

\$18,500,000 - 5 Sunset Vista, Newport Coast

MLS® #NP25238037

\$18,500,000

6 Bedroom, 11.00 Bathroom, 12,155 sqft
Residential on 1 Acres

Pelican Hill (NCPH), Newport Coast,

Perched high in the exclusive 24-hour-guard-gated enclave of Pelican Hill, this refreshed estate captures some of the most extraordinary ocean, coastline, Newport Harbor, and city-light views along the Southern California coast. Spanning approximately 12,155 square feet on a 22,000+ square-foot home site, the residence blends timeless architecture with modern luxury, offering the ideal balance between grandeur and livability.

The main level opens to expansive entertaining spaces, including a spacious gathering room with fireplace and bar, an elegant dining area and formal living room, and a circular office with its own fireplace. The chef's kitchen features dual islands, Taj Mahal quartzite countertops, top-tier stainless-steel appliances, a butler's pantry, and an inviting breakfast area that frames panoramic harbor views. Indoor-outdoor living unfolds seamlessly onto vast terraces and patios surrounding the resort-style pool and spa, perfect for entertaining or quiet sunset relaxation. Two main-floor guest suites, a gym, and a pool bath complete this level. Upstairs, the primary suite enjoys breathtaking vistas, a cozy sitting area with fireplace, dual marble bathrooms, generous walk-in closets, and an expanded balcony to take in the ocean views during the day and incredible City lights views at night. Two additional family bedrooms, each with en-suite baths, connect to a spacious playroom that opens onto a grand view deck.



A separate guest suite with its own private patio provides additional quarters for visitors. Downstairs, the subterranean level is a dream for entertaining and leisure: enjoy a private movie theater, half basketball court, and a retro-style soda fountain and wine lounge with temperature-controlled storage. A rare six-car garage (two on the main level with room for additional lifts), and four below with new epoxy floors, provides ample space for collectors. Additional highlights include a private estate manager's office with full bath, a walk-in secured vault, and a full-service elevator connecting all levels. Set within the prestigious Pelican Hill community—renowned for its security, exclusivity, and proximity to top-rated schools, Crystal Cove State Beach, Pelican Hill Resort, and the world-famous Pelican Hill Golf Club—this remarkable property epitomizes coastal luxury at its finest.

Built in 1994

Essential Information

MLS® #	NP25238037
Price	\$18,500,000
Bedrooms	6
Bathrooms	11.00
Full Baths	10
Half Baths	1
Square Footage	12,155
Acres	0.51
Year Built	1994
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary
Status	Closed
Listing Agent	Kara Duffy
Listing Office	Pacific Coast Realty Group

Community Information

Address	5 Sunset Vista
Area	N26 - Newport Coast
Subdivision	Pelican Hill (NCPH)
City	Newport Coast
County	Orange
Zip Code	92657

Amenities

Amenities	Barbecue, Playground, Pool, Guard, Spa/Hot Tub, Tennis Court(s)
Parking Spaces	6
Parking	Driveway, Garage
# of Garages	6
Garages	Driveway, Garage
View	Catalina, City Lights, Coastline, Ocean, Panoramic, Water
Waterfront	Ocean Side Of Freeway
Has Pool	Yes
Pool	Community, Private, Association
Security	Prewired, Fire Sprinkler System, Gated with Guard, Gated Community, 24 Hour Security, Security Lights

Exterior

Exterior	Stone, Stucco
Exterior Features	Barbecue, Koi Pond, Lighting, Sport Court
Lot Description	Back Yard, Front Yard, Landscaped, Yard
Windows	Skylight(s)
Roof	Concrete, Tile
Construction	Stone, Stucco

Interior

Interior	Carpet, Stone, Wood
Interior Features	Breakfast Area, Separate/Formal Dining Room, Eat-in Kitchen, Elevator, High Ceilings, Multiple Staircases, Recessed Lighting, Storage, Two Story Ceilings, Bar, Bedroom on Main Level, Dressing Area, Instant Hot Water, Primary Suite, Utility Room, Walk-In Closet(s)
Appliances	SixBurnerStove, Built-In Range, Dishwasher, Disposal, Ice Maker, Microwave, Refrigerator, Range Hood
Heating	Central
Cooling	Central Air
Fireplace	Yes

Fireplaces	Family Room, Gas Starter, Library, Primary Bedroom, Multi-Sided, See Through
# of Stories	3
Stories	Two, Three Or More

School Information

District	Newport Mesa Unified
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Additional Information

Date Listed	October 22nd, 2025
Days on Market	7
Short Sale	N
RE / Bank Owned	N

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