

\$12,295,000 - 809 Via Lido Soud, Newport Beach

MLS® #OC25140415

\$12,295,000

4 Bedroom, 6.00 Bathroom, 4,305 sqft
Residential on 0 Acres

Lido Island (LIDO), Newport Beach,

Sited on the Harbor, near the eastern end of coveted Lido Isle, 809 Via Lido Soud offers a spectacular and rare bay front appointment with its own private dock. Offering panoramic vistas of one of the broadest and most dynamic channels in the harbor, the home offers a spectacular perspective with year round sunset views. Spanning over 4300sf over three levels (one below grade), this home is one of the largest homes of any 30ft lots on the island. The entry level offers abundant space and light and features a substantial office with doors to the outside, the kitchen with water views, a full bath and a powder room, a separate laundry room, and a dining room which opens to a large family room that features two story ceilings with windows out to the harbor that span the width of the home and are over 17 feet in height. Downstairs (below grade) offers a bedroom, a full bath, a substantial storage room, and a large game room with wet bar which opens out to the dock and a private covered patio at the water's edge. Upstairs offers three ensuite bedrooms, including the primary with beautiful water views which is in a loft configuration with doors that can be closed for privacy. Homes near the end of the island are coveted and 809 Via Lido Soud offers superlative characteristics that rarely come available. Beyond the walls of the home, Lido Isle offers its residents an exclusive lifestyle and amenities including: a private beach, clubhouse, yacht club, tennis and pickleball courts, multiple parks, and an



amazing community. A short walk or golf cart ride brings you to the beach, and Lido Marina Village, with its upscale shopping and dining. This is a rare opportunity to own a generational property in one of the best locations in the world.

Built in 1984

Essential Information

MLS® #	OC25140415
Price	\$12,295,000
Bedrooms	4
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	4,305
Acres	0.07
Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Style	Spanish
Status	Closed
Listing Agent	Carter Kaufman
Listing Office	Compass

Community Information

Address	809 Via Lido Soud
Area	N8 - West Newport - Lido
Subdivision	Lido Island (LIDO)
City	Newport Beach
County	Orange
Zip Code	92663

Amenities

Amenities	Clubhouse, Sport Court, Meeting/Banquet/Party Room, Tennis Court(s), Dock, Management, Pickleball, Picnic Area, Pier, Playground
Parking Spaces	2
Parking	Door-Single, Garage, Garage Faces Rear

# of Garages	2
Garages	Door-Single, Garage, Garage Faces Rear
View	Panoramic, Bay, Bridge(s), Canal, City Lights, Coastline, Harbor, Marina, Water
Waterfront	Bay Front, Dock Access, Navigable Water, Ocean Side Of Highway
Pool	None

Exterior

Exterior Features	Awning(s), Boat Slip, Dock
Lot Description	Level, Near Park, Rectangular Lot

Interior

Interior	Carpet, Tile
Interior Features	Breakfast Area, Cathedral Ceiling(s), Separate/Formal Dining Room, High Ceilings, Open Floorplan, Storage, Two Story Ceilings, Primary Suite, All Bedrooms Up, Balcony, Living Room Deck Attached, Unfurnished, Wet Bar
Appliances	Electric Range
Heating	Radiant
Cooling	See Remarks
Fireplace	Yes
Fireplaces	Family Room, Primary Bedroom
# of Stories	3
Stories	Two, Three Or More

School Information

District	Newport Mesa Unified
Middle	Ensign
High	Newport Harbor

Additional Information

Date Listed	June 24th, 2025
Days on Market	35
Short Sale	N
RE / Bank Owned	N

Based on information from California Regional Multiple Listing Service, Inc. as of December 8th, 2025 at 5:55am PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or

may not have been the Listing and/or Selling Agent.