

301 OCEAN

LUXURY OCEAN VIEW APARTMENTS IN SANTA MONICA

EASY 5% COMMISSION



AGENT PREVIEW ONLY TUESDAY 11-2PM.

PLEASE PRESENT YOUR BUSINESS CARD UPON ENTRY.

STUDIOS STARTING AT \$2,900/MO.

1-BEDROOMS STARTING AT \$7,500/MO.

2-BEDROOM FLATS STARTING AT \$5,500/MO.

2-BEDROOM TOWNHOME PENTHOUSES STARTING AT \$9,000/MO.

SIMPLY REGISTER YOUR CLIENT WITH OUR OFFICE AND SEND THEM ON THEIR OWN.

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424.400.5903

1015 CHAUTAUQUA BOULEVARD

PACIFIC PALISADES



ELEGANT TRADITIONAL IN THE HEART OF THE PALISADES

Custom built Clark Remington east coast traditional features amazing attention to detail: high ceilings, crown moldings, wainscoting and custom built-ins by Brendan Cowman. Gourmet kitchen with designer finishes and high-end appliances. Other amenities include an office, formal living room, dining room, family room and a lush backyard with built-in barbecue and fountain. A huge lower level with a game/media room, gym and two bedrooms. Also a rooftop deck with treetop and ocean views complete the home.

OPEN TUESDAY 11-2PM

NEW LISTING | \$6,495,000

7 BEDS

6.5 BATHS

7,544 SQ. FT.

7,797 SQ. FT. LOT

MELANIE GOLDBERGER

MGOLDBERGER@THEAGENCYRE.COM

310.560.5895



An international associate of Savills | THEAGENCYRE.COM



DESERT PAL/SADES

.38 To .73-Acre Lots Priced From \$375,000
2.5% Broker Commission



PALM SPRINGS' LAST HILLSIDE COMMUNITY

Introducing the private homesites of Desert Palisades, a gated community located three minutes from Downtown Palm Springs. A departure from traditional residential communities, Desert Palisades celebrates architectural expression, giving residents the freedom to design and build homes from the ground up. Among the first homes completed are modern masterpieces by Lance O'Donnell and Al Beadle, showcasing thoughtful, forward-thinking design and far-reaching valley and mountain views.

DESERTPALISADES.COM / 760 297 2230

1111 W RACQUET CLUB ROAD / PALM SPRINGS, CA / 92262



The developer reserves the right to make modifications in materials, specifications, plans, pricing, various fees, designs, scheduling and delivery of the homes without prior notice. All dimensions are approximate and subject to normal construction variances and tolerances. Plans and dimensions may contain minor variations from floor to floor. This is not an offer to sell or solicitation to buy to residents in jurisdictions in which registration requirements have not been fulfilled, but is intended for information only. 🏠



OPEN HOUSE
TUESDAY 11-2 PM

2508 MAYBERRY STREET | SILVER LAKE

Offered at \$1,695,000 | 5 BED | 2.5 BATH

Perched in the Mayberry Heights neighborhood of Silver Lake, this stately, 1927 Mediterranean Villa was built by Italian immigrant Innocenti Palombo to mirror a small palace from his hometown. Impeccable craftsmanship and the supreme elegance of Italian-style decor reign over the Mills Act-protected home, which has been lovingly restored by the current owners. Boasting hand-painted murals, elaborate crown moldings, Juliet balconies and Art Deco chandeliers draping from coved ceilings, this stunning home is a sight to behold. Free-flowing interior passages connect the formal living rooms and kitchen on the main level while a central balustered staircase leads to the second level bedrooms and a sun-splashed terrace overlooking the landscaped grounds—a reimagined outdoor retreat graced by rose bushes, a vegetable garden and canopied seating area. A loft-style basement comprising a kitchen, media room, library and two garage bays extends the living space and entertaining potential of this grand property which bares the distinction of being Los Angeles Historic-Cultural Monument 917.

GREG HOLCOMB

310.500.3925 | greg@gregholcomb.com



GREGHOLCOMB.COM

Partners Trust/Pacific Union fully supports the principles of the Fair Housing Act and Equal Opportunity Act, and does not guarantee the accuracy of square footage, lot size, or other information concerning the condition or features of the property provided by the seller or obtained from public records or other sources, and the buyer is advised to independently verify the accuracy of that information through personal inspection with appropriate licensed professionals. PUI BRE# 01866771 | Holcomb CalBRE# 01347788.

EXCLUSIVE AFFILIATE OF



CHOICE PROPERTIES AVAILABLE



**Wilshire House
By Appointment**

10601 Wilshire Blvd. #902

Los Angeles

Sleek, sophisticated & stylish 2Bed/2 Bath residence with coveted S/SE/SW exposure in fabulous Wilshire House. Formal entry hall way leading to Grand Living & Dining Rooms with panoramic views. Recently renovated Italian Poliform kitchen with spacious breakfast area and a built-in laundry room. Sumptuous master suite with huge walk-in closet and redone master bath, a 2nd bedroom suite. Highest quality French lime stones, designer fire place in living room, Wrap around balconies & full A class service amenities in the building. **Offered at \$ 1,995,000**



**Prime Beverly Hills
For Sale**

9965-67 & 9969-71 Durant Dr.

Beverly Hills

A once-in-a generation opportunity to purchase two rare, high-demand, adjacent multi-family properties in prime Beverly Hills on a coveted double lot (two separate APN.'s) on a lovely wide street just behind The Peninsula Hotel & within close proximity to Century City. One property is a remodeled & spacious Triplex & the second one was a duplex that has been turned into a most charming single family residence with a well thought out floor plan. Ideal for Owner User/ Investor/ future potential development. **For Sale \$7,695,000**



**The Dorchester
Just Listed**

10520 Wilshire Blvd. #1506

Los Angeles

Fully Renovated Spacious and Bright 2Bed. + Open Family Room or Den/ 2.5Bth luxury residence situated just below the Penthouse & at the most coveted SW corner of the prestigious Dorchester. This stylish & chic residence offers open floor plan with great flow, gourmet kitchen with custom built cabinetry, center Island & top of the line appliances, ultimate Master suite with exquisite master bath & huge walk-in closet. Breathtaking gorgeous panoramic views from Century City to the Ocean. Full Service Building, Sensational roof-top swimming pool, Gym and other common area facilities in the building. Co-listed. **For Sale \$1,699,000**



**For Lease
New Construction**

1810 Pandora Ave.

Los Angeles

Brand Newly built Architectural Contemporary luxury apartments for a high quality of living in prime Century City/ West-side location and in close proximity to Beverly Hills & Westwood. Bright & open living and dining areas, custom built modern kitchen with stainless steel appliances, designer bathrooms, customized walk-in closets, spacious patio balconies & panoramic views. Building also offers a sensational roof-top deck and subterranean parking gated garage. Close to all shops, restaurants and entertainments in the newly renovated Century City shopping mall. **From \$ 2,950 to \$ 5,250**



Elite Properties Realty does not guarantee the accuracy of square footage, lot size, or other information concerning the conditions or features of property provided by the Seller or obtained from public record or other sources.

MAZDA HOGHOUGH

www.mazdahcollection.com

mazda@eliteproperty.com

(310)210-2225 - Mobile

(310)271-4040 ext. 123

CALBRE#00987571



REDUCED, LAST UNIT IN COMPLEX READY TO SELL NOW

OPEN
TUE 11-2



343 Huntley Drive | West Hollywood

343huntley.com

Rare free standing stylish newer custom built contemporary 2-story unit with 2 bed, 2.5 bath plus office area with private lap pool, spa, outdoor fireplace + covered patio with 2-car parking set behind a privacy hedge with gated entry. This unit features an open floorplan, custom kitchen with breakfast bar, fireplace in living and master bedroom, central vacuum, vaulted ceilings, hardwood floors and formal entry.

Offered at \$1,950,000 | Also for lease at \$7,500



BRIAN MAZURKIEWICZ
Realtor®

310.386.9086 mobile
BrianM@aaroe.com
Westside-Lifestyle.com

JOHN AAROE GROUP



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13,290 SF ³ 1.8 GATED ACRES ON PRIVATE STREET ³ AWARD WINNING RESTORATION ³ VIEWS TO THE OCEAN ³ POOL AND SPA

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WWW.ARTEMESIA.US

LOS FELIZ · EST. 1913 · \$11,750,000



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310.691.7888 | JOHN AAROE GROUP

AARON KIRMAN
PARTNERS



JOHN AAROE GROUP



MODERN MEETS ELEGANCE



9145 ST. IVES DRIVE, SUNSET STRIP

OFFERED AT \$8,999,000

OPEN TUESDAY 11-2PM

AARON KIRMAN
PRESIDENT, AAROE ESTATES

424.249.7162
aaronkirman.com

DAVID SHAKER
REALTOR

310.922.9282
davidshaker@gmail.com

AARON KIRMAN
PARTNERS



JOHN AROE GROUP



MID-CENTURY MODERN

266 SOUTH HIGHLAND AVENUE, HANCOCK PARK

\$1,999,000

OPEN TUESDAY 11-2PM

AARON KIRMAN

PRESIDENT, AROE ESTATES

424.249.7162 | aaronkirman.com

ANDREAS ELSENHANS

ESTATE AGENT

310.429.2178 | andreas@aaronkirman.com

AARON KIRMAN
PARTNERS



JOHN AAROE GROUP

TROPHY TUDOR DUPLEX IN FAMED HANCOCK PARK 826 SOUTH SYCAMORE AVENUE

PRESENT CAP.
4.2%

\$1,950,000

PERFORMA CAP.
5.2%

AARON KIRMAN
PRESIDENT, AAROE ESTATES
424.249.7162 | aaronkirman.com

JONATHAN MOGHARRABI
ESTATE AGENT
310.633.1300 | jonathanm@aaronkirman.com

NEW PRICE
CLASSIC LOWER BEL-AIR TRADITIONAL HOME
AWAITS YOUR DEVELOPER OR FIXER CLIENTS



OPEN
TUE 11-2



SAMANTHA NUGENT
Estate Agent

310.383.5319 call or text
samantha@samanthanugent.com
aaroe.com/samanthanugent

1075 MORAGA DRIVE, BEL-AIR | NEW PRICE \$3,350,000

Classic lower Bel Air Traditional home awaits your developer or fixer clients. This diamond in the rough overlooks the lush Moraga Vineyards. In the heart of the Santa Monica Mountains and minutes from the Pacific Ocean this private, tree-lined street is one of the most beautiful and coveted on the Westside. Survey, soil reports and proposed plans available upon request. 1075moraga.aaroe.site

JOHN AAROE GROUP

9305

BURTON WAY #A | BEVERLY HILLS

Contemporary luxury living at it's best.

Extensively renovated from the studs out.

3 bedrooms feature custom-designed flooring.

3 bathrooms with designer finishes.

Proudly offered at **\$1,999,000**
By appt only.



- Control4 Smarthouse with Nest comfort systems
- Staircase with steps that light up, white-washed stone walls, and glass-walled railings
- Controlled, refrigerated glass display wine room
- Custom-designed flooring throughout

- Professionally landscaped outdoor entertaining space
- Custom German Kitchen cabinetry and Miele appliances
- Sophisticated master bath with Phillippe Starke-designed elements
- Showroom quality designer closets, ideal for the discerning fashion accessory collector



PATE STEVENS
Office: 310.274.3315
Direct: 310.467.7253

pate@patestevensgroup.com
www.patestevensgroup.com
bre#:01749421

Nourmand & Associates
421 N. Beverly Dr, Ste 200
Beverly Hills, CA 90210





OPUS | 1175 N HILLCREST RD
 BEVERLY HILLS
 \$85,000,000
 DREW FENTON 310.858.5474
 BY APPOINTMENT ONLY



9305 NIGHTINGALE DR
 SUNSET STRIP
 NEW PRICE \$12,000,000
 GARY GOLD 310.858.5411
 OPEN TUESDAY 11-2



1406 BELFAST DR
 SUNSET STRIP
 \$5,000,000
 JONATHAN NASH, STEPHEN RESNICK
 424.230.6088
 OPEN TUESDAY 11-2 & TWILIGHT 6 - 7:30PM

