

\$209,000 - 944 Ledgerrock Dr. , Canyon Lake

MLS® #000944

\$209,000

0 Bedroom, 0 Bathroom,
Land on 0.33 Acres

Canyon Lake Hills, Canyon Lake, Texas

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<h1>Video Tour</h1>

<p class="video"><iframe title="YouTube
video player"

src="https://www.youtube.com/embed/OY8Vyg
lxFUo" width="560" height="315"

frameborder="0"

allowfullscreen="allowfullscreen"></iframe></p>

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<p>Discover the perfect blend of natural beauty and convenience on 0.33 acres in Canyon Lake, offering an exceptional opportunity to build the home of your dreams. Live the lake life for a fraction of the cost, with breathtaking lake views and direct access to the community boat ramp- a paradise for water enthusiasts. Just 2 minutes from Boat Ramp #7—extended by 100 feet for a smoother launch—you'll enjoy easy, seamless water adventures. The level building site simplifies construction, while having electricity on site streamlines the entire building process. Mature trees provide shade and natural beauty, creating an idyllic setting for your future home. For additional outdoor fun, you’re just ten minutes away from Cranes Mill Park, offering picnic tables and shoreline access. Don't miss out on this rare opportunity to create your perfect lakeview retreat in one of Canyon Lake's most desirable areas!</p>



Essential Information

MLS® #	000944
Price	\$209,000
Acres	0.33
Type	Land
Status	Active

Community Information

Address	944 Ledgerock Dr.
Subdivision	Canyon Lake Hills
City	Canyon Lake
State	Texas
Zip Code	78133

Exterior

Lot Description	0.33
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School Information

District	Comal ISD
Elementary	Startzville
Middle	Mountain Valley
High	Canyon Lake High

Additional Information

Short Term Rental Allowed	yes
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