

\$229,000 - 12304 Hatton Point Rd, Fort Washington

MLS® #MDPG2167744

\$229,000

0 Bedroom, 0.00 Bathroom,
Land on 0.47 Acres

SWAN CREEK CLUB, Fort Washington, MD

Exceptional Building Lot in a Prestigious
Waterfront Community

Rare opportunity to build your custom dream
home in the exclusive Swan Creek Club—a
distinguished
community celebrated for luxury estates,
stately homes. an elegant country club, and
private marina
access.

This generous 20,600 sq. ft. (0.47 acre)
building lot offers privacy, scale, and a premier
setting for an
upscale residence.

All public utilities are available at the curb,
streamlining the development process and
saving time for
builders and homeowners.

Enjoy superb commuter
convenience—minutes to major highways,
with easy access to Virginia and
Washington, D.C.. A nearby Park & Ride
provides quick access to regional bus routes.
Whether you envision a waterfront-inspired
retreat, a sprawling estate, or a refined modern
residence, this lot delivers the canvas to create
a home of distinction in one of Fort
Washington's most coveted
neighborhoods. Elegant country club, and
private marina less than 2 miles.
access. Enter at your own risk. Seller will not be
Responsible for any damages that may occur
on the property. The property is located within
the Chesapeake Bay Critical Area (anything
within 1000 ft of the CB or its tributaries is).



This means you have to follow stricter conservation processes.

Essential Information

MLS® #	MDPG2167744
Price	\$229,000
Bathrooms	0.00
Acres	0.47
Type	Land
Sub-Type	Land
Status	Active

Community Information

Address	12304 Hatton Point Rd
Subdivision	SWAN CREEK CLUB
City	Fort Washington
County	PRINCE GEORGES-MD
State	MD
Zip Code	20744

Amenities

Utilities	Electric Available, Natural Gas Available, Sewer Available, Water Available
View	Water

School Information

District	PRINCE GEORGE'S COUNTY PUBLIC SCHOOLS
High	FRIENDLY

Additional Information

Date Listed	September 24th, 2025
Days on Market	55
Zoning	RR

Listing Details

Listing Office	RE/MAX United Real Estate
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