

\$2,485,000 - 412 Vista Grande, Newport Beach

MLS® #NP25230836

\$2,485,000

3 Bedroom, 3.00 Bathroom, 2,000 sqft

Residential on 0 Acres

Bluffs Original (BORI), Newport Beach,

This stunning, fully renovated home sets a new benchmark for design, craftsmanship, and attention to detail. From the moment you enter through a charming Dutch door, the expanded foyer impresses with exposed wood beams and a skylight that fills the space with natural light, creating an unforgettable first impression. At the heart of the home is a chefâ€™s dream kitchen, featuring a show-stopping oversized island, fireclay farmhouse sink, premium KitchenAid appliances, a walk-in pantry, and generous floor-to-ceiling cabinetry. Ideal for entertaining, the kitchen flows seamlessly into the living area, where wall-to-wall La Cantina folding doors frame breathtaking views of the Back Bay. The living room is anchored by beautifully crafted built-in shelving and a sleek fireplace.

Step outside to a private enclosed patio that overlooks a lush green gully and treetop canopy, leading into the tranquil sanctuary of the Back Bayâ€”a perfect retreat for morning coffee or evening gatherings. Every detail of the renovation was thoughtfully executed, including new ducting, HVAC, a tankless water heater, fully insulated walls, integrated Nest doorbell and thermostat, and wide-plank white oak flooring throughout. Solid wood interior doors add a touch of timeless quality and elegance to every room. The guest and hall bathrooms feature designer Visual Comfort lighting, Bedrosian tile, and premium finishes. The primary suite offers a spa-like experience



with Edward Martin checkerboard tile, a soaking tub, oversized shower, and McGee & Co fixtures.

The attached two-car garage is finished with epoxy flooring, overhead lighting, a quiet electric door opener, and an EV charger for added convenience. Ideally located just minutes from John Wayne Airport, Fashion Island, Newport Beach Tennis Club, and world-class beaches. Enjoy walkability to award-winning schools including Corona del Mar High and Middle School and Eastbluff Elementary. Friendly neighbors on Vista Grande are the cherry on top! This home perfectly balances elegance, comfort, and the relaxed charm of coastal living, offering a truly elevated lifestyle in one of Newport Beach's most sought-after neighborhoods.

Built in 1968

Essential Information

MLS® #	NP25230836
Price	\$2,485,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,000
Acres	0.03
Year Built	1968
Type	Residential
Sub-Type	Single Family Residence
Style	Custom
Status	Closed
Listing Agent	Kathy Fallon
Listing Office	Surterre Properties Inc.

Community Information

Address	412 Vista Grande
Area	NV - East Bluff - Harbor View
Subdivision	Bluffs Original (BORI)
City	Newport Beach
County	Orange
Zip Code	92660

Amenities

Amenities	Barbecue, Clubhouse, Playground, Pool, Trail(s)
Utilities	Electricity Available, Natural Gas Available, Water Available
Parking Spaces	4
Parking	Driveway Up Slope From Street, Garage, Guest, Off Street
# of Garages	2
Garages	Driveway Up Slope From Street, Garage, Guest, Off Street
View	Back Bay, Bay, Bluff, Meadow, Park/Greenbelt, Trees/Woods
Waterfront	Bay Front
Has Pool	Yes
Pool	Association, Community

Exterior

Exterior	Stucco
Lot Description	Back Yard, Bluff, Landscaped, Yard
Windows	Double Pane Windows
Roof	Spanish Tile
Construction	Stucco
Foundation	Slab

Interior

Interior	Tile, Wood
Interior Features	All Bedrooms Up, Beamed Ceilings, Built-in Features, Ceiling Fan(s), Crown Molding, High Ceilings, Multiple Staircases, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Storage, Walk-In Closet(s), Walk-In Pantry
Appliances	Dishwasher, Gas Cooktop, Gas Oven, Gas Range, Gas Water Heater, Refrigerator, SixBurnerStove, Tankless Water Heater, Vented Exhaust Fan
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
Fireplaces	Electric, Living Room
# of Stories	2

Stories Two

School Information

District	Newport Mesa Unified
Elementary	Eastbluff
Middle	Corona Del Mar
High	Corona Del Mar

Additional Information

Date Listed	October 4th, 2025
Days on Market	51
Short Sale	N
RE / Bank Owned	N

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