

\$665,000 - 689 Abels Way, Canyon Lake

MLS® #6041976

\$665,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 8.00 Acres

Eden Ranch 6, Canyon Lake, TX

MOTIVATED SELLER!! Welcome to your private retreat, set on 8 sprawling, tree-covered acres at the end of a peaceful cul-de-sac in the heart of the Texas Hill Country. This unique property offers not just a home, but a lifestyle—quiet, secluded, and surrounded by nature. Whether you're dreaming of space for recreation, gardening, wildlife, or simply enjoying wide open land with no HOA restrictions, this property delivers. The charming 2-story home features 3 bedrooms, 2.5 baths, and a layout designed for both comfort and entertaining. Inside, high ceilings and large windows fill the home with natural light, creating an open, airy feel. The spacious kitchen boasts granite countertops, ample cabinetry, and a large picture window overlooking the acreage—offering a serene view with every morning coffee. Enjoy meals in the cozy breakfast nook or host gatherings in the formal dining room. The primary suite on the main floor provides a quiet escape with double vanities, a soaking tub, and separate shower. Upstairs, you'll find two additional bedrooms and a full bath, ideal for family or guests. Step outside and embrace the natural beauty of the land—from the large covered front porch to the fenced-in deck perfect for grilling, relaxing, or spotting deer at dusk. The fire pit area invites you to unwind under the stars, while the detached 2-car garage and circle drive offer convenience and function. With 8 acres of usable land, mature trees, and endless possibilities, this property is a rare find



for those seeking space, privacy, and freedom.

Essential Information

MLS® #	6041976
Price	\$665,000
Bathrooms	0.00
Acres	8.00
Type	Land / Farm
Sub-Type	Other
Status	Active

Water Feature/View

View	None
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Community Information

Address	689 Abels Way
Area	CM
Subdivision	Eden Ranch 6
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Utilities	Cable Available, Electricity Connected, Phone Available, Sewer Connected
Features	None

Exterior

Exterior Features	Balcony, Lighting
Lot Description	Cul-De-Sac, Views

School Information

District	Comal ISD
Elementary	Mountain Valley
Middle	Mountain Valley Middle
High	Canyon Lake

Additional Information

Date Listed	August 19th, 2025
Days on Website	75
Days on Market	23
Zoning	Residential

Property Listed by: Keller Williams HeritageThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from November 2nd, 2025 at 8:16pm CST. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.