

MARK of a winner

Downtown couple finds all they want in new Beltline condo

STORY BY KAREN DURRIE

PHOTOS BY DON MOLYNEAUX

For Denis Hudson and Ashley Duncan, living in the heart of downtown is where their hearts are.

Everything that they want out of life is at their fingertips, or just a hop, skip and a jump away.

The pair is so committed to inner-city living that they've purchased a condo at MARK on 10th, a Qualex-Landmark development that is well underway on the corner of 10th Avenue and 8th Street S.W.

The high-rise will soar 35 storeys into the downtown skyline, and add architectural elements of angular jutting glass, pops of yellow, blue and green accents, and an impressive array of rooftop amenities, including a glassed-in lounge overlooking the city.

Buyers snapped up these upscale spaces fast, with all 274 units in the tower now sold. This was the first time for Qualex-Landmark to sell out a condo development that was still under construction.

Denis and Ashley, who work in marketing and accounting, respectively, in the oil and gas sector, currently live in a condo in the Beltline area.

"We both work and play here, and we wanted just a bit more," Denis says.

"More amenities and something a step up," Ashley adds.

Since they both work downtown, they wanted a place with easy access and a short commute to their offices. Neither likes to use a car to get places, preferring to go on foot to work, eat out or get groceries.

After looking at a handful of different projects, it was MARK that stole their hearts.

"It had everything we wanted and more," Denis says.

"We thought 'man, this is nice, we want to live here.'"

After viewing the MARK sales centre and experiencing the luxury feel of the onsite show suite — which just happens to be the same model they purchased — the pair walked in and handed a down payment for their condo with a January, 2016 possession date.

Called simply "Plan A," their corner suite will give them about 872 square feet of well-planned space, including a large master bedroom with an ensuite, a roomy open-concept living, kitchen and dining room, a cozy den, a second bedroom and second bath, and a generous balcony from which to enjoy the urban bounty and beautiful views surrounding them.

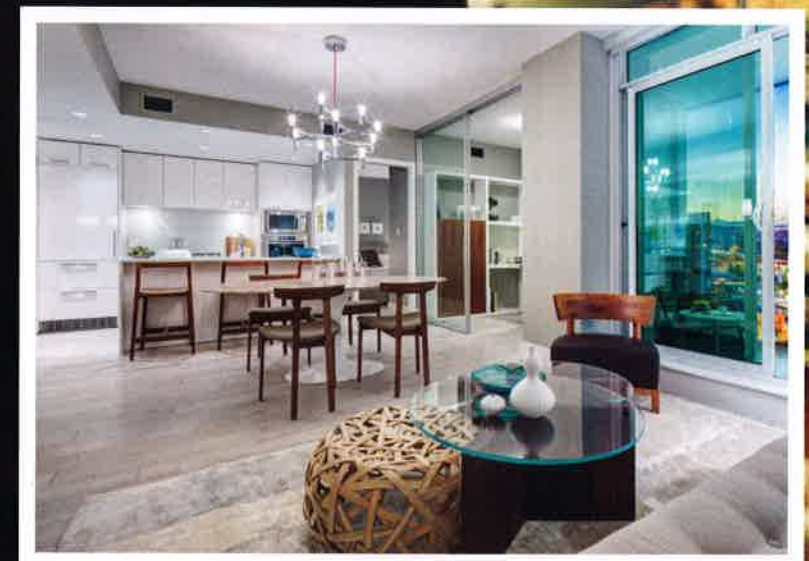
The posh condos will include high-end AEG appliances plus Liebherr refrigerator, and Nobilia German cabinetry in the kitchens, with an oversized eating bar, and granite throughout.

The pair chose the "Dawn" decorator package from the two standard choices available. It is the lighter of the two designer selections — the other being "Dusk" — with white cabinetry, light neutral walls, flooring and tiling.

Denis and Ashley enjoy yoga, spinning, running, and are enthusiastic foodies who enjoy the array of restaurants along 17th Avenue and other downtown areas.

"I'm really excited we'll be closer to Bonterra Market, too," Ashley says. >>

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Denis says he is observing the redevelopment of the whole 8th Street area with interest. New developments are transforming the face of the Design District — so called for its home décor shops, unique furniture stores, and a number of galleries.

Fittingly, MARK will have a remarkable large-scale art installation of concentric, colourful circles in its lobby, called Interpretation of Calgary, Alberta in the 21st Century, created by Canadian novelist and artist Douglas Coupland.

Mark's luxury rooftop juts out starkly from one side of the building. It's designed with a modern "penthouse lounge" feel, and will include outdoor cooking areas, a large hot tub that looks out over the city, and a sunbathing

patio. Interior spaces up top will house a fitness facility, sauna and steam room.

And for socializing with the MARK community, the lounge features a wet bar, Wi-Fi, pool table, and media area, and generous seating for neighbours and visitors.

Ashley and Denis are busy people — Ashley also teaches fitness classes — so they love the idea of having a low-maintenance space with no yard to tend, which is a lock-and-leave home including ample security, parking and storage.

Besides enjoying the outdoors via the many city pathways and parks that wend through downtown, they'll also be able to get their nature fix on Mark's third-floor green space, with expanses of lawn, shade trees, gardens and pathways — a perfect place to unwind after a workday, or to take a book and recline on the grass on a sunny day.

The base of Mark will include retail spaces, with convenient grocery, cafes and services right downstairs. **CL**

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