

\$490,000 - 000 Pristine Trl/pkwy, Canyon Lake

MLS® #1658773

\$490,000

Bedroom, Bathroom, 95,396 sqft
Land on 2.27 Acres

PARADISE ON THE GUADALUPE, Canyon Lake, TX

Unit/Phase 2 roads and infrastructure are under construction and are currently only dirt & unmarked roads. Print driving instructions, as no street signs, nor working GPS. Find lot stakes and see for sale signs designating lots 77 is 1.17 acres, & 87 is 1.102 acres, sold individually or combined at 2.272 acres. Aerobic septic systems required. Plat available, survey needed. Paradise On The Guadalupe is an upscale, gated, gorgeous development with stunning views, mature trees, and easy access to the Guadalupe River with fishing, boating, kayaking, and hiking on the 90 acre waterfront park, features the River Lounge with a kitchen & bar, dance area, or just watch the game. Build on your own timeline with your own builder or select from one of the preferred builders. Only minutes to Canyon Lake, New Braunfels, Gruene and Boerne, and a commutable drive to San Antonio or Austin.

Essential Information

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|----------------|-----------------|
| MLS® # | 1658773 |
| Price | \$490,000 |
| Square Footage | 95,396 |
| Acres | 2.27 |
| Type | Land |
| Sub-Type | Residential Lot |
| Status | Active |



Community Information

| | |
|-------------|---------------------------|
| Address | 000 Pristine Trl/pkwy |
| Area | 2603 |
| Subdivision | PARADISE ON THE GUADALUPE |
| City | Canyon Lake |
| County | Comal |
| State | TX |
| Zip Code | 78133 |

Amenities

| | |
|-----------|---|
| Amenities | Dock, Fishing, Clubhouse, Playground/Park, Controlled Access, Stream/River, Jogging Trails, Water Front Access, Lake/River Park |
| Utilities | Water System, Electric, Telephone, Cable TV |
| View | Guadalupe River |

Exterior

| | |
|-----------------|--------|
| Lot Description | Wooded |
|-----------------|--------|

School Information

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|------------|-----------------|
| District | Comal |
| Elementary | Rebecca Creek |
| Middle | Mountain Valley |
| High | Canyon Lake |

Additional Information

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|----------------|-------------------|
| Date Listed | January 4th, 2023 |
| Days on Market | 501 |
| Zoning | SINGLE FAMILY |

Listing Details

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|----------------|------------------|
| Listing Office | ATX Metro Realty |
|----------------|------------------|

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