

\$999,999 - 210 6 Avenue, Rural Cypress County

MLS® #A2263240

\$999,999

4 Bedroom, 4.00 Bathroom, 2,366 sqft

Residential on 0.14 Acres

Elkwater, Rural Cypress County, Alberta

About Elkwater, the thing that seems to catch most people by surprise is how quiet it is in Elkwater almost all of the time. Except for some weekends in the summer, it's quite common to be able to sit on the deck and hear absolutely nothing but the sounds of nature. You can sit there and watch Elk & Deer stroll by, or squirrels do high flying circus acts in the trees. There are very few places left where you can go and usually hear no sounds of traffic, the highway, a train or other noisy modernities. When you come to view this cabin, just sit on a chair on the deck and listen for a few minutes, to nothing. About the Cabin. Custom built by Kenco for a well known local construction family, this lake home was built with two investment opportunities in mind. Generational wealth in the form of an extremely well constructed physical asset and generational wealth in the form of a place where everyone can come together with minimal distractions. The Elkwater average market price has continuously trended upward for years and secondly, families who play together usually stay together. This open concept cabin with a partial wrap around covered deck could be your next investment. Create family memories in this vibrant, inviting space. Five large bedrooms. Three bathrooms. Very defined separate spaces where a variety of activities can be going on all at the same time. Vaulted ceilings. Bold kitchen cabinetry finished in a shade that blends nicely with the brick wrapped wood burning fireplace. Zoned forced



air heating for proper temperature control on each floor. The 100% maintenance free exterior is crafted with materials that are not vulnerable to the woodpeckers & squirrels of Elkwater. This 4 season cabin has a substantial enclosed, water proof, lockable storage area under the entire deck that is perfect for storing the paddle boards, bikes and every other form of outdoor equipment you will want. Accessibility is never an issue with 2 driveways and a back alley providing space for additional parking and your boat. Make sure to check out the “secret” child sized play rooms upstairs. A conversation can be had about including almost all of the furnishings and decorations. I will let the beautiful pictures do the rest of the talking. You’ve worked hard, so invest your money where you can enjoy it!.

Built in 2010

Essential Information

MLS® #	A2263240
Price	\$999,999
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	2,366
Acres	0.14
Year Built	2010
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	210 6 Avenue
---------	--------------

Subdivision	Elkwater
City	Rural Cypress County
County	Cypress County
Province	Alberta
Postal Code	T0J1C0

Amenities

Parking Spaces	4
Parking	Off Street

Interior

Interior Features	Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Pantry, Storage
Appliances	Central Air Conditioner, Dishwasher, Microwave, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Treed
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 14th, 2025
Days on Market	7
Zoning	PP

Listing Details

Listing Office	SOURCE 1 REALTY CORP.
----------------	-----------------------

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.