

Neil Hoang
Single Family Residence Detached

Residential
RES Active 20081 Orchid St

Sat, Nov 27, 2010 02:44 PM
Newport Beach (NB)

Ref: 1
Price \$585,000



West Bay - Santa Ana Heights (N7)
Orange County (OR)

Zip 92660-0731
XSTS Zenith

TGNO 889E1
Aerial Map

S638156	Media: 18	Builder Tract Santa Ana Heights Residential (SAHR)			
Bed 3		Model (X)			
Baths 2	Style Barn Type	Stories One Level	Floor		
View No View			HOA Dues \$ 0 + \$ 0	Land Lse/Yr \$	
ASqFt 1,714 Other		YrBlt 1954 Assessor	Land Fee		
ALotSize 8,098		Assessor	Dim	Acres 0.19 Assessor	
Prkng					
Garage, # cars 2	Rem	# Uncovered Spaces	Cprt	# Garages	RV Acc
					Range \$: No

Range Price Listing: **No**
3 bedroom, 2 full bath, 1714 square foot home on large 8098 lot with fruit trees. Master bedroom addition with office area and french doors to backyard. Both bathrooms in home recently remodeled. Also includes teenager unit in backyard with loft and 3/4 bath.
 Directions **55N to 73S** Exit Irvine/Campus, merge to Bristol, right on Spruce, right on Zenith, left on Orchid, house on right.
 Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms			Living Rm		
Kitchen			Dining	Family Kitchen, Formal Dining Rm	
Total Baths 2	Full Baths 2	3/4 Baths 0	1/2 Baths 0	1/4 Baths 0	
Baths Desc					
Other					

Amenities

Pool No Pool					
Spa No Spa					
TV		Water Heater			
Firepl Living Room / Uses Wood Only					
Appliances					
Other					
High or Mid-Rise Amenities					
Security					

Interior

Heating Forced Air	Cooling No Air Conditioning	Floors Hardwood
Interior Misc		
Disability Access Main Level Entry		

Exterior/Structural

Roof Composition/Shingle	Entry Location Ground Level - no steps	Common Walls
Cond	Plumbing	Patio
Structures, Other	Sprinklers	Doors/Windows
Exterior Construction Wood		

Lot Description

APNO 439-021-17		Zoning	Lot/Block/Tract 1//1500
Lot		Legal	
Sewer In, Connected & Paid	Water District/Public	Water District	Yard
Distance to Beach (miles)			

Community/Association

HS Dist Newport Mesa Unified School District	Elemen Mariners ck with NMUSD	Junior Ensign	High Sch Newport Harbor
Amenities			
Units	HOA Dues \$ 0 + \$ 0		Mello Roos No
Land Fee	Land Lse/Yr \$		
City Inspection Required No	Builder's Name		

Listing Activity

LP/SqFt \$341.31	Orig Price \$ 585,000	Prev Price \$	Current Price \$585,000
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Contact Information

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Neil Hoang
 Single Family Residence Detached

Residential RES Active
 20121 Kline Dr

Sat, Nov 27, 2010 02:44 PM
 Newport Beach (NB) Ref: 2
 Price \$680,000*



West Bay - Santa Ana Heights (N7) Zip 92660-1311 TGNO [859D7](#)
 Orange County (OR) XSTS Santa ana Blvd / Bristol Aerial Map

P744513 [Media: 2](#) Builder Tract **unknown (OTHR)**
 Bed 8 Model (0)
 Baths 3 Style **Art Deco** Stories **Two Levels** Floor
 View **No View** HOA Dues \$ 0 + \$ 0 Land Lse/Yr \$
 ASqFt **2,886 Assessor** YrBlt **1965 Assessor** Land Fee
 ALotSize **7,326 Assessor** Dim **66x111** Acres **0.17 Assessor**
 Prkng
 Garage, # cars 2 Rem # Uncovered Spaces Cprt # Garages RV Acc Range \$: **No**

Range Price Listing: **No**
property located in borderline newport beach and santa ana two story home with great lot size and a two car garage in a great community need tlc but has a lot of pontential very spacious. property has unpermitted additions... ***PROPERTY IS SOLD AS IS***** PROPERTY NEEDS SOME WORK, IT MIGHT NOT QUALIFY FOR AN FHA LOAN.....**
 Directions take 55 south and exit del mar/fair dr merge on newport blvd turn left at mesa dr take 2nd left onto santa ana ave, 3rd right onto orchard left on redlands , right on pegasus left on kline.
 Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms Living Rm
 Kitchen Dining **Family Kitchen**
 Total Baths 3 Full Baths 3 3/4 Baths 0 1/2 Baths 0 1/4 Baths 0
 Baths Desc
 Other

