

# \$559,000 - 1209 Westview Drive, Bowden

MLS® #A2250234

**\$559,000**

5 Bedroom, 3.00 Bathroom, 1,302 sqft  
Residential on 0.19 Acres

NONE, Bowden, Alberta

Welcome to this well-maintained 1,300 sq ft bungalow, ideally located on a spacious pie-shaped lot in the quiet community of Bowden. Just 25 minutes south of Red Deer and 50 minutes north of Calgary, this home offers the perfect blend of small-town living with easy access to major centers. One of the standout features of this property is the oversized triple car garage, measuring 31' x 24' with one extended bay at 25'—an excellent space for multiple vehicles, storage or a workshop. Inside, you'll find a bright and open floor plan that connects the living room, dining area and kitchen. The kitchen is well laid out with a large central island and a walk-in pantry, providing ample storage and prep space. From the dining area, patio doors lead out to a spacious rear deck—ideal for enjoying your outdoor space or entertaining guests. The main floor also includes a comfortable primary bedroom complete with a walk-in closet and private four-piece ensuite. Two additional bedrooms, a second four-piece bathroom and a conveniently located main floor laundry complete the layout. The front foyer welcomes you with plenty of natural light and a wide staircase leading down to the full, finished basement. Basement has been completed with family room, another 4pce bathroom and 2 more bedrooms!! This is a great opportunity to own a quality home on a large lot in a growing community. Quick possession is available—book your showing today!



Built in 2023

**Essential Information**

MLS® #	A2250234
Price	\$559,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	1,302
Acres	0.19
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

**Community Information**

Address	1209 Westview Drive
Subdivision	NONE
City	Bowden
County	Red Deer County
Province	Alberta
Postal Code	T0M 0K0

**Amenities**

Parking Spaces	6
Parking	Triple Garage Attached
# of Garages	3

**Interior**

Interior Features	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Recessed Lighting
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

**Exterior**

Exterior Features	Other
Lot Description	Back Yard, Front Yard, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	August 26th, 2025
Zoning	R1

**Listing Details**

Listing Office	Century 21 Bravo Realty
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