

\$5,750,000 - 31 Harcourt, Newport Coast

MLS® #OC25115506

\$5,750,000

4 Bedroom, 4.00 Bathroom, 3,787 sqft

Residential on 0 Acres

Rivage (NRRV), Newport Coast,

Situated in a private and very quiet section behind the exclusive guard gates of Newport Ridge North, 31 Harcourt exemplifies refined coastal living. This recently reimagined Rivage Plan 4 has been thoughtfully renovated throughout, with nearly every interior detail curated to elevate both comfort and style. Bathed in natural light thanks to its desirable west-facing orientation, the home welcomes you with an airy open-concept design and an abundance of windows that create a seamless indoor-outdoor connection. On the main level, a private office (or optional fifth bedroom) is tucked toward the front of the home for maximum privacy, while the kitchen, family room, and dining area flow effortlessly into the expansive backyard. Ideal for entertaining, the outdoor space features a built-in barbecue island with seating for seven, a covered lounge pavilion, and a generous lawn area—perfect for games, gatherings, or simply enjoying tranquil open skies and sparkling city light views with no rear neighbor. Upstairs, four spacious bedrooms offer well-appointed closets, while the primary suite serves as a private sanctuary complete with a retreat, covered balcony, and a resort-style bathroom. The spa-like bath includes dual vanities, an oversized tub, a walk-in shower, and two generous walk-in closets. A gated porte-cochère leads to a spacious three-car garage, providing both enhanced privacy and a grand sense of arrival. Every element of the renovation—from the flooring and cabinetry to



the lighting, hardware, and tile”was hand-selected with care and intention. The result is a cohesive and elevated design palette, blending soft textures and warm tones to create a home that feels both luxurious and welcoming. Special attention was given to the balance of modern refinement and inviting livability, ensuring each space evokes a sense of calm, connection, and effortless elegance. Residents enjoy exclusive access to community amenities, including a lap pool, clubhouse, pickleball courts, tennis and basketball courts, parks, playground, and expansive greenbelts”all within the neighborhood. With close proximity to world-class shopping, dining, Pelican Hill Resort, award-winning schools, and the 73 Toll Road, this exceptional home blends elevated design with everyday livability in one of Newport Coast’s™ most sought-after enclaves.

Built in 2001

Essential Information

MLS® #	OC25115506
Price	\$5,750,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,787
Acres	0.19
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Paul Daftarian
Listing Office	Luxe Real Estate

Community Information

Address	31 Harcourt
Area	N26 - Newport Coast
Subdivision	Rivage (NRRV)
City	Newport Coast
County	Orange
Zip Code	92657

Amenities

Amenities	Barbecue, Clubhouse, Fitness Center, Playground, Pool, Spa/Hot Tub, Tennis Court(s)
Parking Spaces	3
Parking	Garage, Attached Carport, Direct Access, Electric Gate, Gated
# of Garages	3
Garages	Garage, Attached Carport, Direct Access, Electric Gate, Gated
View	Canyon, City Lights
Has Pool	Yes
Pool	Association, Community
Security	Gated with Attendant, Prewired, Security System, 24 Hour Security

Exterior

Lot Description	Drip Irrigation/Bubblers, Sprinklers In Front, Sprinklers In Rear, Sprinklers On Side, Sprinklers Timer, Sprinkler System, ZeroToOneUnitAcre
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Interior

Interior	Wood, Carpet, Stone
Interior Features	All Bedrooms Up, Balcony, Breakfast Area, Built-in Features, Entrance Foyer, High Ceilings, Instant Hot Water, Open Floorplan, Pantry, Recessed Lighting, Storage, Unfurnished
Appliances	Dishwasher, Microwave, Barbecue, Built-In Range, Convection Oven, Disposal, Double Oven, Freezer, Gas Oven, Ice Maker, Refrigerator, Self Cleaning Oven, SixBurnerStove, Vented Exhaust Fan, Water Purifier, Water Softener
Heating	Central, Combination, Fireplace(s)
Cooling	Central Air, Dual
Fireplace	Yes
Fireplaces	Family Room, Living Room, Primary Bedroom
# of Stories	2
Stories	Two

School Information

Additional Information

Date Listed	June 5th, 2025
Days on Market	94
Short Sale	N
RE / Bank Owned	N

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