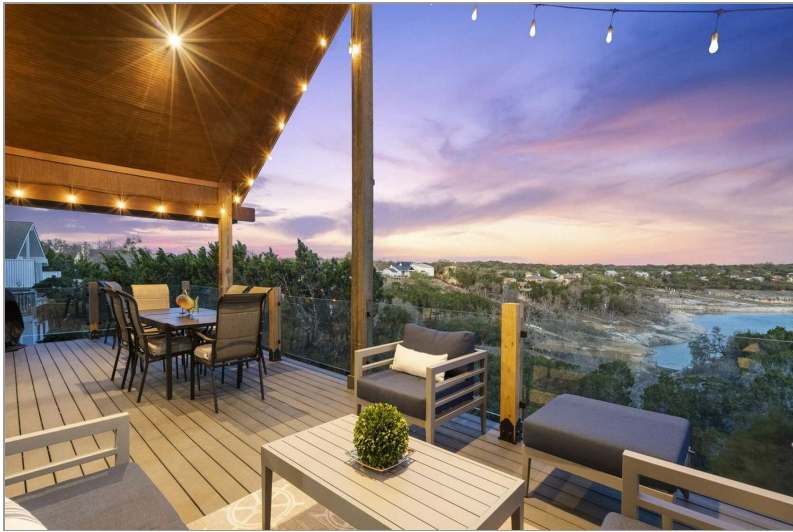


# 717 RIVIERA DR

CANYON LAKE, TEXAS 78133 | MLS #: 1824689

**\$1,290,000** | 3 BEDS | 3 BATHROOMS | SEVERAL/ DRIVEWAY CAR PARKING | 2128 SQUARE FEET



View Online: <http://www.viewlisting.info/122479>  
For Instant Photos: Text 620431 To 415-877-1411

## Very, Very Motivated seller.

Located in the heart of Canyon Lake, this luxurious residence offers breathtaking views and lakefront access. The expansive outdoor living space, approximately 1000 sq ft, has been expertly updated with TREX decking and glass railings on two massive decks with gorgeous lakeviews. This exceptional home has an outdoor fire-pit and two interior fireplaces. Enjoy kayaking, paddleboarding, or meeting friends at Party Cove. The lower level features an impressive main suite opening onto the lower deck, while the upstairs area includes the kitchen, great room, and two secondary bedrooms with each room having its own patio door. With over \$150,000 in updates, this property is ready for immediate occupancy or ideal for a short-term rental or vacation home. Conveniently located within two miles of three public boat ramps and just roughly 30 minutes from New Braunfels and Spring Branch, this property offers the ultimate Lakefront lifes...



## AGENT INFORMATION

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## ABOUT LISA VIGIL-GAFFORD

Disclaimer: All information deemed reliable but not guaranteed.