HILTON & HYLAND



356 S HUDSON AVE
HANCOCK PARK
\$12,950,000

BRETT LAWYER 310.858.5402

OPEN TUESDAY 11-2



608 N ROXBURY DR
BEVERLY HILLS
\$10,950,000

DAVID KRAMER, ZIV GABAY,
LISA PEIER 310.691.2400

OPEN TUESDAY 11-2



3030 DEEP CANYON DR
BEVERLY HILLS
\$5,355,000

BARBARA TENENBAUM 310.720.7270

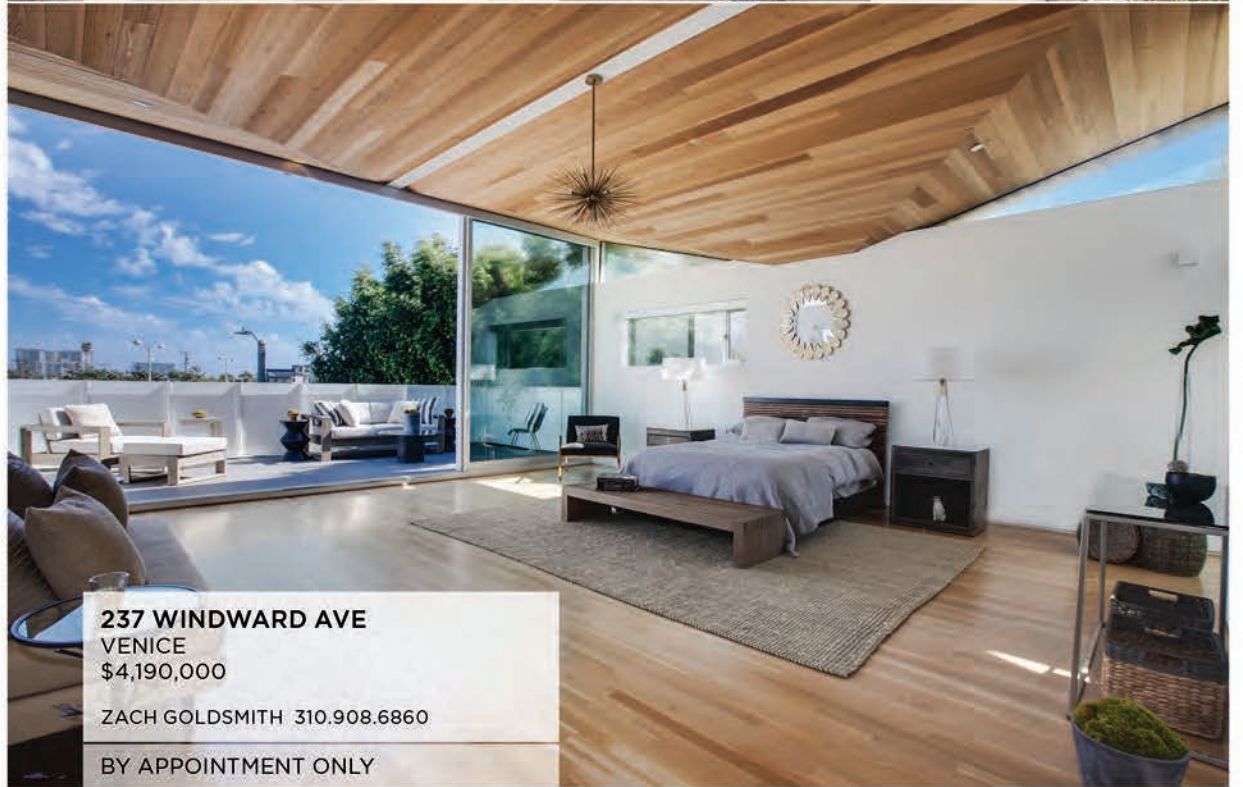
OPEN TUESDAY 11-2



HILTONHYLAND.COM



1350 SHADYBROOK DR
BEVERLY HILLS
\$4,995,000
DREW FENTON 310.858.5474
OPEN TUESDAY 11-2



237 WINDWARD AVE
VENICE
\$4,190,000
ZACH GOLDSMITH 310.908.6860
BY APPOINTMENT ONLY



2100 WESTRIDGE RD
BRENTWOOD
\$2,699,000
DAVID KRAMER, ANDREW BUSS
310.691.2400
OPEN TUESDAY 11-2

HILTON & HYLAND



7937 WOODROW WILSON DR
HOLLYWOOD HILLS
\$4,995,000
BRANDEN WILLIAMS, RAYNI WILLIAMS
310.691.5935
OPEN TUESDAY 11-2



8814 EVANVIEW DR
SUNSET STRIP
\$2,850,000
TYRONE MCKILLEN 949.212.8721
OPEN TUESDAY 11-2



4152 SHADYGLADE AVE
STUDIO CITY
\$3,000,000
DONOVAN HEALEY 310.903.1876
OPEN TUESDAY 11-2



HILTONHYLAND.COM

11902 Ellice St, Malibu

THE FINAL MASTERPIECE OF BERRY BERKUS A.I.A.

OFFERED AT \$14,499,000

- 70ft infinity pool and full/spa cabana with fireplace
- Measuring over 10,500 sq.ft. under roof (8,530 sq.ft. air conditioned)
- Single story with walls of glass



RODRIGO IGLESIAS
HILTON & HYLAND
310.699.3435
CALBRE# 00994039



BRANT DIDDEN
4 MALIBU REAL ESTATE
310.562.2399
CALBRE# 01479903



Brokers Open

WEDNESDAY OCTOBER 11TH 10AM-12 PM

Top Westside Agent Mixer

WEDNESDAY OCTOBER 11TH 4-7 PM

Come network and learn how to sell the best of Malibu!
All TVs in the house will be used to promote listings
\$10 Million and up in Malibu and their agents.

Send all inquiries to Jasmine Quinn - jqluxuryliving@gmail.com





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SUNSET STRIP
TROPICAL BUNGALOW

8814 EVANVIEW DRIVE
OPEN TUESDAY 11-2

Apprx 2,000 SF
Including separate guest/pool house
\$2,850,000 or \$17,950/Mo Lease

TYRONE MCKILLEN
TYRONEMCKILLEN@ME.COM
949.212.8721
CALBRE#: 01915539

ARCHITECTURE & VIEWS

2017 AIA Award Winner



8516

HEDGES PLACE
SUNSET STRIP
\$18,900,000

BY APPOINTMENT ONLY
HEDGESPLACE.COM

HH HILTON & HYLAND

ba
Belzberg Architects

PATRICK FOGARTY
PATRICK@HILTONHYLAND.COM
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949.212.8721
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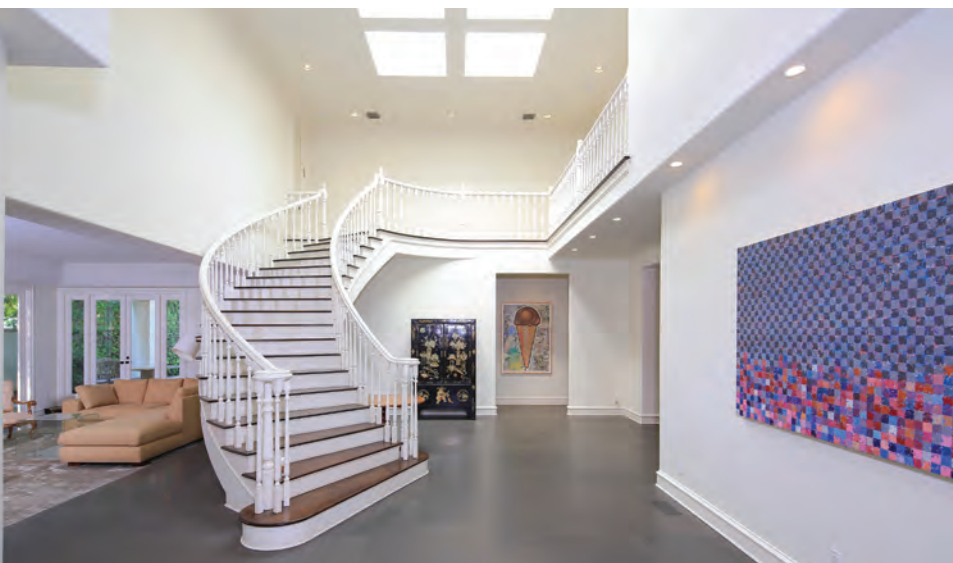


OPEN TUESDAY 11-2

608 N. ROXBURY DR | BEVERLY HILLS

6 BD | 7.5 BA | \$10,950,000

Located in a prime Beverly Hills flats location, this Trip Haenicsh-designed estate is a true masterpiece and entertainer's dream. Remodeled in 2008, the light-filled property boasts luxury finishes and a highly desirable floor plan with 5 bedroom suits and den upstairs plus maids down. This private oasis is the perfect blend of ultra-sophisticated style and classic warmth.



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LEGAL STEAL | NEW PRICE

\$12,000,000



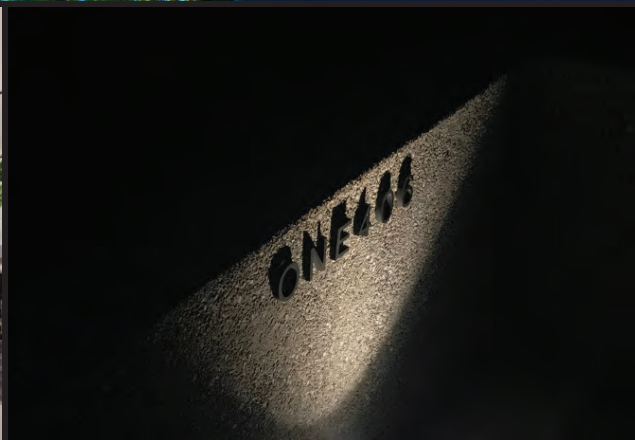
9305 NIGHTINGALE
OPEN TUESDAY 11-2



GARY GOLD
310.858.5411
CALBRE#: 00813554



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OPEN TUESDAY 11-2 + TWILIGHT 6-7:30

**1406 BELFAST DR
SUNSET STRIP**

\$5,000,000

Having been comprehensively reimaged from the ground-up, no expense has been spared in creating this truly unique home, which is apparent from the outside-in! A contemporary structure and landscaped for privacy, this house stands apart upon arrival. Once inside the home, the materials have been tastefully curated throughout - wide plank white-oak floors in all living areas, off-set by a combination of Superwhite marble, linen wall paper, and walnut walls. A sleek, but functional kitchen by Boffi, complete with Gaggenau, and Miele appliances leads seamlessly onto the breakfast area, and rear garden complete with pool, spa, and a meticulously landscaped garden. The master bedroom features Poliform closets, walnut walls and far reaching city views with a private terrace overlooking the gardens. Each bathroom has been designed using grey glass, variations of marble walls and floors and Vola hardware to produce magazine worthy finishes. Whole house automation with Control 4 and Lutron Lighting, Dolby surround sound in the living room, this home is a must see.

STEPHEN RESNICK
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CALBRE# 01241282

JONATHAN NASH
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jonathan@resnickandnash.com
CALBRE# 01943888



7937 WOODROW WILSON DRIVE

HOLLYWOOD HILLS
\$4,995,000

Reimagine what elevated living feels like with high ceilings, hardwood floors and easy indoor-outdoor flow throughout the entire home. Ideal for easy entertaining, light pours into the living room that opens into a voluminous family room, seated bar and large outdoor patio. Paired with a remodeled and fully equipped kitchen, dining room and breakfast area, there's room for the entire family. With three bedrooms downstairs, the entire second floor is dedicated to the expansive master suite with dual baths, walk-in closets, nursery and office space. Surrounded by high hedges and green foliage, enjoy the private outdoor space with pool, spa, upper & lower decks, dining alley and plenty of yard space.



OPEN HOUSE

OCTOBER 10TH | 11AM-2PM

310.691.5935

THEWILLIAMSESTATES.COM

BRANDEN WILLIAMS BRE 01774287

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ESTATES

HILTON & HYLAND 

BROKERS OPEN TUESDAY 11-2

ONE OF A KIND HANCOCK PARK ESTATE

ALL NEW LOOK, NEW STAGING, NEW LANDSCAPING, NEW PRICE



356 S HUDSON AVE | HANCOCK PARK

- OVER 12,000 SF
- 2 LARGE GUEST HOUSES
- 9 BEDROOMS, 11 BATHS
- TENNIS COURT
- JUST UNDER 1 ACRE
- GATED + PRIVATE

\$12,950,000



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FARMHOUSESTUDIOCITY.COM

4152 SHADYGLADE AVE | STUDIO CITY

OPEN TUESDAY 11-2

\$3,000,000



DH

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LIVING WITH LIGHT



1350 SHADYBROOK DR, BEVERLY HILLS

OPEN TUESDAY 11-2

\$4,995,000

DREW FENTON
310.858.5474

MARC NOAH
310.968.9212

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Sotheby's
INTERNATIONAL REALTY



STYLE & SUBSTANCE



1404 DAWN RIDGE DR, BEVERLY HILLS
NEW PRICE: \$10,950,000

Cocktail Open House
TUESDAY, OCTOBER 10TH
4:30PM - 6:30PM
RSVP REQUIRED TO EA@THEAGENCYRE.COM

 DREW FENTON
310.858.5474

 FARRAH ALDJUFRIE MAURICIO UMANSKY
424.230.3712 424.230.3701



\$60,000,000

*4.6 ACRE ESTATE SITE**

AKP AARON KIRMAN
JOHN AAROE GROUP
424.249.7162

 DREW FENTON
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310.858.5474

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CalBRE License# 01160681, License# 01296524





- *A generational opportunity to own the last significant developable parcel in the world's most prestigious neighborhood*
- *Bel Air's most stunning 4.6 acres of land presents unlimited possibilities*
- *The exceptionally rare combination of size, location and unsurpassed privacy*
- *Breathtaking panoramic city, canyon and ocean views*
- *Situated directly across from the famed Hotel Bel-Air*

OPEN TUESDAY 11-2
LOCATED OPPOSITE THE HOTEL BEL-AIR
VALET + CATERED LUNCH



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 DREW FENTON
HILTON & HYLAND
310.858.5474

510 USHER PLACE, BEVERLY HILLS

REDUCED TO \$12,900,000

OPEN TUESDAY 11-2



RENDERING

JOE BABAJIAN
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joe@joebabajian.com
CalBRE# 00813384

