# \$321,500 - 202 2 Street W, Bow Island

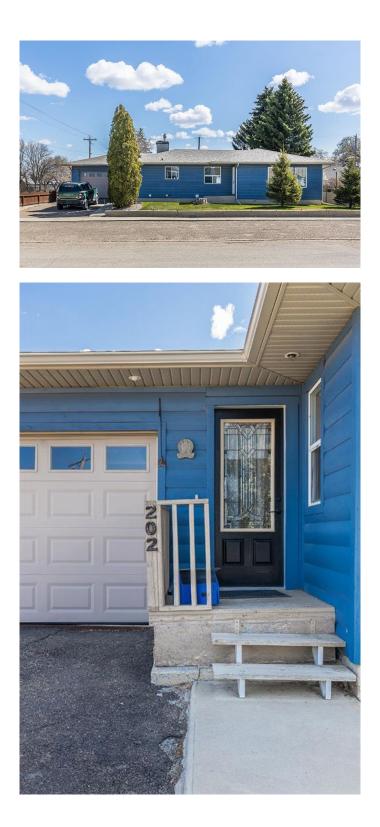
MLS® #A2215487

#### \$321,500

4 Bedroom, 2.00 Bathroom, 1,245 sqft Residential on 0.17 Acres

NONE, Bow Island, Alberta

Welcome to this adorable and well-kept bungalow nestled on a roomy corner lot in the heart of Bow Island! With plenty of space for parking and a layout full of possibilities, this home is perfect for families, hobbyists, or anyone looking for comfort and functionality. Step inside and you'll be greeted by a bright, open-concept family room that flows beautifully into a warm and inviting kitchenâ€"perfect for entertaining or relaxing evenings at home. The main floor features two cozy bedrooms, plus a charming den or office space ideal for working from home or curling up with a good book. Downstairs, the lower level offers a world of potential. With two generously sized bedrooms, a convenient kitchenette, and lots of open space to make your own, it could easily serve as a guest suite or rec area. Outside, the property truly shines. Situated on a spacious corner lot, it boasts a large driveway, a single attached garage, and a massive 25'5" x 23'2" double detached shopâ€"a dream for hobbyists, mechanics, or extra storage. The yard is nicely maintained and ready for your outdoor vision. Don't miss your chance to own this cute and versatile bungalow in a quiet and friendly community. Whether you're upsizing, downsizing, or investing, this property is worth a look!



Built in 1953

**Essential Information** 

MLS® #	A2215487
Price	\$321,500
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,245
Acres	0.17
Year Built	1953
Туре	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## **Community Information**

Address	202 2 Street W
Subdivision	NONE
City	Bow Island
County	Forty Mile No. 8, County of
Province	Alberta
Postal Code	T0K 0G0

### Amenities

Parking Spaces	4
Parking	Double Garage Detached, Off Street, Single Garage Attached
# of Garages	3

#### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Garage Control(s), Microwave, Refrigerator, Stove(s), Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Full, Partially Finished

#### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Corner Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

#### **Additional Information**

Date ListedApril 28th, 2025Days on Market6ZoningResidential



#### **Listing Details**

Listing Office RIVER STREET REAL ESTATE

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