

401 OLD NEWPORT BLVD

NEWPORT BEACH



NOW LEASING

Medical & Office Space

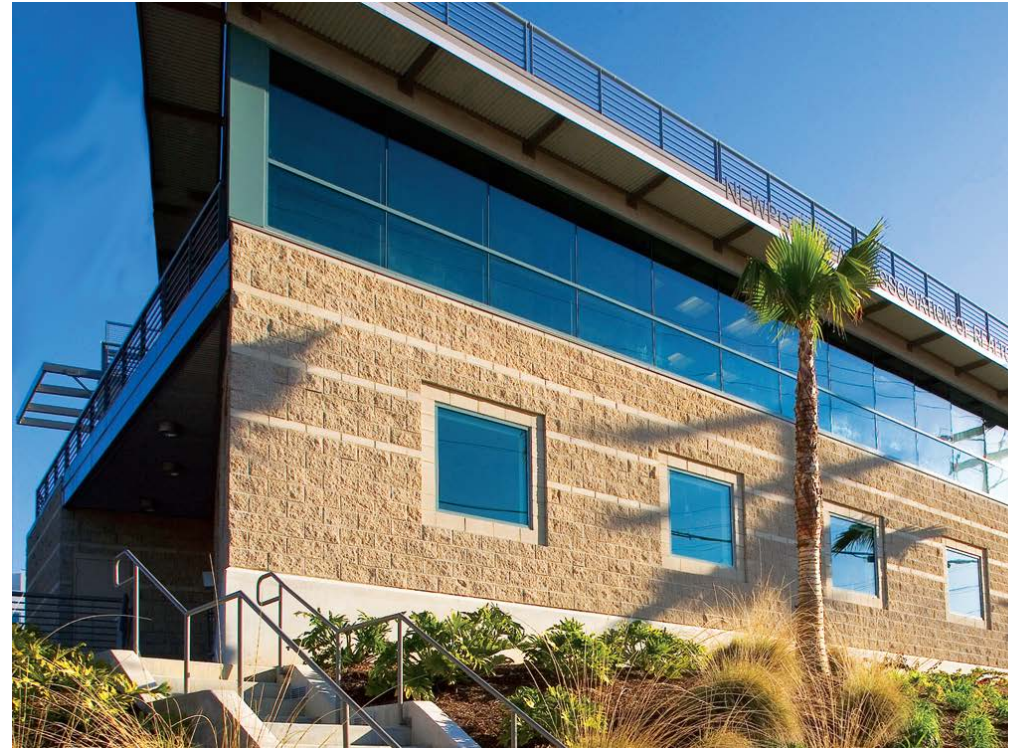
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WELCOME TO

401 OLD NEWPORT BLVD

401 Old Newport Boulevard is centrally located on the highly visible and busy intersection of Newport Boulevard and Hospital Road within the affluent community of Newport Beach. The two story, medical office building is walking distance to Hoag Hospital of Newport Beach, and offers a unique tenant experience with its unique rooftop deck, ocean views and reserved parking. Immersed within the medical community, a range of high end residential, and retail, 401 Old Newport Boulevard truly offers a best in class experience for physicians and visitors alike.





"A" RESTAURANT



THE AMENITIES

The *Features* & Amenities



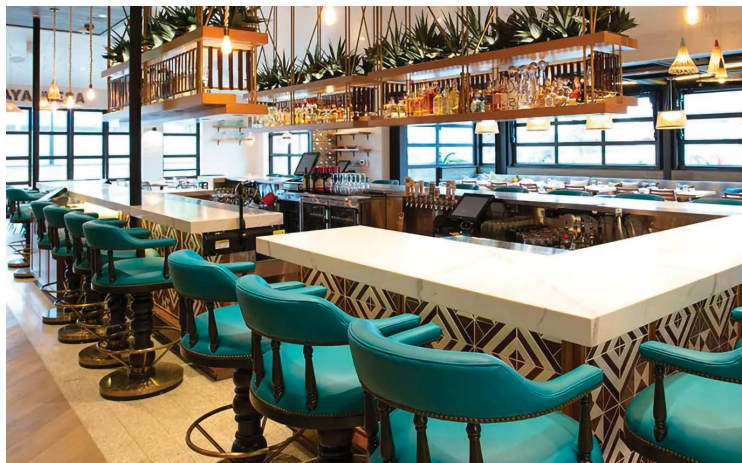
FEATURED LOCATION

Originally built as a restaurant and service station, construction began on The Arches in 1925, the same year Coast Highway opened up from Huntington Beach to Newport Beach. Founded by John Vilelle and James Sturgeon, it was named by 10 year old Victor Chatten in a contest advertised by them in the Balboa Times. The distinct Mediterranean style of the original buildings, with arches and red tile roofs, quickly made it a recognizable staple of Newport Beach as it helped to shape and inspire the town in its early stages.

