



THE  
**A-TEAM**

**RE/MAX  
FIRST**

**198 VANTAGE Drive, Cochrane T4C3G4**

MLS®#: **A2186262**      Area: **Greystone**      Listing Date: **01/08/25**      List Price: **\$502,900**  
 Status: **Active**      County: **Rocky View County**      Change: **None**      Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Row/Townhouse**  
 City/Town: **Cochrane**  
 Year Built: **2025**  
Lot Information  
 Lot Sz Ar: **1,713 sqft**  
 Lot Shape:

Finished Floor Area  
 Abv Sqft: **1,495**  
 Low Sqft:  
 Ttl Sqft: **1,495**

DOM

**14**  
Layout  
 Beds: **3 (3 )**  
 Baths: **2.5 (2 1)**  
 Style: **2 Storey**

Parking

Ttl Park: **2**  
 Garage Sz: **2**

Access:

Lot Feat: **Back Lane,Back Yard,Low Maintenance Landscape,Street Lighting**  
 Park Feat: **Parking Pad**

Utilities and Features

Roof: **Asphalt Shingle**  
 Heating: **Forced Air,Natural Gas**  
 Sewer:  
 Ext Feat: **Private Entrance**

Construction: **Wood Frame,Wood Siding**  
 Flooring: **Carpet,Vinyl Plank**  
 Water Source:  
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Electric Range,Microwave Hood Fan,Refrigerator,Washer**  
 Int Feat: **Breakfast Bar,Closet Organizers,Double Vanity,High Ceilings,Kitchen Island,Low Flow Plumbing Fixtures,Open Floorplan,Recessed Lighting,Walk-In Closet(s)**  
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
<b>2pc Bathroom</b>	<b>Main</b>		<b>4pc Bathroom</b>	<b>Upper</b>	
<b>4pc Ensuite bath</b>	<b>Upper</b>		<b>Kitchen</b>	<b>Main</b>	<b>14`7" x 12`7"</b>
<b>Dining Room</b>	<b>Main</b>	<b>11`5" x 11`0"</b>	<b>Living Room</b>	<b>Main</b>	<b>13`8" x 11`6"</b>
<b>Bedroom - Primary</b>	<b>Upper</b>	<b>11`0" x 12`4"</b>	<b>Bedroom</b>	<b>Upper</b>	<b>9`6" x 9`0"</b>
<b>Bedroom</b>	<b>Upper</b>	<b>9`6" x 9`0"</b>			

Legal/Tax/Financial

Title:  
**Fee Simple**  
Legal Desc:

Zoning:  
**TBD**

**2311342;**

Remarks

Pub Rmks: **Discover modern living at ZEN Greystone in Cochrane with this 3-bed, 2.5-bath ZEN Greystone townhome with a fenced backyard and parking pad. The open plan main floor layout with 9-foot ceilings is perfect for entertaining as it 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 a dual vanity ensuite and walk-in closet, plus two additional bedrooms and one more bathroom. 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. This 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. Photos are representative.**

Inclusions: **N/A**  
Property Listed By: **Bode**

**TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123**



