

\$349,900 - 365 River Cliff, Spring Branch

MLS® #1897842S

\$349,900

Bedroom, Bathroom,
Land / Farm on 1.17 Acres

MYSTIC SHORES, Spring Branch, TX

Discover the epitome of tranquility and natural splendor with this stunning waterfront property nestled along the Guadalupe River. The lot is located in the gated community of Mystic Shores. The property offers more than just stunning views; it provides a lifestyle. Residents have access to abundant amenities, such as a Lakeside Clubhouse on Canyon Lake. Enjoy a park, pool, boat ramp, tennis and basketball courts, as well as picturesque walking and bike trails. ***MOTIVATED SELLER

Essential Information

MLS® #	1897842S
Price	\$349,900
Acres	1.17
Type	Land / Farm
Sub-Type	Residential Lot
Status	Active
Has Pool	Yes

Water Feature/View

View	Guadalupe River
Is Waterfront	Yes
Water Body	Guadalupe River

Community Information

Address	365 River Cliff
Area	2604



Subdivision	MYSTIC SHORES
City	Spring Branch
County	Comal
State	TX
Zip Code	78070

Amenities

Amenities	Boat Ramp, Clubhouse, Tennis Courts, Playground/Park, Neighborhood Pool, Lake/River Park, Boat Dock
Utilities	Water System, Telephone, Cable TV

Exterior

Lot Description	Improved, Wooded
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School Information

District	Comal
Elementary	Rebecca Creek
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	September 3rd, 2025
Days on Market	11
Zoning	RESIDENTIAL