



**80 Vantage Drive
Cochrane, Alberta**

MLS # A2183404



\$875,000

Division:	Greystone		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,273 sq.ft.	Age:	2024 (1 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, Front Yard, No Neighbours Behind		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full	LLD:	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	Zoning:	CR-2
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Built-in Features, Double Vanity, High Ceilings, Kitchen Island, Pantry, Quartz Counters, Tray Ceiling(s), Walk-In Closet(s), Wet Bar		
Inclusions:	All Lighting Fixtures Attached, MDF Shelving in Pantry & Walk-In Closet		

Experience luxury and versatility in this stunning new build in Greystone, close to ALL AMENITIES, GOLF COURSE, WALKING PATHS, FISHING, BASEBALL DIAMONDS & SPRAY LAKES FAMILY REC CENTRE. This NO NEIGHBOURS BEHIND HOME, offers, 3 bedrooms and 2.5 bedrooms upstairs and an additional 2 bedrooms and a bathroom in the finished basement this home is designed for modern living. The main floor impresses with an OPEN-TO-ABOVE FOYER, & CEILINGS and & DOORS. The chef's kitchen features a BUILT-IN WALL OVEN, microwave, GAS COOKTOP, dishwasher, CUSTOM CABINETS and QUARTZ COUNTERTOPS. A WALK-THROUGH PANTRY with MDF SHELVING leads to a MUDROOM with BUILT-IN BENCH and HOOKS. The family area includes a BUILT-IN FIREPLACE, while the flex room, finished with DOUBLE BARN DOORS, adds functionality. Step through the SLIDING PATIO DOOR to an nice deck, complete with a GAS BBQ ROUGH-IN, perfect for outdoor entertaining. Upstairs, the master suite and bonus room both feature TRAY CEILINGS, adding elegance to these spaces. The master suite includes a WALK-IN CLOSET with MDF SHELVING and an ENSUITE with a DOUBLE VANITY, TILED SHOWER with a GLASS DOOR and TILE SURROUND. Two additional bedrooms, a 4pc bathroom, a LAUNDRY ROOM with a stainless steel WASH SINK and CABINETRY. The upstairs also offers a cozy bonus room provide ample space for your family. Plush carpeting enhances the comfort of the bedrooms and common areas. The FULLY DEVELOPED BASEMENT offers & CEILINGS, a SIDE ENTRANCE, two large bedrooms, a full bathroom, and a family room with a WET BAR with base cabinetry—ideal for guests or additional living space. Located in the desirable community of

Greystone, this home combines luxury, functionality, and thoughtful design. Make it yours today!