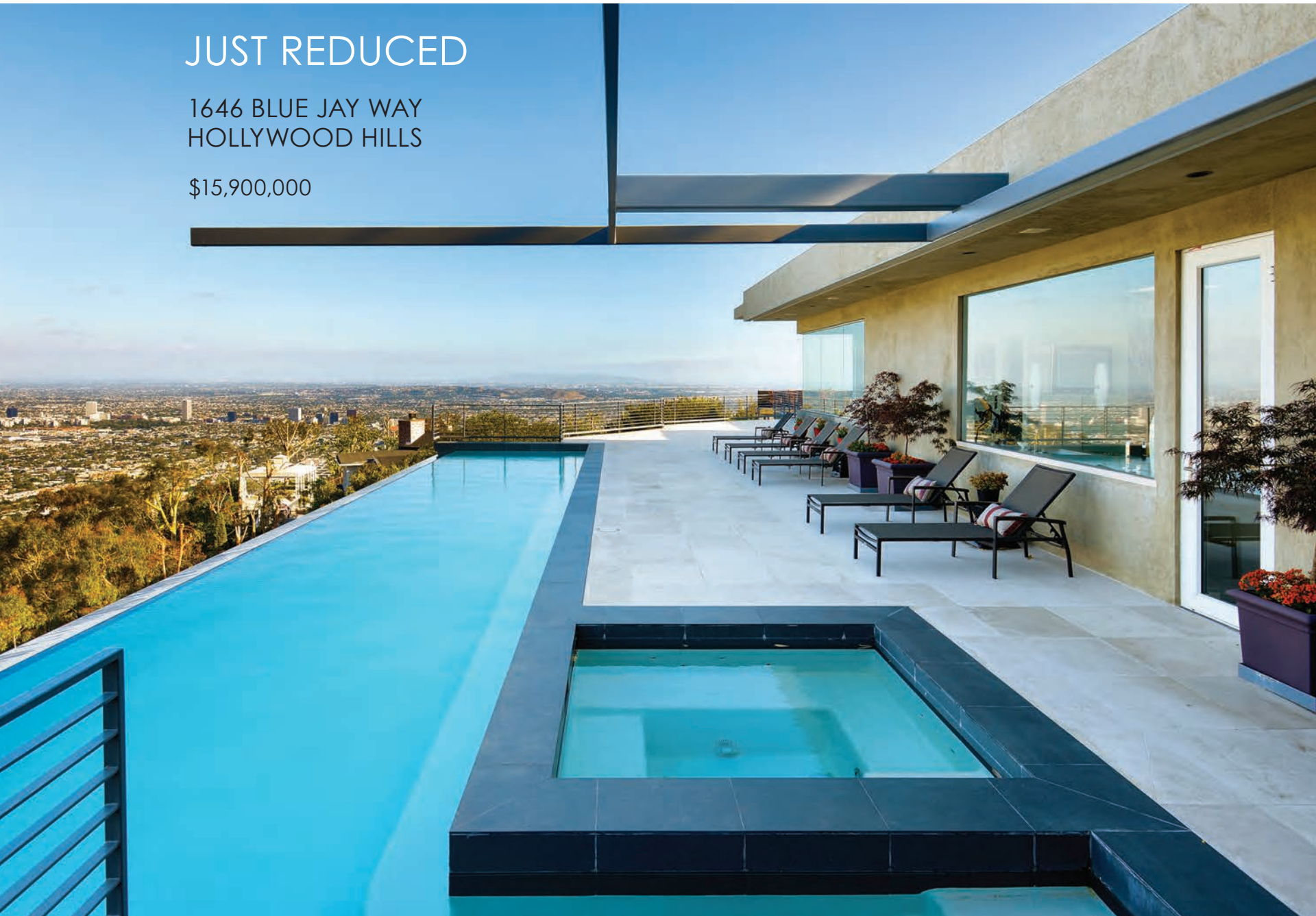


TIMMY WOODS
310.864.3525
timmywoods@aol.com
CalBRE# 01013213

JUST REDUCED

1646 BLUE JAY WAY
HOLLYWOOD HILLS

\$15,900,000



OPEN TUESDAY, 11-2

JOE BABAJIAN
310.623.8800
joe@joebabajian.com
CalBRE# 00813384



TIMMY WOODS
310.864.3525
timmywoods@aol.com
CalBRE# 01013213



OPEN HOUSE
TUESDAY, 11-2 PM

2528 MANDEVILLE CANYON ROAD | BRENTWOOD

Offered at \$3,750,000 | 3 BED | 2.5 BATH | 2,620 S.F. | 39,793 S.F. LOT SIZE

Beautifully enhanced and restored 1964 Gerard R. Colcord Tudor on a serene, semi-private lane off Mandeville Canyon. The charming estate sits on nearly an acre with hand-hewn beams, large windows, French doors, enchanting nooks, dormers, and tranquil outdoor spaces. Enter through the foyer to a lodge like living room with fireplace, formal dining room, butler's pantry, renovated kitchen with breakfast area, laundry, and powder room on the main level. Upstairs are 3 bedrooms and 2 updated baths, plus an office. New beautiful light fixtures, hardwood floors, and a versatile studio above the detached garage. Home has been authentically painted. The grounds have been imaginatively improved with thoughtful landscape design and the addition of a secluded trail. Located minutes from Sunset Boulevard and all that Brentwood has to offer.

RICHARD STEARNS

310.850.9284 | richard.stearns@thepartnerstrust.com

CARRIE BERKMAN LEWIS

310.435.5714 | carrie.berkman@thepartnerstrust.com



MANDEVILLECOLCORD.COM

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EXCLUSIVE AFFILIATE OF

LEVERAGE
GLOBAL PARTNERS



OPEN HOUSE
TUESDAY, 11-2 PM

1007 WELLESLEY AVENUE | BRENTWOOD

Offered at \$5,895,000 | 5 BED | 5.5 BATH | 5,002 S.F. INCLUDING GUEST HOUSE

Set upon an oversized sought-after creekside lot in Brentwood, this 2-story home, and full guest house, exudes a casual, contemporary farmhouse style and ambiance. The main residence boasts 5 en-suite bedrooms and 5.5 bathrooms, including the master retreat, which opens to a large balcony overlooking the yard accented by mature bamboo and palms. The open concept kitchen features Calacatta marble countertops, professional-grade appliances and a vast butler's pantry. The loggia is accessed via La Cantina bi-fold doors that open for year-round alfresco dining on the terrace, complete with an outdoor fireplace, and extends to the crisp lawn, sparkling pool, spa and large deck areas. Recognized with a *Decade Honor Award* in 2006, the detached guest house was a frequent haunt of Frank Gehry, who inspired its cubist design. The 1 bedroom guest home, comprised of an updated kitchen and living area, is surrounded by landscaping that maximizes its creekside setting, creating a truly serene oasis.

RICHARD STEARNS

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diana.tsow@thepartnerstrust.com

LAURENT MAMANN

HILTON & HYLAND
310.780.9971
laurentmamann@gmail.com



1007WELLESLEY.COM

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GLOBAL PARTNERS

READY TO SELL? LOOKING TO BUY?

IT'S TIME FOR ELLIMAN



Beverly Center
6235 DREXEL AVENUE | \$3,195,000

4 Bedrooms, 6 Bathrooms

Web# 17273186

Jeeb O'Reilly 310.980.5304

Tori Barnao 323.633.1878



Beverly Hills | Major Price Reduction

2670 BOWMONT DRIVE | \$13,495,000

7 Bedrooms, 10 Bathrooms, 2 Guesthouses & Pool

Web# 17263046

Josh & Matthew Altman 310.819.3250



Beverly Hills Post Office
1433 SUMMIT RIDGE DRIVE | \$3,180,000 | \$13,800 PER MONTH LEASE

4 Bedrooms, 4 Bathrooms

Web# 17262308

Stefani Stolper 310.733.6551



Brentwood

499 HALVERN DRIVE | \$9,995,000

9 Bedrooms, 15 Bathrooms

Web# 17273936

Tracy Tutor Maltas 310.595.3889



Beverly Hills Post Office
10131 ANGELO VIEW DRIVE | \$5,050,000

5 Bedrooms, 4 Bathrooms

Web# 17267626

Tracy Tutor Maltas 310.595.3889



Hollywood Hills | New Listing

3036 BECKMAN ROAD & 3042 MUNRO CIRCLE | \$5,995,000

11 Bedrooms, 11 Bathrooms, 1.66 Acre Compound

Web# 17263990

Liz Gottainer 213.393.2209

Jeeb O'Reilly 310.980.5304



Indian Wells

75040 INVERNESS DRIVE | \$1,080,000

4 Bedrooms, 5 Bathrooms, Pool & Hot Tub

Web# 17198314

Josh Reef 310.728.9228



Los Feliz

2320 ALTO OAK DRIVE | \$2,795,000

3 Bedrooms, 4 Bathrooms

Web# 17272774

Juliette Hohnen 323.422.7147



Sunset Strip

1416 BLUEBIRD AVENUE | \$7,249,000

5 Bedrooms, 6 Bathrooms, Guest House & Pool

Web# 17267780

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Tori Barnao 323.633.1878

Stefani Stolper 310.403.9331



Sunset Strip

9222 FLICKER WAY | \$4,495,000

3 Bedrooms, 4 Bathrooms & Pool

Web# 17267782

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Venice | New Lease

558 RIALTO AVENUE | \$10,500 PER MONTH

3 Bedrooms, 3 Bathrooms

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Woodland Hills | New Listing

4618 WESTCHESTER DRIVE | \$2,195,000

5 Bedrooms, 8 Bathrooms & Pool

Web# 17276206

Josh & Matthew Altman 310.819.3250



elliman.com/california

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AND FRIDAY 11-2



4618 WESTCHESTER DRIVE | WOODLAND HILLS \$2,195,000 | NEW LISTING

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Web# 17276206

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O: 310.819.3250

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CalBRE# 01764587

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JSiegfried95@yahoo.com

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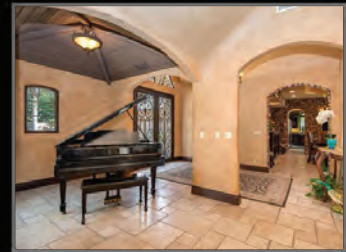


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310-613-1236
Paula@PRGassociates.com

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Chateau

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Los Angeles, California 90049



\$7,968,000
6 Beds, 8 Baths

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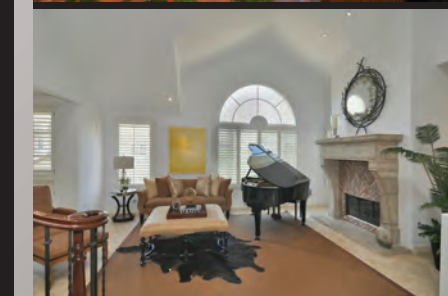
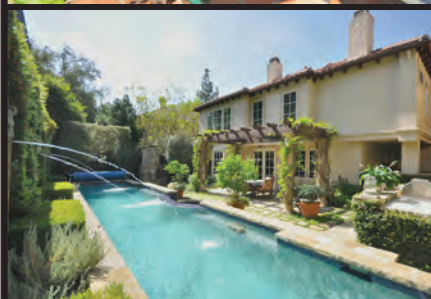
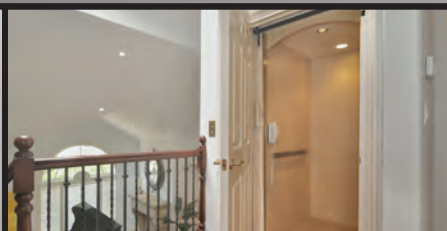
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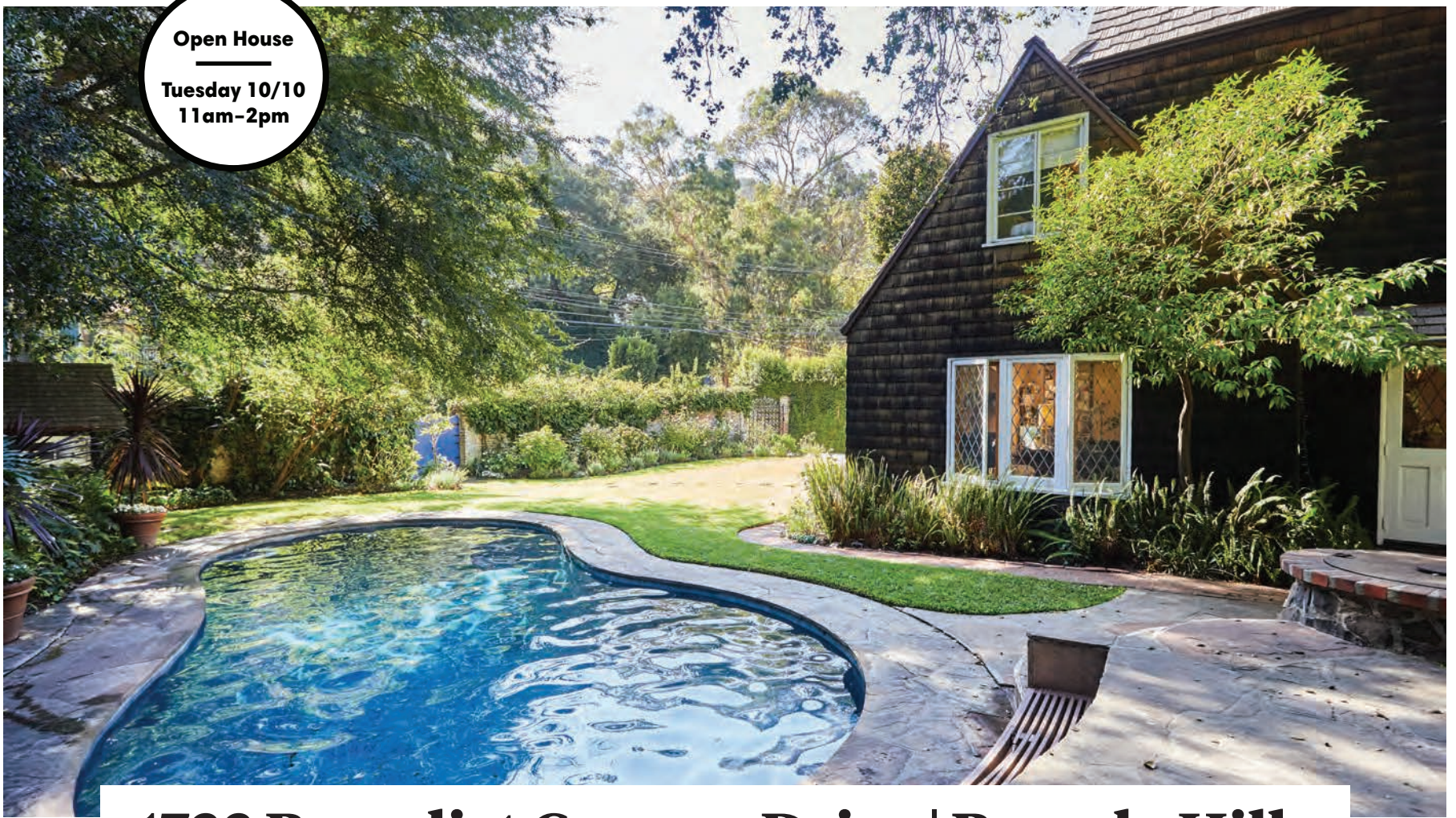
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RODEO REALTY

Open House

Tuesday 10/10
11am-2pm



1722 Benedict Canyon Drive | Beverly Hills



New Price | \$2,675,000

4 Bed | 4 Bath
2,961 Sq Ft | 17,000+ Sq Ft Lot
1722benedictcyn.com

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A mere two mile drive north of the Beverly Hills Hotel transports you to the English countryside where you will discover a delightful Cotswold-esque estate, designer done with charm and grace. Guest cottage, bonus garret studio, with sprawling green lawns, shady patios nestled under mature California Oaks, dining terraces, and a glorious skinny dip pool on oversized and gated corner lot outfit this perfectly private home, a short drive from Rodeo Drive, West Hollywood, and Century City.

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ARCHITECTURAL TROPHY WITH JETLINER VIEWS

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Modernist Architectural home, hand crafted by Legaspi Courts Design. New construction, featuring almost 4200sf of quality design and vision in coveted Sunset Park neighborhood. Revel in this Modern California design with a semi-covered and heated outdoor patio/BBQ/dining area with expansive viewing deck encompassing almost 1600sf of jaw dropping city to ocean views! Bedrooms and common areas open to outdoor entertaining spaces for true indoor-outdoor California living. Striking earth toned designer finishes, strategic use of wood, stone and Vadara quartz with detail oriented craftsmanship throughout. Luxurious custom

kitchen with state-of-the-art appliances, wide plank European oak floors, dual staircase's with custom iron railings flanking the east and west walls, custom window shades and curtains, Fleetwood doors, Control4 smart home technology and a 5.1 surround media room opening to a sparkling pool, spa and flat grassy yard! Amazing 6 car gated onsite parking, with an 850sf 4-car garage!

\$4,500,000



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4335 CEDARHURST CIRCLE

4335cedarhurstcir.com

OPEN HOUSE

\$2,180,000 | 4BD 5 B A | 2,288 SQFT

10/10/2017 & 10/12/2017



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Elegant Home in the Palisades Riviera 1690 San Remo Drive, Pacific Palisades

\$38,000,000

This magnificent home is reminiscent of the great English manor homes of the 18th century. With Elegant stature the house gracefully resides on over an acre of land in the Pacific Palisades Riviera. Captivating views from within this exquisite manor & from the magnificent gardens include the Pacific Ocean, downtown skyscrapers, majestic snow capped peaks, & the Getty Museum.

