# \$599,000 - 2038 Paradise Pkwy, Canyon Lake

MLS® #7602986

# \$599,000

0 Bedroom, 0.00 Bathroom, Land / Farm on 1.72 Acres

Paradise on the Guadalupe, Canyon Lake, TX

**Guadalupe Riverfront Paradise!** Discover the perfect blend of Hill Country beauty and riverfront living in the lovely gated community of Paradise on the Guadalupe. This exceptional 1.72-acre tiered lot offers direct access to the Guadalupe River along with panoramic long-distance views, making it an ideal setting for your dream home. With water and electricity in place, the property is ready for your vision. Imagine mornings spent fishing or canoeing, afternoons swimming in the river, and evenings enjoying the community's private river lounge and park. Residents also have convenient access to Canyon Lake, adding even more opportunities for outdoor recreation. The tiered layout of the lot maximizes the breathtaking views of the Hill Country and with some trimming of the trees, you'II enjoy the view of the beautiful Guadalupe River. Mature trees add shade, privacy, and character to the property, enhancing the natural beauty all around. Whether you're planning a full-time residence or a weekend retreat, this property offers a rare combination of riverfront access, community amenities, and unmatched scenery

in a desirable subdivision on the Guadalupe. Come experience the lifestyle only Paradise on the Guadalupe can offerâ€"where every







## **Essential Information**

day feels like a getaway.

MLS® # 7602986 Price \$599,000

Bathrooms 0.00 Acres 1.72

Type Land / Farm

Sub-Type Unimproved Land

Status Active

## Water Feature/View

View Hills, Panoramic, Guadalupe River

Is Waterfront Yes

Water Body Guadalupe River

## **Community Information**

Address 2038 Paradise Pkwy

Area CM

Subdivision Paradise on the Guadalupe

City Canyon Lake

County Comal State TX

Zip Code 78133

#### **Amenities**

Utilities Electricity Connected, Water Connected

Features Barbecue, Bar/Lounge, Common Grounds/Area, Community Mailbox,

Park

### **Exterior**

Lot Description Cul-De-Sac, Sloped Down, Many Trees, Views

## **School Information**

District Comal ISD Elementary Bill Brown

Middle Smithson Valley
High Smithson Valley

## **Additional Information**

Date Listed September 17th, 2025

Days on Website 46 HOA Fees 900

# HOA Fees Freq. Annually

Property Listed by: Century 21 Randall Morris & AsThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from November 2nd, 2025 at 7:01pm CST. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.