

\$6,595,000 - 1701 Kings Road, Newport Beach

MLS® #NP25052368

\$6,595,000

5 Bedroom, 4.00 Bathroom, 3,543 sqft
Residential on 0 Acres

Kings Road (KGRD), Newport Beach,

Priced to Sell | A+ Ocean Views | Value Add
Opportunity.

Nestled on the prestigious Kings Rd in the CliffHaven section of Newport Heights, this exceptional property offers a once-in-a-lifetime opportunity to own a piece of paradise. Boasting unobstructed, panoramic ocean views that stretch from coast to coast—including sweeping vistas of Catalina Island and Newport Harbor—this property is a true gem in one of Southern California's most coveted neighborhoods.

This expansive 3,543 sq ft home sits on a generous 14,000 SqFt lot, featuring 5 spacious bedrooms, 4 bathrooms, and a lush backyard perfect for family gatherings or outdoor entertaining. Whether you're looking to move in, renovate, or expand, this property is primed for transformation.

There are also current plans for the site that include Shovel-Ready RTI-approved blueprints for a stunning 6,800 sq ft luxury residence complete with a private infinity pool, wrap-around decks, and a one-of-a-kind pickleball court. Take advantage of the opportunity to build your dream home or add square footage with the potential for an additional level.

With its unbeatable location, breathtaking views, and immense potential, 1701 Kings Rd



offers a unique opportunity to invest in a lifestyle that can only be found along the coast of Newport Beach.

Call to schedule a showing and make this dream property yours!

Built in 1960

Essential Information

MLS® #	NP25052368
Price	\$6,595,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,543
Acres	0.32
Year Built	1960
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	George Hanold
Listing Office	Times Real Estate CA

Community Information

Address	1701 Kings Road
Area	N6 - Newport Heights
Subdivision	Kings Road (KGRD)
City	Newport Beach
County	Orange
Zip Code	92663

Amenities

Parking Spaces	6
Parking	Concrete, Direct Access, Garage, Garage Door Opener, Door-Multi
# of Garages	3
Garages	Concrete, Direct Access, Garage, Garage Door Opener, Door-Multi

View	Bay, Catalina, City Lights, Coastline, Harbor, Marina, Ocean, Panoramic, Water
Pool	None

Exterior

Exterior	Stucco
Roof	Composition
Construction	Stucco

Interior

Interior Features	Separate/Formal Dining Room, Eat-in Kitchen, Main Level Primary, Walk-In Closet(s), Primary Suite
Heating	Forced Air
Cooling	None
Fireplace	Yes
Fireplaces	Wood Burning, Electric, Gas, Masonry, Raised Hearth
# of Stories	3
Stories	Three Or More

School Information

District	Newport Mesa Unified
Elementary	Newport Heights
Middle	Ensign
High	Newport Harbor

Additional Information

Date Listed	April 3rd, 2025
Days on Market	18
Short Sale	N
RE / Bank Owned	N

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