

**EXPERIENCE CUSTOM HOMES**

**JZMK**  
PARTNERS

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LOCATION NEWPORT BEACH, CALIFORNIA  
CLIENT MANNING HOMES

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# 1718 NEWPORT HILLS DRIVE



**PROJECT TYPE** SEMI-CUSTOM HOME  
**SIZE** LOT SIZE: 7,887 SF  
HOME SIZE: 5,264 SF

This 2-story home offers 5 Bedrooms, including a spacious Loft and a Study overlooking the Entry Foyer on the lower level. Some of the many amenities include a Gourmet kitchen with custom cabinetry, a formal Living and Dining room that feature 10'-6" ceilings throughout. An expansive front porch spans across the front entry formal Living Room where large French doors open up to the well-manicured front yard. The Master Bedroom Suite is located in the rear, overlooking the private rear yard of the home. The Master bathroom is well equipped with the finest cabinetry and a free standing tub.

LOCATION IRVINE, CALIFORNIA  
CLIENT SHADY CANYON

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# DE FELICE RESIDENCE



**PROJECT TYPE** CUSTOM HOME  
**SIZE** 8,850 SF  
3 BEDROOMS | 6.5 BATHS

This custom residence was designed to create a sense of true traditional Andalusian style architecture. The home sits upon a 29,816 square foot parcel, which is surrounded by natural vegetation and wildlife. Particular emphasis was placed on the indoor/outdoor relationship by creating over 2,000 square feet of interior entry courtyard surrounded by traditional balconies, wood burning fireplaces and French doors opening to the art gallery. The design was influenced by the homeowner's priceless art collection, which is reflected in the long axial hallways and termination points.

LOCATION SIMI VALLEY, CALIFORNIA

CLIENT MILLER FAMILY

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# DOS VIENTOS



**PROJECT TYPE**

CUSTOM HOME

**SIZE**

6,360 SF

6 BEDROOMS | 5.5 BATHS

This magnificent Spanish Colonial estate is one of four exclusive custom homes to be built-in this private gated enclave of 24 acres. Surrounded by stunning views, this sprawling 7.47 acre estate boasts a .95 acre pad, which includes the main house, a guest casita, elegant pool and large motor courtyard with a four-bay garage. This 6,755 square foot custom home's architecture and amenities blend exquisite centuries-old detail and craftsmanship with the best of today's easy living style.

# LAGUNA BEACH RESIDENCE



**PROJECT TYPE** CUSTOM HOME  
**SIZE** LOT: 5,612 SF  
1,462 SF

This home was designed for a local family in the historical “Village” section of Laguna Beach, California. Careful consideration was necessary in creating a design that fit below an ocean view plane from the neighboring home immediately behind and uphill from the site. The home had to fit below a 14’ maximum height, requiring a one story design. The architect designed the home to fit below the view plane and provide all the program elements necessary, while fitting the program into the maximum allowable lot.

**LOCATION** SUNSET BEACH COLONY, NORTH SHORE, HAWAII  
**CLIENT** HOMEOWNER

# OLIVER RESIDENCE



**PROJECT TYPE** CUSTOM HOME  
**SIZE** 4,880 SF  
LOT: 18,114 SF

This home was designed for a mature family as a seasonal beachfront vacation home. It is located on the fabled North Shore of the island of Oahu. The home is sited and oriented to take advantage of breathtaking views of the world class surf breaks of the Sunset Beach area, while turning its back toward the strong offshore breezes, thus mitigating their impact upon outdoor comfort. Those same breezes allow the home to be naturally cooled by custom andiroba wood double hung windows on all sides of the buildings.

LOCATION SUNSET BEACH COLONY, NORTH SHORE, HAWAII  
CLIENT HOMEOWNER

# SUNSET BEACH RESIDENCE



**PROJECT TYPE**  
**SIZE**

CUSTOM HOME  
SITE AREA: .5 ACRES  
MAIN HOUSE: 2,458 SF  
GUEST HOUSE: 600 SF  
LANAI: 1,328 SF

The main house has four bedrooms, three baths, and a covered porte cochere parking with direct access. The main house features a great room with hardwood floors and beam ceilings, large sliding pocket doors opening to the main lanai, a gourmet kitchen, and stunning views of the surf from the master and upper bedrooms. A separate guest house is also included on the compound. Private outdoor shower in the middle of the tropical garden is the perfect place to rinse off after a surf session.