

**201 Vantage Drive  
Cochrane, Alberta**

**MLS # A2174741**



**\$541,205**

|                  |   |               |                  |
|------------------|---|---------------|------------------|
| <b>Division:</b> | Greystone                                       |               |                  |
| <b>Type:</b>     | Residential/Five Plus                           |               |                  |
| <b>Style:</b>    | 2 Storey  |               |                  |
| <b>Size:</b>     | 1,486 sq.ft.                                    | <b>Age:</b>   | 2024 (0 yrs old) |
| <b>Beds:</b>     | 3   | <b>Baths:</b> | 2 full / 1 half  |
| <b>Garage:</b>   | Double Garage Detached                          |               |                  |
| <b>Lot Size:</b> | 0.06 Acre                                       |               |                  |
| <b>Lot Feat:</b> | Back Lane, Back Yard, Low Maintenance Landscape |               |                  |

|                    |                                       |                   |      |
|--------------------|---------------------------------------|-------------------|------|
| <b>Heating:</b>    | Electric, Heat Pump                   | <b>Water:</b>     | -    |
| <b>Floors:</b>     | Carpet, Vinyl Plank                   | <b>Sewer:</b>     | -    |
| <b>Roof:</b>       | Asphalt Shingle                       | <b>Condo Fee:</b> | -    |
| <b>Basement:</b>   | Full, Unfinished                      | <b>LLD:</b>       | -    |
| <b>Exterior:</b>   | Vinyl Siding, Wood Frame, Wood Siding | <b>Zoning:</b>    | R-MD |
| <b>Foundation:</b> | Poured Concrete                       | <b>Utilities:</b> | -    |

**Features:** Double Vanity, High Ceilings, Kitchen Island, Low Flow Plumbing Fixtures, Open Floorplan, Recessed Lighting, See Remarks, Stone Counters, Walk-In Closet(s)

**Inclusions:** N/A

Discover modern living at ZEN Greystone in Cochrane with this 3-bed, 2.5-bath ZEN Greystone townhome. The open layout integrates the kitchen, dining, and living areas seamlessly. The kitchen features stainless steel appliances and a spacious island with quartz countertops. Upstairs, find a master bedroom with an ensuite bathroom and walk-in closet, plus two additional bedrooms. Superior insulation surpassing building code by 40% makes ZEN homes much quieter, more durable and warmer than traditionally built homes. Optional basement development is available. Outside, enjoy the fenced backyard and detached double garage with a full driveway for ample parking. The home also includes a Fresh Air System (HRV) for improved indoor air quality and energy-efficient features like double-coated, triple-pane windows and extra insulation. Experience comfort and convenience in this ZEN townhome at Greystone in Cochrane. Photo representative.