

\$990,000 - 3105 Comal Springs, Canyon Lake

MLS® #1805746

\$990,000

3 Bedroom, 4.00 Bathroom, 2,998 sqft

Residential on 1.26 Acres

MOUNTAIN SPRINGS RAN, Canyon Lake, TX

This is ONE BIG BEAUTIFUL BUILD. Step into an elegant one-of-a-kind custom home, perfectly situated on a comforting 1.26-acre corner lot, with an amazing curb appeal you can admire yards away as you drive up to the house. This exceptional residence boasts 4 full bathrooms and is constructed with the high quality materials, including a durable metal roof, striking contemporary stone, and sleek Stucco finishes. Enjoy breathtaking and relaxing views overlooking the hills from all the bedrooms dining room and living room. Designed with attention to detail, the home features an insulated and finished garage with HVAC vents, ideal for any project or storage needs without suffering the scorching heat or shivering freeze. The Family room/flex room has a closet, is pre-framed to connect to a full bathroom, and the potential to be converted into a fourth bedroom. Feel the grandeur of high ceilings, a top-of-the-line chimney, and elegant six-panel doors throughout. The master suite is a true retreat, with a spa-like bathtub that promises relaxation and luxury. This home is more than just a place to live-it's a lifestyle. On play/party days, have your guests enjoy access to a full bathroom from the backyard while keeping your living room clean. Don't miss the opportunity to own this extraordinary property, where every detail has been thoughtfully crafted to create an unparalleled living experience.

Built in 2024



Essential Information

MLS® #	1805746
Price	\$990,000
Bedrooms	3
Bathrooms	4.00
Full Baths	4
Square Footage	2,998
Acres	1.26
Year Built	2024
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active

Community Information

Address	3105 Comal Springs
Area	2603
Subdivision	MOUNTAIN SPRINGS RAN
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Amenities	Park/Playground, BBQ/Grill, Pool
Pool	None

Interior

Interior	One Living Area, Separate Dining Room, Eat-In Kitchen, Island Kitchen, Walk-In Pantry, High Ceilings, Open Floor Plan, All Bedrooms Downstairs, Laundry Main Level, Laundry Room, Walk in Closets
Appliances	Ceiling Fans, Chandelier, Washer Connection, Dryer Connection, Built-In Oven, Microwave Oven, Stove/Range, Disposal, Dishwasher, Electric Water Heater, Garage Door Opener
Heating	Central
Cooling	Two Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room

# of Stories	1.0
Stories	1

Exterior

Exterior	Stone/Rock, Stucco
Exterior Features	Covered Patio, Mature Trees
Lot Description	Corner
Roof	Metal
Construction	New
Foundation	Slab

School Information

District	Comal
Elementary	Bill Brown
Middle	Smithson Valley
High	Smithson Valley

Additional Information

Date Listed	September 3rd, 2024
Days on Market	394
HOA Fees	300.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Samuel Torres
Listing Office	All City San Antonio Registered Series

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