Amenities

Pool **No Pool**
 Spa **No Spa**
 TV Water Heater
 Firepl **Family Room / Uses Both Gas & Wood**
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Central** Cooling **Central** Floors **Ceramic Tile**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Shingle - Asphalt** Entry Location **Ground Level - no steps** Common Walls **1 common wall**
 Cond Plumbing
 Structures, Other Sprinklers Patio
 Exterior Construction **Concrete** Doors/Windows

Lot Description

APNO **119-352-02** Zoning Lot/Block/Tract **21//4146**
 Lot Legal
 Sewer **In Street** Water **District/Public** Water District Yard
 Distance to Beach (miles)

Community/Association

HS Dist **Newport Mesa Unified School District** Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ 0 + \$ 0 Mello Roos No
 Land Fee
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$235.62** Orig Price \$ **475,000** Prev Price \$ **475,000** Current Price **\$680,000**

Contact Information



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Neil Hoang
Single Family Residence

Detached

Residential
RES Active 2323 IRVINE Ave
Costa Mesa

Sat, Nov 27, 2010 02:44 PM
Newport Beach (NB)

Ref: 3

Price \$738,000*



West Bay - Santa Ana Heights (N7)
Orange County (OR)

Zip 92660-
XSTS SANTA ISABELLE

TGNO 889C2
Aerial Map

U9002100 [Media: 11](#) Builder Tract **Upper Newport Bay (UBNB)**
 Bed 3 Model (C)
 Baths 3 Style Traditional Stories One Level Floor
 View **Back Bay View, City Lights View, Mountain View** HOA Dues \$ 0 + \$ 0 Land Lse/Yr \$
 ASqFt 2,207 Assessor YrBlt 1974 Assessor Dim Land Fee
 ALotSize 8,170 Landlord/Tenant/Seller Acres
 Prkng Circular Driveway, Garage - Rear Entry, Garage Door Opener, RV Possible Cprt # Garages RV Acc Range
 Garage, # cars 2 Rem 2 # Uncovered Spaces \$: No

Range Price Listing: No
Superb very sound 3 bedroom 2 1/2 bath AC family home w/ additional office or den. 1 story with den add on (no permit). Home is in good condition w/ \$6,000. buyer credit;request TLC needs info that will be done or a credit to buyer. Large private professionally landscaped and fenced beautiful yard, Roses, trees, plants etc. No street noise due to dual payne windows, but front row excellent benefit of good back bay and city lights views and an EZ circular driveway. This is a BEST Newport Beach bargain and value! Don't miss this one!
 Directions IRVINE AVENUE AND SANTA ISABELL DIRECTLY ACROSS FROM THE 4000 ACRE BACK BAY AND TRAILS. HAS EXCELLENT BAY AND MOUNTAIN VEIWS. 2 BLOCKS WEST OF THE FARMERS MARKET. HAS AN EZ CIRCULAR DRIVEWAY W/ DUAL PAYNED
 Special Conditions: Short Sale/Offer(s) Submitted

Rooms

Bedrooms All Bedrooms Down, Main Floor Bedroom, Master Suite, Walk-In Living Rm Living Rm Entrance
 Closet
 Kitchen Dining Breakfast Nook, Country Kitchen, Family Room, Formal Dining Rm
 Total Baths 3 Full Baths 1 3/4 Baths 1 1/2 Baths 1 1/4 Baths 0
 Baths Desc
 Other

Amenities

Pool No Pool
 Spa No Spa
 TV Cable TV, TV Satellite Dish - Owned Water Heater
 Firepl Dining Room, Living Room / Uses Both Gas & Wood
 Appliances Built-In Electric Range, Continuous Clean Oven, Dishwasher, Garbage Disposal
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating Forced Air Cooling Central Floors Carpet - Partial, Ceramic Tile, Travertine
 Interior Misc
 Disability Access 2+ Access Exits

Exterior/Structural

Roof Wood Shakes Entry Location Ground Level w/steps Common Walls No common walls
 Cond Additions/Alter Plumbing Sprinklers Front, Rear, Side, Sprinkler Timer Patio
 Structures, Other Doors/Windows Double Pane Windows
 Exterior Construction Stucco

