

\$5,399,000 - 2335 Hillview Drive, Laguna Beach

MLS® #LG25017783

\$5,399,000

4 Bedroom, 5.00 Bathroom, 4,631 sqft
Residential on 0 Acres

Park Avenue Estates (PKE), Laguna Beach,

Stunning Soft-Contemporary Residence with
Ocean Views in Laguna Beach

Nestled above downtown Laguna Beach on a tranquil cul-de-sac, this breathtaking soft-contemporary home offers the perfect blend of elegance, comfort, and functionality. With sweeping ocean, canyon, and Island views, this thoughtfully designed residence is ideal for both daily living and entertaining, while offering ample space for multi-generational use.

Upon entering, youâ€™ll be greeted by soaring vaulted ceilings, an abundance of natural light, and an open floor plan with light oak floors and skylights, creating an inviting atmosphere for art lovers and design enthusiasts alike. The entry-level primary suite serves as a private sanctuary, offering panoramic ocean views, a cozy fireplace, and a spa-inspired bath complete with a steam shower, spa tub, and a walk-in closet. Also on this level, an executive office with double-door entry and an additional ensuite bedroom provide versatility and ease of living.

Designed with entertaining in mind, the home boasts a formal dining area, a spacious living room with a fireplace, and a gourmet kitchen featuring premium Miele appliances, a wine refrigerator, steam oven, 6-burner gas range, center island, and a sun-drenched dining nook. The adjacent family room, with its vaulted ceilings and inviting fireplace, opens seamlessly to a large wrap-around deckâ€”creating the perfect setting to enjoy



the stunning coastal beauty of Laguna Beach. The lower level of the home features high ceilings, two generously sized ensuite bedrooms, and a versatile oversized bonus room with private exterior access, ideal for a media room, home office, or guest retreat. Step outside to the beautifully landscaped backyard, complete with a tranquil fountain, fruit trees, grapevines, and lush gardens—perfect for enjoying peace and privacy. Modern amenities include solar panels, a water filtration system, dual-zone heating, air conditioning, an alarm system, interior laundry room with sink, and a three-car garage with direct interior access. This pride of ownership home offers easy access to award-winning schools, scenic hiking and biking trails, tennis and pickleball courts, and the vibrant arts, dining, and cultural scene of downtown Laguna Beach. A rare opportunity to own in one of Laguna Beach's most coveted locations, this private sanctuary epitomizes coastal luxury, combining inspired design, seamless indoor-outdoor living, and unparalleled comfort.

Built in 1991

Essential Information

MLS® #	LG25017783
Price	\$5,399,000
Bedrooms	4
Bathrooms	5.00
Full Baths	2
Half Baths	1
Square Footage	4,631
Acres	0.21
Year Built	1991
Type	Residential

Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Victoria Strombom
Listing Office	Surterre Properties

Community Information

Address	2335 Hillview Drive
Area	LV - Laguna Village
Subdivision	Park Avenue Estates (PKE)
City	Laguna Beach
County	Orange
Zip Code	92651

Amenities

Utilities	Cable Connected, Natural Gas Connected, Water Connected
Parking Spaces	6
Parking	Direct Access, Driveway, Garage
# of Garages	3
Garages	Direct Access, Driveway, Garage
View	Canyon, Catalina, Coastline, Ocean, Panoramic
Pool	None
Security	Carbon Monoxide Detector(s), Security System

Exterior

Exterior	Wood Siding
Exterior Features	Brick Driveway
Lot Description	Back Yard, Cul-De-Sac, Garden
Windows	Skylight(s)
Roof	Asphalt, Shingle
Construction	Wood Siding

Interior

Interior	Wood
Interior Features	Balcony, Breakfast Area, Breakfast Bar, Cathedral Ceiling(s), High Ceilings, Primary Suite, Recessed Lighting, Separate/Formal Dining Room, Walk-In Closet(s)
Appliances	Refrigerator, Dishwasher, Freezer, Range Hood, SixBurnerStove, Water Heater

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room, Gas, Living Room, Primary Bedroom, Wood Burning
# of Stories	2
Stories	Two

School Information

District	Laguna Beach Unified
Elementary	Top Of The World
High	Laguna Beach

Additional Information

Date Listed	January 6th, 2025
Days on Market	171
Short Sale	N
RE / Bank Owned	N

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