

VEN: Arriving in Kensington

An enticing and captivating place to live? CHECK!

Kensington is one of Calgary's oldest and most desirable neighborhoods. The Kensington area consists of the communities of Sunnyside and Hillhurst and the [Kensington Business Revitalization Zone](#). Collectively referred to as "Kensington", it offers all the benefits and amenities of a complete urban village plus the convenience of an inner-city location. As such, the area remains a highly sought after residential destination. That's why Bucci Developments seized the chance to become part of this vibrant neighborhood. When we were presented with the opportunity to purchase an assembled site totaling just over an acre of land, we knew we had found one of the best multi-family sites in Calgary.

Located on 5th Avenue Northwest between 7th Street and 9a Street in Sunnyside, our newest Calgary project, VEN Condos, will feature 115 residences in the heart of Kensington. The site is situated on a quiet street across from a playground and facing [McHugh Bluff](#) – a designated 27 hectare natural area containing recreational pathways, hiking trails, viewpoints and off-leash areas. However, despite the enviably tranquil location, the site is located just 150 meters from the Sunnyside LRT station and just 220 meters from a full service Safeway grocery store and the main north-south commercial corridor of Kensington Village (the primary retail zone in the Kensington area). In selecting this site, we have managed to secure a residential development location that offers a unique blend of privacy and convenience.

VEN's address in Kensington satisfies the optimum "triangle" of homeowner needs by providing close proximity between home, shopping and work. In fact, the site is so well located that the [Walk Score](#) website rates it a 95 out of 100 for walking (a Walker's Paradise), 71 for Transit (Excellent), and 88 for bike-ability.

A tantalizing array of dining, shopping and entertainment options? CHECK!

With over [260 restaurants, shops, and services](#), the urban village of Kensington offers a plenitude of choices for local residents and Calgarians at large. Ethnic cuisine, fine dining, casual dining, lively pubs and coffee shops all well are represented in the Kensington Village commercial corridor. Similarly, a host of boutiques and shops are located in the village offering fashion, home décor and furnishings, specialty foods, groceries, books, beauty salons and spa services, eyewear, toys and almost everything else imaginable. Entertainment options include art galleries, yoga and fitness studios and the unique [Plaza](#) movie theatre.

A host of outdoor parks, green spaces and lifestyle amenities? CHECK!

The Kensington area includes the extensive and meticulously groomed [Riley Park](#). Cricket Pitches, soccer pitches, a seasonal wading pool, picnic sites and a seasonal concession are all available within the park. Adjacent to Riley Park, the Senator Patrick Burns Memorial Gardens offers winding paths through a beautifully conceived rock and flower garden. The Kensington area also features the Hillhurst Athletic Park and, nearby, the [Calgary Curling Club](#). The Calgary Bow River Pathway system runs along Kensington's southern border and is used extensively for cycling, rollerblading and walking. The Hillhurst---Sunnyside year round Farmers' Market, community gardens and a pilot community orchard all operate within the Kensington neighborhood and the [Hillhurst---Sunnyside Community Association](#).

Excellent accessibility and transportation options? CHECK!

Located just north of the Bow River, this flourishing inner---city community is minutes from the downtown core, the [SAIT Polytechnic](#) campus, the [University of Calgary](#) campus and the [North Hill Shopping Centre](#). The community is served by three vehicular bridges and three pedestrian bridges, including the newly completed Peace Bridge. The C---Train (Calgary Light Rail Transit) runs through Kensington via the Sunnyside Station and is further serviced by numerous Calgary Transit routes. Bounded by Crowchild Trail to the west, Memorial Drive to the south, Centre Street to the east and 16th Avenue (Trans---Canada Highway) to the north, Kensington offers myriad transportation options for pedestrians, drivers and commuters of all types.

VEN promises to be a fantastic project in a feature rich community. We invite you to share our excitement at www.vencondos.com.