

\$1,195,000 - 3689 1st Ave, Edgewater

MLS® #MDAA2112520

\$1,195,000

5 Bedroom, 3.00 Bathroom, 2,789 sqft

Residential on 0.33 Acres

SELBY ON THE BAY, Edgewater, MD

Experience breathtaking waterfront living in this exquisite Selby on the Bay home, where every sunrise paints a masterpiece across approximately 100 feet of prime Chesapeake shoreline. Step inside to discover a spacious kitchen with dual sinks, seamlessly flowing into a sunlit living area with a cozy propane fireplace. A sunroom overlooking the water leads to a second family room with stunning knotty pine ceilings. A dramatic spiral staircase leads to an expansive second floor, crowned by a skylight, and the main bedroom offers a mesmerizing wall of windows overlooking the water. Enjoy built-in shelving, a built-in office, and thoughtful details throughout—including ceiling fans in every room and a programmable thermostat for year-round comfort. Entertain with ease at the wet bar or out on the stone patio with sweeping water views. The backyard features an elevated vegetable garden. A large pier, floating dock, boathouse, bulkhead, and substantial boat lift await your waterfront adventures.

Did we say Boathouse? The boathouse on this property is a standout feature, offering a spacious design with a boat lift and ample room for a workshop or storage area—everything a boating enthusiast could desire. It provides high-and-dry storage, protecting your vessel from the elements and giving you a dedicated space to maintain, repair, and enjoy your boat year-round, all out of the weather. Opportunities to own a Chesapeake Bay home with a boathouse like



this are uncommon.

With a versatile bonus room, beautifully landscaped paver drive and walkways, and a welcoming community offering beaches, clubhouse, and recreation, this is more than a home—it's your waterfront escape.

Features & Upgrades: Covered entrance with storm door, Paver driveway and walkways surrounded by beautiful landscaping, including an elevated vegetable garden, Alarm system, Ceiling fans (11 total) throughout the home and garage, Three full baths and six bedrooms, Large bedroom with a wall of windows overlooking the water, Washer and dryer, Large kitchen with two sinks, stove/range, refrigerator with ice maker, Wet bar with dishwasher, sink, and wine/beverage refrigerator, Programmable thermostats (Honeywell), Propane fireplace in the spacious living area, Knotty pine ceilings in the family room, Built-in shelving units in both the living room and the bedroom, Built-in office and versatile sixth bedroom/game room/TV room/playroom, Spiral staircase leading to the expansive second floor with skylight, Front and rear fenced yards, Large stone patio overlooking the water, perfect for entertaining, Semi-circle driveway for convenient off-street parking.

Bonus Spaces:

Detached double garage offers potential for an accessory dwelling unit, with a full bath, washer/dryer, and separate entrance—ideal for guests or income.

Community Amenities:

Selby on the Bay is a coveted waterfront neighborhood in Edgewater, MD, featuring private amenities such as:

*Community waterfront clubhouse, and greenspace with events and activities

*Sandy beach, playground, basketball court, pickleball and netted swimming area

- *Private South River access for boating, kayaking, and paddle boarding
- *Proximity to restaurants, shopping, nature parks, and trail systems
- *Quick access to Routes 50 & 97, Annapolis, medical facilities, and highly rated local schools
- *Coming soon: New Edgewater Community Center with pickleball courts, basketball, and youth facilities

Built in 1967

Essential Information

MLS® #	MDAA2112520
Price	\$1,195,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,789
Acres	0.33
Year Built	1967
Type	Residential
Sub-Type	Detached
Style	Traditional
Status	Active

Community Information

Address	3689 1st Ave
Subdivision	SELBY ON THE BAY
City	Edgewater
County	ANNE ARUNDEL-MD
State	MD
Zip Code	21037

Amenities

# of Garages	2
Garages	Additional Storage Area, Garage - Side Entry, Garage Door Opener, Oversized
Is Waterfront	Yes

Waterfront Bay

Interior

Heating Heat Pump(s)
Cooling Central A/C, Ceiling Fan(s)
Fireplace Yes
of Fireplaces 1
of Stories 1
Stories 1.5 Story

Exterior

Exterior Brick and Siding
Foundation Slab
Other Structures Boat House

School Information

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

Additional Information

Date Listed May 22nd, 2025
Days on Market 126
Zoning R5

Listing Details

Listing Office Berkshire Hathaway HomeServices PenFed Realty



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