

# \$1,999,500 - 985 Begonia Avenue, Costa Mesa

MLS® #OC25265209

**\$1,999,500**

3 Bedroom, 3.00 Bathroom, 1,771 sqft

Residential on 0 Acres

Greenbrook By Larwin (GBLR), Costa Mesa,

Located in the heart of Costa Mesaâ€™s Greenbrook neighborhood, this exceptional single level modern retreat blends privacy, elevated design, and seamless indoorâ€“outdoor living. This contemporary 3-bed, 3-bath home has been reimagined with a refined European aesthetic, seamless indoorâ€“outdoor flow, and a rare sense of privacy throughout. Every space has been thoughtfully designed, beginning with an open-concept layout that features vaulted ceilings, a sleek gas fireplace, designer lighting, and wide-plank hardwood flooring. The kitchen serves as the centerpiece of the home, showcasing Thermador appliances, custom cabinetry, a waterfall island, and panoramic glass doors that open to the outdoor living spaces. Multiple bi-folding walls throughout the property create a continuous connection between the interior and exterior, allowing natural light and fresh air to define the experience of the home. The primary suite offers a resort-like atmosphere with powered shades, a custom walk-in closet, a spa-inspired bath with towel warmer, and direct access to the private courtyard. Just outside, a heated plunge pool with a striking stone waterfall wall sets the tone for relaxation, complemented by multiple lounge areas, a dining terrace, and low-maintenance landscaping with modern finishes. An additional highlight is the covered outdoor kitchen, featuring a Mont Alpi BBQ, pizza oven, and generous prep and dining space.



This area connects effortlessly with the interior, creating an ideal environment for daily living as well as gatherings of varying size. Additional upgrades include whole-house water filtration, a tankless water heater, Legrand designer switches, motorized window shades, smart thermostat, security system with cameras and lighting, solar panels, an epoxy-finished garage with EV charging capability, custom garage cabinetry, and gated parking with room for recreational or utility vehicles. Every element of this home has been approached with intention, resulting in a modern coastal retreat that balances privacy, function, and elevated design in one of Costa Mesa's most convenient neighborhoods with access to world class dining, shopping, parks, and major transportation routes. Homes with this level of intention and modern design seldom become available in Costa Mesa, making this a rare offering within the Greenbrook neighborhood.

Built in 1973

## Essential Information

MLS® #	OC25265209
Price	\$1,999,500
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,771
Acres	0.14
Year Built	1973
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Ivan Vargas
Listing Office	The Agency

## Community Information

Address	985 Begonia Avenue
Area	C3 - South Coast Metro
Subdivision	Greenbrook By Larwin (GBLR)
City	Costa Mesa
County	Orange
Zip Code	92626

## Amenities

Parking Spaces	2
Parking	Driveway, Garage, Boat, RV Access/Parking
# of Garages	2
Garages	Driveway, Garage, Boat, RV Access/Parking
View	Neighborhood, None
Has Pool	Yes
Pool	In Ground, Private, Heated, Waterfall
Security	Carbon Monoxide Detector(s), Fire Detection System, Security Lights, Security System, Smoke Detector(s)

## Exterior

Lot Description	ZeroToOneUnitAcre
Roof	Shingle

## Interior

Interior	Tile, Wood
Interior Features	Wet Bar, Eat-in Kitchen, High Ceilings, Recessed Lighting, Walk-In Closet(s), Breakfast Area, Open Floorplan, Primary Suite, Separate/Formal Dining Room, Storage
Appliances	Dishwasher, Gas Cooktop, Microwave, Refrigerator, Water Purifier, Dryer, Washer, Barbecue, Gas Range, Range Hood, Tankless Water Heater
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

## School Information

District	Newport Mesa Unified
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## Additional Information

Date Listed November 21st, 2025

Days on Market 28

Short Sale N

RE / Bank Owned N

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