



GRASSROOTS
REALTY GROUP

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**164 Vantage Drive
Cochrane, Alberta**

MLS # A2226540



\$695,000

Division:	Greystone		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,802 sq.ft.	Age:	2025 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Cleared, Garden, Interior Lot, Private		

Heating:	Forced Air	Water:	-
Floors:	Carpet, See Remarks, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	RC1
Foundation:	Poured Concrete	Utilities:	-
Features:	Chandelier, Double Vanity, High Ceilings, Kitchen Island, No Animal Home, Open Floorplan, See Remarks		

Inclusions:	None
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Welcome to The Pearl—a stunning home in the vibrant community of Greystone that’s designed for modern living and effortless style! With soaring 9-foot ceilings on both levels, sleek 8-foot doors, and an open-concept main floor, this home is built to impress. The chef’s kitchen is a dream, featuring custom cabinetry, quartz countertops, a built-in wall oven and microwave, a 30” gas cooktop, 36” fridge/freezer, dishwasher, and a large pantry with MDF shelving. The family area, complete with a cozy electric fireplace, opens onto a spacious deck—perfect for relaxing and entertaining. Upstairs, you’ll find three bedrooms, a bonus room with a tray ceiling, and a luxurious primary suite with a walk-in closet and an ensuite that boasts a double vanity, tile-surround shower, and glass doors. With a dedicated laundry room, plumbing rough-ins for a future basement, and a sleek exterior featuring vinyl siding, smooth panels, brick veneer, and a fiberglass front door with a 14” transom, The Pearl is your perfect blend of comfort and luxury.