Lot Description

APNO 119-321-34 Zoning Lot/Block/Tract 9//3138
 Lot Single Loaded Street Legal
 Sewer In, Connected & Paid Water District/Public Water District Yard Fenced-Rear
 Distance to Beach (miles)

Community/Association

HS Dist Newport Mesa Unified School District Elemen EDISON Junior ENSIGN High Sch
 Amenities
 Units HOA Dues \$ 0 + \$ 0 Mello Roos No
 Land Fee Land Lse/Yr \$
 City Inspection Required Yes Builder's Name

Listing Activity

LP/SqFt \$334.39 Orig Price \$ 1,189,000 Prev Price \$ 599,990 Current Price \$738,000

Contact Information



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Neil Hoang **Residential** Sat, Nov 27, 2010 02:44 PM Ref: 4
Single Family Residence Detached **RES Active** [36 Cormorant Cir](#) **Newport Beach (NB)** Price **\$700,000 - \$750,000***



East Bluff - Harbor View (NV)
Orange County (OR) Zip **92660-2969** TGNO **889F2**
XSTS Bayview / Jamboree Aerial Map

S606304 [Media: 5](#) Builder Tract **Bayview Terrace (BVTR)**
 Bed **2** Model **7 (h)**
 Baths **3** Style **Mediterranean** Stories **Two Levels** Floor HOA Dues \$ **155 + \$ 0** Land Lse/Yr \$
 View **Back Bay View** YrBlt **1987 Assessor** Land Fee
 ASqFt **1,573 Assessor** Dim Acres **0.08 Assessor**
 ALotSize **3,605** # Uncovered Spaces Cprt # Garages RV Acc Range \$: **Yes**
 Prkng **Driveway, Garage - Two Door**
 Garage, # cars **2** Rem

Range Price Listing: **Yes**
Spectacular Back Bay views from this front row, 2 bedroom home in Bayview Terrace. Gated community near multiple walking & horse trails. These homes rarely come on the market. Don't wait and lose this opportunity. Close to everything beach, airport...
 Directions **Jamboree South, Bayview Way West, Cormorant left**
 Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms **Main Floor Bedroom** Living Rm **Living Room**
 Kitchen **Ceramic Counters** Dining **Living/Dining Combo**
 Total Baths **3** Full Baths **2** 3/4 Baths **0** 1/2 Baths **1** 1/4 Baths **0**
 Baths Desc **Double Vanity(s)**
 Other **2 Master Baths, Laundry In Garage**

Amenities

Pool **Community Pool, In Ground** Water Heater
 Spa **Assoc Spa**
 TV **Cable TV**
 Firepl **Living Room / Brick, Gas Log Fireplace / Uses Gas Only**
 Appliances **Freestanding Gas Range, Microwave, Refrigerator, Water Line to Refrigerator**
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Forced Air, Natural Gas, Programmable Thermostat** Cooling **Central** Floors **Laminate, Vinyl Tile, Wall-to-Wall Carpet**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Spanish Clay Tile** Entry Location **Ground Level w/steps** Common Walls
 Cond Plumbing Patio **Slab**
 Other **220V In Garage** Sprinklers **Drip System, Front, Side, Sprinkler Timer** Doors/Windows
 Structures, Other
 Exterior Construction **Stucco**

Lot Description

APNO **442-402-37** Zoning Lot/Block/Tract **7//12530**
 Lot Legal **CC&RS**
 Sewer **In Street** Water **Public Hook-Up Available** Water District **Irvine** Yard **Glass**
 Distance to Beach (miles)

Community/Association

HS Dist **Newport Mesa Unified School District** Elemen Junior High Sch **Corona Del Mar**
 Amenities **Assoc Pool**
 Units HOA Dues \$ **155 + \$ 0** Mello Roos **No**
 Land Fee
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$476.80** Orig Price \$ **900,000** Prev Price \$ **650,000** Current Price **\$700,000 - \$750,000**