Designed by Architects Ferguson & Shamamian from NYC, the structure is impeccably built with refined & rare materials using the most sophisticated craftsmanship. Some of these extraordinary finishes and fixtures include mother of pearl paneled walls, custom steel glass doors & large paned steel windows, hand carved marble & stone fireplaces, rare crystal chandeliers, detailed wooden moldings, & wooden Doric columns. With interiors created by the internationally acclaimed Michael Smith, this traditional 7 bedroom & 13 bathroom home is infused with a rich comfortable palette of rare textiles & textures creating opulence & beauty.

The classical floor plan with a center entrance hall, library, formal dining room, gracious living room, large sunny gallery, eat-in chefs kitchen & butlers pantry, wood paneled family room & breakfast room, lavish master suite, state-of-the-art theatre, gym, staff quarters w/separate kitchen, offices, yoga studio, play room, pool, spa, & much more! Expansive gardens with commanding views are ideal for entertaining & intimate private porches with hidden patios create a rambling wonderment of elegant living. This crème de la crème estate is for the most discerning buyer. JEWEL of the RIVIERA.

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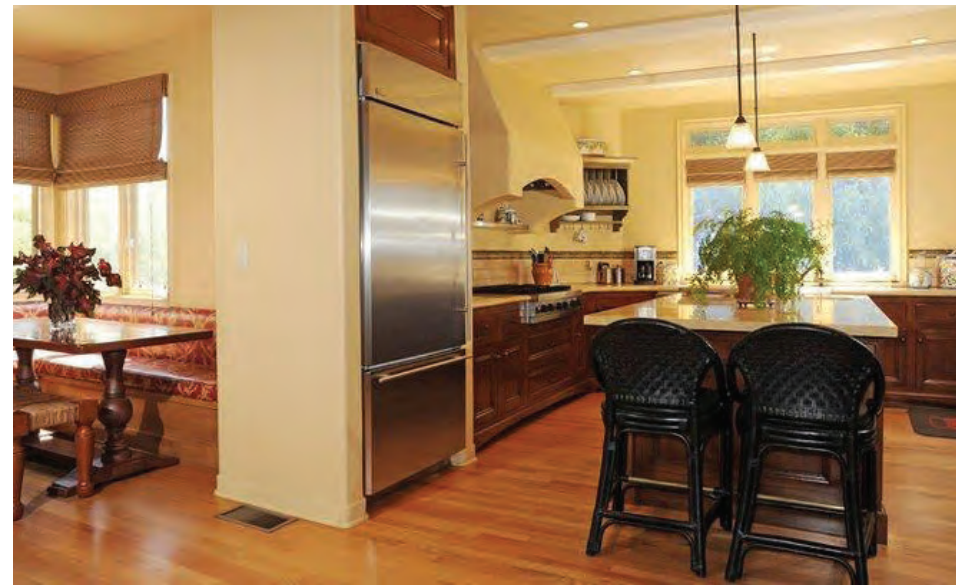
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Los Feliz

4618 Gainsborough Avenue

Offered At: \$2,399,000 | Beds: 4 | Baths:3 | Living SqFt: 3,455

North of Los Feliz Blvd., this stately, Spanish, 1929 home is ideally located moments from Griffith Park, and the pulse of Los Feliz! Features include a gracious foyer; step-down living room with high, vaulted, beamed ceilings; library; formal dining room; lovely kitchen with center island, walk-in pantry, breakfast room with built-in banquette; four bedrooms/three baths. Other details include wood floors, plaster details, iron work. The rear garden is fenced, landscaped, private, and has a newly-built outdoor kitchen area with barbecue and refrigerator. There is a detached, two-car garage.



PETER SCHWARTZ
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JUST REDUCED

840 GREENWAY DR



Open Tuesday | October 10th 11 - 2 | New Price \$20,995,000

Situated on over 30,000 sqft of flat land with complete privacy, this 11,000 sqft Cape Cod masterpiece must be seen to be fully appreciated. Greenway Manor features an open floor plan with a capacious great room connecting the main living spaces and backyard beyond. Features include 7 en-suite beds, 10 custom baths, gourmet kitchen, wood paneled office, home

theatre and much more. The classic Beverly Hills palm trees set a serene backdrop to the ultra-private & beautifully landscaped grounds complete with a built-in BBQ, pool & spa, guest casita, private gym, verdant lawns & gardens, covered loggias, lighted sports court, 2-car garage and motor court - this sprawling compound is perfect for the entire family!

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NOON - 2PM

8400 HAROLD WAY | MARBLE ADORNED SPANISH GEM
STUNNING VIEWS | SALT WATER POOL

For Lease \$13,900 / MO. | 3 BED | 4 BATH | 2,736 SQ. FT.

Located just one block above the Sunset Strip, this gorgeous home has 2,736 square feet of luxurious living with marble floor and wooden floors throughout, with spectacular views from the living room, dining room, kitchen and breakfast room. Modern kitchen with granite counter tops and luxury appliances. Huge master bedroom with panoramic views and en-suite fireplace and massive walk in closets. The master bathroom has skylight and giant soaking tub with jacuzzi jets. There's a private 2nd level balcony with stunning views in between the master and another bedrooms with bathrooms.

Beautiful den with built in bar, big downstairs bedroom, bathroom and laundry room.

Salt water pool with vast pool area and deck has fruit trees adjacent to a pool house and is perfect for entertaining. Private 2 car garage with security gates. BONUS- the house next door is also available for rent for a big family, or one as a home and next door as an office!

Lunch and refreshments will be served at the Caravan Open House!

Raine Phillips	CRESCENT CANYON MGMT.
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4239 Madison Ave. Culver City, 90232

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REAL ESTATE GROUP

BROKER | AGENT

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Broker Open | Tuesday 11am - 2pm | October 10th, 2017
Open House | Sunday 2pm - 5pm | October 15th, 2017

Branch Office Location:
3623 W. Slauson Avenue, Los Angeles, CA 90043

JUST LISTED

FOR SALE
\$1,949,500

4 BEDROOMS | 2 BATHS | 1,900 SQ. FT.

Originally built during the Roaring Twenties (1923), this secluded classic bungalow expresses warmth, modernity and timeless charm. Ideally located on a generous lot, this remarkable home offers four bedrooms, two bathrooms, two separate outdoor patios, laundry room, 2-car garage, pool and spa, with bonus guest house. An amalgamation of privacy, comfort and style are characteristic features of this home's appeal. Yet, the inspired design-builder(s) may enjoy updating this classic. Zoned CCR2YY, this property sits on a quiet tree-lined street and accepts copious amounts of sunshine when poolside on sunny days. Perfect for the family, business executive, or person(s) in seek of a simple, exclusive lifestyle. Like a classic film title from Hollywood's Golden Age, this property will be "Gone With The Wind," Culver Studios production. Close to Downtown Culver City (Kirk Douglas Theater, Culver City Hotel, Sony Pictures Studios, Carlson Park, restaurants, bars, Culver City Park-Bill Botts Field, Arlight Cinemas, City Hall and more).



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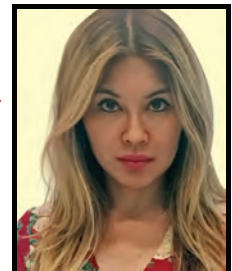
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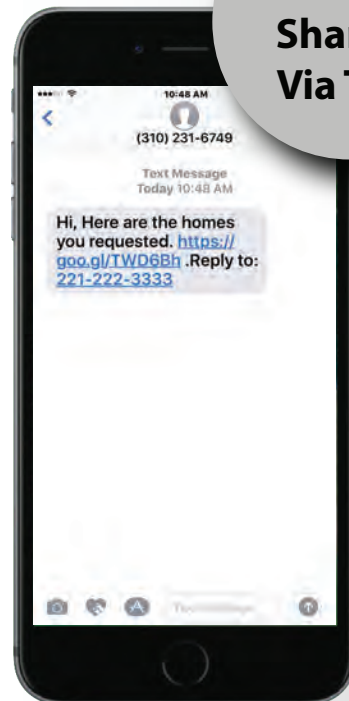
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 Gibson International

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17-273868	11-2	608 N ROXBURY DR	NEW \$10,950,000	6+8	p.154			4 Bel Air - Holmby Hills						Single Family	
	11-2	606 N OAKHURST DRIVE	\$9,300,000	4+4.5	*		11-2	2384 BUCKINGHAM LN	NEW \$3,295,000	4+4	p.158				
	1-2	606 N OAKHURST DR	NEW \$9,300,000	4+4.5	p.154	17-276344	11-2	1322 N BEVERLY GLEN BLVD	NEW \$899,000	3+1	p.136				
17-240578	11-2	511 N SIERRA DR	NEW \$8,995,000	4+5	p.154	17-276344	11-2	1322 N BEVERLY GLEN BLVD	NEW \$899,000	3+1	p.158				
	11-2	217 EL CAMINO DR	NEW \$3,975,000	4+3.5	p.154	17-220740	11-2	850 LINDA FLORA DR	red \$16,995,000	5+8	p.158				
17-277050	11-2	205 S HAMEL DR	NEW \$2,095,000	3+2	*	17-247866	11-2	1524 STONE CANYON RD	rev \$15,999,000	4+5	p.158				
17-251912	11-2	840 GREENWAY DR	red \$20,995,000	7+10	p.120	17-270858	11-2	728 LINDA FLORA DR	rev \$7,499,000	5+7	p.45				
17-251912	11-2	840 GREENWAY DR	red \$20,995,000	7+10	p.154	17-270858	11-2	728 LINDA FLORA DR	rev \$7,499,000	5+7	p.158				
17-249584	11-2	510 USHER PL	rev \$12,900,000	5+5	p.154	17-268588	11-2	11738 IPSWICH CT	rev \$2,450,000	3+3	p.158				
						17-275690	11-2	10427 CORFU	rev \$1,150,000	4+5	*				
1 Beverly Hills		Condo / Co-op		4 Bel Air - Holmby Hills		Land									
17-275708	CHIC! 11-2	415 S SPALDING DR #202	NEW \$1,699,000	2+2.5	p.154		11-2	0 TORTUOSO WAY	NEW* \$60,000,000	Land	*				
17-251396	11-2	460 N PALM DR #503	rev \$3,499,000	2+3	p.154	17-246874	11-2	0 TORTUOSO WAY, LOS ANGELES	rev \$60,000,000	Land	p.158				
1 Beverly Hills		Lease		5 Westwood - Century City		Single Family									
17-246608	11-2	1148 COLDWATER CANYON DR	NEW \$22,500	6+8	p.155	17-263364	11-2	615 N FARING RD	rev \$9,999,000	Land	*				
17-274602	11-2	1119 SCHUYLER RD	NEW \$17,500	4+4	p.155		11-2	2034 MALCOLM AVE.	NEW* \$2,495,000	4+4	*				
17-272534	11-2	9265 BURTON WAY #202	rev \$8,700	2+2	*	17-270720	11-2	10763 WELLWORTH AVE	NEW \$1,875,000	3+4	p.158				
2 Beverly Hills Post Office		Single Family		5 Westwood - Century City		Condo / Co-op									
	11-2	1350 SHADYBROOK DR	NEW* \$4,995,000	5+6	*	17-263224	11-1	1417 WOODRUFF AVE	rev \$2,895,000	2+4	*				
17-273712	CHIC! 11-2	3037 FRANKLIN CANYON DR	NEW \$2,499,000	3+3.5		17-269078	11-2	10499 WILKINS AVE	rev \$2,799,000	4+3	p.137				
17-275982	11-2	1550 BENEDICT CANYON DR	NEW \$1,388,000	3+2	*	17-269078	11-2	10499 WILKINS AVE	rev \$2,799,000	4+3	p.158				
17-255152	4:30-6:30	1404 DAWN RIDGE DR	red \$10,950,000	6+7	p.155	17-261066	11-2	2102 CAMDEN AVE	rev \$1,449,000	4+2.75	p.159				
17-269992	11-2	1722 BENEDICT CANYON DR	red \$2,675,000	4+5	p.155		11-2	2238 CENTURY HL	NEW \$1,690,000	2+3	p.159				
16-130256	12-2	9374 BEVERLY CREST DR	rev \$11,950,000	5+6	p.155	17-272218	11-2	2238 CENTURY HL	NEW \$1,690,000	2+3	p.159				
17-249714	12-2	9560 SHERWOOD FOREST LN	rev \$5,950,000	5+5	p.155	17-277360	11-3	10660 WILSHIRE #1504	NEW \$1,349,000	2+3	p.159				
17-269992	11-2	1722 BENEDICT CANYON DR	rev \$2,675,000	4+5	p.111	17-277404	11-2	2122 CENTURY PARK LN #313	NEW \$1,250,000	3+3	p.138				
17-271512	11-2	1643 CLEAR VIEW DR	rev \$2,395,000	3+4	p.133	17-277404	11-2	2122 CENTURY PARK LN #313	NEW \$1,250,000	3+2.5	p.159				
3 Sunset Strip - Hollywood Hills West		Single Family		5 Westwood - Century City		Income									
	11-2	9050 ST IVES DR	NEW \$34,995,000	3+4	p.155	17-272736	11-2	2131 CENTURY PARK LN #105	NEW \$799,000	2+2	*				
17-274906	11-2	7100 LA PRESA DR	NEW \$11,850,000	6+8	p.155		11-2	1887 GREENFIELD AVE, UNIT 209	NEW \$695,000	2+2	p.159				
17-272560	11-2	8157 LAUREL VIEW DR	NEW \$6,495,000	4+5	p.156	17-252606	1-2	10601 WILSHIRE #902	rev \$1,995,000	2+2	p.159				
17-276246	6-8	8538 HOLLYWOOD	NEW \$5,695,000	4+6	*	17-240804	11-2	10660 WILSHIRE BLVD #609	rev \$1,495,000	3+4	p.159				
	11-2	1406 BELFAST DR	NEW \$5,000,000	2+2.5	p.156	17-275154	11-2	1300 MIDVALE AVE #308	rev \$798,000	2+3	*				
	6-7:30	1406 BELFAST DR	NEW* \$5,000,000	2+2.5	*		11-2	1959 S BEVERLY GLEN	rev \$2,749,000	p.159					
17-276680	11-2	7937 WOODROW WILSON DR	NEW \$4,995,000	5+5	p.156			5 Westwood - Century City		Lease					
	11-2	2739 WOODSTOCK RD	NEW \$3,588,000	4+4	p.156	17-266414	11-2	2332 CENTURY HL	NEW \$6,300	2+3	*				
	11-2	2435 OUTPOST DR	NEW \$3,299,000	3+4	p.156	17-258652	1-2	1810 PANDORA AVE #PH1	NEW \$4,850	3+2	p.159				
	11-2	8814 EVANVIEW DR	NEW \$2,850,000	3+4	p.156	17-263188	11-1	1417 WOODRUFF AVE	rev \$6,750	2+4	*				
	11-2	8814 EVANVIEW DR	NEW* \$2,850,000	3+4	*			6 Brentwood		Single Family					
17-276188	11-2	1571 QUEENS RD	NEW \$2,695,000	3+4	p.156		11-2	1007 WELLESLEY AVE	NEW \$5,895,000	5+5.5	p.160				
	11-2	7435 PALO VISTA DR	NEW \$1,849,000	3+3	p.156		11-2	974 TEAKWOOD RD	NEW \$4,495,000	4+3	p.160				
	11-2	2739 WOODSTOCK	NEW* \$3,588	4+4	*	17-275240	11-2	2528 MANDEVILLE CANYON RD	NEW \$3,750,000	3+3	p.104				
17-220466	11-2	9305 NIGHTINGALE DR	red \$12,000,000	3+4	p.156	17-275240	11-2	2528 MANDEVILLE CANYON RD	NEW \$3,750,000	3+2.5	p.160				
17-232338	11-2	3160 BARBARA CT	red \$1,449,000	5+4	p.156		11-2	3044 ELVILL DR	NEW \$2,995,000	4+3.5	p.160				
17-231816	11-2	1641 N. KINGS ROAD	red \$1,399,000	2+2	p.157	17-276320	11-2	11368 BURNHAM ST	NEW \$2,799,000	5+5	*				
17-262932	11-2	1646 BLUE JAY WAY	rev \$15,900,000	6+6	p.157	17-276580	11-2	2100 WESTRIDGE RD	NEW \$2,699,000	4+3	p.160				
17-254320	11-2	9145 ST IVES DR	rev \$8,999,000	6+6	p.157		11-2	2457 PESQUERA DR	NEW \$2,649,000	4+3	p.160				
17-276246	11-2	8538 HOLLYWOOD	rev \$5,695,000	4+6	*	17-271628	11-2	11993 FOXBORO DR	red \$4,995,000	5+6	p.160				
17-269232	11-2	3581 MULTIVIEW DR	rev \$4,590,000	6+7	p.135	17-251614	12-2	475 HALVERN DR	rev \$9,995,000	5+7	p.160				
17-269232	11-2	3581 MULTIVIEW DR	rev \$4,590,000	6+6.5	p.157	17-271434	11-2	12730 W SUNSET BLVD	rev \$7,195,000	5+5	p.160				
17-248850	11-2	1664 SUNSET PLAZA DR	rev \$3,699,000	5+6	p.40	17-266974	11-2	242 S CARMELINA AVE	rev \$4,899,000	4+5	*				
17-248850	11-2	1664 SUNSET PLAZA DR	rev \$3,699,000	5+6	p.157	17-244962	11-2	11808 KEARSARGE ST	rev \$4,895,000	4+5	p.160				
17-241318	11-2	2015 OUTPOST DR	rev \$3,595,000	4+5	p.157	17-229324	11-2	2550 MANDEVILLE CANYON RD	rev \$4,595,000	6+6.5	p.161				
17-262000	11-2	2827 LAS ALTURAS ST	rev \$3,399,000	4+5	*	17-272128	11-2	13258 CHALON RD	rev \$3,150,000	4+3.5	p.161				
17-273902	11-2	7346 PACIFIC VIEW DR	rev \$2,185,000	4+5	p.157	17-276414	11-2	11333 GLADWIN ST	rev \$1,796,888	3+2	*				
17-273892	11-2	3259 DOS PALOS DR	rev \$1,975,000	4+4	p.157	17-270890	11-2	13019 SKY VALLEY RD	rev \$1,495,000	3+2.5	p.161				
3 Sunset Strip - Hollywood Hills West		Lease		6 Brentwood		Condo / Co-op									
17-259200	11-2	3581 MULTIVIEW DR	NEW \$23,000	6+7	*	17-276440	11-2	11500 SAN VICENTE #219	NEW \$1,595,000	2+3	p.35				
17-267314	12-2	8400 HAROLD WAY	NEW \$14,000	3+4	p.121	17-276440	11-2	11500 SAN VICENTE #219	NEW \$1,595,000	2+3	p.161				
17-276386	11-2	6652 WHITLEY TER	NEW \$8,450	4+5	*	17-275340	11-2	11918 DARLINGTON AVE #4	NEW \$849,000	2+2	p.161				

