

# \$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'll 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 offer where every day feels like a getaway.



## Essential Information

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
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### **School Information**

District	Comal ISD
Elementary	Bill Brown
Middle	Smithson Valley
High	Smithson Valley

### **Additional Information**

Date Listed	September 17th, 2025
Days on Website	25
HOA Fees	900

## HOA Fees Freq.     Annually

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