

\$12,995,000 - 930 Balboa Boulevard, Newport Beach

MLS® #NP24238652

\$12,995,000

3 Bedroom, 5.00 Bathroom, 3,327 sqft

Residential on 0 Acres

Balboa Peninsula (Residential) (BALP), Newport Beach,

Occupying an enviable position on Newport Harbor, this recently built bayfront masterpiece by acclaimed William Guidero Design and Winkle Custom Homes personifies our iconic destination and the idyllic lifestyle it affords.

Meticulously crafted with classic lines and a crisp coastal aesthetic showcasing extraordinary sight lines and abundant light, all delivered in a timeless design language befitting of any discerning buyer. Enjoy ever-changing cinematic views and inspired vignettes from all three floors including the newly refurbished rooftop entertaining deck. Boats gently glide across the shimmering bay, harbor lights give way to postcard-worthy backdrops framed by rolling hills and glittering buildings of Fashion Island as historic Balboa Pavillion anchors the inspired scene. Situated on an exceedingly rare, oversized corner-lot, the home features expansive outdoor space as well as a newly-constructed dock able to accommodate a yacht up to 57ft, in addition to a side-tie. The home itself provides every imaginable amenity with a gorgeous Chef's Kitchen outfitted with best-in-class appliances, and chefs office. The grand owner's suite features a large private balcony, fireplace, spa bath, dual closets and of course views perched above the bay. A library nook, two additional guest rooms both with ensuite baths and separate balcony complete the second floor. The penthouse level is an entertainer's dream; A game and cinema room opens to a large beach-facing deck on one side and the



bayfront rooftop terrace on the other. Fully outfitted with an outdoor kitchen, fireplace, and breathtaking views. The finished garage, thoughtfully placed and with soaring ceilings allows for generous storage and potential for a car lift. Top-tier audio, visual, security and lighting have all been appointed throughout. An elevator discreetly accesses all levels of the home. A location seemingly plucked off the map to afford the best of all worlds; A stroll away from the Balboa Village, ferry, beaches, pier, boardwalk, shops, restaurants and more. Unable to be duplicated today due to newer zoning, this opportunity is a resounding one.

Built in 2016

Essential Information

MLS® #	NP24238652
Price	\$12,995,000
Bedrooms	3
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,327
Acres	0.10
Year Built	2016
Type	Residential
Sub-Type	Single Family Residence
Style	Custom
Status	Closed
Listing Agent	Andrew Cotton
Listing Office	Compass

Community Information

Address	930 Balboa Boulevard
Area	NP - Balboa Peninsula
Subdivision	Balboa Peninsula (Residential) (BALP)
City	Newport Beach
County	Orange

Zip Code	92661
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Amenities

Utilities	Sewer Connected, Water Connected
Parking Spaces	3
Parking	Garage
# of Garages	2
Garages	Garage
View	Bay, City Lights, Harbor, Hills, Landmark, Marina, Mountain(s), Ocean, Panoramic, Water
Waterfront	Bay Front, Dock Access
Pool	None
Security	Security System

Exterior

Exterior Features	Awning(s), Barbecue, Dock
Lot Description	Back Yard, Corner Lot, Level, Near Park
Windows	Blinds, Drapes

Interior

Interior	Wood
Interior Features	All Bedrooms Up, Built-in Features, Elevator, High Ceilings, Open Floorplan, Primary Suite, Smart Home, Walk-In Closet(s)
Appliances	Water Purifier, Water Softener
Heating	Central, Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas, Living Room, Outside, Primary Bedroom
# of Stories	3
Stories	Three Or More

School Information

District	Newport Mesa Unified
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Additional Information

Date Listed	November 21st, 2024
Days on Market	196
Short Sale	N
RE / Bank Owned	N

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