

21095 RAQUEL ROAD
LAGUNA BEACH, CA

12-BED, 14-BATH - YOGA & HEALTH RETREAT



21095 RAQUEL ROAD, LAGUNA BEACH, CA

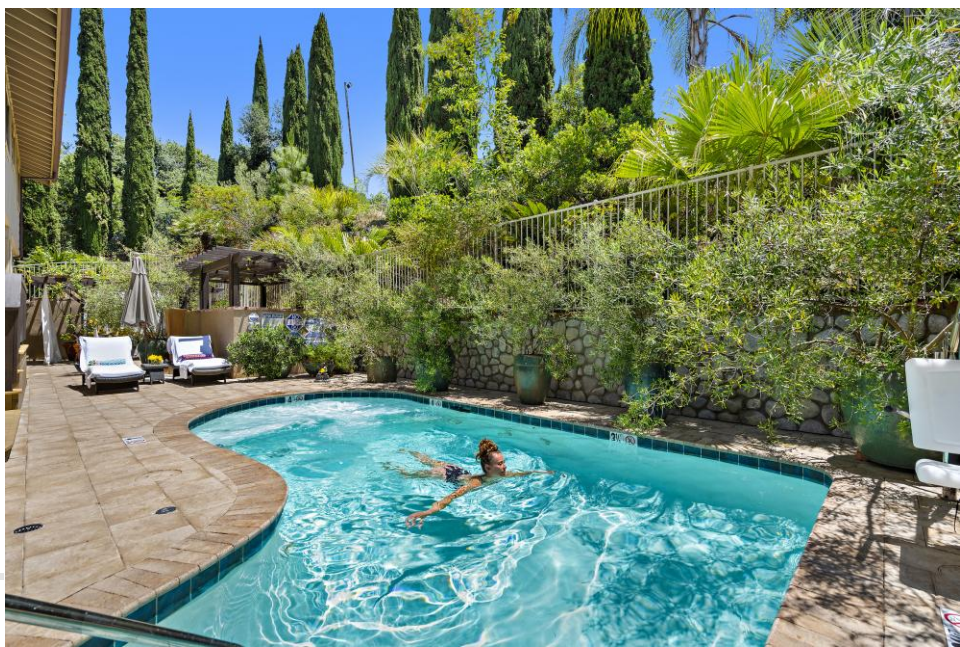
12-Bedrooms, 14-Bath | \$6,950,000

Address:	21095 Raquel Road
City:	Laguna Beach, CA 92651
APN:	632-051-06
Building Area:	±7,000 sq. ft. - Verify
Lot Size:	0.63 AC
Year Built:	1979 r. 2009/15
Bed/Bath:	12 bedrooms / 14 bathrooms
Amenities:	Pool/Spa, Gym, Sauna's, 4 massage rms.
Parking:	9 covered + 13 uncovered spaces
Zoning:	Rural Occupation Overlay Zone
CUP:	12-bed Yoga & Health Retreat (2008)
Asking Price:	\$6,950,000

- The Pearl Laguna Beach is an internationally recognized and award-winning Yoga & Health Retreat
- The property boasts 12 bedrooms, 14 bathrooms, state of the art commercial kitchen, dedicated gym, saltwater pool/spa, two saunas, yoga deck, etc.
- Situated in the heart of Laguna Canyon with immediate access to Downtown Laguna Beach, world class hiking trails and the Festival of Arts
- CUP issued in 2008 for 12-bed Yoga & Health Retreat
- Ideal B&B, Spa/Health Retreat or Treatment Center



