

\$819,900 - 1832 Bowman Point(e), Edmonton

MLS® #E4462338

\$819,900

4 Bedroom, 3.00 Bathroom, 1,741 sqft

Single Family on 0.00 Acres

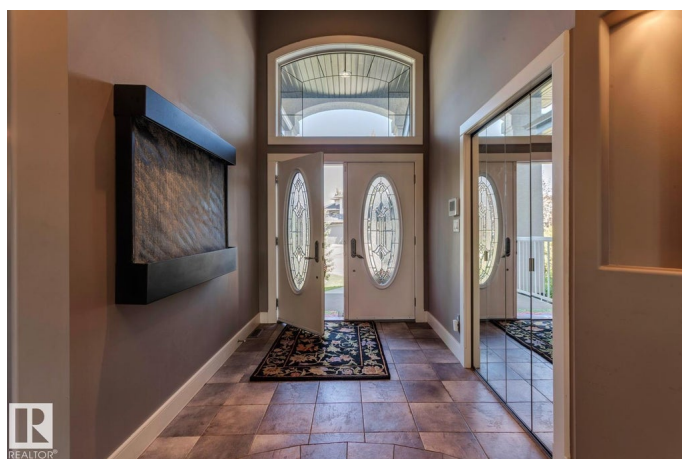
Blackmud Creek, Edmonton, AB

Discover the perfect harmony of luxury, comfort, and nature in this exceptional home overlooking the scenic banks of Blackmud Creek. The chef-inspired kitchen features high-end appliances, custom cabinetry, and generous counter space for effortless entertaining. An open-concept layout flows into a bright living area, where large windows frame captivating ravine views and fill the home with natural light. With multiple bedrooms, a versatile den, and a fully developed lower level, there's space for relaxation, work, or family life. Step outside to your private backyard retreat peering onto the lush beauty of Blackmud Creek—ideal for morning coffee or evening gatherings. Conveniently located near top restaurants, shopping, and everyday essentials, with quick access to Anthony Henday, Calgary Trail, South Edmonton Common, and the airport. A rare opportunity in one of Edmonton's most picturesque settings.

Built in 2004

Essential Information

MLS® #	E4462338
Price	\$819,900
Bedrooms	4
Bathrooms	3.00



Full Baths	3
Square Footage	1,741
Acres	0.00
Year Built	2004
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	1832 Bowman Point(e)
Area	Edmonton
Subdivision	Blackmud Creek
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6W 1P7

Amenities

Amenities	Air Conditioner, Ceiling 10 ft., Deck, Fire Pit, Gazebo, No Animal Home, No Smoking Home
Parking	Triple Garage Attached
Is Waterfront	Yes

Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Brick, Stucco
Exterior Features	Airport Nearby, Backs Onto Park/Trees, Creek, Cul-De-Sac, Fenced, Flat Site, Golf Nearby, Landscaped, Playground Nearby, Ravine View, Schools, Shopping Nearby

Roof	Asphalt Shingles
Construction	Wood, Brick, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed	October 16th, 2025
Days on Market	3
Zoning	Zone 55

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED.Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on October 19th, 2025 at 7:47pm MDT