

\$2,300,000 - 3124 Fm 2673, Canyon Lake

MLS® #1895110S

\$2,300,000

Bedroom, Bathroom, 21,230 sqft
Commercial on 3.29 Acres

N/A, Canyon Lake, TX

Prime Mixed-Use Investment! This unique property combines residential and commercial income streams with a small home, 11 RV spaces, and 36 storage units. Three RV spots sit beneath a massive metal carport, part of which is enclosed to include a small residence, an additional RV hookup, and space for storage or parking. Current rental income includes the home at \$800/month, RV spaces ranging from \$550-650/month all bills paid, storage units at \$85/month, and a two-room shop leased for \$1,100/month to a cabinet maker. The property is well-equipped with utility connections, multiple electric services including 3-phase service, and three septic tank systems. Zoned both commercial and residential, this peaceful property with hill country views and private water offers excellent flexibility for investors or owner-operators. Please allow 4 hours notice for showings.

Built in 1985

Essential Information

MLS® #	1895110S
Price	\$2,300,000
Square Footage	21,230
Acres	3.29
Year Built	1985
Type	Commercial
Sub-Type	Multi-Use



Status

Price Change

Community Information

Address

3124 Fm 2673

Area

2603

Subdivision

N/A

City

Canyon Lake

County

Comal

State

TX

Zip Code

78133

Amenities

Amenities

Inside Storage, Living Area, Outside Storage, Security System

Utilities

Electricity, Water, Septic

Parking Spaces

15

Interior

Cooling

Window

Exterior

Roof

Composition, Metal

Construction

Metal, Metal Structure, Other

School Information

District

Comal

Additional Information

Date Listed

August 23rd, 2025

Days on Market

67

Zoning

COMMERCIAL & RESIDENTIAL