Contact Information

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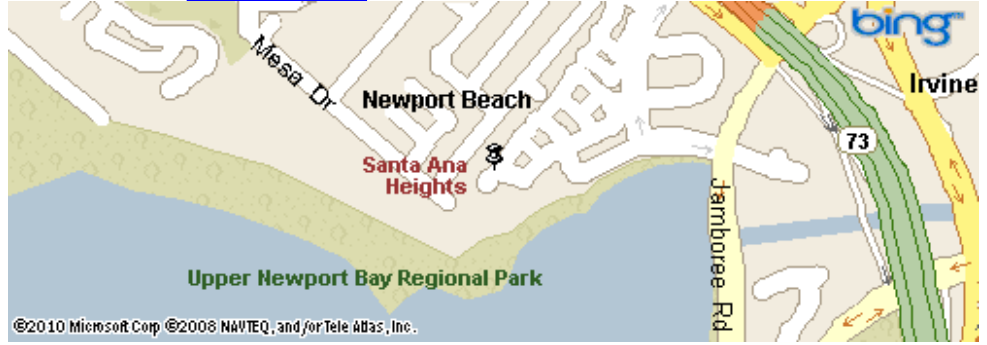
Neil Hoang
 Single Family Residence Detached

Residential
RES Active [93 PELICAN Ct](#)

Sat, Nov 27, 2010 02:44 PM
 Newport Beach (NB)

Ref: 5

Price \$799,000



East Bluff - Harbor View (NV)
Orange County (OR)

Zip **92660-**
 XSTS

TGNO [889E2](#)
 Aerial Map

CLW-10490647 [Media: 8](#)
 Bed **2**
 Baths **2** Style **Contemporary**
 View **No View**
 ASqFt **1,217** Assessor
 ALotSize **3,634**
 Prkng

Builder Tract ()
 Model ()
 Stories
 YrBlt **1986**

Floors **1**
 HOA Dues \$ **200 + \$** Land Lse/Yr \$
 Land
 Acres

Garage, # cars Rem # Uncovered Spaces Cprt # Garages RV Acc Range \$: **No**

Range Price Listing: **No**

Short Sale Subject to Lender's Approval. Welcome to Bayview Terrace, a private gated community located on the beautiful Back Bay in Newport Beach, Orange County, California. 2 + 2 [2nd bedroom is small] home close to all that is happening in Newport Beach! Near beaches, freeways, shopping at Fashion Island/South Coast Plaza + restaurants. Hardwood + tile floors, gorgeous backyard garden, attached two car garage. Excellent condition, make this find the ideal affordable starter home for a young family in a prime location.

Directions **Near the 73 and Jamboree**

Special Conditions: **Short Sale/Subj to Lender Approval****

Rooms

Bedrooms Living Rm
 Kitchen Dining
 Total Baths **2** Full Baths 3/4 Baths 1/2 Baths 1/4 Baths
 Baths Desc
 Other **Laundry In Garage**

Amenities

Pool **Community Pool**
 Spa
 TV Water Heater
 Firepl **Living Room**
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Central** Cooling **Central** Floors **Hardwood**
 Interior Misc
 Disability Access

Exterior/Structural

Roof Entry Location Common Walls **No common walls**
 Cond **As Is** Plumbing Patio
 Structures, Other Sprinklers Doors/Windows
 Exterior Construction

Lot Description

APNO **44240104** Zoning Lot/Block/Tract //
 Lot Legal
 Sewer Water Water District Yard
 Distance to Beach (miles)

Community/Association

HS Dist Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **200 + \$** Mello Roos
 Land Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$656.53** Orig Price \$ **799,000** Prev Price \$ Current Price **\$799,000**

Contact Information

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Neil Hoang
Single Family Residence **Detached**

Residential RES **Active** **1424 Irvine Ave**

Sat, Nov 27, 2010 02:44 PM
Newport Beach (NB)

Ref: 6
Price \$815,000*



West Bay - Santa Ana Heights (N7)
Orange County (OR)

Zip **92660-4410**
XSTS Dover

TGNO **889B4**
Aerial Map

U10004174 [Media: 6](#) Builder Tract **Harbor Highlands I (HH01)**
 Bed **3** Model **(1)**
 Baths **2** Style **Traditional** Stories **One Level** Floor
 View **No View** HOA Dues \$ **0 + \$ 0** Land Lse/Yr \$
 ASqFt **1,640** Assessor YrBlt **1954** Assessor Dim **66x110** Acres **0.17** Assessor
 A Lot Size **7,205** Prkng **Garage Attached**
 Garage, # cars **2 A** Rem **2** # Uncovered Spaces Cprt # Garages RV Acc Range \$: **No**

