

\$495,000 - 12207 Bare Bush Path N, Columbia

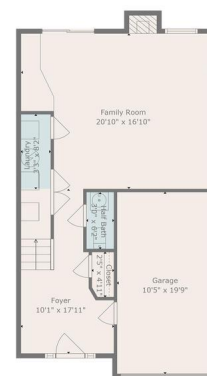
MLS® #MDHW2059364

\$495,000

3 Bedroom, 2.50 Bathroom, 2,448 sqft
Residential on 0.04 Acres

CLARY'S FOREST, Columbia, MD

Welcome to this spacious former model townhouse in the sought-after Clary's Forest neighborhood of Columbia! This home perfectly balances location, amenities, and value, featuring 3 bedrooms, 2.5 baths, and an attached garage. The entry level offers a large multipurpose family room with a gas fireplace, built-in workspace (ideal for working from home), walk-out to the backyard patio, half bath, laundry closet, and direct garage access. The main level is filled with natural light and designed for easy living and entertaining. It includes an expansive living room and dining area that flows seamlessly into the large eat-in kitchen with a center island cooktop, stainless steel appliances, generous cabinetry, pantry, and sliding door access to the outdoors. You will notice that the owners elected not to add a deck as they preferred the natural light, which makes the lower level brighter, and so one can enjoy the lovely patio. The open design—unique to this former model—provides a bright, airy feel throughout. Upstairs, the primary suite boasts vaulted ceilings, ample closet space, and an en-suite bath with soaking tub and separate shower. The Skylight has been replaced. Two additional bedrooms share a spacious hall bath with a tub/shower combination. New gutters and downspouts were completed in 2024, plus all windows and the lower-level sliding glass door have been replaced. A new HVAC system was installed in 2023! A new Chimney Cap was installed recently. New



Total GFA: 2171 sq. ft. | Total: 2397 sq. ft.
Floor 1: 573 sq. ft. | (Excluded areas: 226 sq. ft.)
Floor 2: 799 sq. ft.
Floor 3: 799 sq. ft.



Entry door and side lights were replaced in 2024. Close to \$45,000 in recent improvements! Enjoy the convenience of Columbia living with easy access to trails, lakes, shopping, dining, entertainment, BWI Airport, and major commuter routes to Washington, D.C., and Baltimore. This is truly an exceptional opportunity—don’t miss out! Schedule your showing today before it’s gone!

Built in 1996

Essential Information

MLS® #	MDHW2059364
Price	\$495,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,448
Acres	0.04
Year Built	1996
Type	Residential
Sub-Type	Interior Row/Townhouse
Style	Other
Status	Active Under Contract

Community Information

Address	12207 Bare Bush Path N
Subdivision	CLARY'S FOREST
City	Columbia
County	HOWARD-MD
State	MD
Zip Code	21044

Amenities

Amenities	Shades/Blinds, Master Bath(s)
Utilities	Cable TV Available, Under Ground, Multiple Phone Lines

# of Garages	1
Garages	Garage Door Opener
View	Garden/Lawn, Trees/Woods
HOA Amenities	Jog/walk Path, Other, Tot Lots/Plygrd, Bike Trail

Interior

Interior Features	Floor Plan-Open
Appliances	Cooktop, Dishwasher, Disposal, Dryer, Exhaust Fan, Icemaker, Microwave, Oven/Range-Electric, Oven-Self Cleaning, Refrigerator, Washer, Intercom
Heating	Forced Air
Cooling	Ceiling Fan(s), Central A/C
Has Basement	Yes
Basement	Rear Entrance, Full, Improved, Walkout Level
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Fireplace - Glass Doors, Mantel(s), Screen, Heatilator
# of Stories	3
Stories	3

Exterior

Exterior	Alum/Steel Siding
Exterior Features	Sidewalks, Patio
Lot Description	Backs to Trees, Cul-de-sac, Landscaping
Windows	Double Pane, Screens, Skylights
Roof	Other
Foundation	Slab

School Information

District	HOWARD COUNTY PUBLIC SCHOOLS
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Additional Information

Date Listed	September 14th, 2025
Days on Market	5
Zoning	NT

Listing Details

Listing Office	RE/MAX Advantage Realty
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Listing information last updated on October 25th, 2025 at 3:45pm EDT