

\$53,000 - 1643 Desiree, Canyon Lake

MLS® #1873159S

\$53,000

Bedroom, Bathroom, 21,867 sqft
Land / Farm on 0.50 Acres

Rocky Creek Ranch, Canyon Lake, TX

Lowest priced lot in Rocky Creek Ranch, a big bang for your buck! This 0.5-acre homesite offers an excellent opportunity to build your custom home with instant equity. Priced under market value, it's the best deal in the neighborhood! Enjoy Hill Country views and all utilities at the front of the property: paved roads, water, electricity, and fiber optic internet. Neighborhood amenities include a clubhouse, swimming pool, gated park, pavilion, and playground. Minimum 1,250 SF site-built home required, no mobile homes allowed. RVs allowed for weekend or vacation camping up to 17 consecutive days prior to construction. Located in Comal ISD with no city taxes! Water available; septic required. Minutes to Canyon Lake and the Guadalupe River. Great for a homestead, second home, or vacation retreat!

Essential Information

MLS® #	1873159S
Price	\$53,000
Square Footage	21,867
Acres	0.50
Type	Land / Farm
Sub-Type	Residential Lot
Status	Active
Has Pool	Yes

Water Feature/View



View	Canyon Lake
Water Body	Canyon Lake

Community Information

Address	1643 Desiree
Area	2607
Subdivision	Rocky Creek Ranch
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Amenities	Boat Ramp, Dock, Fishing, Hunting, Clubhouse, Playground/Park, Neighborhood Pool, Lake, Lake/River Park
Utilities	Water System, Electric, Other

Exterior

Lot Description	Improved, Wooded
-----------------	------------------

School Information

District	Comal
Elementary	Rebecca Creek
Middle	Spring Branch
High	Canyon Lake

Additional Information

Date Listed	June 5th, 2025
Days on Market	33
Zoning	RESIDENTIAL