

# \$250,000 - 2290 Mattawoman Beantown Rd, Waldorf

MLS® #MDCH2048714

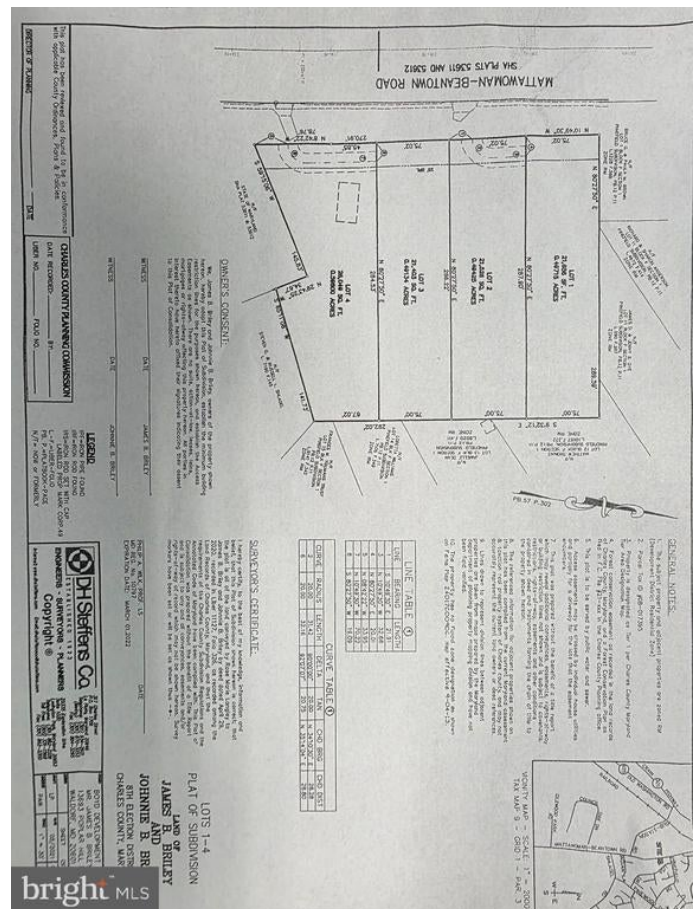
**\$250,000**

0 Bedroom, 0.00 Bathroom,

Land on 2.08 Acres

NONE AVAILABLE, Waldorf, MD

This 2-acre parcel of land provides development potential and accessibility. Preliminary plans have already been drafted to subdivide this parcel into 3 to 4 residential lots (Subject to county approval). Mattawoman Beantown Rd is a rare and versatile offering leading to the heart of Waldorf, Maryland. One of Southern Maryland's fastest-growing communities, Waldorf's blending suburban comfort with easy access to Washington, D.C., Northern Virginia, and Andrews Airforce Base. Located directly on Mattawoman Beantown Road, this parcel sits just off of Route 301 (Crain Highway), the northern part of Waldorf. Mattawoman Beantown Road (Rt. 5 Bypass) is one of the main capillaries into Waldorf, carrying a steady flow of daily commuters, shoppers, and visitors. Its strategic placement makes this property an ideal location for residential development, or build a custom home on the 2-acre parcel with no HOA. The RM zoning designation makes this property especially appealing. This zoning supports a mix of single-family detached dwellings. Perfect for an investor, developer, or a home owner wanting to to build their custom home. This means the ability to maximize the land's potential through subdivision or mixed housing types. For a private buyer, RM zoning ensures that property values remain supported by ongoing demand for versatile residential options. Call today with questions or to schedule a consultation with one of our custom builders!



## Essential Information

|           |             |
|-----------|-------------|
| MLS® #    | MDCH2048714 |
| Price     | \$250,000   |
| Bathrooms | 0.00        |
| Acres     | 2.08        |
| Type      | Land        |
| Sub-Type  | Land        |
| Status    | Active      |

## Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 2290 Mattawoman Beantown Rd |
| Subdivision | NONE AVAILABLE              |
| City        | Waldorf                     |
| County      | CHARLES-MD                  |
| State       | MD                          |
| Zip Code    | 20601                       |

## Amenities

|           |                                  |
|-----------|----------------------------------|
| Utilities | Sewer Available, Water Available |
|-----------|----------------------------------|

## Exterior

|                 |       |
|-----------------|-------|
| Lot Description | Level |
|-----------------|-------|

## School Information

|          |                               |
|----------|-------------------------------|
| District | CHARLES COUNTY PUBLIC SCHOOLS |
|----------|-------------------------------|

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 28th, 2025 |
| Days on Market | 20                 |
| Zoning         | RM                 |

## Listing Details

|                |                     |
|----------------|---------------------|
| Listing Office | RE/MAX Realty Group |
|----------------|---------------------|



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Listing information last updated on November 16th, 2025 at 5:45pm EST