

\$8,995,000 - 1900 Carrollton Rd, ANNAPOLIS

MLS® #MDAA2105526

\$8,995,000

7 Bedroom, 7.50 Bathroom, 12,200 sqft

Residential on 2.29 Acres

PENDENNIS MOUNT, ANNAPOLIS, MD

Rare opportunity for a true legacy property on the Severn River! Built by Pilli Custom Homes, this home is a masterpiece of craftsmanship. Wake up every morning to the everchanging scenery out your windows, step out onto your private balcony with a freshly brewed coffee from your in-room coffee bar, feeling the gentle river breeze as you watch sailboats drift by. Make your way down via the elevator or stairs to the heart of the home — a gourmet kitchen designed for both function and beauty. A commercial-grade stove, oversized island, high end appliances and butler's pantry set the stage for memorable meals, whether it's a casual breakfast in the sunlit dining area or a feast prepared for guests. The open floor plan ensures that no moment is spent away from the home's most stunning feature—its endless panoramic water views. Mid-morning calls for a stroll, tram or ATV ride down to your private beach, toes in the sand, as the water laps gently at the shore. Perhaps it's time for a boat ride. Your commercial-sized pier, equipped with multiple lifts and slips, makes it effortless to set out for an afternoon on the water. The land lovers can take an easy walk into Annapolis or stay closer to home and lounge by the heated saltwater pool, where the sound of the waves blends with the laughter of loved ones. A distinguished home office showcases exquisite woodwork, built-ins, and a double-sided fireplace; a great place to catch up on some work if you can take your eyes off the



mesmerizing views. As the day winds down, retreat to one of the many cozy sitting rooms including the stunning sitting room with walls of windows, a perfect hideaway overlooking the pool and river, ideal for a quiet moment with a book or a glass of wine. In the cooler months, the home's fireplaces—found in the living room, family room, office, and even the primary bath—offer warmth and ambiance. Evening entertainment takes shape in the lower-level London pub bar, where friends gather for a game of billiards or a lively conversation. A family movie night in the spacious den, a midnight swim under the stars. The possibilities are endless in a home designed for both grand entertaining and peaceful retreat. As night falls, retreat to the primary suite, a true sanctuary with a private balcony, a fireplace flickering in the background, and a spa-like bath where a deep soaking tub and towel-warming drawers create the perfect end to a perfect day. At 1900 Carrollton Road, every day feels like a dream—a life immersed in luxury, comfort, and the beauty of the Severn River. This is more than a home; it's a legacy. Welcome Home!

Built in 1999

Essential Information

MLS® #	MDAA2105526
Price	\$8,995,000
Bedrooms	7
Bathrooms	7.50
Full Baths	6
Half Baths	3
Square Footage	12,200
Acres	2.29
Year Built	1999
Type	Residential

Sub-Type	Detached
Style	Coastal, Craftsman
Status	Active

Community Information

Address	1900 Carrollton Rd
Subdivision	PENDENNIS MOUNT
City	ANNAPOLIS
County	ANNE ARUNDEL-MD
State	MD
Zip Code	21409

Amenities

Amenities	Additional Stairway, Attic, Bar, Soaking Tub, Bathroom - Walk-In Shower, Built-Ins, Butlers Pantry, Carpet, CeilingFan(s), Crown Molding, Curved Staircase, Elevator, Pantry, Master Bath(s), Recessed Lighting, Upgraded Countertops, Walk-in Closet(s), Wet Bar/Bar, Wine Storage, Wood Floors
# of Garages	3
Garages	Additional Storage Area, Garage - Side Entry, Garage Door Opener, Inside Access
View	River, Scenic Vista, Panoramic, Garden/Lawn, Water
Is Waterfront	Yes
Waterfront	River
Has Pool	Yes
Pool	Pool (In-Ground), Heated, Saltwater

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Range, Commercial Range, Dishwasher, Disposal, Dryer, Exhaust Fan, Extra Refrg/Frz, Icemaker, Microwave, Oven-Double, Oven-Wall, Oven/Range-Gas, Range hood, Refrigerator, Six burner stove, Stainless Steel Appliances, Washer, Water Heater
Heating	Forced Air, Heat Pump(s), Programmable Thermostat, Zoned
Cooling	Central A/C, Programmable Thermostat, Zoned
Has Basement	Yes
Basement	Connecting Stairway, Daylight, Full, Full, Fully Finished, Heated, Improved, Interior Access, Outside Entrance, Walkout Level, Windows
Fireplace	Yes
# of Fireplaces	7

Fireplaces	Double Sided, Fireplace - Glass Doors, Gas/Propane, Mantel(s), Marble, Stone, Wood
# of Stories	3
Stories	3

Exterior

Exterior	Combination, Cedar Siding, Shingle
Exterior Features	Extensive Hardscape, Exterior Lighting, Private Beach, Stone Retaining Walls, Udrgrd Lwn Sprnklr, Balcony, Deck(s), Patio, Pool (In-Ground)
Lot Description	Landscaping, Poolside, Lot Premium, Private, Rear Yard, SideYard(s)
Roof	Composite, Slate
Foundation	Other

School Information

District	ANNE ARUNDEL COUNTY PUBLIC SCHOOLS
Elementary	ARNOLD
Middle	SEVERN RIVER
High	BROADNECK

Additional Information

Date Listed	May 2nd, 2025
Days on Market	172
Zoning	R2

Listing Details

Listing Office	TTR Sotheby's International Realty
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Listing information last updated on October 20th, 2025 at 3:30pm EDT