

\$945,000 - 693 Riviera, Canyon Lake

MLS® #1864752

\$945,000

3 Bedroom, 2.00 Bathroom, 1,776 sqft
Residential on 0.15 Acres

CANYON LAKE HILLS, Canyon Lake, TX

Motivated - \$50K Price Reduction! Updated Canyon Lake waterfront 3/2 home overlooks a deep water cove & features expansive hill country views. Home has been completely updated - new roof, remodeled kitchen w/custom cabinets, new flooring, etc. Open floorplan. The 16x20 family room has a vaulted ceiling plus a stone fireplace & built-ins. The french doors open to the extra large 20x24 deck. There are 2 bedrooms w/a full bath upstairs & there is a private bedroom, covered patio, game room, full bath & sep. laundry room on the lower level. The home has a 2 car carport plus a storage room. The home is furnished & is currently an AirBnb. It is also available for lease - unfurnished or furnished. Available to show with an appointment. Take a look and bring us an offer today!

Built in 1995

Essential Information

MLS® #	1864752
Price	\$945,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,776
Acres	0.15
Year Built	1995
Type	Residential



Sub-Type	Single Family Detached
Style	Two Story, Split Level
Status	Active

Community Information

Address	693 Riviera
Area	2603
Subdivision	CANYON LAKE HILLS
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Amenities	Pool, Clubhouse, Park/Playground, Lake/River Park, Boat Ramp
Parking	Side Entry
View	Canyon Lake
Is Waterfront	Yes
Pool	None

Interior

Interior	Two Living Area, Liv/Din Combo, Eat-In Kitchen, Breakfast Bar, Game Room, Utility Room Inside, Secondary Bedroom Down, High Ceilings, Open Floor Plan, High Speed Internet, Laundry Lower Level, Laundry Room, Telephone
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Stove/Range, Dishwasher, Smoke Alarm, Electric Water Heater, Smooth Cooktop, Solid Counter Tops, Private Garbage Service
Heating	Central
Cooling	One Central, One Window/Wall
Fireplace	Yes
# of Fireplaces	1
Fireplaces	One, Family Room, Stone/Rock/Brick
# of Stories	2.0
Stories	2

Exterior

Exterior	Wood, Siding
Exterior Features	Covered Patio, Deck/Balcony, Double Pane Windows, Mature Trees, Water Front Improved

Lot Description	On Waterfront, Water View, Wooded, Mature Trees (ext feat), Sloping, Improved Water Front, Canyon Lake, Water Access, Lakefront
Roof	Composition
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal
Elementary	STARTZVILLE
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	May 7th, 2025
Days on Market	174
HOA Fees	35.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Doug Mckenzie
Listing Office	RE/MAX Genesis

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