Range Price Listing: **No**
MOTIVATED SELLERS - NOT A SHORT SALE. 3 bedrooms 2 baths with large yard, fish pond and pool. Also a playhouse now being used for pool equipment. One block from school, library, park and tennis courts. Open floorplan with hardwood floors, except in kitchen, baths, laundry and family rooms. Family room has vaulted ceiling with a skylight and beautiful slate flooring.
 Directions **5 houses from Dover/19th St.**
 Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms Living Rm
 Kitchen **Remodeled** Dining **Living/Dining Combo**
 Total Baths **2** Full Baths **2** 3/4 Baths **0** 1/2 Baths **0** 1/4 Baths **0**
 Baths Desc
 Other **Individual Laundry Room**

Amenities

Pool **In Ground**
 Spa **No Spa**
 TV Water Heater **Gas**
 Firepl
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Forced Air** Cooling **No Air Conditioning** Floors **Ceramic Tile, Hardwood, Slate**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Composition/Shingle** Entry Location **Ground Level w/steps** Common Walls
 Cond **Additions/Alter** Plumbing Patio **Patio, Porch - Front, Stone**
 Structures, Other **Shed** Sprinklers **Front, Rear** Doors/Windows
 Exterior Construction **Stucco**

Lot Description

APNO **117-391-06** Zoning Lot/Block/Tract **13//1763**
 Lot Legal
 Sewer **In Street Paid** Water District/**Public** Water District Yard **Fenced-Rear**
 Distance to Beach (miles)

Community/Association

HS Dist **Newport Mesa Unified School District** Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **0 + \$ 0** Mello Roos No
 Land **Fee** Land Lse/Yr \$
 City Inspection Required **Yes** Builder's Name

Listing Activity

LP/SqFt **\$496.95** Orig Price \$ **850,000** Prev Price \$ **850,000** Current Price **\$815,000**

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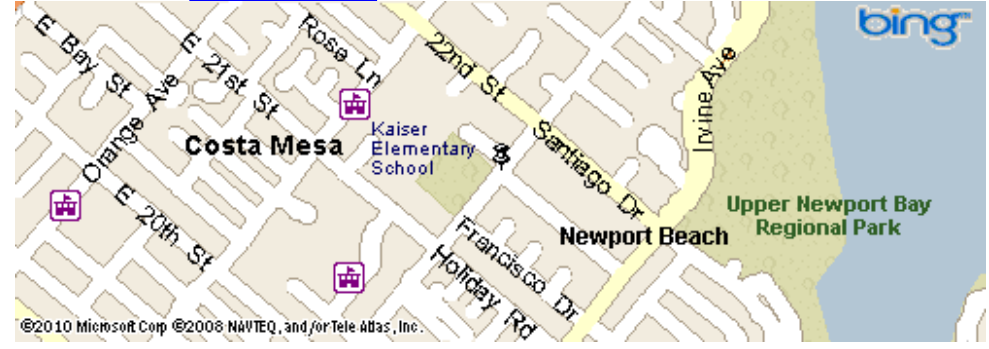
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Neil Hoang
 Single Family Residence Detached

Residential
 RES **Active** [2052 Tustin Ave](#)

Sat, Nov 27, 2010 02:44 PM
 Newport Beach (NB)

Ref: 7
 Price **\$845,000***



West Bay - Santa Ana Heights (N7)
Orange County (OR)

Zip **92660-3743**
 XSTS **20th Street**

TGNO **889C3**
 Aerial Map

U10003924	Media: 16	Builder Tract Custom (CUST)					
Bed 4		Model (C)					
Baths 2	Style Cape Cod	Stories Two Levels		Floor			
View No View		YrBlt 1963	Assessor	HOA Dues \$ 0 + \$ 0		Land Lse/Yr \$	
ASqFt 1,932	Assessor			Land Fee			
ALotSize 7,200				Acres 0.17	Assessor		
Prkng Oversized Garage		Dim 75x96					
Garage, # cars 2	Rem 2	# Uncovered Spaces	Cprt	# Garages 1		RV Acc	Range \$: No

Range Price Listing: **No**
2052 Tustin Ave., Newport Beach 92660 This is a newly remodeled 4 bedroom 2 bath home with pool. All new kitchen with granite counter tops, new stainless steel appliances, all new bathrooms, new windows, new carpet, new doors, a must see property. Plenty of closet space. Spacious back yard with pool splitting two areas. Two bedrooms and bath on 2nd floor. Down stairs bedroom could be office or den off master bedroom. Large 2 car garage and yard storage area behind garage. Ready to close escrow quick no waiting.
 Directions **North of 20th Street. Property in East side Costa Mesa with a Newport Beach address.**
 Special Conditions: **Standard Sale or Lease/None**

