

# **\$2,350,000 - 1901 Mariners Drive, Newport Beach**

MLS® #OC25147972

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## **\$2,350,000**

4 Bedroom, 4.00 Bathroom, 2,896 sqft  
Residential on 0 Acres

Westcliff East (WCDE), Newport Beach,

Exceptional opportunity in the heart of Newport Beach! This charming single-level home is being offered with City approved plans for an expanded 4-bedroom, 3.5-bath residence totaling approximately 2,900 square feet. The thoughtfully designed plans take advantage of the existing foundation, already passed through city inspection, streamlining your build timeline and reducing construction hurdles.

With open-concept living, vaulted ceilings, and seamless indoor-outdoor flow, the proposed design brings a contemporary coastal feel with luxury finishes throughout. Renderings showcase the full potential of this stunning future home. This property offers both lifestyle and long-term upside in one of Newport Beach's most desirable neighborhoods.

Located in the highly sought-after Westcliff neighborhood, known for its redevelopment, this home offers tremendous upside potential. Homes in this area are being rebuilt and resold at a premium, providing an excellent financial opportunity for the right investor. With some finishing touches, this home could become a spectacular residence in one of Newport Beach's most desirable communities. Don't miss out on this great chance to bring your vision to life!

Built in 1959

## **Essential Information**



MLS® #	OC25147972
Price	\$2,350,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,896
Acres	0.18
Year Built	1959
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Melissa Wiesen
Listing Office	eXp Realty of California Inc

### Community Information

Address	1901 Mariners Drive
Area	N7 - West Bay - Santa Ana Heights
Subdivision	Westcliff East (WCDE)
City	Newport Beach
County	Orange
Zip Code	92660

### Amenities

Parking Spaces	2
# of Garages	2
View	None
Pool	None

### Exterior

Lot Description	ZeroToOneUnitAcre
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### Interior

Interior Features	All Bedrooms Down, Bedroom on Main Level
Cooling	None
Fireplace	Yes
Fireplaces	Family Room
# of Stories	1
Stories	One

**School Information**

District                      Newport Mesa Unified

**Additional Information**

Date Listed                      June 29th, 2025  
Days on Market                47  
Short Sale                        N  
RE / Bank Owned            N

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