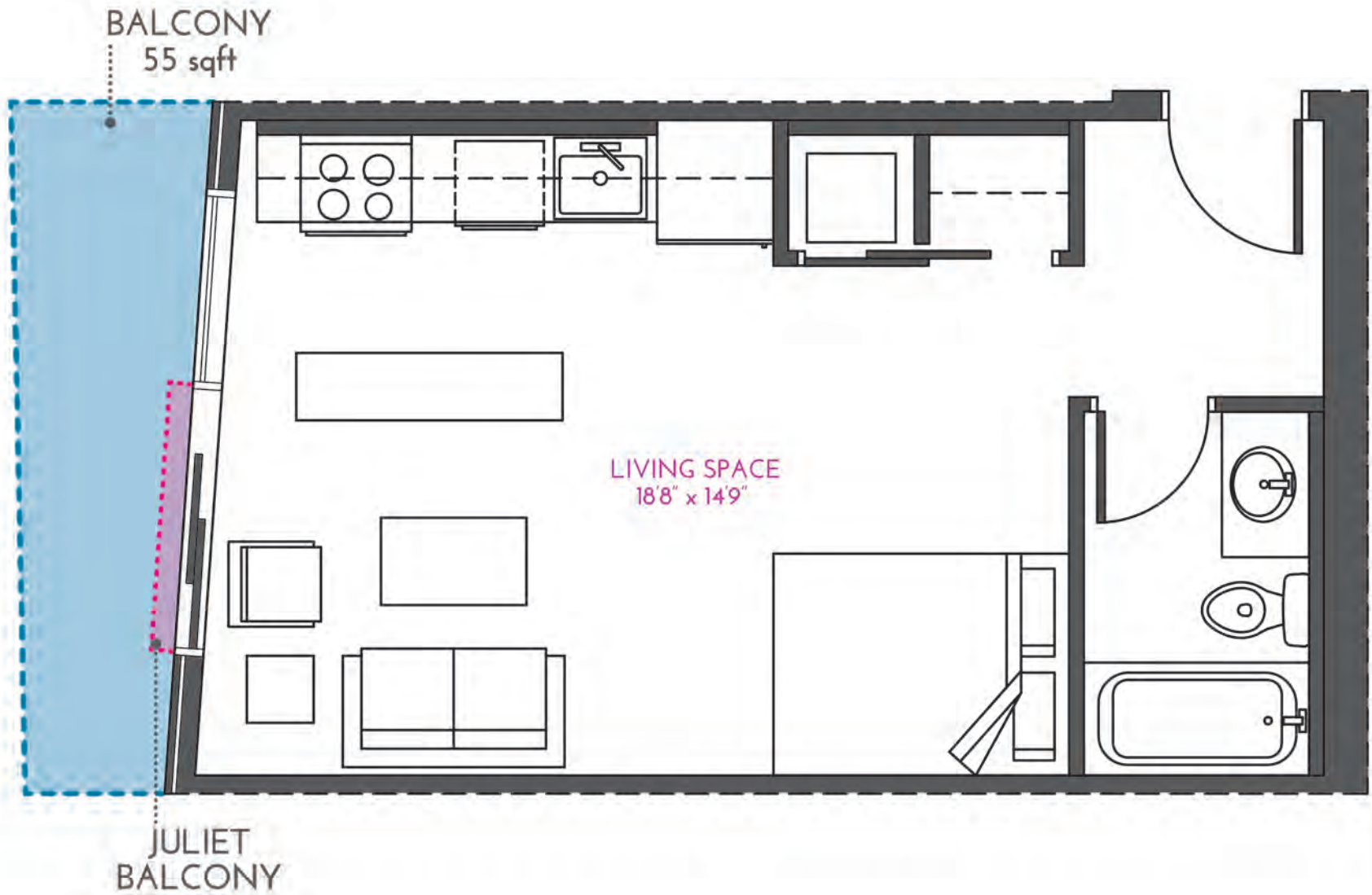
**BALCONIES**  
■ ODD 45sqft / 4m<sup>2</sup>  
■ EVEN 34sqft / 3m<sup>2</sup>



