

# \$225,000 - 2333 20 Avenue, Bowden

MLS® #A2118310

## \$225,000

3 Bedroom, 2.00 Bathroom, 1,081 sqft  
Residential on 0.09 Acres

NONE, Bowden, Alberta

Enjoy affordable living in the small town setting of Bowden, Alberta. Great location on a quiet street with easy access to the highway and a short walk to Timmies. A&W and the Diner. This 1050 sq foot duplex has a large living room + a newer kitchen with maple cabinets. The main floor has been freshly painted + new baseboards. There are 2 good sized bedrooms up. The large south facing yard has a deck, shed and plenty of space for kids and pets. All windows have been changed to vinyl. The basement has a legal suite with a living room and separate laundry. Tenant pays \$800/month

Built in 1974

## Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | A2118310               |
| Price          | \$225,000              |
| Sold Price     | \$222,000              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,081                  |
| Acres          | 0.09                   |
| Year Built     | 1974                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | Bungalow, Side by Side |
| Status         | Sold                   |



## Community Information

|             |                 |
|-------------|-----------------|
| Address     | 2333 20 Avenue  |
| Subdivision | NONE            |
| City        | Bowden          |
| County      | Red Deer County |
| Province    | Alberta         |
| Postal Code | T0M 0K0         |

## Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 1          |
| Parking        | Off Street |

## Interior

|                   |                                                |
|-------------------|------------------------------------------------|
| Interior Features | Breakfast Bar, Track Lighting                  |
| Appliances        | Dishwasher, Dryer, Range, Refrigerator, Washer |
| Heating           | Forced Air                                     |
| Cooling           | None                                           |
| Has Basement      | Yes                                            |
| Basement          | Separate/Exterior Entry, Finished, Full, Suite |

## Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Storage         |
| Lot Description   | Landscaped      |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 28th, 2024 |
| Date Sold      | March 30th, 2024 |
| Days on Market | 2                |
| Zoning         | R2               |
| HOA Fees       | 0.00             |

## Listing Details

|                |                    |
|----------------|--------------------|
| Listing Office | Century 21 Maximum |
|----------------|--------------------|

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