

# IRVINE TERRACE



## BOUNDARIES:

Bordered by Pacific Coast Highway to the North, Bayside Drive to the South, Jamboree Road to the West and Avocado Avenue to the East.

## HOUSES:

There are about 370 single-family homes. The streets are terraced to give more than half of the homes an ocean view. All but a few homes are on fee land and there is an association height limit of 14 feet.

## STYLE:

There are many types of homes ranging from a small, non-view cottage home to an expansive, two-story custom-built home overlooking Newport Harbor. There is constant remodeling and new construction in the neighborhood.

## AGE:

The first 22 homes were built by Smith & Workey in the 1950's. Many of the homes in the far West section were built by Ares with the balance built by Macco.

## FEATURES:

Irvine Terrace consists of solidly built homes on big lots with some of the best views of the bay and the ocean. It is within walking distance to vast shopping at Fashion Island and golf at the Newport Beach Golf Club. Beach activities at Big Corona State Park and tennis courts are located within the community.

## SCHOOLS:

Lincoln Elementary, Corona del Mar junior and Senior High Schools.

