

\$303,500 - 1734 Blueridge Dr, Canyon Lake

MLS® #1914075S

\$303,500

3 Bedroom, 2.00 Bathroom, 1,355 sqft
Residential on 0.17 Acres

Canyon Lake Hills, Canyon Lake, TX

Move-in READY! This brand-NEW home is located in the peaceful and enjoyable Canyon Lake Hills community, just a short walk from neighborhood amenities and boat ramp. Get NEW appliances and the most important parts of a home NEW as well! Blending modern design with Hill Country charm, it features granite countertops, an open floor plan, a covered patio, spacious backyard, and more! Enjoy being minutes from restaurants, schools, and community events. Lots of front space, natural lighting, and beautiful finishes, just so much more to this beauty! Comes with a 2-10 Home Warranty of course!

Built in 2025

Essential Information

MLS® #	1914075S
Price	\$303,500
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,355
Acres	0.17
Year Built	2025
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active
Pool Description	None



Water Feature/View

View	Canyon Lake
Water Body	Canyon Lake

Community Information

Address	1734 Blueridge Dr
Area	3100
Subdivision	Canyon Lake Hills
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

Amenities

Amenities	Pool, Park/Playground, Sports Court, BBQ/Grill, Basketball Court, Boat Ramp
Parking	None/Not Applicable

Interior

Interior	One Living Area, Liv/Din Combo, Eat-In Kitchen, Breakfast Bar, Walk-In Pantry, Open Floor Plan, Laundry Room, Walk in Closets
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top, Microwave Oven, Stove/Range, Disposal, Dishwasher, Ice Maker Connection, Smoke Alarm, Electric Water Heater
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1
Stories	1

Exterior

Exterior	Stone/Rock, Siding
Exterior Features	Covered Patio
Lot Description	Canyon Lake
Roof	Composition
Construction	New
Foundation	Slab

School Information

District	Comal
----------	-------

Elementary	STARTZVILLE
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	October 9th, 2025
Days on Market	11
HOA Fees	100
HOA Fees Freq.	Annually