Rooms			
Bedrooms Ground Floor Master Bedroom, Walk-In Closet		Living Rm Living Rm Entrance	
Kitchen Granite Counters		Dining Family Kitchen, Family Room	
Total Baths 2	Full Baths 2	3/4 Baths 0	1/4 Baths 0
Baths Desc Dual Entry (Jack and Jill) Bath, Granite Vanity(s), Tiled Shower			
Other Laundry on Kitchen Level			

Amenities	
Pool Private Pool	
Spa No Spa	
TV Cable TV	Water Heater Gas
Firepl Dining Room, Family Room / Brick / Gas Starter	
Appliances Convection Oven, Cooktop - Gas, Dishwasher, Garbage Disposal, Gas Dryer Hook Up, Gas Oven, Gas/Elec Dryer Hook Up, Microwave, Range Hood, Refrigerator, Vented Exhaust Fan	
Other High or Mid-Rise Amenities	
Security	

Interior		
Heating Forced Air	Cooling No Air Conditioning	Floors Carpet - Partial, Travertine
Interior Misc		
Disability Access None		

Exterior/Structural		
Roof Shingle - Asphalt	Entry Location Ground Level - no steps	Common Walls
Cond New Construction	Plumbing Full Copper Plumbing	Patio Concrete Slab
Other 220V In Laundry	Sprinklers	Doors/Windows Plantation Shutters
Structures, Other		
Exterior Construction Stucco/Wood		

Lot Description			
APNO 426-243-09		Zoning	Lot/Block/Tract 237//516
Lot		Legal Unincorporated	
Sewer In, Connected & Paid	Water District/Public	Water District Costa Mesa	Yard Back
Distance to Beach (miles)			

Community/Association			
HS Dist Newport Mesa Unified School District	Elemen Woodland	Junior Ensign	High Sch Newport Harbor
Amenities			
Units		HOA Dues \$ 0 + \$ 0	Mello Roos No
Land Fee		Land Lse/Yr \$	
City Inspection Required No	Builder's Name		

Listing Activity			
LP/SqFt \$437.37	Orig Price \$ 885,000	Prev Price \$ 885,000	Current Price \$845,000
Contact Information			



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Neil Hoang **Residential** Sat, Nov 27, 2010 02:44 PM Ref: 8
Single Family Residence Detached RES Active 3079 Corte Portofino Newport Beach (NB) Price \$849,000



East Bluff - Harbor View (NV) Zip **92660-3265** TGNO **889F3**
Orange County (OR) XSTS **Jamboree and University** Aerial Map

S623555 [Media: 12](#) Builder Tract **Newport North Villas (NNVL)**
 Bed **3** Model **Medina (2) (2)**
 Baths **3** Style **Mediterranean** Stories **Two Levels** Floor
 View **No View** YrBlt **1988 Assessor** HOA Dues \$ **285 + \$ 0** Land Lse/Yr \$
 ASqFt **1,942 Assessor** Dim Acres **0.08 Assessor**
 A Lot Size **3,554** Prkng **Garage Attached, Garage Door Opener, Workbench in Garage**
 Garage, # cars **2 A** Rem # Uncovered Spaces Cprt # Garages RV Acc Range
 \$: **No**

Range Price Listing: **No**
You May Lease Option this Beautiful, BACK on Market Home! Buyer Did NOT Qualify! Realize You're Dream Today. Affordable, Newport Canyon, North Villas offers the finest in Association Resort Lifestyle. Quality Decor and perfection in design, adds Top Value to this Beautiful Newport Beach Location. The Community Youth Sport Recreational amenities of Bonita Canyon Sports Park allow activity for Everyone ! Join us at our Natural recreation area of the Upper Back Bay Nature preserve. This Home is Vacant and offers Move-in Terms for the right Buyers. Truly a Must See, Today !