# UNIT 9 STUDIO

368sqft / 34m<sup>2</sup>

**BALCONIES**  
■ ODD JULIET BALCONY  
■ EVEN 55sqft / 5m<sup>2</sup>





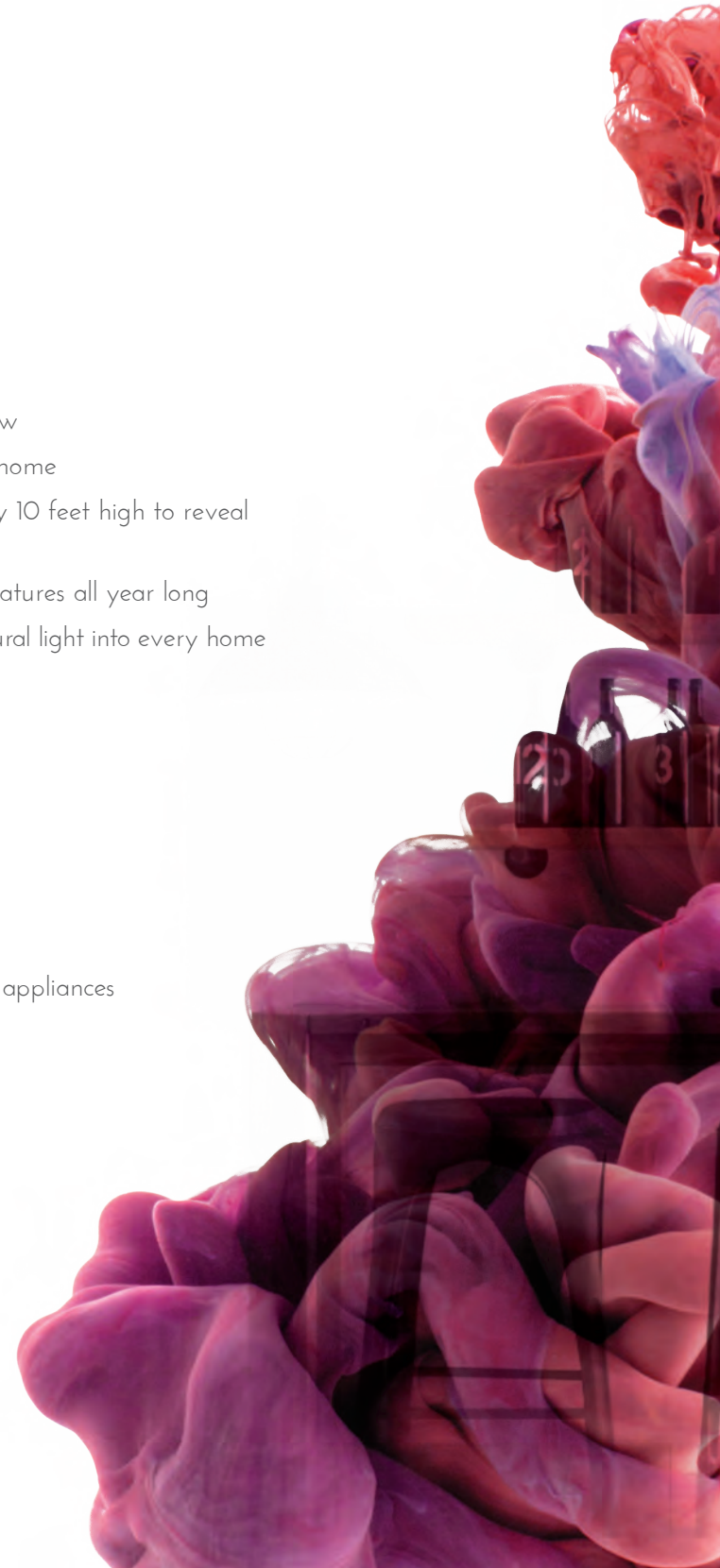
# FEATURES & FINISHES

## INTERIORS

- Modern functional interiors designed by award-winning ce de ce inc.
- Choose from one of two "modern industrial" design packages: Tone and Shadow
- Matte-polished concrete floors add raw beauty and an industrial feel to every home
- Loft-like overheight ceilings provide an open, airy atmosphere, stretching nearly 10 feet high to reveal exposed pipe and venting
- Central air conditioning with individual unit control ensures comfortable temperatures all year long
- Virtual floor to ceiling windows provide outstanding views and allow endless natural light into every home
- Sleek 4-inch flat baseboards
- Front-load, full-size Frigidaire washer and dryer in every home
- Creative, functional balconies include gas lines for healthy grilling

## KITCHENS

- Modern functional kitchen design featuring a full array of stainless steel kitchen appliances by Whirlpool:
  - Five-element electric flat top range
  - Microwave-hoodfan combination over the range
  - Full-size, front load programmable dishwasher
  - Bottom-mount Energy Star fridge-freezer
- Choose between two modern wood grain cabinetry options
- Efficient storage layout with full-extension, soft-close cabinets and drawers
- Polished quartz slab countertops to match matte-finish concrete floors
- Deep bowl, stainless steel undermount sink with extendable spray faucet



