

\$207,000 - 1761 Paradise Pkwy, Canyon Lake

MLS® #1855080

\$207,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 1.01 Acres

PARADISE ON THE GUADALUPE, Canyon Lake, TX

Nestled in the heart of the Texas Hill Country, Lot 128 offers 1.01 acres within the prestigious gated community of Paradise on the Guadalupe. This coveted neighborhood sits along the Guadalupe River in Comal County, just minutes from Canyon Lake and conveniently located between Austin and San Antonio. The community was designed for those who value both privacy and lifestyle, blending natural beauty with upscale amenities.

Set on a sloping homesite, this lot provides generous frontage along Paradise Parkway, combining privacy with Hill Country views. Underground utilities, including PEC electricity, high-speed fiber internet, and central water, ensure modern convenience while preserving the scenic landscape. With no timeline to build, you can design your custom home when the time is right, guided by architectural standards that uphold the quality and elegance of the neighborhood.

Paradise on the Guadalupe is rich in outdoor amenities. Residents enjoy access to two private riverfront parks. The River Lounge—a 12.69-acre park—features a stylish pavilion with restrooms, showers, an outdoor bar and kitchen, a fireplace, and internet, creating a gathering place for friends and family. An additional 80-acre River Refuge Park provides trails, canoe/kayak racks, restrooms, and even



a rustic amphitheater. Beyond the gates, the area offers boating, golfing, live music, wineries, and dining—all just a short drive away.

This lot represents more than just land; it’s an invitation to join a community built around nature, recreation, and relaxation. With gated entry, private roads, thoughtful environmental stewardship, and annual dues of just \$900, Paradise on the Guadalupe is an ideal place to create a legacy property. Lot 128 is the perfect foundation for your dream home in one of the Hill Country’s most exclusive communities.

Essential Information

MLS® #	1855080
Price	\$207,000
Bathrooms	0.00
Acres	1.01
Type	Land / Farm
Sub-Type	Unimproved Land
Status	Active

Water Feature/View

View	TreesWoods
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Community Information

Address	1761 Paradise Pkwy
Area	CM
Subdivision	PARADISE ON THE GUADALUPE
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Utilities	Electricity Available, Water Not Available
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Features Barbecue, Clubhouse, Trails/Paths

Exterior

Lot Description Sloped Down

School Information

District Comal ISD
Elementary Rebecca Creek
Middle Mountain Valley Middle
High Canyon

Additional Information

Date Listed September 30th, 2025
Days on Website 34
Days on Market 1
HOA Fees 900
HOA Fees Freq. Annually

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