

# HOME FOR SALE BOWMAN, ND



**Pifer's**  
AUCTION & REALTY

**PRICE: \$185,000**



## 208 3RD AVE. SW • BOWMAN, NORTH DAKOTA

This classic 2 story home has curb appeal, location, and current updates all going for it! Located within walking distance to downtown Bowman. Sitting on 2 city lots, one of which is a corner lot, there is plenty of room to enjoy the outdoors, or even expand! Fenced in yard with partial privacy fence, patio, front deck and back porch, all ready to entertain your friends and family!

The main floor consists of a large living room, front entry way and rear entry way, dining room, updated kitchen, updated  $\frac{3}{4}$  bathroom with laundry. The upper level consists of 3 bedrooms, updated  $\frac{3}{4}$  bathroom, storage room. The basement is currently used for storage only and houses the water heater and heating system. The exterior features 2 separate garages.

Updates to the home: New flooring and paint throughout the home, new cabinets and countertops in kitchen, new insulated steel entry doors have been installed.

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### PROPERTY INFORMATION

- Built: 1938
- Lot Size: 14,000 sq. ft.
- Living: 1,560 sq. ft.
- Style: 1½ Story Frame
- 3 Bedrooms
- 2 Bathrooms
- 2 Detached Garages
- Cooling: Central AC
- Heating: Natural Gas Forced
- Taxes (2021): \$941.00



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