

Bayside

// 341 BAYSIDE NEWPORT BEACH



Success Works Here®

- 9.5K SF of space across two stories
- Premium finishes including hardwood floors
- Balcony walkways with waterfront views
- Dining: Steps away from Bayside Restaurant and Sol Mexican Cocina
- Meeting & Event Space: Use any of Newport Center's four fully equipped conference centers with AV equipment, projection screens and video conferencing
- A short drive from Fashion Island, a premier coastal shopping and dining destination
- Luxurious nearby hotels and resorts include Pelican Hill, The Pendry and VEA Newport Beach

All properties are offered for lease through Irvine Management Company, a licensed real estate broker DRE LIC. #02041810. All renderings/pictures shown are for information and illustration purposes only and are subject to change. Any reliance on this information is solely at your own risk. Building certifications do not guarantee prevention of contracting COVID-19 or other communicable diseases.



Fashion Island®



Spectacular Views



Bar Pendry



The Resort at Pelican Hill®

Culinary Experiences

Casual and fine dining options at Fashion Island® including Fleming's Prime Steakhouse & Wine Bar, Red O Mexican Cuisine, JOEY Newport Beach, R+D Kitchen, True Food Kitchen and more.

Dynamic Gathering Spaces

Connect at The Commons, an innovative, event-ready outdoor space for taking meetings outdoors or simply enjoying the Coastal California lifestyle.

Flex+® by Irvine Company

Flex+ provides move-in ready, private workspace with furniture options and lease terms starting at six months.

Upscale Retail

Steps away from a wide assortment of shops including Nordstrom, Neiman Marcus, specialty boutiques, and The LOT movie theater.

Community & Connectivity

Resort-style living at **Villas Fashion Island** and **Colony at Fashion Island** Apartment Homes and conveniently located near popular sports, tennis, and country clubs.

Exceptional Accommodations

Minutes to **The Resort at Pelican Hill**® featuring signature dining experiences, private Bungalows and Villas, two golf courses, and 23K+ SF of event space. Experience luxury hotels nearby at VEA Newport Beach and Pendry Newport Beach.

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