

\$399,000 - 226 Lake Pettit Dr, Canyon Lake

MLS® #1744183S

\$399,000

Bedroom, Bathroom, 187,095 sqft
Commercial on 4.30 Acres

N/A, Canyon Lake, TX

A property with just over 4 acres of unrestricted land offers a range of possibilities, and it seems like a versatile piece of real estate. Here are a few potential uses based on your description: 1. Mini Storages: Given the high demand for mini storages in the area, utilizing the land for this purpose could be a lucrative investment. The unrestricted nature of the property provides flexibility in developing storage facilities. 2. RV Storage: With a small paved parking lot already in place, the property could serve well as an RV storage facility. This is particularly appealing in regions where recreational vehicle ownership is popular. 3. Residential Development: The option to build a house in the middle of the property is another attractive possibility. This could provide a peaceful and private residence while still having ample land for various purposes. Located just down the road from Cranes Mill Marina and Park.



Essential Information

MLS® #	1744183S
Price	\$399,000
Square Footage	187,095
Acres	4.30
Type	Commercial
Sub-Type	Commercial Land
Status	Active

Community Information

Address	226 Lake Pettit Dr
Area	2603
Subdivision	N/A
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Utilities	None
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Additional Information

Date Listed	January 12th, 2024
Days on Market	530
Zoning	COMMERICAL