Directions **Upper back Bay community of Newport Canyon, North Villas at Bonita Canyon sports Park. Jamboree and University.**
 Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms **All Bedrooms Up** Living Rm
 Kitchen **Gourmet Kitchen, Granite Counters, Open to Family Room, Remodeled** Dining **Breakfast Counter/Bar, Formal Dining Rm**
 Total Baths **3** Full Baths **2** 3/4 Baths **0** 1/2 Baths **1** 1/4 Baths **0**
 Baths Desc **Remodeled**
 Other **Formal Entry, Laundry In Garage**

Amenities

Pool **Assoc Pool**
 Spa **Assoc Spa**
 TV **Cable TV** Water Heater **Gas**
 Firepl **Living Room / Concrete / Gas Starter**
 Appliances **Cooktop - Gas, Dishwasher**
 Other
 High or Mid-Rise Amenities
 Security **Gated Community with Guard**

Interior

Heating **Forced Air** Cooling **Central** Floors **Carpet - Partial**
 Interior Misc **Cathedral-Vaulted Ceilings**
 Disability Access **None**

Exterior/Structural

Roof **Spanish Clay Tile** Entry Location **Ground Level w/steps** Common Walls
 Cond **Updated/Remodeled** Plumbing Sprinklers **Rear** Patio **Porch - Rear**
 Other **Foundation - Concrete Slab** Doors/Windows **Double Pane Windows, French Doors**
 Structures, Other
 Exterior Construction **Concrete**

Lot Description

APNO **442-054-02** Zoning Lot/Block/Tract **44/12271**
 Lot **Backs to Parkland** Legal **CC&RS, Homeowners Association**
 Sewer **In, Connected & Paid** Water District/Public Water District Yard **Back**
 Distance to Beach (miles) **2**

Community/Association

HS Dist **Newport Mesa Unified School District** Elemen Junior High Sch **CDM**
 Amenities **Assoc Barbeque, Assoc Club Hse/Rec Facility, Assoc Fee Incl On Site Security Guard, Assoc Pool, Greenbelt** HOA Dues \$ **285 + \$ 0** Mello Roos **No**
 Units
 Land **Fee** Land Lse/Yr \$
 City Inspection Required **Yes** Builder's Name

Listing Activity

LP/SqFt **\$437.18** Orig Price \$ **849,000** Prev Price \$ **859,000** Current Price **\$849,000**

Contact Information



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Neil Hoang
Single Family Residence **Detached** **Residential RES** **Active** **2335 Orchid Hill Pl** **Sat, Nov 27, 2010 02:44 PM** **Newport Beach (NB)** **Price \$849,500*** **Ref: 9**



West Bay - Santa Ana Heights (N7) **Orange County (OR)** Zip **92660-0730** TGNO **889E2**
XSTS Mesa Dr/Upper Bay Aerial Map

S633013 [Media: 25](#) Builder Tract **North Bay Homes (SANB)**
 Bed **5** Model **(d)**
 Baths **3** Style **Spanish** Stories **Two Levels** Floor
 View **No View** HOA Dues \$ **0 + \$ 0** Land Lse/Yr \$
 ASqFt **2,662** Assessor YrBlt **1968** Assessor Dim **90x130** Land Fee Acres **0.21** Assessor
 ALotSize **9,000** Assessor
 Prkng **Garage Attached**
 Garage, # cars **2 A** Rem # Uncovered Spaces Cprt # Garages RV Acc Range \$: **No**

Range Price Listing: **No**
Beautifully remodeled home for sale in Upper Bay, Newport Beach. 5bedrooms, 3 bathrooms, house was completely remodeled. Master bedroom is located downstairs with master bath. New kitchen, hardwood floors throughout entire house, Fireplace in Living Room, New Bathrooms with custom tiles and vanity, New custom rod iron & wood banister with new steps.
 Directions [Mapquest](#)
 Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms **Ground Floor Master Bedroom** Living Rm
 Kitchen **Granite Counters** Dining **Formal Dining Rm**
 Total Baths **3** Full Baths **3** 3/4 Baths **0** 1/2 Baths **0** 1/4 Baths **0**
 Baths Desc **Marble Vanity(s)**
 Other

Amenities

Pool **In Ground, Safety Fence**
 Spa **In Ground**
 TV Water Heater **60+ Gallon Tank**
 Firepl **Living Room / Fire Pit / Uses Both Gas & Wood**
 Appliances
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Central, Forced Air** Cooling **No Air Conditioning** Floors **Hardwood, Marble**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Spanish Clay Tile** Entry Location **Ground Level - no steps** Common Walls
 Cond Plumbing **Full Copper Plumbing** Patio **Covered Patio**
 Structures, Other Sprinklers **Front, Rear, Sprinkler Timer** Doors/Windows **Double Door Entry, Double Pane Windows**
 Exterior Construction **Stucco/Wood**

