

\$875,000 - 12017 Sand Hill Manor Dr, Marriottsville

MLS® #MDHW2059162

\$875,000

4 Bedroom, 2.50 Bathroom, 3,306 sqft

Residential on 1.10 Acres

THE ESTATES AT SAND HILL, Marriottsville,
MD

A long driveway leads to beautifully manicured landscaping and an elegant Colonial residence set within the prestigious Estates at Sand Hill, offering picturesque pastoral scenery with peaceful views of open fields and grazing farm animals. Step inside the bright, sun-filled interior where natural light pours through every room of the traditional layout. The welcoming foyer with gleaming hardwood floors leads to a convenient powder room, and double doors open to a quiet home office or study. Opposite the foyer, soft carpet flows throughout the formal living and dining rooms—graciously framed by elegant columns. The spacious family room impresses with soaring vaulted ceilings and a cozy wood-burning fireplace, creating a perfect space for relaxing or entertaining. The stunning, bright white, eat-in kitchen serves as the heart of the home, featuring gleaming hardwood floors, quartz countertops (2025), stainless steel appliances, including a refrigerator updated in 2022, an island with breakfast bar seating and pendant lighting, a built-in writing station, and a cozy breakfast nook with access to the patio. Nearby, the laundry room (washer and dryer updated in 2022) offers garage access and a convenient drop zone with hooks for coats, bags, and everyday essentials.

Upstairs are four comfortable and carpeted bedrooms and two full bathrooms. The spacious owner's suite showcases vaulted



ceilings, a large walk-in closet, and a spa-like ensuite bath with a dual-sink vanity, a separate water closet, and a luxurious corner soaking tub. One of the secondary bedrooms adds charm with a stylish coffered accent wall. The walk-up lower level offers a generous wraparound recreation room with flexible areas for entertaining, lounging, or hobbies, along with a large storage room. The home also features a well-maintained garage—complete with finished walls, epoxy flooring, and an electric car charging port for added convenience. Outdoors, enjoy the beautifully landscaped setting with a patio surrounded by lush greenery, a large flat backyard with rear fencing, a fire pit area, a storage shed, and garden beds—all backing to scenic farmland for a serene countryside backdrop.

Built in 2003

Essential Information

MLS® #	MDHW2059162
Price	\$875,000
Bedrooms	4
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	3,306
Acres	1.10
Year Built	2003
Type	Residential
Sub-Type	Detached
Style	Colonial
Status	Active

Community Information

Address	12017 Sand Hill Manor Dr
Subdivision	THE ESTATES AT SAND HILL
City	Marriottsville

County	HOWARD-MD
State	MD
Zip Code	21104

Amenities

Amenities	Attic, CeilngFan(s), Recessed Lighting, Walk-in Closet(s), Wood Floors, Stall Shower
Utilities	Electric Available
Parking	Asphalt Driveway, Paved Driveway
# of Garages	2
Garages	Garage - Side Entry, Garage Door Opener

Interior

Appliances	Built-In Microwave, Dishwasher, Disposal, Dryer, Exhaust Fan, Icemaker, Oven-Self Cleaning, Oven/Range-Gas, Refrigerator, Stainless Steel Appliances, Stove, Washer, Water Heater
Heating	Forced Air, Heat Pump(s)
Cooling	Central A/C
Has Basement	Yes
Basement	Daylight, Partial, Full, Partially Finished, Rear Entrance, Rough Bath Plumb, Sump Pump, Walkout Stairs, Windows
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Mantel(s)
# of Stories	2
Stories	2 Story

Exterior

Exterior	Vinyl Siding
Exterior Features	Patio
Lot Description	Landscaping, Partly Wooded
Windows	Double Pane, Energy Efficient, Insulated, Screens
Roof	Asphalt
Foundation	Permanent

School Information

District	HOWARD COUNTY PUBLIC SCHOOL SYSTEM
Elementary	WEST FRIENDSHIP
Middle	MOUNT VIEW

High MARRIOTTS RIDGE

Additional Information

Date Listed October 16th, 2025
Days on Market 34
Zoning RRDEO

Listing Details

Listing Office Keller Williams Lucido Agency



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Listing information last updated on November 19th, 2025 at 12:00am EST