TUESDAY OPEN HOUSE DIRECTORY

REFRESHMENTS X LUNCH
*THEMLSPTM OPEN HOUSES

17-277060	11-2	809 S BUNDY DR #113	NEW \$849,000	2+2	p.161
17-276032	11-2	11670 W SUNSET #310	NEW \$599,000	1+1	p.161
17-277168	11-2	11901 W SUNSET #218	NEW \$449,000	0+1	p.161
17-248456	11-2	289 S BARRINGTON AVE #A107	red \$739,000	Prjct	p.161
17-273360	11-2	11500 SAN VICENTE #221	rev \$1,750,000	2+3	p.161
17-276440	11-2:15	11500 SAN VICENTE #219	rev \$1,595,000	2+3	*
17-267380	631H5 11-2	11918 KIOWA AVE #306	rev \$899,000	2+2	p.162

6 Brentwood	<i>Lease</i>				
17-274264	11-1	334 OCEANO DR	NEW \$15,000	5+5	p.162
17-253384	11-2	784 LOCKEARN ST	red \$9,750	4+4	p.162

7 West L.A.	<i>Single Family</i>				
11-2		12707 ADMIRAL AVE	NEW \$1,049,000	3+2	p.162
OC17205987mr	11-2	12122 W IOWA AVE	rev \$1,875,000	4+4	p.162
17-276780	11:30-2	11902 OCEAN PARK	rev \$1,399,000	3+3	*

7 West L.A.	<i>Income</i>				
17-276764	11-2	2966 KELTON AVE	NEW \$1,495,000		p.162

8 Cheviot Hills - Rancho Park	<i>Single Family</i>				
11-2		3226 PHILO ST	NEW \$2,729,000	5+3.5	p.162
11-2		10575 AYRES AVE	NEW \$2,195,000	5+3	p.162

8 Cheviot Hills - Rancho Park	<i>Lease</i>				
17-272136	11-2	10623 AYRES AVE	NEW \$3,600	2+2	*

9 Beverlywood Vicinity	<i>Single Family</i>				
17-276906	11-2	2806 BAGLEY AVE	NEW \$1,479,000	3+2	p.163

9 Beverlywood Vicinity	<i>Income</i>				
17-268656	11-1	8516 SATURN ST	NEW \$1,495,000		*

10 West Hollywood Vicinity	<i>Single Family</i>				
17-276110	11-2	8414 CLINTON ST	NEW \$1,369,000	4+2	p.26
17-276110	11-2	8414 CLINTON ST	NEW \$1,369,000	4+2	p.163
17-275748	11-2	8015 ROSEWOOD AVE	NEW \$1,249,000	2+2	p.163
17-255592	11-2	343 HUNTLEY DR	red \$1,969,000	2+3	p.163

10 West Hollywood Vicinity	<i>Condo / Co-op</i>				
17-275994	11-2	932 N ALFRED ST #PH1	NEW \$1,325,000	3+2	p.163
11-2		855 N CROFT AVE, UNIT 107	NEW \$1,275,000	2+3	p.163
11-2		855 N CROFT AVENUE #107	NEW* \$1,275,000	2+3	*
11-2		850 N CROFT AVE, UNIT 203	NEW \$1,125,000	2+2	p.163
17-277166	11-2	850 N CROFT AVE #203	NEW \$1,125,000	2+2	*
11-2		1234 HAVENHURST DR, UNIT 7	NEW \$620,000	2+2	p.163
17-250342	12-2	1100 ALTA LOMA RD #1704	red \$2,995,000	2+3	p.163
17-266180	11-2	616 N CROFT AVE #PH9	rev \$2,060,000	2+3	p.163

10 West Hollywood Vicinity	<i>Lease</i>				
17-276682	11-2	343 HUNTLEY DR	NEW \$7,500	2+2.5	p.164
17-270496	11-2	855 N CROFT AVE #203	NEW \$7,250	2+3	p.164

11 Venice	<i>Single Family</i>				
17-276814	11-2	919 VICTORIA AVE	NEW \$1,987,000	3+3	p.164
17-213068	11-2	1227 PRESTON WAY	rev \$4,975,000	5+5	*
17-272116	11-2	1146 GRANT AVE	rev \$2,489,000	4+3.5	p.164
17-277298	11-2	1518 WALNUT AVE	rev \$2,295,000	3+3	*

11 Venice	<i>Condo / Co-op</i>				
11-2		815 HAMPTON DR, UNIT 6	NEW \$1,550,000	2+2	p.164
11-2		550 VERNON AVE, UNIT D	NEW \$1,475,000	4+4	p.164

11 Venice	<i>Income</i>				
17-276830	11-2	41 CLUBHOUSE AVE	NEW \$4,250,000		p.164
17-276298	11-2	57 OZONE AVE	NEW \$1,795,000		p.164

12 Marina Del Rey	<i>Single Family</i>				
12-3		5202 PACIFIC AVE	NEW \$3,900,000	5+4	p.165
17-277086	11-2	128 LIGHTHOUSE	rev \$2,595,000	3+4	*

12 Marina Del Rey	<i>Condo / Co-op</i>				
17-276804	672A6 11-2	4316 MARINA CITY DR #PH 26	NEW \$1,450,000	3+3	*
11-2		3119 VIA DOLCE, UNIT 116	NEW \$1,399,000	2+2.5	p.165
17-276650	11-2	3119 VIA DOLCE #116	NEW \$1,399,000	2+3	*
17-276406	12-2	13226 ADMIRAL AVE #G	rev \$920,000	3+3	*

12 Marina Del Rey	<i>Lease</i>				
17-274128	11-2	25 NORTHSTAR ST #6	NEW \$6,300	2+3	*

13 Palms - Mar Vista	<i>Single Family</i>				
11-2		3387 COLBERT AVE	NEW \$2,695,000	5+5	p.165
17-276816	11-2	3488 ASHWOOD AVE	NEW \$2,493,000	4+3	p.165
11-2		12130 LAWLER ST	NEW \$2,395,000	3+4	p.165
11-2		12130 LAWLER	NEW* \$2,395,000	3+4	*
17-276136	672C3 11-2	3586 MOUNTAIN VIEW AVE	NEW \$2,199,000	4+2	p.165
17-277278	11-2	3705 BOISE AVE	\$1,889,000	3+2	*
17-277226	11-2	4211 EAST	NEW \$1,795,000	3+2	p.165
17-277664	11-2	3753 ASHWOOD AVE	NEW \$1,439,000	3+2	p.165
17-276948	11-2	3326 TILDEN AVE	NEW \$1,299,000	3+2	p.165
17-276712	11-2	11268 TABOR ST	NEW \$925,000	2+1	p.166
17-273718	11-2	3279 MIDVALE AVE	rev \$2,695,000	5+6	*
17-274818	11-2	3568 MOUNTAIN VIEW AVE	rev \$1,850,000	4+3	p.166
17-260964	11-2	3671 BOISE AVE	rev \$1,795,000	3+2	p.166
17-267090	11-2	11429 BIONA DR	rev \$1,365,000	3+2	p.166

13 Palms - Mar Vista	<i>Condo / Co-op</i>				
17-276888	11-2	11120 QUEENSLAND ST #B16	NEW \$425,000	1+1	*

14 Santa Monica	<i>Single Family</i>				
17-275698	11-2	632 11TH ST	NEW \$4,995,000	5+6	*
11-3		2120 MARINE ST	NEW \$4,500,000	5+5.5	p.166
17-277430	11-2	934 25TH ST	NEW \$3,895,000	5+6	p.166
17-277606	11-2	702 11TH ST	NEW \$3,168,000	3+4	p.166
17-271422	11-2	2728 WASHINGTON AVE	NEW \$2,595,000	3+2	p.166
17-260970	11-2	709 SAN LORENZO ST	red \$3,350,000	2+2	p.145
17-260970	11-2	709 SAN LORENZO ST	red \$3,350,000	2+2	p.166

14 Santa Monica	<i>Condo / Co-op</i>				
17-277582	11-2	101 OCEAN AVE #B300	NEW \$3,699,000	3+3	p.166
17-276482	11-2	101 OCEAN AVE #D702	NEW \$2,499,000	2+2	p.167
17-277596	11-2	125 PACIFIC ST #3	NEW \$1,995,000	2+2.5	p.167
17-275528	11-2	1730 CALIFORNIA AVE #4	NEW \$1,749,000	3+3	p.167
17-277364	671F4 11-2	2930 NEILSON WAY #307	NEW \$1,289,000	2+2	p.167
17-277364	671F4 11-2	2930 NEILSON WAY #307	NEW \$1,289,000	2+2	p.167
17-268134	11-2	939 15TH ST #6	NEW \$1,195,000	3+3	*
17-263948	11-2	937 12TH ST #303	NEW \$1,150,000	2+2	p.167
17-277452	11-2	1131 12TH ST #307	NEW \$999,000	2+2	p.167
17-266022	2-5	821 BAY ST #A2	NEW \$999,000	2+2	p.167
11-2		1239 9TH ST, UNIT 6	NEW \$650,000	1+1	p.167
17-277500	11-2	2041 EUCLID ST #11	\$499,500	1+1	p.167
17-272944	11-2	101 OCEAN AVE #F401	rev \$1,970,000	1+2	p.168
17-274234	11-2	1037 18TH ST #9	rev \$1,199,000	3+2	*
17-271466	11-2	2500 4TH ST #7	rev \$639,000	1+1	*

14 Santa Monica	<i>Income</i>				
17-268910	11-2	1128 BAY ST #A	rev \$1,799,000	Duplex	p.168

14 Santa Monica	<i>Lease</i>				
17-272260	11-2	932 STANFORD ST	NEW \$5,900	3+2	*
17-248588	11-2	301 OCEAN AVE #B219	rev \$9,500	2+2	*
17-248594	11-2	301 OCEAN AVE #B112	rev \$9,000	2+2	*
17-246844	11-2	301 OCEAN AVE #A203	rev \$8,500	1+1	*
17-248280	11-2	301 OCEAN AVE #A103	rev \$7,500		*
17-248576	11-2	301 OCEAN AVE #A111	rev \$3,500	0+1	*