EXTERIOR PICTURES

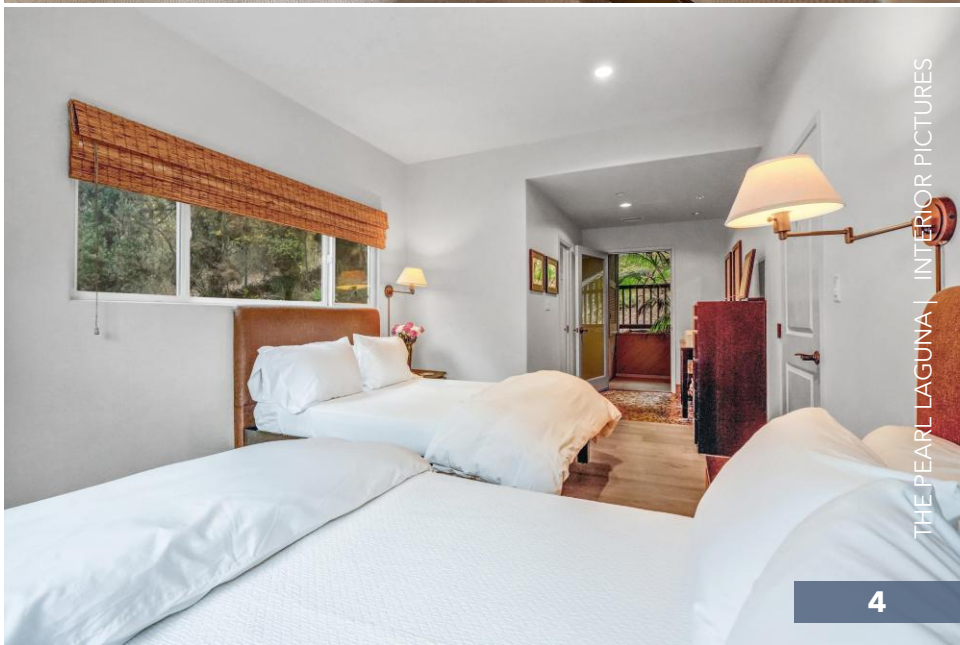


THE PEARL LAGUNA | EXTERIOR PICTURES

INTERIOR PICTURES



INTERIOR PICTURES