Lot Description

APNO **439-041-38** Zoning Lot/Block/Tract **15//6407**
 Lot Legal
 Sewer **Public Sewer** Water District/**Public** Water District Yard
 Distance to Beach (miles)

Community/Association

HS Dist **Newport Mesa Unified School District** Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **0 + \$ 0** Mello Roos No
 Land Fee Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$319.12** Orig Price \$ **850,000** Prev Price \$ **850,000** Current Price **\$849,500**

Contact Information

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Neil Hoang
Single Family Residence Detached

Residential
RES Active [20332 Riverside Dr](#)

Sat, Nov 27, 2010 02:44 PM
Newport Beach (NB)

Ref: 10

Price \$850,000*



West Bay - Santa Ana Heights (N7)
Orange County (OR)

Zip 92707-5640
XSTS SANTA ANA / ORCHARD

TGNO [889D1](#)
Aerial Map

U9001700 [Media: 7](#) Builder Tract **Santa Ana Heights Residential (SAHR)**
 Bed 3 Model (z)
 Baths 2 Style **Ranch** Stories **One Level** Floor
 View **No View** HOA Dues \$ **0 + \$ 0** Land Lse/Yr \$
 ASqFt **1,325 Assessor** YrBlt **1955 Assessor** Land Fee
 A Lot Size **12,960 Assessor** Dim **120x108** Acres **0.3 Assessor**
 Prkng
 Garage, # cars **0** Rem **0** # Uncovered Spaces **4** Cprt # Garages **0** RV Acc Range
 \$: **No**

Range Price Listing: **No**
Boarding Kennel..licensed for 75 dogs..and a 3 Bedroom 2 Bath Home !!! Huge 12,960 foot lot with 31 'Runs' One of the largest properties of it's kind in this area. There are 17 Indoor/Outdoor runs and 14 Outdoor Runs. Several 'play' or exercise areas. This is a fantastic opportunity for someone wanting to work in the Muti-million Dollar Pet industry....This street, right here in Newport Beach (Formerly Santa Ana Heights), is home to several such Properties. Property needs TLC...but the potential is fantastic. Priced at LOT Value. In addition to DOG & CAT Boarding... Grooming, Training,DOG & CAT Day Care services would add extra revenue....!!!
 Directions **Santa Ana (South of Bristol) Turn on Orchard then RIGHT on Riverside to 20332 Riverside. (Note Santa Ana becomes Red Hill - North of Bristol!!!) NOTE THIS RIVERSIDE IS NEAR BRISTOL & RED HILL, behind Santa Ana Country Club.**
 Special Conditions: **Standard Sale or Lease/None**

Rooms

Bedrooms **All Bedrooms Down** Living Rm **Living Room**
 Kitchen Dining **Eating Area**
 Total Baths **2** Full Baths **1** 3/4 Baths **1** 1/2 Baths **0** 1/4 Baths **0**
 Baths Desc
 Other

Amenities

Pool **No Pool**
 Spa **No Spa**
 TV **Cable TV** Water Heater
 Firepl **Living Room / Concrete / Uses Both Gas & Wood**
 Appliances **Freestanding Gas Range**
 Other
 High or Mid-Rise Amenities
 Security

Interior

Heating **Other Heating** Cooling **No Air Conditioning** Floors **Other, Pavers**
 Interior Misc
 Disability Access **None**

Exterior/Structural

Roof **Other** Entry Location **Ground Level w/steps** Common Walls
 Cond **As Is** Plumbing
 Structures, Other **Barn/Stable, Shed** Sprinklers
 Exterior Construction **Stucco** Doors/Windows

Lot Description

APNO **439-251-02** Zoning
 Lot **Cul-De-Sac** Legal **Incorporated** Lot/Block/Tract **9//2581**
 Sewer **In Street Paid** Water District
 Distance to Beach (miles) Water **District/Public** Water District Yard **Fully Fenced**

Community/Association

HS Dist **Newport Mesa Unified School District** Elemen Junior High Sch
 Amenities
 Units HOA Dues \$ **0 + \$ 0** Mello Roos **No**
 Land **Fee** Land Lse/Yr \$
 City Inspection Required **No** Builder's Name

Listing Activity

LP/SqFt **\$641.51** Orig Price \$ **899,000** Prev Price \$ **899,000** Current Price **\$850,000**

Contact Information



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