



2027 19 Avenue , Bowden, Alberta - \$259,900



Main Photo

Property Description

This charming 1946 bungalow blends timeless character with modern updates—all set on a spacious 6,000 sq ft lot in the heart of Bowden. Framed by mature hedges for privacy, the home welcomes you with a west-facing front deck and a generous entry foyer. Just beyond, the open-concept dining area flows seamlessly into both the updated kitchen and cozy living room. Rustic wood beams and a wood-burning stove with a beautiful stone mosaic surround create a warm, inviting atmosphere.

The kitchen has been tastefully renovated with dark cabinetry, a modern white pantry, butcher-block countertops, a farmhouse sink, tile backsplash, a centre island, and an almost-new dishwasher. The main floor also includes three bedrooms—including a spacious primary—and a fully updated 4-piece bathroom.

Recent seller updates and prep include new washer & dryer, new central vac, and the front porch roof re-



shingled. The furnace is being serviced, and the hot-water tank is slated for replacement; an electrical panel/service upgrade is also planned—timing and details available.

Out back, a fully enclosed breezeway leads to a single detached garage and large storage room. The south-facing backyard is fully fenced and ideal for pets, gardening, or relaxing in the sun. A rear parking pad provides additional space for vehicles, a trailer, or RV.

The basement hosts the laundry area and offers plenty of room for storage or future development. A durable metal roof on the main house offers long-term peace of mind, and the Bowden Golf Course is just a short walk away.

This is a fantastic opportunity for first-time buyers, investors, or anyone looking for a move-in-ready home with character, updates, and a private, mature lot.

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