

# Hamptons

INTERNATIONAL



**7 Saratoga, Newport Beach, CA 92660**

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**£780,000**  
**(\$1,049,000)**

## Property details



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### Key features

- **Cooling: Wall Unit A/C**
- **Heating Type: Forced Air**
- **Sewer: Public**
- **Water: City Water**

### Attributes

-  **Near to beach**
-  **Private parking**

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## Description

This charming three-bedroom, two-bath waterfront home in the heart of Bayside Village offers the ultimate Back Bay lifestyle in Newport Beach. At approximately 1,152 square feet, this cozy, light-filled home features vaulted ceilings, crown molding, beautiful baseboards, and large windows that frame unobstructed water views stretching toward the coveted Dover Shores neighborhood. Natural light floods every room, with solar tubes brightening hallways and ceiling fans in all bedrooms, keeping the coastal breeze flowing. The spacious kitchen has generous cupboard and pantry space, ideal for everyday living or hosting guests after a sunset cruise. An inside laundry room and two full bathrooms provide practical convenience, while storage sheds and covered parking make beachside life effortless. Venture outside to your private patio, ideal for morning coffee or evening wine, and enjoy five lush, landscaped planters on timer irrigation. Boating enthusiasts will love the assumable boat dock directly in front of the home, complete with an 18-foot Duffy boat. Residents also enjoy access to a 220-slip marina, with resort-style views near Newport Dunes Waterfront Resort, all while maintaining a peaceful, intimate feel. Bayside Village is a vibrant, all-ages community with two heated pools, two hot tubs, two clubhouses with fireplaces, kitchens, and even a dance floor, plus a fitness center, billiard room, fenced dog park, and multiple designated pet areas. It's just a short stroll to Balboa Island and Fashion Island, adding shopping, dining, and fun within easy reach. Fully furnished, with no property tax payments, voluntary HOA dues, and a below-market assumable ground lease through year-end, 7 Saratoga is more than a home - it's a lifestyle. Imagine barefoot mornings, boating adventures, friendly neighbors, and peaceful Back Bay sunsets. Cozy, waterfront, and homie in all the best ways - this is life on the bay at its finest!























