

\$124,900 - 977 Malbec, Canyon Lake

MLS® #1847540S

\$124,900

Bedroom, Bathroom, 65,340 sqft
Land / Farm on 1.50 Acres

CORDOVA BEND, Canyon Lake, TX

Great place to build your dream home on 1.5 acres of land, gated community, in Cordova Bend/ Alto Lago subdivision Canyon Lake, TX. The subdivision has city power, water, cable & fire hydrant is 40 ft from the lot. Septic tank is required to be built. The HOA gated park has access to Canyon Lake water, large pavilion for parties, bathrooms, areas to camp & grill, swimming, site to launch your boat or use free canoes on site. The lot has a stake on the ground marked with "977". Majority of the homes in the subdivision are worth 1 million dollars and above. Close to New Braunfels, Bulverde & San Antonio. New survey completed. Sellers are very motivated.

Essential Information

MLS® #	1847540S
Price	\$124,900
Square Footage	65,340
Acres	1.50
Type	Land / Farm
Sub-Type	Residential Lot
Status	Active

Water Feature/View

View	Canyon Lake
Water Body	Canyon Lake

Community Information



Address	977 Malbec
Area	2603
Subdivision	CORDOVA BEND
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Amenities	BBQ/Grill, Controlled Access, Fishing, Lake, Lake/River Park
Utilities	Water System, Electric, Cable TV

Exterior

Lot Description	Undeveloped, Partial Cleared
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School Information

District	Comal
Elementary	Call District
Middle	Call District
High	Call District

Additional Information

Date Listed	March 6th, 2025
Days on Market	229
Zoning	R
Gated Community	Yes