\$26,850,000 - 1 Island Vista, Newport Coast

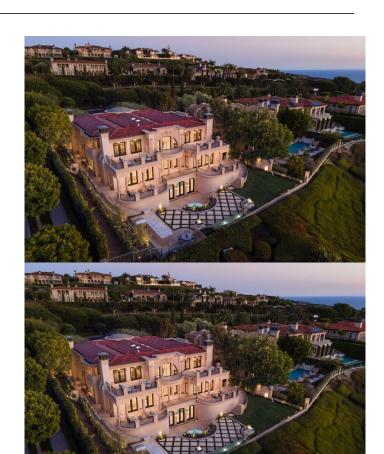
MLS® #23271821

\$26,850,000

5 Bedroom, 7.00 Bathroom, 11,438 sqft Residential on 1 Acres

N/A, Newport Coast,

Rarely offered but highly sought after, 1 Island Vista is a newly reimagined & reconstructed estate in the ultra-exclusive, guard gated community of Pelican Crest. Championed on an oversized corner lot to emphasize the dramatic frontage & unparalleled curb appeal, this property offers expansive scenes of the Pacific Ocean's sparkling blue waters, & rolling cliff sides of Catalina Island, providing a surreal backdrop from nearly every room. Upon arrival, an impressive limestone entryway leads to a double Foyer that rivals the lobbies of the world's finest hotels - setting the tone of sophistication & refinement to be experienced throughout. This open-concept custom estate provides seamless transitions between the living room, chef's kitchen, & multiple outdoor spaces, allowing one the opportunity to host large-scale gatherings while maintaining the warmth & practicality sought after in everyday living. Characterized by imported custom Stonework on every countertop, Herringbone French Oak flooring, & magnificent crystal chandeliers throughout, this property sets an unprecedented standard for design through its careful selection of the richest materials, lustrous textures, & serene patterns. The gourmet chef's kitchen, featuring commercial grade professional appliances, Calcatta Borghini marble countertops, & bespoke cabinetry throughout; lies adjacent to the living room, which is highlighted by multiple sets of French doors & features Savant Smart Home w/ Lutron lighting throughout. Upstairs,



the generously appointed primary suite spans the entire length of the home. The spacious primary bathroom wrapped in book-matched Italian marble, oversized his + her vanities, features an oversized steam shower with multiple jet & rain shower heads. An oversized, "dream" walk-in closet boasting Cleef cabinetry, custom lighting, & a Miel coffee maker, sets the scenery for a perfect morning routine. Downstairs, a limestone slab, UV & Ozone purified indoor pool, wet bar with custom marble countertops, tailor-made cabinetry, and a classic hot rock squabble sauna provides a level of accommodation surpassing the luxury spa at your favorite resort. A private entertainer's backyard, enveloped with hedges and seasonal florals, is complemented by symmetrical fire features & mature Mediterranean landscaping, completing the atmosphere of excellence that distinguishes this property from any other. This once-in-a-lifetime opportunity to own this generational treasure is a dream brought to life.

Built in 1999

Essential Information

MLS® # 23271821

Price \$26,850,000

Bedrooms 5

Bathrooms 7.00

Full Baths 7

Square Footage 11,438

Acres 0.51 Year Built 1999

Type

Sub-Type Single Family Residence

Status Closed

Listing Agent Joshua Altman

Listing Office Douglas Elliman of California, Inc.

Residential

Community Information

Address 1 Island Vista

Area N26 - Newport Coast

Subdivision N/A

City Newport Coast

County Orange Zip Code 92657

Amenities

Amenities Pool, Security

Parking Spaces 12

Parking Driveway, Garage, Guest, Gated, Private

of Garages 8

Garages Driveway, Garage, Guest, Gated, Private

View Catalina, City Lights, Coastline, Canyon, Harbor, Ocean, Panoramic, Water

Has Pool Yes

Pool Indoor, In Ground, Private, Association

Security Carbon Monoxide Detector(s), Fire Sprinkler System, Security Gate, Gated

with Guard, Gated Community, 24 Hour Security, Smoke Detector(s), Security

Guard

Exterior

Exterior Features Fire Pit

Lot Description Back Yard, Front Yard, Lawn, Yard

Interior

Interior Tile, Wood

Interior Features Wet Bar, Dry Bar, Coffered Ceiling(s), Elevator, High Ceilings, Multiple

Staircases, Recessed Lighting, Bar, Dressing Area, Walk-In Pantry

Appliances Barbecue, Built-In, Double Oven, Dishwasher, Disposal, Microwave, Oven,

Range, Refrigerator, Range Hood, Dryer, Washer

Heating Central

Cooling Central Air

Fireplace Yes

Fireplaces Den, Family Room, Living Room, Primary Bedroom

of Stories 3

Additional Information

Date Listed May 23rd, 2023

Days on Market 65

Short Sale N RE / Bank Owned N

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