15 Pacific Palisades	<i>Single Family</i>				
11-2		1545 AMALFI DR	NEW \$11,995,000	6+8	p.168
17-277024	11-2	1012 RIVAS CYN	NEW \$6,900,000	4+3	*
11-2		16860 W SUNSET BLV	NEW \$3,995,000	4+4	p.168
17-258484	11-2	16926 DULCE YNEZ LN	red \$2,450,000	4+4	p.168
17-268788	11-2	15515 VIA DE LAS OLAS	rev \$7,595,000	4+5	p.168
17-276308	11-2	1120 MONUMENT ST	rev \$5,199,000	6+6	*

15 Pacific Palisades	<i>Condo / Co-op</i>				
17-276690	11-2	1912 PALISADES DR	NEW \$1,429,000	2+3	p.168

REFRESHMENTS X LUNCH
*THEMLSPRO™ OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

15 Pacific Palisades *Lease*

17-267556 11-2 1350 CHAUTAUQUA NEW \$8,100 3+2 p.168

15 Pacific Palisades *Residential Manufactured/Mobile Home*

17-277514 11-2 16321 PACIFIC COAST HWY #119 NEW \$399,000 2+1 *

16 Mid Los Angeles *Condo / Co-op*

17-269160 11-2 X8514 HARGIS ST NEW \$1,249,000 3+3 p.169

17-268336 11-2 X8512 HARGIS ST rev \$1,199,000 3+3 p.169

18 Hancock Park-Wilshire *Single Family*

11-2 356 S HUDSON AVE NEW \$12,950,000 9+11 p.169

11-2 274 S MUIRFIELD RD NEW \$5,750,000 6+5.5 p.169

11-2 274 S MUIRFIELD NEW* \$5,750,000 6+5.5 *

17-267374 11-2 201 LORRAINE NEW \$4,750,000 4+5 *

17-260696 11-2 101 N GOWER ST NEW \$2,225,000 4+2.5 p.169

11-2 607 N LAS PALMAS AVE NEW \$2,199,000 3+2 p.169

17-277532 11-2 212 N ARDEN NEW \$1,999,000 4+4 p.169

17-277562 11-2 266 S HIGHLAND AVE NEW \$1,999,000 3+4 p.169

17-277342 11-2 741 N FORMOSA AVE NEW \$1,495,000 3+3 p.169

17-273710 11-2 506 S NORTON AVE rev \$3,395,000 4+4 p.170

17-268524 11-2 4205 W 6TH ST rev \$2,299,000 4+5 *

17-271386 11-2 541 N LUCERNE rev \$1,985,000 4+3 *

18 Hancock Park-Wilshire *Condo / Co-op*

17-276770 12-2 3810 WILSHIRE #PH-08 NEW \$845,000 2+3 *

17-276618 11-2 525 N SYCAMORE AVE #426 NEW \$450,000 1+1 p.170

18 Hancock Park-Wilshire *Income*

17-216304 11-2 913 S MANSFIELD AVE red \$2,999,000 Duplex p.170

18 Hancock Park-Wilshire *Lease*

17-230470 11-2 450 N ROSSMORE AVE #101 rev \$3,895 1+1 p.146

17-230470 11-2 450 N ROSSMORE AVE #101 rev \$3,895 1+1 p.170

19 Beverly Center-Miracle Mile *Single Family*

11-2 630 N STANLEY AVENUE NEW* \$3,495,000 5+5.5 *

17-272784 11-2 638 N SIERRA BONITA AVE NEW \$1,369,000 3+1 p.170

17-268274 11-2 6207 W 5TH ST rev \$3,100,000 4+5 p.170

17-227410 11-2 534 N SIERRA BONITA AVE rev \$2,745,000 4+5 *

20 Hollywood *Single Family*

17-273254 11-2 1337 N FULLER LN rev \$1,680,000 3+4 *

17-273920 11-2 1341 N FULLER AVE rev \$1,599,000 2+3.5 p.170

21 Silver Lake - Echo Park *Single Family*

17-267592 11-2 2467 MORENO DR NEW \$1,625,000 2+2 *

17-277644 11-2 X2250 INDIA ST NEW \$1,479,000 5+4 p.170

17-217986 11-2 2508 MAYBERRY ST rev \$1,695,000 5+3 p.171

22 Los Feliz *Single Family*

17-276380 11-2 4618 GAINSBOROUGH AVE NEW \$2,399,000 4+3 p.119

17-276380 11-2 4618 GAINSBOROUGH AVE NEW \$2,399,000 4+3 p.171

17-266646 11-2 X4335 CEDARHURST CIR NEW \$2,180,000 4+5 p.115

17-266646 11-2 X4335 CEDARHURST CIR NEW \$2,180,000 4+5 p.171

17-241506 11-2 4130 PARVA AVE rev \$3,795,000 5+6 *

17-264388 11-2 2019 DE MILLE DR rev \$1,850,000 4+4 *

28 Culver City *Single Family*

17-277016 11-2 11918 MCDONALD ST rev \$999,000 4+2 *

28 Culver City *Income*

11-2 3961 TILDEN AVE NEW \$1,895,000 Triplex p.171

29 Westchester *Single Family*

17-276574 11:30-2 8701 YORKTOWN AVE NEW \$849,000 3+2 *

30 Hollywood Hills East *Single Family*

11-2 3481 LA SOMBRA DR NEW \$1,725,000 4+4 p.171

11-2 X2900 BELDEN DR NEW \$1,695,000 4+4 p.171

SR17212707CN 11-2 3238 CANYON LAKE DRIVE rev \$3,099,000 4+5 p.171

17-256860 11-2 6445 DEEP DELL PL rev \$1,599,000 4+4 p.149

17-256860 11-2 6445 DEEP DELL PL rev \$1,599,000 4+3.5 p.171

30 Hollywood Hills East *Income*

17-275950 11-2 2133 HOLLY DR NEW \$1,695,000 *

31 Playa Del Rey *Single Family*

17-255406 11-2 8125 TUSCANY AVE bom \$4,850,000 5+6 p.172

35 Inglewood *Single Family*

17-276372 11-2 11712 CHRISTOPHER AVE NEW \$639,000 4+2 *

36 Metropolitan Southwest *Single Family*

17-276532 11-2 1718 W 106TH ST NEW \$485,000 3+2 *

39 Playa Vista *Single Family*

17-277424 11-2 13028 VILLOSA PL rev \$1,850,000 3+4 *

41 Park Hills Heights *Single Family*

17-277528 11-2 3675 2ND AVE rev \$799,000 3+2 *

17-277240 11-2 5409 WEST BLVD rev \$749,900 3+2 *

53 Woodland Hills *Single Family*

17-276206 11-2 4618 WESTCHESTER DR NEW \$2,195,000 5+8 *

17-277672 11-2 X4780 POE AVE NEW \$1,495,000 7+6 p.172

17-277248 11-2 4143 CACHALOTE ST NEW \$1,395,000 3+3 p.172

62 Encino *Single Family*

17-276122 11-2 16924 MOONCREST DR rev \$1,379,000 3+2 *

72 Sherman Oaks *Single Family*

17-275202 11-2 15231 GREENLEAF ST NEW \$1,350,000 3+2 *

11-2 4855 MURIETTA AVE NEW \$869,000 3+2 p.172

17-277098 11-2 3559 WOODCLIFF RD rev \$1,479,000 4+2 *

72 Sherman Oaks *Condo / Co-op*

17-277638 11-2 14144 DICKENS #111 NEW \$599,000 2+2 p.172

17-276184 11-2 4859 COLDWATER CANYON AVE #14A NEW \$330,000 1+1 p.172

72 Sherman Oaks *Land*

17-277536 562A6 10-3 3920 KNOBHILL DRIVE NEW \$579,000 Land p.172

73 Studio City *Single Family*

17-275330 11-2 4152 SHADYGLADE AVE NEW \$3,000,000 5+6 p.172

17-275052 11-2 11801 LAUREL HILLS RD NEW \$2,250,000 4+4 p.173

73 Studio City *Condo / Co-op*

17-275866 11-2 4170 FAIR AVE #PH7 NEW \$649,995 2+2 p.173

76 North Hollywood *Single Family*

17-276426 11-2 7916 ATOLL AVE NEW \$569,000 4+2 *

93 Eagle Rock *Single Family*

17-275804 11-2 2464 RIDGEVIEW AVE rev \$1,649,900 3+4 *

17-277228 11-2 1404 OAK GROVE DR rev \$1,249,000 2+2 *

94 Glassell Park *Condo / Co-op*

17-272680 11-2 3945 EAGLE ROCK BLVD #52 NEW \$729,900 4+4 *

95 Mount Washington *Single Family*

17-275828 11-2 4661 PALMERO DR rev \$1,295,000 4+4 *

334 Palm Springs South End *Condo / Co-op*

17-273422PS 5-7 1950 S PALM CANYON DR #116 NEW \$160,000 1+1 *

1025 Atwater *Single Family*

17-277502 11-2 2915 ACRESITE ST NEW \$899,900 2+2 *

1073 Boyle Heights *Single Family*

17-273320 11-2 405 SLOAT ST NEW \$379,000 2+1 p.173

1284 Highland Park *Single Family*

11-2 225 N AVENUE 49 NEW \$720,000 2+1 p.173

WED, THU, FRI OPEN HOUSES & BY APPT DIRECTORIES

REFRESHMENTS
 LUNCH
 THEMLSPTM OPEN HOUSES

WEDNESDAY OPEN HOUSE DIRECTORY

FRIDAY OPEN HOUSE DIRECTORY

16	Mid Los Angeles	<i>Lease</i>
17-275010	11-2	1624 S WILTON PL NEW \$3,200 3+2 *
32	Malibu Beach	<i>Single Family</i>
17-242526	10-12	30830 BROAD BEACH RD rev \$10,495,000 5+4 *
33	Malibu	<i>Single Family</i>
17-272936	10-2	11902 ELLICE ST NEW \$14,499,000 5+6 p.174
17-272936	4-7	11902 ELLICE ST NEW \$14,499,000 5+6 *
17-276288	10-12:30	6205 OCEAN BREEZE DR NEW \$6,350,000 6+7 *
81	Glendale	<i>Single Family</i>
VIEWSI 10-1	1031 OBERLIN DR	NEW \$899,000 2+1.5 p.174
88	Agoura	<i>Single Family</i>
17-263736	10-2	30330 MULHOLLAND HWY X NEW \$5,750,000 5+2 *
332	Palm Springs Central	<i>Condo / Co-op</i>
217026004DA	11-12:30	1456 E ANDREAS ROAD NEW \$359,000 2+3 *
334	Palm Springs South End	<i>Single Family</i>
17-271024PS	9:30-11	1691 PONDEROSA WAY NEW \$829,000 3+3 *
217023316DA	9:30-11	380 W CAMINO ALTURAS rev \$1,300,000 5+5 *
17-249980PS	9:30-11	2420 S ALHAMBRA DR rev \$1,249,000 4+5 *
334	Palm Springs South End	<i>Condo / Co-op</i>
217026474DA	9:30-11	1559 BOLERO CIRCLE NEW \$565,000 3+3 *
340	Desert Hot Springs	
17-213826PS	11-3	12554 MAUI WAY rev \$319,000 3+3 *
17-213844PS	11-3	12580 MAUI WAY rev \$319,000 3+3 *
17-275468PS	11-3	66777 JOSHUA CT rev \$239,000 4+2 *
17-275482PS	11-3	66995 JOSHUA CT rev \$234,000 4+2 *

36	Metropolitan Southwest	<i>Single Family</i>
17-276532	11-2	1718 W 106TH ST NEW \$485,000 3+2 *
53	Woodland Hills	<i>Single Family</i>
17-276206	11-2	4618 WESTCHESTER DR NEW \$2,195,000 5+8 *
57	Northridge	<i>Single Family</i>
17-277478	11-2	8721 ETIWANDA AVE NEW \$1,385,000 1+2 *
340	Desert Hot Springs	<i>Single Family</i>
17-213826PS	11-3	12554 MAUI WAY rev \$319,000 3+3 *
17-213844PS	11-3	12580 MAUI WAY rev \$319,000 3+3 *
17-275468PS	11-3	66777 JOSHUA CT rev 4+2 *
17-275482PS	11-3	66995 JOSHUA CT rev \$234,000 4+2 *

BY APPOINTMENT DIRECTORY

36	Metropolitan Southwest	<i>Single Family</i>
17-276054	9821 HAAS AVE	NEW \$475,000 3+1 p.174
999	Out of Area	<i>Single Family</i>
17-255278	2690 GIBALTAR RD	rev \$3,000,000 3+2 p.174

THURSDAY OPEN HOUSE DIRECTORY

22	Los Feliz	<i>Single Family</i>
17-266646	6-8	4335 CEDARHURST CIR rev \$2,180,000 4+5 *
72	Sherman Oaks	<i>Single Family</i>
17-275202	11-2	15231 GREENLEAF ST NEW \$1,350,000 3+2 *
93	Eagle Rock	<i>Single Family</i>
17-277228	10-2	1404 OAK GROVE DR rev \$1,249,000 2+2 *
94	Glassell Park	<i>Condo / Co-op</i>
17-272680	11-2	3945 EAGLE ROCK BLVD #52 NEW \$729,900 4+4 *
321	Rancho Mirage	<i>Single Family</i>
17-276214PS	10:30-1	40623 DESERT CREEK LN NEW \$2,550,000 6+10 *
323	Palm Desert South	
17-277134PS	11-2	73920 WHITE STONE LN NEW \$479,000 3+3 *
340	Desert Hot Springs	<i>Single Family</i>
17-213826PS	11-3	12554 MAUI WAY rev \$319,000 3+3 *
17-213844PS	11-3	12580 MAUI WAY rev \$319,000 3+3 *
17-275468PS	11-3	66777 JOSHUA CT rev \$239,000 4+2 *
17-275482PS	11-3	66995 JOSHUA CT rev \$234,000 4+2 *