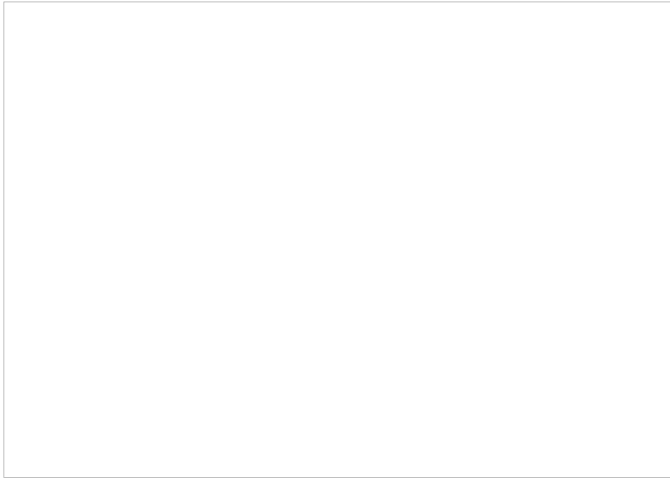
























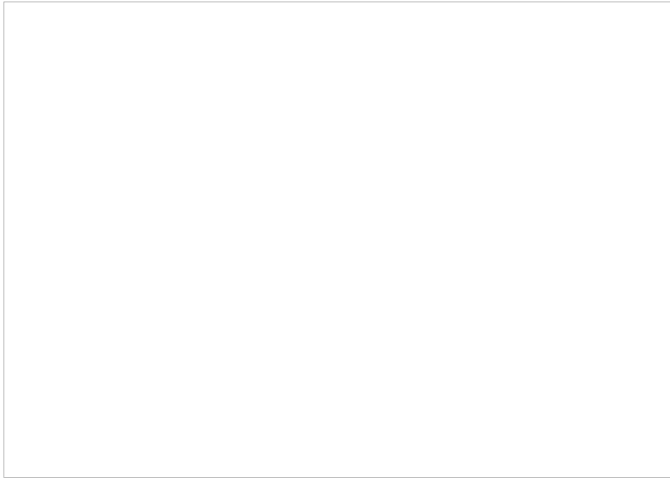






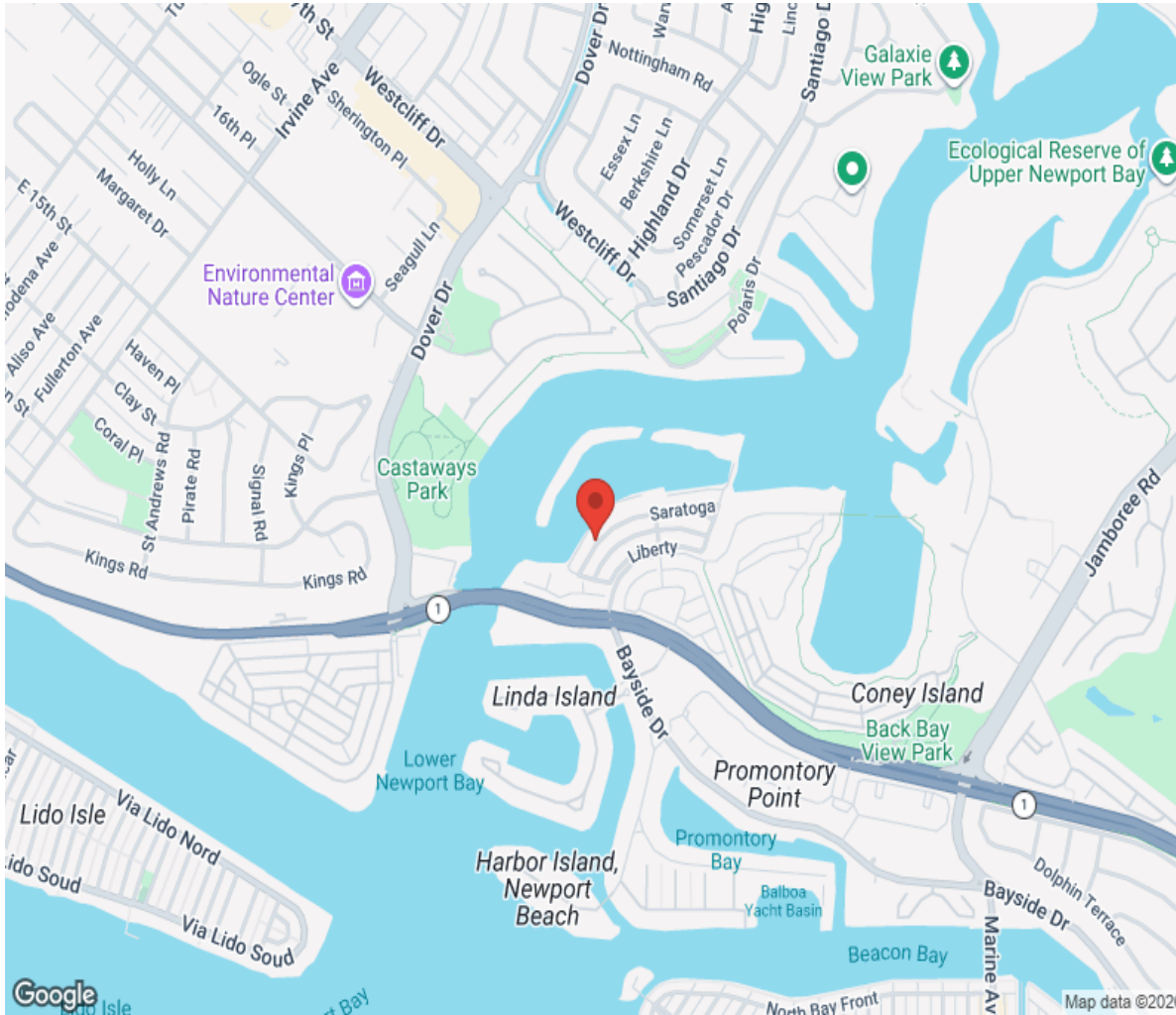








# Location



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