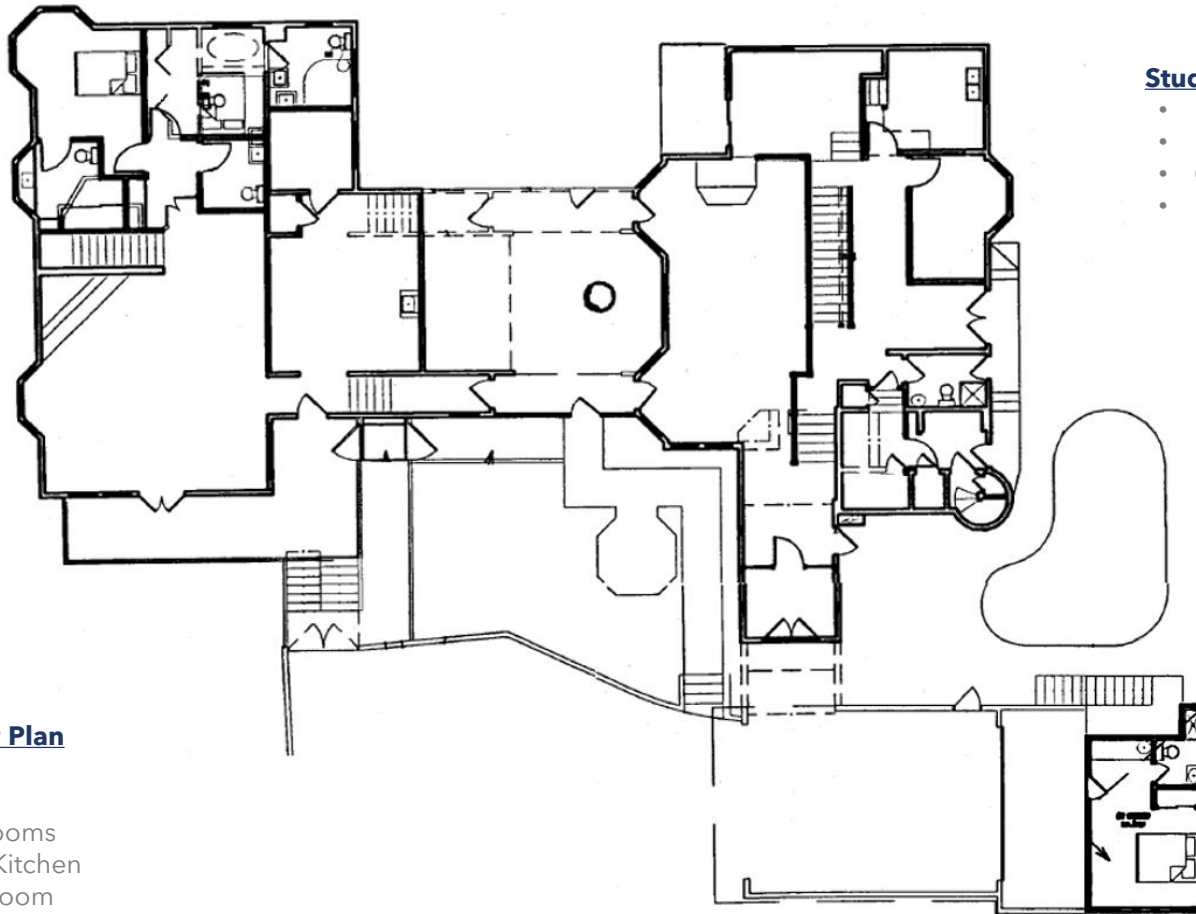


THE PEARL LAGUNA | INTERIOR PICTURES

INTERIOR PICTURES



FLOOR PLAN



Main Level Floor Plan

