

# \$547,000 - 1207 Westview Drive, Bowden

MLS® #A2189413

**\$547,000**

3 Bedroom, 3.00 Bathroom, 1,544 sqft  
Residential on 0.11 Acres

NONE, Bowden, Alberta

Tucked away on a quiet close in the welcoming town of Bowden, this brand new 2 storey home perfectly combines modern living with timeless appeal. The open-concept main floor creates a bright and inviting space, ideal for everyday living or entertaining guests. With three spacious bedrooms and 2.5 bathrooms thoughtfully distributed throughout the home, it offers practicality. The irregular pie-shaped lot provides ample outdoor space, highlighted by a south-facing deck thatâ€™s perfect for enjoying sunny afternoons and peaceful evenings. A separate entrance on the east side leads to the basement, offering flexibility for future development or additional privacy. The triple attached garage ensures plenty of room for vehicles, storage, and more. This home offers a harmonious blend of thoughtful design and functionality, making it a perfect choice for those seeking small-town charm.

Built in 2025

## Essential Information

MLS® #	A2189413
Price	\$547,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,544



Acres	0.11
Year Built	2025
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	1207 Westview Drive
Subdivision	NONE
City	Bowden
County	Red Deer County
Province	Alberta
Postal Code	T0M 0K0

### Amenities

Parking Spaces	5
Parking	Triple Garage Attached
# of Garages	3

### Interior

Interior Features	Closet Organizers
Appliances	Dishwasher, Electric Stove, Microwave, Refrigerator
Heating	Forced Air, In Floor Roughed-In
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	None
Lot Description	Back Yard, Cul-De-Sac, Irregular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	January 28th, 2025
Days on Market	200
Zoning	R1

**Listing Details**

Listing Office                      Century 21 Bravo Realty

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.