

\$1,750,000 - 1207 Bay View Ct, Edgewater

MLS® #MDAA2121696

\$1,750,000

4 Bedroom, 4.50 Bathroom, 5,000 sqft

Residential on 0.47 Acres

HARBOR VIEW, Edgewater, MD

Boating season is here and 1207 Bay View Court is the waterfront lifestyle you've been waiting for. Perfectly positioned on a protected cove off the South River with deep water and no flood zone concerns, this rare property is a boater's dream. The private dock features FOUR slips! One slip for a 40-foot vessel, and THREE additional lifts for boats up to 36 feet, and a dedicated jet ski lift, offering exceptional versatility for everything from day cruisers to fishing boats. From your backyard, you'll reach the open South River in about 10 minutes and the Chesapeake Bay in under 30, so weekend adventures, waterfront dining, and sunset sails are part of everyday life. Inside, the home showcases a series of thoughtful, high-end updates that elevate both style and function. The main level is ideal for multi-generational living or long-term guests, with two bedrooms, 2.5 baths, a beautifully updated gourmet kitchen with premium finishes and custom cabinetry, a full laundry, and a bright Florida room that captures the morning sun over the water. A second kitchen on this level provides flexible options keep it as is for separate living quarters or reimagine the space entirely to create a grand first-floor primary suite with water views. The dining and family room is framed by walls of glass and anchored by a stone-surround pellet stove, creating an inviting gathering space. Upstairs, a dramatic great room with soaring ceilings and a custom-designed bar transforms



entertaining into an art form, whether you’re hosting game day or elegant cocktail evenings. Two additional bedrooms, two beautifully updated baths, and a second laundry offer privacy and convenience. Outside, expansive waterside decks provide the perfect setting for crab feasts, alfresco dining, or stargazing. An oversized two-car garage, carport, and generous parking make welcoming guests effortless. Whether you’re launching paddleboards, relaxing on the deck, or cruising out for a day on the Bay, every moment here feels like a getaway. Situated in a sought-after Edgewater community with excellent schools and a welcoming neighborhood atmosphere, 1207 Bay View Court is a rare opportunity. Homes offering deep water, no flood risk, luxury-level finishes, exceptional boating capacity, and this level of space and flexibility seldom hit the market. Don’t miss your chance to make it yours.

Built in 1959

Essential Information

MLS® #	MDAA2121696
Price	\$1,750,000
Bedrooms	4
Bathrooms	4.50
Full Baths	4
Half Baths	1
Square Footage	5,000
Acres	0.47
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Craftsman, Colonial, Transitional
Status	Pending

Community Information

Address	1207 Bay View Ct
Subdivision	HARBOR VIEW
City	Edgewater
County	ANNE ARUNDEL-MD
State	MD
Zip Code	21037

Amenities

Amenities	Bar, Bathroom - Walk-In Shower, Tub Shower, Built-Ins, Carpet, CeilingFan(s), Entry Lvl BR, Exposed Beams, Formal/Separate Dining Room, Master Bath(s), Recessed Lighting, Upgraded Countertops, Walk-in Closet(s), Wood Floors, Master Bedroom - Bay Front, Stove - Pellet
Utilities	Under Ground
# of Garages	2
Garages	Additional Storage Area, Covered Parking, Garage - Front Entry, Garage Door Opener
View	Water
Is Waterfront	Yes
Waterfront	River

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Microwave, Built-In Range, Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Microwave, Oven-Self Cleaning, Oven-Wall, Oven/Range-Electric, Refrigerator, Stainless Steel Appliances, Washer, Water Heater, Cooktop-Down Draft
Heating	Zoned, Forced Air, Radiant
Cooling	Central A/C, Zoned, Programmable Thermostat
Fireplace	Yes
# of Fireplaces	2
# of Stories	2
Stories	2 Story

Exterior

Exterior	Brick and Siding, Vinyl Siding, Stone
Exterior Features	Bump-outs, Exterior Lighting, Deck(s), Porch-screened, Porch(es), Patio, Fenced-Partially
Lot Description	Cul-de-sac, Landscaping, Cleared, Front Yard, No thru street, Rear Yard, SideYard(s), Lot Premium, Fishing Available

Windows	Double Pane, Insulated, Low-E, Transom, Palladian
Roof	Architectural Shingle
Foundation	Slab

School Information

District	ANNE ARUNDEL COUNTY PUBLIC SCHOOLS
Elementary	MAYO
Middle	CENTRAL
High	SOUTH RIVER

Additional Information

Date Listed	July 25th, 2025
Days on Market	98
Zoning	RESIDENTIAL

Listing Details

Listing Office	Coldwell Banker Realty
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Listing information last updated on November 1st, 2025 at 6:30am EDT