

# \$350,000 - 2157 25 Avenue, Bowden

MLS® #A2113264

## \$350,000

3 Bedroom, 3.00 Bathroom, 1,212 sqft  
Residential on 0.16 Acres

NONE, Bowden, Alberta

You will want to call 2157 25th Avenue Bowden your new home!! Beautiful 3 bedroom bungalow with just the perfect everything! The owners have transformed this into a contemporary home with all of the most recent trends and updates. Main floor is well laid out with a u-shaped kitchen boasting refreshed cabinetry, wood counter-tops, over sink window to keep an eye on the front street, and the most stunning herring bone backsplash. Kitchen adjoins the dining area and is perfect for entertaining and family. The living room is roomy and is the perfect space for everyone to gather. Privately set away from the living area are the 3 bedrooms, The primary bedroom can accommodate the king size bed and boasts a 4 pce ensuite and double closets. The other two bedrooms are as well good sized and keeps the littles close to Mom and Dad. You are sure to enjoy all the wonderful storage found in the hallway closet...it is huge! Another 3 pce (shower) bathroom finishes off the main floor.

Downstairs is plenty of space and has a cozy woodstove to enjoy while spending time playing games or maybe a movie night. Laundry Room, Cold Storage and another bathroom that is currently a 2 pce (sink & toilet) but is roughed in for a 3pce (shower). Outside checks all of the boxes too with a Detached Double garage complete with 220V, RV parking, good sized back yard, raised garden bed, fruit trees and a great patio that is perfect for the summer. This home is value



packed and ready for it's new owners.  
Bowden is a thriving community and has seen numerous businesses and eateries recently open up. K-12 School is across the road, easy access to Red Lodge Provincial park which is just down the road as well as many other recreational facilities that are a short drive away. Drive a little and save a lot with this one, don't miss out on another one!!

Built in 1980

### **Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2113264    |
| Price          | \$350,000   |
| Sold Price     | \$344,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,212       |
| Acres          | 0.16        |
| Year Built     | 1980        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Sold        |

### **Community Information**

|             |                 |
|-------------|-----------------|
| Address     | 2157 25 Avenue  |
| Subdivision | NONE            |
| City        | Bowden          |
| County      | Red Deer County |
| Province    | Alberta         |
| Postal Code | T0M 0K0         |

### **Amenities**

|                |                                                       |
|----------------|-------------------------------------------------------|
| Parking Spaces | 3                                                     |
| Parking        | Double Garage Detached, Off Street, RV Access/Parking |

## Interior

|                   |                                                                                  |
|-------------------|----------------------------------------------------------------------------------|
| Interior Features | Closet Organizers                                                                |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator, Stove(s), Washer |
| Heating           | Fireplace(s), Forced Air                                                         |
| Cooling           | None                                                                             |
| Fireplace         | Yes                                                                              |
| # of Fireplaces   | 1                                                                                |
| Fireplaces        | Basement, Wood Burning Stove                                                     |
| Has Basement      | Yes                                                                              |
| Basement          | Finished, Full                                                                   |

## Exterior

|                   |                                                |
|-------------------|------------------------------------------------|
| Exterior Features | Private Yard                                   |
| Lot Description   | Back Lane, Fruit Trees/Shrub(s), Irregular Lot |
| Roof              | Asphalt Shingle                                |
| Construction      | Wood Frame, Wood Siding                        |
| Foundation        | Poured Concrete                                |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 10th, 2024 |
| Date Sold      | April 23rd, 2024 |
| Days on Market | 43               |
| Zoning         | Residential      |
| HOA Fees       | 0.00             |

## Listing Details

|                |                   |
|----------------|-------------------|
| Listing Office | RE/MAX ACA Realty |
|----------------|-------------------|

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