

\$4,150,000 - 6 Rue Cannes, Newport Beach

MLS® #NP25073828

\$4,150,000

3 Bedroom, 3.00 Bathroom, 3,367 sqft
Residential on 0 Acres

Big Canyon Deane (BCDN), Newport Beach,

Step into a world of refined elegance with this extraordinary residence in the prestigious enclave of Big Canyon. This stunning 3,367-square-foot, two-story home is perfectly positioned on a lush 6,600-square-foot lot, where resort inspired landscaping, ambient lighting, and a sophisticated outdoor entertainment area create an idyllic retreat. Complete with a gourmet propane-fueled BBQ station, a wine refrigerator, and a tranquil water fountain, the backyard is designed for both relaxation and effortless entertaining. A beautifully paved driveway and walkway lead to the grand custom entryway, setting the stage for the home's exquisite interiors. Inside, the expansive primary suite is thoughtfully situated on the ground level, seamlessly integrating indoor and outdoor living. Wake up to serene garden views and step directly into your private sanctuary. The spa-like ensuite boasts a soaking tub, an oversized walk-in shower, dual vanities, a private toilet room, and a spacious dressing room closet—meticulously designed for ultimate comfort and sophistication. The open-concept living spaces are bathed in natural light, featuring elegant travertine flooring, floor to-ceiling windows, and a skylight that beautifully frames the lush surroundings. At the heart of the home is the chef's designer kitchen—an entertainer's dream—crafted for both culinary excellence and effortless hospitality. An oversized granite island comfortably seats



six, perfect for casual dining and social gatherings, while a sleek wet bar adds a touch of luxury. A state-of-the-art Sub-Zero refrigerator keeps ingredients fresh, while the powerful 6-burner Wolf range with a double oven delivers precision cooking. Complementing these are top-tier KitchenAid appliances, including a dishwasher, built in wine cooler, and two microwaves, offering unparalleled convenience. Whether youâ€™re a seasoned chef or a passionate host, this well-appointed kitchen transforms meal preparation into a pleasure. Smart home technology enhances everyday living, with HVAC controls accessible from your phone, a smart garage door system for seamless entry, and real time security monitoring for added peace of mind. Upstairs, two generously appointed guest bedrooms share a stylish, well-appointed bath, providing comfort and privacy for family and visitors alike. Nestled in one of Newport Beachâ€™s most sought-after communities, this exceptional home is a rare opportunity to experience elevated coastal living at its finest.

Built in 1973

Essential Information

MLS® #	NP25073828
Price	\$4,150,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	3,367
Acres	0.15
Year Built	1973
Type	Residential
Sub-Type	Single Family Residence
Style	Patio Home

Status	Closed
Listing Agent	Timothy Carr
Listing Office	Pacific Sotheby's Int'l Realty

Community Information

Address	6 Rue Cannes
Area	NV - East Bluff - Harbor View
Subdivision	Big Canyon Deane (BCDN)
City	Newport Beach
County	Orange
Zip Code	92660

Amenities

Amenities	Controlled Access
Parking Spaces	2
Parking	Garage
# of Garages	2
Garages	Garage
View	None
Pool	None
Security	Carbon Monoxide Detector(s), Gated Community, Smoke Detector(s)

Exterior

Lot Description	ZeroToOneUnitAcre, Back Yard, Front Yard, Garden, Landscaped
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Interior

Interior	Carpet, Tile, Wood
Interior Features	Beamed Ceilings, Built-in Features, Breakfast Area, Ceiling Fan(s), Crown Molding, Separate/Formal Dining Room, High Ceilings, Open Floorplan, Recessed Lighting, Bar, Main Level Primary, Walk-In Closet(s)
Appliances	SixBurnerStove, Double Oven, Dishwasher, Gas Cooktop, Microwave, Range Hood, Built-In Range
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Family Room
# of Stories	2
Stories	Two

School Information

Additional Information

Date Listed	April 7th, 2025
Days on Market	12
Short Sale	N
RE / Bank Owned	N

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