## BATHROOMS

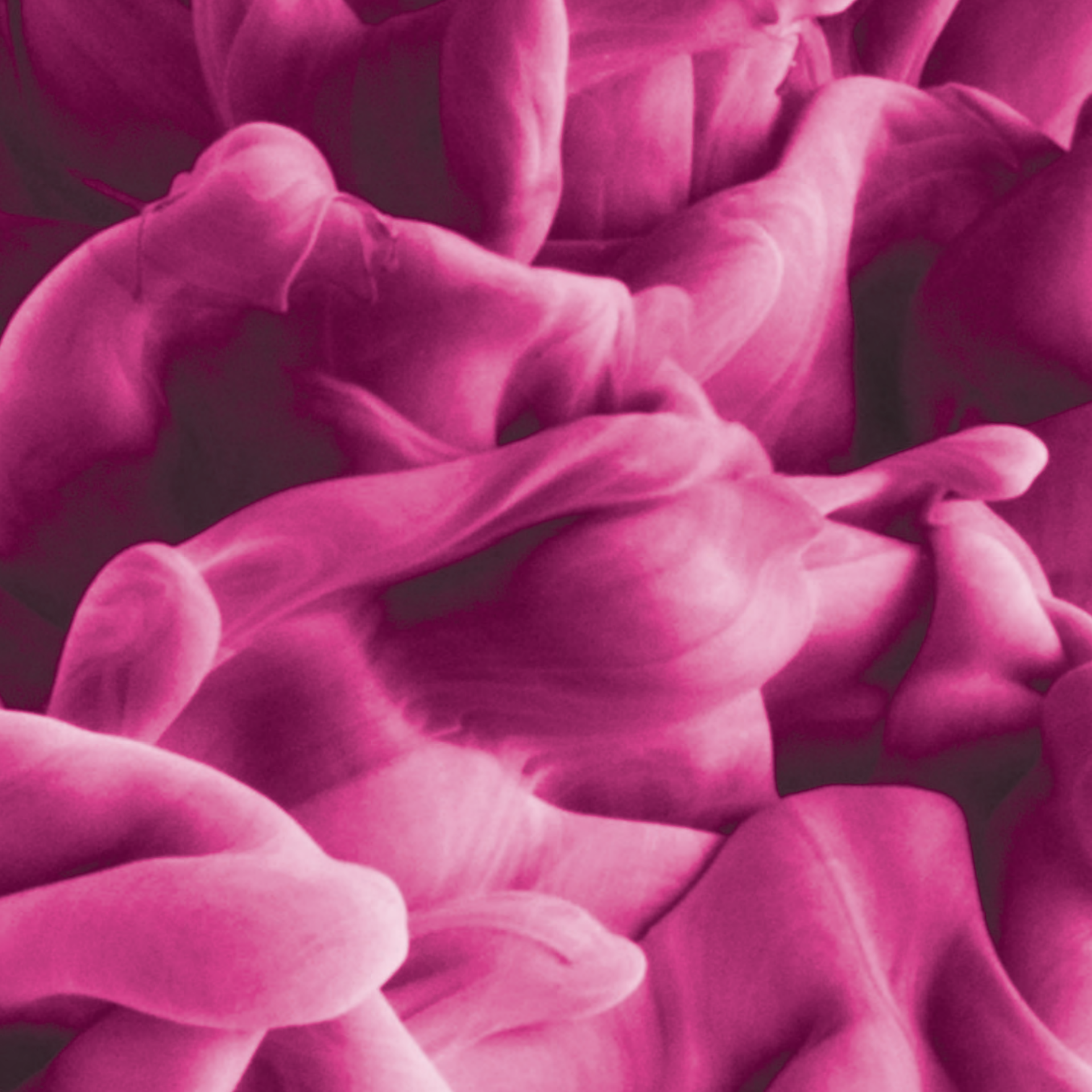
- Modern simplicity meets tailored finishes in an efficient bathroom layout
- Custom floating cabinets and smart storage solutions
- Raw yet refined concrete floors, matte polished to match the rest of the home
- Modern acrylic tub and shower along with a sleek, square-bottom undermount sink
- European-style, polished chrome faucets and fixtures
- Polished Caesarstone quartz slab countertops

## BUILT GREEN

Battistella Developments is a proud member of BUILT GREEN® – a certification program that promotes the construction of energy-efficient and environmentally responsible homes. We are committed to building long-lasting homes that are smarter, healthier and more sustainable. INK responds to the forward-thinking savvy of the East Village community with BUILT GREEN® advantages and unparalleled attention to detail:

- ENERGY STAR® Low E argon fill windows
- Secure bike storage for every unit
- Walkable, transit-oriented development (TOD) situated one block from C-Train and bus stations
- Car2Go memberships for all purchasers
- ENERGY STAR® rated appliances
- Low-flush toilets and low-flow fixtures
- Energy-saving LED or fluorescent light fixtures
- In-suite programmable thermostats
- Low-VOC paint
- No added urea formaldehyde cabinets
- Bullfrog-powered with 100% green electricity throughout the duration of the project
- Comprehensive recycling program for construction waste
- Motion-sensor lighting in common areas and parkade
- High-efficiency condensing boilers for heating







[INKBYBATTISTELLA.CA](https://www.inkbybattistella.ca)