

# \$1,300,000 - 668 Pecan Street, Canyon Lake

MLS® #5160581

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## \$1,300,000

3 Bedroom, 2.00 Bathroom, 2,504 sqft  
Residential on 0.36 Acres

Canyon Corner 1, Canyon Lake, TX

Nestled within a gated community in Canyon Lake, Texas, this riverfront retreat embodies the serene beauty of the Guadalupe River. A meticulously landscaped paradise welcomes you with a tranquil coy pond, setting the stage for a captivating blend of nature and luxury. As you step inside, the home whispers tales of charm and potential. The home presents a canvas awaiting your personal touch. The presence of a Sub-Zero refrigerator and freezer hints at the promise of a contemporary culinary haven amidst a space ripe for transformation. Through every window, the sweeping vista of the Guadalupe River paints a breathtaking panorama, seamlessly integrating indoor and outdoor living. The inviting outdoor expanse promises moments of relaxation and inspiration, whether envisioning a cozy riverside gathering or a tranquil retreat bathed in the splendor of nature.

Embrace the charm of its history while envisioning the extraordinary possibilities for your dream riverfront escape. This is an opportunity to craft a home that harmonizes your vision with the timeless beauty of the Guadalupe River.



Built in 1972

## Essential Information

ListingFeed          abor\_vow

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List Price	\$1,300,000
Sale Price	\$1,160,000
Sale Date	January 12th, 2024
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,504
Acres	0.36
Year Built	1972
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	668 Pecan Street
Subdivision	Canyon Corner 1
City	Canyon Lake
County	Comal
State	TX
Zip Code	78133

### **Amenities**

Utilities	Cable Available, Electricity Connected, Natural Gas Available, Phone Available, Sewer Connected, Water Connected
Features	Barbecue, Lake, Park
Parking	Attached Carport
View	River
Is Waterfront	Yes
Waterfront	River Front, Waterfront

### **Interior**

Interior	Carpet, Tile
Appliances	Electric Cooktop, Electric Oven, Water Softener Owned
Heating	Central, Electric, Hot Water, Natural Gas
Cooling	Central Air, Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
Stories	Multi/Split

## **Exterior**

Exterior Features	None
Lot Description	Back Yard, Landscaped, Many Trees, Sprinklers Automatic, Views
Windows	Double Pane Windows, Window Treatments
Roof	Composition, Shingle
Construction	Stone Veneer
Foundation	Slab

## **School Information**

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