- High image building with reserved parking and signage possibilities
- Highly visible corner location on Newport Boulevard / Hospital Road
- Adjacent to Hoag Hospital Newport Beach and numerous retail amenities
- Unique rooftop deck with barbecue and outdoor seating
- Convenient access to 55, 73, 405 and Pacific Coast Highway



MALIBU FARM



PLAYA MESA

NEIGHBORHOOD HOT SPOTS



"A" RESTAURANT



GREEN LEAF



NOBU

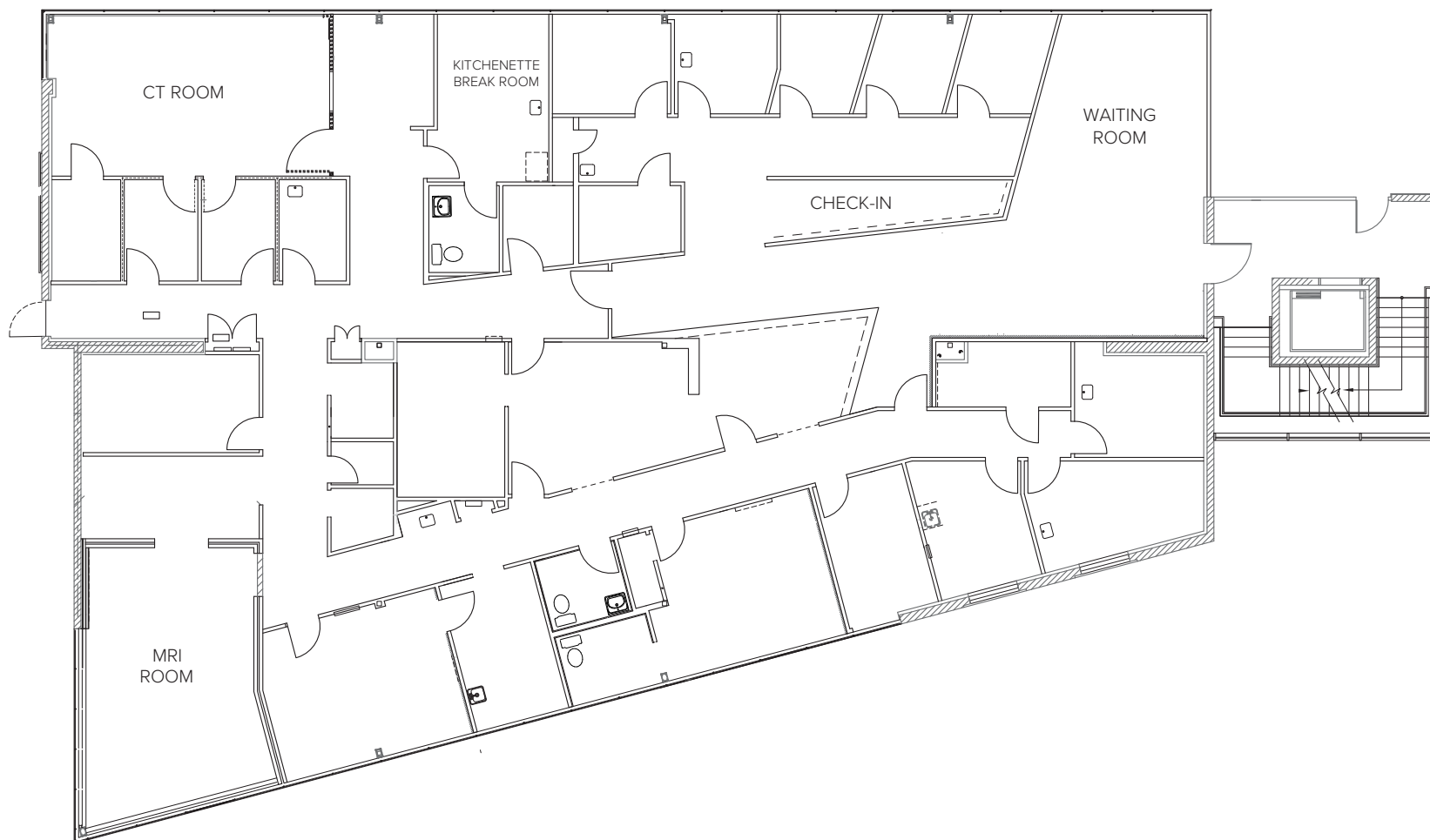
HOAG HOSPITAL

401 OLD NEWPORT BLVD

LIDO MARINA VILLAGE

Suite 201

+/- 7,260 SF



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