

\$699,000 - 1799 W Lakeside, Canyon Lake

MLS® #1912963

\$699,000

3 Bedroom, 2.00 Bathroom, 1,906 sqft

Residential on 0.77 Acres

CANYON SPRINGS RESORT, Canyon Lake, TX

Waterfront Custom-Built Hill Country Home with Panoramic Canyon Lake Views & Built-In Equity. This stunning 2019 waterfront home offers over \$118K in built-in equity from day one, a rare opportunity in today's market. Perfectly positioned in the highly desirable Canyon Springs Resort, this property is just 300' from Boat Ramp #8 and boasts direct waterfront access with breathtaking panoramic views from the back deck, living room, kitchen, and primary bedroom. Imagine sipping wine by the water, feeding deer in your yard, or stargazing under the Hill Country sky-this home delivers the perfect blend of lake lifestyle, modern comfort, and investment potential. Interior Highlights: Open-Concept Layout with the signature "Crooked Room" designed to perfectly frame the lake, Wood-Look Tile Floors & Vaulted Ceilings for timeless elegance, Wrap-Around Pantry, spacious laundry room, Smart Home Features: thermostat, lighting, water heater, & electric porch sunshade, Garage & Flex Spaces, Oversized Garage fits a full-size truck and small boat, Two Upstairs Flex Areas: Finished extra Room with mini-split A/C-ideal for media room, office, guest suite, or gym, Unfinished Space for storage or future expansion. Exterior & Lot: Nearly 0.8 acres of waterfront property, expansive deck with outdoor dining overlooking Canyon Lake. Modern Farmhouse Design with low-maintenance, drought-tolerant landscaping. Short-Term Rental Potential for



excellent income generation. Community & Location. Minutes to top attractions: Camp Fimfo (Texas alpine-style roller coaster), Wineries: La Cruz de Comal, Dry Comal Creek, The Grapevine, Whitewater Amphitheater & Guadalupe River tubing. Fun Fact: Canyon Lake's famously blue water comes from its natural limestone bottom, making it one of the clearest lakes in Texas. This home is more than a house-it's a waterfront lifestyle. Whether as a full-time residence, weekend getaway, or STR investment, this one checks every box. Schedule a showing today.

Built in 2019

Essential Information

MLS® #	1912963
Price	\$699,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,906
Acres	0.77
Year Built	2019
Type	Residential
Sub-Type	Single Family Detached
Style	Split Level
Status	Active

Community Information

Address	1799 W Lakeside
Area	2603
Subdivision	CANYON SPRINGS RESORT
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Amenities	Waterfront Access, Pool, Clubhouse, Park/Playground, Jogging Trails, BBQ/Grill, Lake/River Park, Boat Ramp
Parking	Two Car Garage
Pool	None

Interior

Interior	One Living Area, Separate Dining Room, Eat-In Kitchen, Two Eating Areas, Island Kitchen, Breakfast Bar, Walk-In Pantry, Study/Library, Utility Room Inside, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, Cable TV Available, High Speed Internet, All Bedrooms Downstairs, Laundry Main Level, Laundry Room, Telephone, Walk in Closets, Attic - Partially Floored, Attic - Permanent Stairs
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top, Self-Cleaning Oven, Microwave Oven, Stove/Range, Gas Cooking, Disposal, Dishwasher, Ice Maker Connection, Water Softener (owned), Vent Fan, Smoke Alarm, Electric Water Heater, Garage Door Opener, Solid Counter Tops, Custom Cabinets
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.5
Stories	1.5

Exterior

Exterior	4 Sides Masonry, Cement Fiber
Roof	Metal
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal
Elementary	STARTZVILLE
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	October 6th, 2025
Days on Market	29
HOA Fees	0.00

Listing Details

Listing Agent	Justian Sullivan
Listing Office	Sullivan Hill Country Properti

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