

\$699,000 - 3811 Potters Creek, Canyon Lake

MLS® #1854978

\$699,000

3 Bedroom, 3.00 Bathroom, 2,517 sqft

Residential on 1.29 Acres

THE CEDARS, Canyon Lake, TX

Welcome to your fully furnished dream retreat in the heart of Canyon Lake with water views! This exceptional insulated concrete form (ICF) home offers incredible views and direct lake access. While current low water levels reveal a peaceful preserve-like setting on the Corps of Engineers (COE) land behind the property-where no one can build-you'll always enjoy privacy and serene natural surroundings. Designed for relaxation and entertainment, this fully furnished home features a sparkling swimming pool with an expansive deck and an inviting 500-gallon hot tub. Paid off solar panels and a Tesla battery keep energy costs impressively low year-round. Inside, all bedrooms are conveniently located on the main floor, with a spacious game room and an additional bathroom upstairs. The kitchen is a chef's delight, displaying custom cabinetry, propane cooking, a double oven, and a walk-in pantry. The primary suite is a true retreat, offering a Victorian soaking tub and a custom-tiled shower for a spa-like experience. Built for both comfort and functionality, the property includes a detached oversized two-car garage (built in 2019), a covered carport, and a walkable crawl space beneath the home for added storage or potential expansion. Majestic oak trees shade the property, and the level area near the pool provides the perfect setting for a cozy firepit while taking in the stunning lake views. This home is ideally situated near boat ramps and just minutes from shopping and dining. With no



HOA and a proven track record as a short-term rental generating income, this is an incredible opportunity for both homeowners and investors. Don't miss out on this Canyon Lake gem-schedule your showing today!

Built in 2013

Essential Information

MLS® #	1854978
Price	\$699,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,517
Acres	1.29
Year Built	2013
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story
Status	Active

Community Information

Address	3811 Potters Creek
Area	2603
Subdivision	THE CEDARS
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Amenities	None
Parking	Two Car Garage, Detached, Oversized
View	Canyon Lake
Is Waterfront	Yes
Has Pool	Yes
Pool	Above Ground Pool, Enclosed Pool, Hot Tub

Interior

Interior	One Living Area, Eat-In Kitchen, Island Kitchen, High Ceilings, Open Floor Plan, All Bedrooms Downstairs, Game Room, Laundry Room, Utility Room Inside, Walk in Closets
Appliances	Ceiling Fans, Microwave Oven, Refrigerator, Disposal, Dishwasher, Built-In Oven, Cook Top, Carbon Monoxide Detector, Double Ovens, Dryer, Gas Cooking, Private Garbage Service, Solid Counter Tops, Smoke Alarm, Washer
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	2.0
Stories	2

Exterior

Exterior	Stucco
Exterior Features	Double Pane Windows, Deck/Balcony, Mature Trees, Water Front Improved
Lot Description	1 - 2 Acres, Canyon Lake, County View, Improved Water Front, Lakefront, Mature Trees (ext feat), Sloping, Water View, Water Access, On Waterfront
Roof	Composition
Construction	Pre-Owned

School Information

District	Comal
Elementary	Rebecca Creek
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	April 2nd, 2025
Days on Market	214
HOA Fees	0.00

Listing Details

Listing Agent	Crystal Unrue
Listing Office	Sullivan Hill Country Properti

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