

\$1,325,000 - 12377 Hidden Bay Dr, Berlin

MLS® #MDWO2034638

\$1,325,000

5 Bedroom, 4.00 Bathroom, 3,561 sqft

Residential on 0.23 Acres

THE LANDINGS, Berlin, MD

Nearly-New Waterfront Luxury Home with
Private Boat Dock

This is a rare opportunity to own a gorgeous, turn-key waterfront home with direct access to the bay in a prime coastal community. Just two years young, this impeccably upgraded NVR build offers luxury living inside and out. The 5-bedroom, 4-bath home blends coastal elegance with thoughtful design and top-tier finishes. One of only eight homes in Bayside offering its own private dock with direct bay access, this property delivers a truly exceptional waterfront lifestyle from the moment you arrive.

Step inside to a bright, open-concept layout filled with natural light and peaceful water views. The main level features a beautifully appointed gourmet kitchen with Monogram appliances and a large island that opens to the dining and living areas—perfect for entertaining or everyday living. The home offers a spacious living room with high ceilings, a fireplace, and wood flooring. A luxurious primary suite with spa-like bath, a second bedroom with its own full bath, and a dedicated office complete the first floor.

The second level offers an additional living room/loft, three generous bedrooms, and two full baths, giving family and guests plenty of space and privacy. Every detail has been thoughtfully selected to enhance comfort,



style, and livability, while maximizing natural light and capturing beautiful water views.

Outdoor living is truly exceptional. Enjoy a screened porch, an upper balcony overlooking the canal, and two expansive paver patios—one with a built-in firepit and the other fully wired and prepped for a hot tub. A pergola and large grilling and entertaining area create the perfect setting for gatherings. The professionally landscaped yard, paver walkways, and waterfront setting make this home as stunning outside as it is inside.

Your private dock—pre-wired for a lift—allows effortless access to the bay for boating, fishing, paddle-boarding, or sunset cruises. Every upgrade was thoughtfully selected with comfort and lifestyle in mind, including CAT-6 wiring for seamless smart living, a heated garage, indoor and outdoor speakers for entertaining, pre-wiring for a hot tub and boat lift, and a screened porch to enjoy peaceful evenings by the water. Additional upgrades include a tankless water heater, EV wiring, plantation shutters, a vapor-sealed crawl space with dehumidifier, and remaining warranty coverage on some components of the home—offering both convenience and peace of mind.

The Landings at Bayside community pairs luxury living with exceptional amenities, including indoor and outdoor pools, a clubhouse, fitness center, game room, nature trails, crabbing and fishing pier, and kayak launch. Ideally located just minutes from Assateague Island National Seashore, Ocean City™s beaches and restaurants, and historic downtown Berlin, you™ll also enjoy world-class golfing, the White Marlin Open, farmers™ markets, and the famous Ocean City Boardwalk. This unmatched location offers endless ways to relax, explore, and

enjoy coastal living at its finest.

Waterfront homes this new, this upgraded, and this move-in ready are extremely rare—welcome to your everyday coastal retreat. Come tour this spectacular home today!!

Built in 2023

Essential Information

MLS® #	MDWO2034638
Price	\$1,325,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	3,561
Acres	0.23
Year Built	2023
Type	Residential
Sub-Type	Detached
Style	Coastal
Status	Active

Community Information

Address	12377 Hidden Bay Dr
Area	Worcester East of Rt-113
Subdivision	THE LANDINGS
City	Berlin
County	WORCESTER-MD
State	MD
Zip Code	21811

Amenities

Amenities	Attic, CeilingFan(s), Crown Molding, Entry Lvl BR, Pantry, Master Bath(s), Sound System, Upgraded Countertops, Walk-in Closet(s)
# of Garages	2
Garages	Garage - Front Entry, Garage Door Opener, Inside Access
Is Waterfront	Yes

Waterfront	Canal
Has Pool	Yes
HOA Amenities	Basketball Courts, Club House, Common Grounds, Fitness Center, Game Room, Meeting Room, Pier/Dock, Pool-Indoor, Pool-Outdoor, Tennis Courts, Tot Lots/Plygrd

Interior

Interior Features	Floor Plan-Open
Appliances	Cooktop, Dishwasher, Disposal, Dryer-front loading, Built-In Microwave, Cooktop-Down Draft, Humidifier, Oven-Wall, Washer-front loading, Water Heater - Tankless
Heating	Zoned, Central
Cooling	Other
# of Stories	2
Stories	2 Story

Exterior

Exterior	Wood
Exterior Features	BBQ Grill, Extensive Hardscape, Exterior Lighting, Flood Lights, Lawn Sprinkler, Outside Shower, Street Lights, Udrgrd Lwn Sprnklr, Balcony, Porch-enclosed, Patio, Porch-screened
Windows	Screens, Sliding
Roof	Architectural Shingle
Foundation	Crawl Space

School Information

District	WORCESTER COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	November 6th, 2025
Days on Market	10
Zoning	R

Listing Details

Listing Office	Coldwell Banker Realty
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Listing information last updated on November 15th, 2025 at 11:00pm EST