☑ REFRESHMENTS ✕ LUNCH
* THEMLSPTO™ OPEN HOUSES

SATURDAY & SUNDAY OPEN HOUSE DIRECTORIES

■ SATURDAY OPEN HOUSE DIRECTORY

11 Venice <i>Single Family</i>						
17-264234	2-5	2620 GRAND CANAL	rev	\$4,500,000	3+4	*
42 Downtown L.A. <i>Condo / Co-op</i>						
17-277310	1-4	801 S GRAND AVE #1905	NEW	\$1,175,000	2+2	*
72 Sherman Oaks <i>Single Family</i>						
17-275202	2-5	15231 GREENLEAF ST	NEW	\$1,350,000	3+2	*
300 Carson <i>Condo / Co-op</i>						
17-276882	1-4	17828 ALDERWOOD CT	NEW	\$495,000	4+3	*
332 Palm Springs Central <i>Lease</i>						
17-276622PS	10-12	500 E AMADO RD #610	NEW	\$1,350	1+2	*
340 Desert Hot Springs <i>Single Family</i>						
16-139978PS 697D5	11:30-3	13868 AVENIDA LA VISTA	rev	\$319,900	3+2	*
17-213826PS	11-3	12554 MAUI WAY	rev	\$319,000	3+3	*
17-213844PS	11-3	12580 MAUI WAY	rev	\$319,000	3+3	*
17-275468PS	11-3	66777 JOSHUA CT	rev	\$239,000	4+2	*
17-275482PS	11-3	66995 JOSHUA CT	rev	\$234,000	4+2	*
999 Out of Area <i>Single Family</i>						
17-255310	2-4	31 HIDDEN TRL	rev	\$2,495,000	4+5	*
999 Out of Area <i>Condo / Co-op</i>						
17-277186	1:30-3:30	53 SHADE TREE	NEW	\$1,580,000	3+3	*

■ SUNDAY OPEN HOUSE DIRECTORY

1 Beverly Hills <i>Lease</i>						
17-267564 632G2	2-2	273 S CRESCENT DR	rev	\$6,500	4+2	*
2 Beverly Hills Post Office <i>Single Family</i>						
17-249714	2-5	9560 SHERWOOD FOREST LN	rev	\$5,950,000	5+5	*
3 Sunset Strip - Hollywood Hills West <i>Single Family</i>						
17-255638	2-5	7820 ELECTRA DR	rev	\$4,395,000	5+6	*
17-241318	2-5	2015 OUTPOST DR	rev	\$3,595,000	4+5	*
3 Sunset Strip - Hollywood Hills West <i>Lease</i>						
17-277064	12-2	8410 HAROLD WAY	NEW	\$7,900	3+2	p.174

6 Brentwood <i>Single Family</i>						
17-272128	2-5	13258 CHALON RD	rev	\$3,150,000	4+4	*
17-276414	2-5	11333 GLADWIN ST	rev	\$1,796,888	3+2	*
9 Beverlywood Vicinity <i>Single Family</i>						
17-274510	2-5	1626 S BEDFORD ST	rev	\$2,699,900	5+6	*
9 Beverlywood Vicinity <i>Condo / Co-op</i>						
17-267082 6323	2-5	1135 REXFORD DR #401	rev	\$1,650,000	2+3	*
9 Beverlywood Vicinity <i>Lease</i>						
17-267644	2-5	1135 REXFORD DR #401	rev	\$5,450	2+2	*
11 Venice <i>Single Family</i>						
17-264234	2-5	2620 GRAND CANAL	rev	\$4,500,000	3+4	*
17-277298	2-5	1518 WALNUT AVE	rev	\$2,295,000	3+3	*
15 Pacific Palisades <i>Single Family</i>						
17-277024	1-4	1012 RIVAS CYN	NEW	\$6,900,000	4+3	*
17-276308	2-5	1120 MONUMENT ST	rev	\$5,199,000	6+6	*
18 Hancock Park-Wilshire <i>Single Family</i>						
17-268524	2-5	4205 W 6TH ST	red	\$2,299,000	4+5	p.174
17-274618	2-5	533 N ARDEN	rev	\$2,599,000	5+5	*
17-266400	2-4	982 S GRAMERCY PL	rev	\$1,290,000	5+3	*
22 Los Feliz <i>Single Family</i>						
17-241506	2-5	4130 PARVA AVE	rev	\$3,795,000	5+6	*
33 Malibu <i>Single Family</i>						
17-276288	1-4	6205 OCEAN BREEZE DR	rev	\$6,350,000	6+7	*
17-269156	1-5	20475 ROCA CHICA DR	rev	\$2,499,000	4+3	*
33 Malibu <i>Condo / Co-op</i>						
17-267692	2-5	28254 REY DE COPAS LN	rev	\$865,000	3+3	*
34 Los Angeles Southwest <i>Single Family</i>						
17-275756	1-4	7607 S HOBART BLVD	NEW	\$499,000	3+1	*
36 Metropolitan Southwest <i>Single Family</i>						
17-276532	1-4	1718 W 106TH ST	NEW	\$485,000	3+2	*
42 Downtown L.A. <i>Condo / Co-op</i>						
17-277518	12-3	1850 INDUSTRIAL ST #312	NEW	\$1,395,000	2+1	*
57 Northridge <i>Single Family</i>						
17-275782	1-4	17252 SEPTO ST	NEW	\$695,000	4+2	*
60 Tarzana <i>Single Family</i>						
17-255948 560G3	2-5	19245 CASA PL	rev	\$2,499,000	7+7	*
62 Encino <i>Single Family</i>						
17-276122	2-5	16924 MOONCREST DR	rev	\$1,379,000	3+2	*
71 East Van Nuys <i>Lease</i>						
17-255044	10-11	7319 HAZELTINE AVE #8	rev	\$2,300	3+3	*
72 Sherman Oaks <i>Single Family</i>						
17-275202	2-5	15231 GREENLEAF ST	NEW	\$1,350,000	3+2	*
321 Rancho Mirage <i>Single Family</i>						
17-275872PS	1-4	70081 COBB RD	NEW	\$369,000	3+2	*
340 Desert Hot Springs <i>Single Family</i>						
16-139978PS 697D5	11:30-3	13868 AVENIDA LA VISTA	rev	\$319,900	3+2	*
17-213826PS	11-3	12554 MAUI WAY	rev	\$319,000	3+3	*
17-213844PS	11-3	12580 MAUI WAY	rev	\$319,000	3+3	*
17-275468PS	11-3	66777 JOSHUA CT	rev	\$239,000	4+2	*
17-275482PS	11-3	66995 JOSHUA CT	rev	\$234,000	4+2	*
999 Out of Area <i>Single Family</i>						
17-276892	1-4	2542 GREENWICH DR	NEW	\$689,900	3+3	*

Beautifully Remodeled Home

AREA
2

BEVERLY HILLS POST OFFICE



1643 CLEAR VIEW DR
10/10/2017, 11-2pm

Remodeled with style and taste. Master suite "to die for" designed by famed designer John Cotrell. Great lower Benedict location. Wonderful canyon views from every room. Three bedrooms, one could be maids or office, 2,862SF. Fabulous new kitchen and baths.

Good street parking and traffic signal at Benedict. Wonderful floor plan, recessed lighting, Blue tooth air and heat controls, and phone. Lots of decks, balconies and patios for outdoor living. Great house for the price!

Offered At **\$2,395,000**

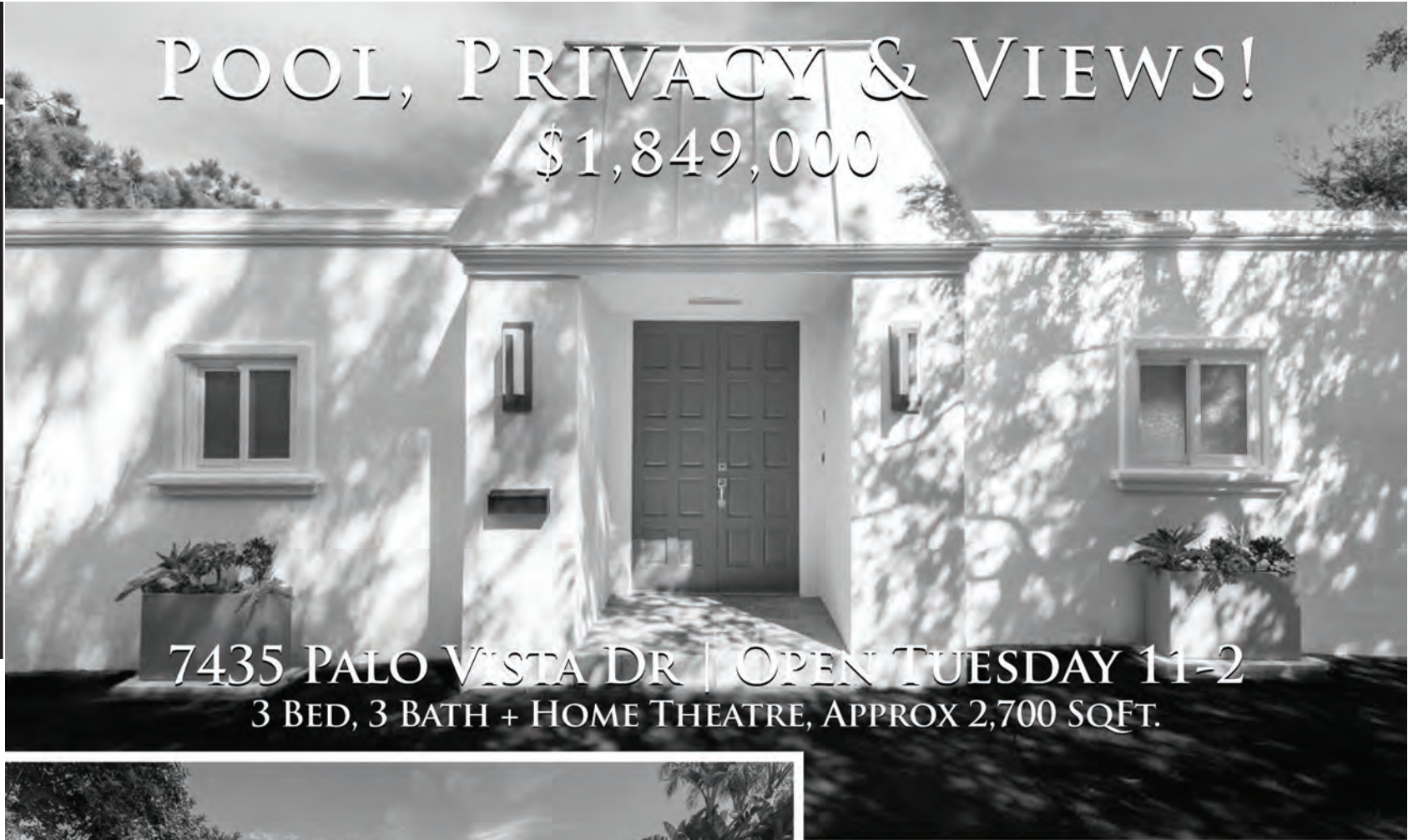


Barbara Nichols Lic. #00986024
310-273-6369

1633 Clear View Drive Beverly Hills, Ca., 90210
www.1643clearviewdrive.com

Square footage per tax assessor and not verified.

AREA
3
SUNSET STRIP –
HOLLYWOOD HILLS WEST



POOL, PRIVACY & VIEWS!

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AREA
3

SUNSET STRIP -
HOLLYWOOD HILLS WEST



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202 N. Canon Dr.
Beverly Hills, CA
90210

OPEN
Tuesday
11am-2pm



Contemporary Gated View Estate

3581 MULTIVIEW DRIVE, HOLLYWOOD HILLS

NEWLY REMODELED! Huge, gated motor court welcomes you to over 9,300 sq.ft (per owner) w/5 bd/5.5 ba. Attached guest house w/1 bed/1 bath/kitchen/living room. Dramatic, high ceilings w/ an open floor plan. Enormous living room connects to an informal area & to the sizable dining room which ties into the chef's kitchen. Kitchen boasts European finishes, Ceaserstone® counter tops & all Miele® appliances, including, built-in fridge, coffee maker, and wine tower! The East Wing of the home has a massive theater room, two bedrooms, plus a junior master suite that opens up to an outdoor patio area & connects to the gym. The vast master suite has endless closets & dual, luxurious baths. The West Wing of the home has another bedroom & en-suite bath, plus bonus office/lounge area. Beautiful View from the house and the pool/spa. A Celebrity-Worthy Compound!

OFFERED AT: \$4,590,000



ROGER PERRY
REALTOR® | BROKER ASSOCIATE



RPERRY@ROGERPERRY.COM

310-600-1553

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AREA
4
BEL AIR – HOLMBY HILLS



LISA MANSFIELD PRESENTS

1322 N Beverly Glen Boulevard - Bel-Air

Open Tuesday 11 - 2



3 BEDS | 1 BATH | 2-STORY TRADITIONAL

BGLISTING.COM | OFFERED FOR \$899,000

Ultra-bright, 2-story charming traditional with a cozy front porch on lower Beverly Glen Boulevard. The large living room with brick fireplace and bay window flows into the open dining area off the kitchen and steps out onto a sizable, back brick patio with bamboo and fig trees—great for entertaining. Completing the updated kitchen are stainless steel appliances including Fisher&Paykel and Bosch, as well as butcher block counters. Upstairs are three spacious bedrooms, flooded in natural light, and an updated bathroom. The lovely master bedroom has a sitting/dressing/office/nursery area with a window seat that can be turned into to a master ensuite bathroom. Lots of natural light, beautiful hardwood flooring, charming details, a laundry area and attached 1-car garage make this a rare gem. Close to the Glen Center, Glen Market and in the coveted Warner School District.



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AREA
5

WESTWOOD - CENTURY CITY



RESIDENTIAL BROKERAGE

WESTWOOD - CENTURY CITY | \$2,799,000

10499 WILKINS AVE, Open Tuesday, Oct 10th 11:00-2:00

4+3. 3,000SF per appraiser. Original Spanish completely restored. Kitchen and Master have been expanded, superbly integrating old and new. Kitchen w/Thermador built-in fridge, La Cornue range, dual sinks and huge center island. Huge formal entry hall. Baronial Living Room has hand stenciled beams. Family room/Den off the Kitchen. Nice family Bedroom and Bath on the ground floor with French doors to private courtyard. Master has huge walk-in closet, soaking tub, steam shower and gorgeous tile.

www.10499Wilkins.com



Paul Kellogg & Pam Dougherty

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 PKellogg@coldwellbanker.com
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AREA

5

Beautiful Gated Community

WESTWOOD - CENTURY CITY



2122 CENTURY PARK LN #313
10/10/2017

Welcome! A lovely, spacious unit in the highly sought after Park Place Community. With high ceilings and plenty of natural light, 3 bedroom 2.5 bath unit is an incredible place to call home. As you walk in through the foyer you

will notice the large and beautifully updated kitchen, with new stainless steel appliances, which opens up to the light and bright dining and living room. High ceilings through out. 24/7 security, gym, saunas, bbq areas, pools, tennis courts, side by side parking.

Offered At **\$1,250,000**



Souzan Khatami
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Los Angeles CA 90064
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EXCLUSIVE
REALTY, INC.