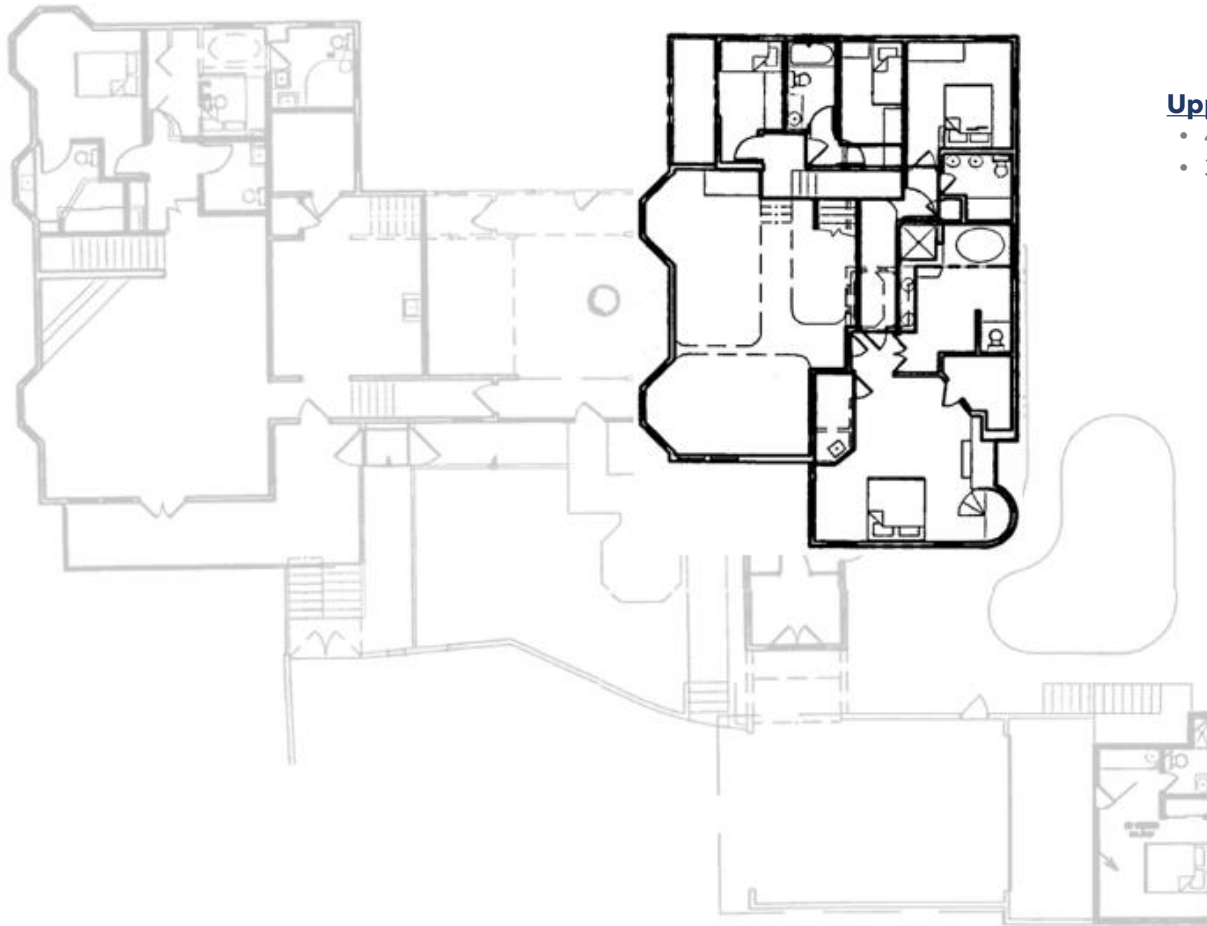
- 3 Bedrooms
- 5 Bathrooms
- 4 Massage Rooms
- Commercial Kitchen
- Large Yoga Room
- Pool/Spa
- Infrared and Traditional Sauna

