

\$35,000 - 1353 Trail Pass Dr Dr, Canyon Lake

MLS® #1692717

\$35,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 0.19 Acres

CANYON LAKE VILLAGE, Canyon Lake, TX

Build Your Dream Home in Desirable Canyon
Lake Village!

Discover the opportunity to own a 0.155-acre lot in the highly sought-after Canyon Lake Village perfect for your custom dream home or vacation getaway. With short-term rentals allowed and a neighborhood that's Airbnb-friendly, this is a smart buy for both personal use and investment.

Property Highlights:

0.155-acre lot with boundary-marked photos for easy visualization

Minimal restrictions 1,000 sqft minimum build

Short-term rentals allowed ideal for Airbnb or vacation income

Just minutes from reopened boat ramps, parks, and all the Hill Country charm

No mobile or container homes, unless built on-site

Canyon Lake has long been a hidden gem in Central Texas, but as we step into 2025, some buyers are asking: Is it still a great place to live and invest?

At GLOBAL CAPITAL REALTY, we know the answer is clear:



It's not just a good investment it's one of the smartest lifestyle choices you can make today, especially if you're drawn to the lakefront lifestyle.

Whether you're building a forever home or a profitable retreat, this lot offers the perfect blend of location, flexibility, and potential.

Essential Information

MLS® #	1692717
Price	\$35,000
Bathrooms	0.00
Acres	0.19
Type	Land / Farm
Sub-Type	Unimproved Land
Status	Active

Water Feature/View

View	Lake
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Community Information

Address	1353 Trail Pass Dr Dr
Area	CM
Subdivision	CANYON LAKE VILLAGE
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Utilities	Electricity Available, Phone Available, Water Available
Features	Clubhouse, Pool

Exterior

Lot Description	None, Rolling Slope
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School Information

District	Comal ISD
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Elementary	Mountain Valley
Middle	Mountain Valley Middle
High	Canyon Lake

Additional Information

Date Listed	September 12th, 2025
Days on Website	53
Days on Market	47
Zoning	RESIDENTIAL
HOA Fees	24
HOA Fees Freq.	Annually

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