

\$8,260,000 - 1700 Ocean Boulevard, Newport Beach

MLS® #OC23052107

\$8,260,000

4 Bedroom, 5.00 Bathroom, 3,580 sqft

Residential on 0 Acres

Balboa Peninsula Point (BLPP), Newport Beach,

Stunningly warm coastal farmhouse enveloped by iconic palm trees, situated on an oversized wide corner lot on the prestigious Peninsula Point. Offers magnificent views spanning from the Pacific Ocean to Mount Baldy and is just steps from the sand. The 3-level home boasts pristine design and high-end finishes, including inviting white European oak floors outfitting the interiors, coupled with various specialty tiles throughout the bathrooms. Custom White shiplap walls add another appealing component to each floor in the house. A chef's kiss to the kitchen, it is topped with Calacatta marble and designer brass hardware with a large cascading waterfall island, large farmhouse sink, sleek white cabinets, and high-end appliances. The main level, with an open floor plan, comes replete with an airy and light-filled living area, a spacious dining area accentuated by a rustic white brick feature wall, cozy bar area, laundry room with double stacked appliances and powder bath. The custom pocket doors open the main level to the lower terrace boasting a fire pit, grill, and plenty of space for entertaining guests. The sleek primary suite includes large private balcony with breathtaking ocean view, spacious walk-in closet and a luxurious spa bathroom with dual vanities, a large soaking tub, oversized walk-in shower clad in marble and encased in glass doors, custom wood cabinetry with marble countertops, chic herringbone tile flooring, and mood lighting. The three spacious guest bedrooms luxuriate



custom features throughout with one enjoying its own private balcony. The upper level has a custom-built minibar and a full bathroom complete with signature red-bricked walls. Behind folding glass doors, this level opens up to arguably the largest roof deck in the area. The magnificent 1,000+ sq. ft. rooftop terrace is truly an entertainer's dream with its multiple covered and uncovered lounging areas, fire pit, and a built-in grill and mini fridge, overlooking the ocean, city and snowcapped mountains. A 3-car garage with Tesla/charging port, Sub-Zero fridge completes this rare offering, making it one of the best options out there for any discerning buyer.

Built in 2021

Additional Information

City	Newport Beach
County	Orange
Zip	92661
MLS® #	OC23052107
Bedrooms	4
Bathrooms	5
Square Ft	3,580
Lot Size	0.07
Neighborhood	Balboa Peninsula Point (BLPP)
Levels	Two, Three Or More
Garages	3
School District	Newport Mesa Unified
HOA Dues	\$

Listing Details

Listing Agent	Polly Furnival
Provided By:	The Oppenheim Group

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