

\$7,200 - 200 Paris Lane # 214, Newport Beach

MLS® #OC25124459

\$7,200

3 Bedroom, 3.00 Bathroom, 1,814 sqft
Residential Lease on 0 Acres

Villa Balboa (VBAL), Newport Beach,

Arguably one of the most breathtaking views in Newport Beach—this is coastal living at its finest! Wake up to sweeping, unobstructed ocean vistas and end your day with stunning sunsets over Catalina Island, all from the privacy of your own home. This elegant single-level 3-bedroom, 3-bath Villa Balboa condo offers an open, light-filled layout designed to maximize ocean views from nearly every room. With windows on three sides, enjoy panoramic views from the living and dining areas, kitchen, breakfast nook, and all three spacious bedrooms. Multiple balconies allow you to take in the coastal breeze and city lights from every angle. The residence features a double-door entry, formal living room with fireplace and wet bar, soaring 9-foot ceilings, and a seamless flow into the dining room—perfect for entertaining. Two primary bedroom suites include private balconies, dual vanities, soaking tubs, and separate showers. The third bedroom with incredible southern views and flexible use potential. Villa Balboa is a private, gated community offering resort-style amenities: two pools, two spas, tennis and pickleball courts, gym, all surrounded by beautifully landscaped walking paths. With elevator access and no interior steps, this home is ideal for residents of all ages. Located just minutes from world-class beaches, dining, and shopping. Adjacent to Sunset Ridge Park with 13+ acres of dog-friendly trails and green space. Easy access to John Wayne Airport, coastal



destinations like Laguna Beach and Dana Point, and top-rated Newport Beach schools. Please use the Superior Ave/Nice Street gate for entry. Don't miss this opportunity to live in one of Newport's most desirable communities, where every day feels like a vacation.

Built in 1990

Essential Information

MLS® #	OC25124459
Price	\$7,200
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Square Footage	1,814
Acres	0.00
Year Built	1990
Type	Residential Lease
Sub-Type	Condominium
Status	Closed
Listing Agent	Tammy Tipple
Listing Office	Seven Gables Real Estate

Community Information

Address	200 Paris Lane # 214
Area	N6 - Newport Heights
Subdivision	Villa Balboa (VBAL)
City	Newport Beach
County	Orange
Zip Code	92663

Amenities

Amenities	Clubhouse, Fitness Center, Barbecue, Pickleball, Pool, Spa/Hot Tub, Tennis Court(s), Guard
Utilities	Cable Available, Electricity Available, Natural Gas Connected, Sewer Connected, Water Connected, Association Dues, Trash Collection, Water, Gas
Parking Spaces	4

Parking	Assigned, Covered, Underground, Gated, Attached Carport, Tandem
# of Garages	2
Garages	Assigned, Covered, Underground, Gated, Attached Carport, Tandem
View	City Lights, Ocean, Panoramic, Catalina, Coastline
Has Pool	Yes
Pool	Heated, In Ground, Association
Security	Carbon Monoxide Detector(s), Fire Detection System, Fire Sprinkler System, Gated Community, 24 Hour Security, Resident Manager, Smoke Detector(s), Security Lights, Security Gate

Exterior

Exterior	Drywall
Windows	Double Pane Windows, ENERGY STAR Qualified Windows, Shutters
Construction	Drywall
Foundation	Slab

Interior

Interior	Carpet, Laminate, Tile
Interior Features	Wet Bar, Balcony, Breakfast Area, Ceiling Fan(s), Separate/Formal Dining Room, High Ceilings, Open Floorplan, Recessed Lighting, Storage, Unfurnished, All Bedrooms Down, Entrance Foyer, Main Level Primary, Multiple Primary Suites, Primary Suite, Walk-In Closet(s), Elevator, Trash Chute
Appliances	Convection Oven, Dishwasher, Electric Range, Disposal, Refrigerator, Water To Refrigerator, Dryer, Washer, Ice Maker
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	4
Stories	One

School Information

District	Newport Mesa Unified
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Additional Information

Date Listed	June 2nd, 2025
Days on Market	25
Short Sale	N
RE / Bank Owned	N

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