Studio & Garage

- 1 Bedroom
- 1 Bathroom
- Gym
- Patio Deck

Floor plan for illustrative purposes only. Not to Scale

FLOOR PLAN

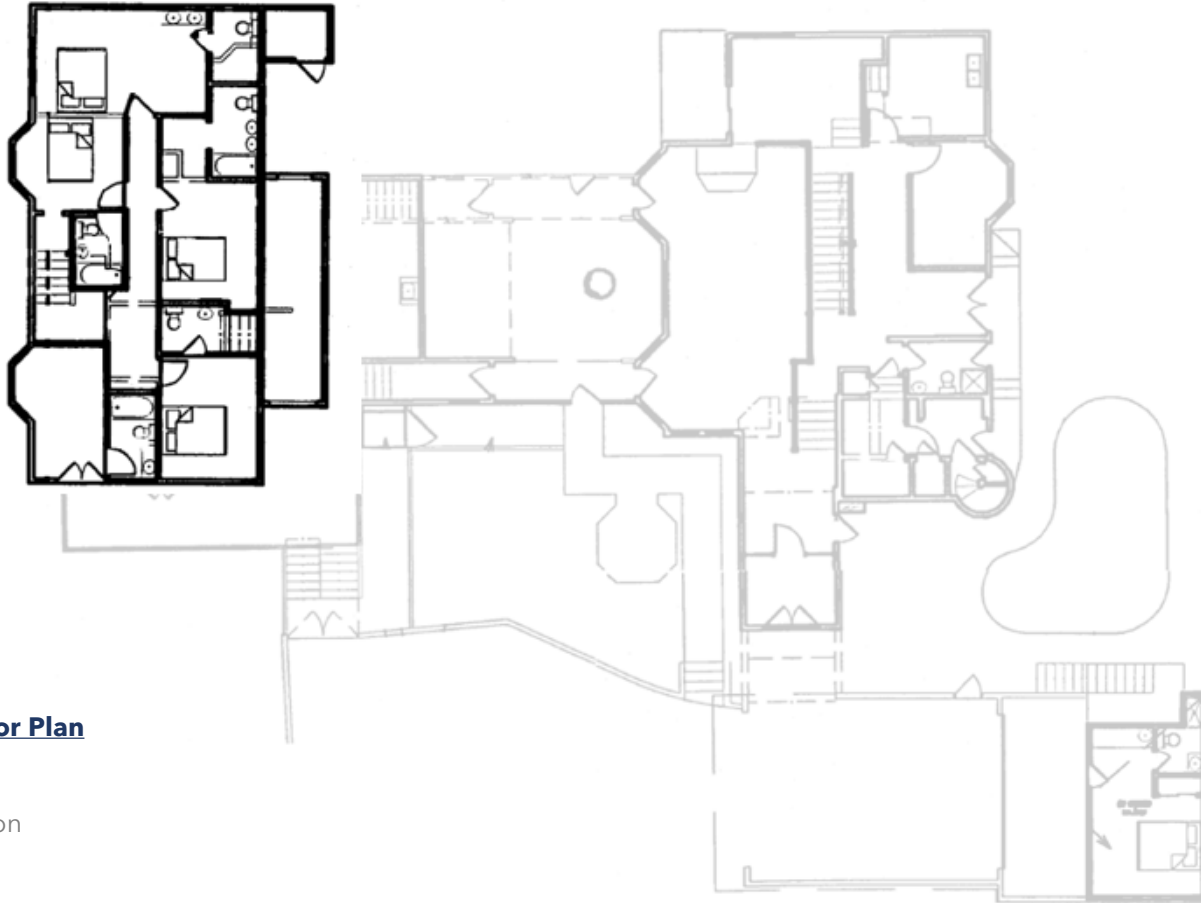


Upper-Level Main

- 4 Bedrooms
- 3 Bathrooms

Floor plan for illustrative purposes only. Not to Scale

FLOOR PLAN



Lower-Level Floor Plan

- 4 Bedrooms
- 5 Bathrooms
- Store/Reception

Floor plan for illustrative purposes only. Not to Scale







LAGUNA BEACH
HIGH SCHOOL

DOWNTOWN
LAGUNA BEACH

MAIN
BEACH

WHOLE FOODS
MARKET

FESTIVAL OF
ARTS
OF LAGUNA BEACH

LCAD
LAGUNA COLLEGE OF ART+DESIGN

LAGUNA
RIDGE TRAIL

LAGUNA CANYON
WINERY

LAGUNA COAST WILDERNESS
PARK: BIG BEND

SUBJECT
PROPERTY

THE
PEARL
laguna

DOG PARK
LAGUNA BEACH

PACIFIC
MARINE MAMMAL CENTER

EMERALD
BAY

IRVINE COVE
COMMUNITY

CRYSTAL COVE
STATE PARK

LAGUNA CANYON RD

133

133

THE PEARL LAGUNA | AERIAL



Robert Hunter

949.689.8199

Robert.Hunter@Elliman.com

DRE#: 02030490

All materials and information received or derived from Douglas Elliman of California (DE) its directors, officers, agents, advisors, affiliates and/or any third party sources are provided without representation or warranty as to completeness, veracity, or accuracy, condition of the property, compliance or lack of compliance with applicable governmental requirements, developability or suitability, financial performance of the property, projected financial performance of the property for any party's intended use or any and all other matters.

Neither DE, its directors, officers, agents, advisors, or affiliates makes any representation or warranty, express or implied, as to accuracy or completeness of the any materials or information provided, derived, or received. Materials and information from any source, whether written or verbal, that may be furnished for review are not a substitute for a party's active conduct of its own due diligence to determine these and other matters of significance to such party. DE will not investigate or verify any such matters or conduct due diligence for a party unless otherwise agreed in writing. EACH PARTY SHALL CONDUCT ITS OWN INDEPENDENT INVESTIGATION AND DUE DILIGENCE.