

\$8,995,000 - 11 Via Burrone, Newport Coast

MLS® #OC23063935

\$8,995,000

5 Bedroom, 6.00 Bathroom, 4,800 sqft

Residential on 0 Acres

Pelican Heights - Montecito (MONT), Newport Coast,

A sense of privacy and sanctuary permeates this Pelican Heights property, with a full renovation bringing revamped style, and a hilltop setting offering incredible bird's-eye views. Interiors span 4,800 s.f. +/-, with 5-bedrooms, 6-baths, and design that's all about luxury, with sleek Neolith surfaces, handcrafted moldings, and wide plank hardwood floors. In the living room, coffered ceilings and an RH chandelier are undeniably luxe, and a temp-controlled wine cellar has a bar with waterfall Neolith counters and SubZero refrigerator. LaCantina bifold doors and limestone floors bring airy sophistication to the dining room, inviting upscale dining that links to nature. The open concept family room feels luxurious, yet comfortingly domestic; herringbone wood floors and a statement chandelier are rustic accents, and LaCantina bifold doors slide away to reveal canyon views. A custom L'Atelier hood and 10-burner range infuse the kitchen with glamour, and Neolith surfaces with elevate a breathtaking full-wall backsplash and countertops. Unparalleled quality is found in custom cabinets with subtle gold accents and fixtures, an expanded pantry, and SubZero, Wolf and Cove appliances. An exquisite primary suite is a light-filled haven with a private balcony, sleek black fireplace wall, massive custom closet, and a secondary closet. Swathes of Neolith surfaces elevate the ensuite to perfection, with a standing glass shower with steam sauna, gold fixtures, and a luxe soaking tub. Four additional bedrooms



have new custom closets and wood plank floors, and 5 additional bathrooms feature sleek surfaces, wood accents and Toto self-cleaning toilets. A hilltop perch offers a backdrop of canyons and illuminated city vistas, with outdoor spaces that are tailored to entertaining. Top-line Sonos audio brings ambiance, an outdoor kitchen has a Wolf BBQ, SubZero refrigerator and waterfall counters, and terrace heaters and a fireplace offer cozy stargazing. Sun-drenched patios with oversized tiles surround a fully renovated pool with pebble finish, LED lights, and spa with waterfall. A complete home renovation includes brand-new: interior doors, custom molding and casings, LED lights with dimmers, electrical and plumbing fixtures, pipes, water heater, and interior/exterior paint. Pelican Height is a sought-after 24-hr guard-gated community in Newport Coast, with courts for tennis and basketball, pool/spa, and is walkable to beaches, and near to Fashion Island, golf, and freeways.

Built in 2000

Additional Information

City	Newport Coast
County	Orange
Zip	92657
MLS® #	OC23063935
Bedrooms	5
Bathrooms	6
Square Ft	4,800
Lot Size	0.22
Neighborhood	Pelican Heights - Montecito (MONT)
Levels	Two
Garages	3
School District	Newport Mesa Unified
HOA Dues	\$650
HOA Dues Freq.	Monthly

Listing Details

Listing Agent John Cain

Provided By: Pacific Sotheby's Int'l Realty

Based on information from California Regional Multiple Listing Service, Inc. as of May 5th, 2024 at 6:45pm PDT. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or may not have been the Listing and/or Selling Agent.