

# \$704,990 - 7688 Blackbriar Way, Laurel

MLS® #MDHW2053712

**\$704,990**

3 Bedroom, 3.00 Bathroom, 2,264 sqft  
Residential on 0.04 Acres

WELLINGTON FARMS, Laurel, MD

\*\*\* ASK ABOUT OUR CURRENT  
INCENTIVES AND INCREDIBLE CLOSING  
COST ASSISTANCE \*\*\*

The Popular To be built Sonatina. Welcome to Ryan Homes at Wellington Farms, where scenic beauty meets modern conveniences! Wellington Farms is Howard County's most affordable new construction community in an exclusive, amenity-filled, resort style community located in the heart of North Laurel, MD. We offer a collection of homes that are designed to fit the way you live, making your day-to-day life easier and less chaotic. The convenience of townhome living meets the amenities of a single family home in Ryan's Sonatina. The sculptural staircase sets the tone of elegant simplicity and functionality that continues through the rest of the home. On the main living level, an enormous Kitchen with island opens onto a bright and airy Living Room, perfect for entertaining. Upstairs are two spacious bedrooms with ample closet space, a hall bath, and a generous Primary Bedroom that features a tray ceiling and a huge walk-in closet. For a truly spa-like experience, the separate Primary Bath features a dual vanity and 5' x 8' shower with dual shower heads. Take advantage of our flexible financing options with NVR Mortgage, which makes closing on your NEW home more affordable than ever. Let us show you the value of new construction and forget the costly repairs and maintenance of an older home, your new



home includes a new home warranty, a huge kitchen island, spacious walk-in closets and so much more! Experience the boundless natural beauty of North Laurel and experience everything from shopping, entertainment and dining at restaurants at nearby Maple Lawn. Plus, Wellington Farms Townhomes is a commuter's dream located directly off Rte. 216, 1 mile to I-95, and minutes to Route 29 & Route 32, youâ€™ll have access to an array of recreational activities and many nearby parks. Not only will you be upgrading where you live, but how you live. Come see why you'll love all that Wellington Farms has to offer and schedule your visit today! Please note: Lot premiums may apply to some homesites and will apply to End of Group (EOG) homesites. Other floorplans and homesites may be available. All photos are representative only.

Built in 2025

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | MDHW2053712            |
| Price          | \$704,990              |
| Bedrooms       | 3                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 2                      |
| Half Baths     | 2                      |
| Square Footage | 2,264                  |
| Acres          | 0.04                   |
| Year Built     | 2025                   |
| Type           | Residential            |
| Sub-Type       | Interior Row/Townhouse |
| Style          | Craftsman              |
| Status         | Pending                |

**Community Information**

|             |                     |
|-------------|---------------------|
| Address     | 7688 Blackbriar Way |
| Subdivision | WELLINGTON FARMS    |

|          |           |
|----------|-----------|
| City     | Laurel    |
| County   | HOWARD-MD |
| State    | MD        |
| Zip Code | 20723     |

### **Amenities**

|              |                                                                                                                           |
|--------------|---------------------------------------------------------------------------------------------------------------------------|
| Amenities    | Carpet, Pantry, Recessed Lighting, Stall Shower, Tub Shower, Upgraded Countertops, Walk-in Closet(s), Washer/Dryer Hookup |
| # of Garages | 2                                                                                                                         |
| Garages      | Garage - Front Entry, Garage Door Opener, Inside Access                                                                   |
| Has Pool     | Yes                                                                                                                       |

### **Interior**

|                   |                                                                                                                                        |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Floor Plan-Open                                                                                                                        |
| Appliances        | Built-In Microwave, Dishwasher, Disposal, Energy Star Appliances, Icemaker, Oven/Range-Electric, Refrigerator, Water Heater - Tankless |
| Heating           | Forced Air                                                                                                                             |
| Cooling           | Central A/C                                                                                                                            |
| Has Basement      | Yes                                                                                                                                    |
| Basement          | Connecting Stairway, Improved, Full, Poured Concrete, Windows, Partially Finished, Partial, Front Entrance                             |
| # of Stories      | 3                                                                                                                                      |
| Stories           | 3                                                                                                                                      |

### **Exterior**

|            |                                                         |
|------------|---------------------------------------------------------|
| Exterior   | Combination, Concrete/Block, Frame, Stone, Vinyl Siding |
| Windows    | Energy Efficient, Insulated, Low-E, Screens             |
| Roof       | Architectural Shingle                                   |
| Foundation | Slab                                                    |

### **School Information**

|            |                                    |
|------------|------------------------------------|
| District   | HOWARD COUNTY PUBLIC SCHOOL SYSTEM |
| Elementary | HAMMOND                            |
| Middle     | HAMMOND                            |
| High       | ATHOLTON                           |

### **Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 20th, 2025 |
| Days on Market | 1              |
| Zoning         | RESIDENTIAL    |

## Listing Details

Listing Office

NVR, INC.



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Listing information last updated on November 18th, 2025 at 8:45pm EST