289 S. BARRINGTON AVE #A-107

Gated development on over 4 Acres

Mid-Century Resort Style condominium with 2 large pools. 2 bdrm & 2 bath spacious corner unit with tree-top views, hardwood floors, terrace off master, quiet location in heart of Brentwood, walk to North Barrington shops, bistros, Starbucks. This unit faces south to LA Park Baseball Field and Tennis Courts – Very Private.

Just Reduced Price of \$739,000

By Appointment

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JackBrown@RodeoRE.com
CalBRE#01079890

JACK BROWN
ESTATE PROPERTIES



RODEO REALTY

AREA
6

Gorgeous Unique Penthouse

BRENTWOOD



11706 MONTANA AVE, UNIT 308

Tuesday October 10, 2017 11:00 AM - 2:00 PM

Updated Penthouse with treetop views. Stunning high-vaulted wood ceiling, beautifully updated modern kitchen, elegantly updated baths, separated bedrooms, PLUS large loft (could be used as 3rd bedroom) + office area, gorgeous tile floors, large balcony w/ views to Santa Monica

Mountains, inside laundry, TOP FLOOR, CORNER unit with only 1 neighbor, 2 side x side parking, STEPS to Whole Foods, Starbucks, restaurants galore, boutiques, transit, shops, bike to ocean. A walkers paradise.

Offered At **\$950,000**



Thomas Mann
424-234-6266

439 N Canon Dr. Penthouse
Beverly Hills, CA 90210

kW
KELLERWILLIAMS.



AREA
6

BRENTWOOD

SPECTACULAR PRIVATE CONTEMPORARY WITH DESIGNER DETAILS BY APPOINTMENT ONLY



12267 SAN VICENTE BLVD, LOS ANGELES

Simply stunning private and gated contemporary with elevator. Approx 6,610 sq.ft. house on 9,000 sq.ft. lot with 5 bedrooms and 8 baths. Fabulous double-height entry, formal living and dining and open kitchen/family with view of saltwater/solor heated Italian Carrera marble infinity pool with jacuzzi. Chef's kitchen with large Italian Calcutta marble island and custom cabinets. Solid oak floors with custom finish. Luxurious master with his and her closets, TVs in her/his bathroom mirrors, soaking tub and steam shower. Control 4 system, security cameras, alarm system, 7 Samsung flat screen tvs and full theater. 6th bedroom on main level currently open to family w/full bath. Designed by Thomas Schoos design group with furniture and accessories by Phillip Starck and Christopher Guy and furniture may be sold.

OFFERED AT \$7,250,000



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1:30 - 2:30 PM

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NEW PRICE
STUNNING NEWLY CONSTRUCTED CONTEMPORARY



JESSICA PASTERNAK
Estate Agent

310.720.1554 call or text
jessicapasternak@yahoo.com
jessicapasternak.com

JOHN AAROE GROUP

8455 OAKWOOD AVENUE, WEST HOLLYWOOD VICINITY | \$4,695,000

This stunning newly constructed contemporary home is one of the largest of its kind in the West Hollywood area. Upon entering, this dramatic home impresses with 30-foot ceilings above the living room. An open floor plan leads to a dining room, family room and chef's kitchen's equipped with premiere appliances including Miele, Wolf and Sub-Zero amongst imported Italian tiles and Porcelanosa fixtures. Fleetwood sliding glass doors open up to a private patio, built-in BBQ, pool, spa and waterfall feature that also functions as an outdoor projector screen. The exquisite master bedroom offers two generously-sized walk-in closets, wet bar, two terrace balconies and sitting area. There are 4 additional bedroom suites; each accompanied with beautifully finished bathrooms. With two covered car parking spaces plus gated driveway parking for 4 cars, this home offers ample space to host and entertain. Operated by a Smart System, this clever home is a rare gem in the neighborhood. Near distance to trendy shops and restaurants including: the Beverly Center, Urth Cafe, The Nice Guy, Alfred Coffee and much more! 8455oakwood.aaroe.site

AREA
10
WEST HOLLYWOOD VICINITY



UNOBSTRUCTED SKYLINE VIEWS,
SOPHISTICATED PENTHOUSE WITH PRIVATE GARAGE



932 N Alfred Street Penthouse 1 | West Hollywood
3 Bedrooms | 2 Bathrooms | Private Terrace | Up to 5 Parking Spaces

OPEN HOUSE | OCT 10, TUESDAY 11-2 PM

Enjoy captivating sunsets and gorgeous views of the Hollywood Hills from this exquisite 3BD 2BA penthouse unit at the top of an intimate recently built 8 unit complex, enviously located on a quiet sought-after street a beat away from West Hollywood's most popular dining hotspots, cafes, lounges and high fashion boutiques. This west facing sky suite features an expansive terrace, wide plank white oak floors, recessed lighting, sleek custom-built cabinetry, his and her closets, ensuite laundry, and large windows with unobstructed views from every room. The kitchen prides itself with quartz slab counters, stylish mod cabinetry, and stainless steel GE Monogram appliances. The bathrooms are laid with quartz counters and Grohe fixtures. This bright and private front end penthouse unit also boasts a very rare street-level private garage with dedicated driveway plus an additional subterranean parking space making it possible to park up to 5 cars! A true gem that will go fast!
Offered at \$1,325,000

For more information 932AlfredPenthouse.com



JAY MARTINEZ
Team Leader | The JM Team
323.377.8332 direct
jay@jmteamhomes.com
CalBRE 01905744

GILBERT DIRIGE
Realtor | The JM Team
310.801.0317 direct
gilbert@jmteamhomes.com
CalBRE 01920132

Featured Top Agents by Top Agent Magazine



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JOHN AAROE GROUP



709 San Lorenzo

www.709SanLorenzo.com

MAJOR REDUCTION!

\$3,350,000

Open Tuesday 11:00 to 2:00

ISABELLE MIZRAHI

(310) 230-3720 * isabelle@inthecanyon.com



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California Properties

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AREA
18

HANCOCK PARK – WILSHIRE



HISTORIC EL ROYALE



450 N. ROSSMORE AVE OPEN TUESDAY 11-2 & SUNDAY 2-5

Introducing 1, 2 and 3 bedroom at the historic El Royale. For decades Hollywood professionals have called El Royale home. Architect William Douglas Lee designed the El Royale in 1928 just after completing its sister building, famed Chateau Marmont. Situated in prestigious Hancock Park, these luxury leases provide the modern comforts & details today's entertainer seeks. Remodeled kitchens, designer finishes & appliances. Original crown moldings, hardwood floors, valet, concierge, extravagant lobby w/ ornate details, fitness center, roof deck w/ 360-degree views.

Starting from \$3,895 & Up

Other Units Available



Nicole Contreras

nicole.contreras777@gmail.com

www.nicolecontreras.com

direct: 310.614.4952

office: 310.888.3332

bre #: 01512844





NEW LISTING IN THE HOLLYWOOD HILLS.



OPEN
TUE 11-2
LUNCH
SERVED

JOHN AAROE GROUP



2900 Belden Drive | Hollywood Hills | \$1,695,000



AARON MONTELONGO

310.600.0288
AaronMontelongo@gmail.com
aaroe.com/aaronmontelongo

Walled and gated for privacy, this Spanish Contemporary home sits above Beachwood Village just below the world famous, "Hollywood" sign. Lovely courtyard entry welcomes you to a dramatic living room with high beamed ceilings, wood-burning fireplace and French doors that open to an outdoor terrace with tranquil canyon views. Features are: 4 bedrooms, 4 bathrooms, appx 3,400+ sq ft, master suite with 2 walk-in closets, gourmet kitchen with stainless steel appliances, pantry, and formal dining. Additional features are: Open floor plan, high ceilings throughout, beautiful hardwood floors, laundry, central a/c and heat, lush private garden patio, green grassy yard, and plenty of closet and storage space. Lower unimproved area can possibly be finished for an additional office/studio or gym (buyer to verify). Close to fabulous restaurants, hip cafes, theaters, Griffith Park, Paramount, Universal Studios, hiking trails, dog park, horseback riding, nightlife and so much more! Must see!

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The Mobile Experience!

The image shows three smartphones illustrating key features of the Vesta Plus mobile app. The first phone displays a search results page with a 'Saved Searches' callout. The second phone shows a search filter menu with 'Auto-Suggestions' callout. The third phone shows an SMS text message with a 'SMS Text Sharing' callout.

Real-Time Counts	Photo Slide Show	Share Via Text Email & URL
Thumbnail & Agent Detail Report Views	18 Search Filters	Edit Saved Searches

Test-Drive The New Mobile Experience At
<http://demo.themls.com/vestaplus>

Learn More at an Upcoming Webinar!

<p>Wed., Oct. 18 10:00 AM - 11:00 AM Register at bit.ly/vpmobileoct18</p>	<p>Fri., Oct. 20 2:00 PM - 3:00 PM Register at bit.ly/vpmobileoct20</p>	<p>Mon., Oct. 23 3:30 PM - 4:30 PM Register at bit.ly/vpmobileoct23</p>
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AREA
30

HOLLYWOOD HILLS EAST



OPEN
 Tuesday
 11am-2pm

RODEO REALTY
 Fine Estates
 202 N. Canon Dr.
 Beverly Hills, CA
 90210

Hollywood Contemporary "Dell" Mediterranean
 6445 DEEP DELL PL

In the heart of the sought after Hollywood Dell. 4Bed/3.5 Bath chic and modern Entertainer's Paradise! Tri-level home with a 30' + entry and living room ceilings. Granite kitchen, Beautiful oversized patio, open-floor plan, and high ceilings. All bathrooms are adorned with a carrera marble stone; Master features, toilet/bidet, luxury bath rub, and rain shower! Custom wallpaper accents walls, new walnut dark stained wood floors and more!! Private guest room and bath on 1st level, Kitchen/Den/Dining room 2nd level, 3 Bedrooms on third level. Many balconies, skylights and open areas!

OFFERED AT: \$1,599,000 | 4 BED • 3.5 BATHS



ROGER PERRY
 REALTOR® | BROKER ASSOCIATE



RPERRY@ROGERPERRY.COM

310-600-1553

WWW.ROGERPERRY.COM

CalBre License #: 01882885

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JOHN METTLE

HOME INSPECTIONS

20 years & 10,000 Home Inspections in Los Angeles

Civil Engineering Degree

Certified CREIA (*California Real Estate Inspection Assoc.*) Home Inspector

Detailed and easy to read report includes photos

Professional, Thorough, and Works easily with Realtors & Clients

Errors & Omissions Insurance

As an agent working with Buyers, I am glad to have John Mettle in the Field. John's reports are the most thorough, professional, and user-friendly. The format of his reports with pictures, summary and itemized sections helps me and my Buyers understand and discuss what the concerns and issues are with the house. It makes it easier for me to get estimates from contractors and helps me negotiate credits with the Sellers because the issues are clearly spelled out in his reports for everyone to understand.

D.W.G. (Realtor)

Your report is fine tuned; very detailed and well documented with photos. The summary pages made it so easy to get estimates from different vendors. Thanks John, for a great job

R. A. (Realtor)



MOBILE: (818) 400-0227

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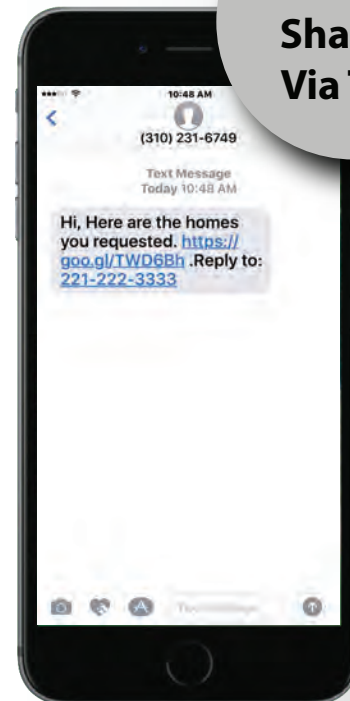
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Real-Time Counts	Photo Slide Show	Share Via Text Email & URL
Thumbnail & Agent Detail Report Views	18 Search Filters	Edit Saved Searches

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Register at bit.ly/vpmobileoct20

Mon., Oct. 23
3:30 PM - 4:30 PM
Register at bit.ly/vpmobileoct23

TUESDAY

01 Beverly Hills Single Family

715 N ALPINE DR	Open	11-2	NEW
\$19,750,000	6+7		



STUNNING MEDITERRANEAN ON THE BEST BLOCK IN THE FLATS!

Located on the 700 block of Alpine, arguably one of the best locations in Beverly Hills, this 12,000 square-foot 6 bed 7 bath home sits on a huge lot comprising of over 23,000 sq ft! Rebuilt from the ground up, this magnificent Andalusian inspired Mediterranean home features one of the most magnificent backyards in all of LA. The home features a full guest house, huge swimmers pool, grand wine cellar, magnificent outdoor terraces and a hand painted William Morris ceiling from the 1920s.

Josh Flagg 310.720.3524
RODEO REALTY - BH

Range, Refrigerator, Freezer, Fireplace

608 N ROXBURY DR	Open	11-2	NEW
\$10,950,000	6+8	CONTEMPORARY	



PRIME BEVERLY HILLS FLATS LOCATION

This Trip Haenicsh-designed estate is a true masterpiece and entertainer's dream. Remodeled in 2008, the light-filled property boasts luxury finishes and a highly desirable floor plan with 5 bedroom suits and den upstairs plus maids down. This private oasis is the perfect blend of ultra-sophisticated style and classic warmth.

MLS#17-273868

David Kramer 310.691.2400
HILTON & HYLAND

www.DavidKramerGroup.com

606 N OAKHURST DR	Open	1-2	NEW
\$9,300,000	4+4.5	TRADITIONAL	



STUNNING CUSTOM ESTATE IN THE PRIME BEVERLY HILLS FLATS

Discover luxury & tranquility in this newly remodeled custom estate. Located in the prime Beverly Hills Flats, this home embodies the finest style, substance, & warmth. Formal living rm, family rm, formal dining rm, office/library, & gourmet Poliform kitchen w/breakfast area. Incredible master suite w/sitting room, terrace, & dual walk-in closets. Fabulous backyard w/ipe wood deck, 16 ft firepit, oversized built-in BBQ & bar, pool & spa with water features, & detached pool house/cabana w/bath.

Jade Mills/Dena Luciano 310.285.7508
COLDWELL BANKER

Gated, Range/Oven, Refrigerator

511 N SIERRA DR	Open	11-2	NEW
\$8,995,000	4+5	SPANISH	



PRIVATE SPANISH ESTATE IN THE PRIME BEVERLY HILLS FLATS


Classic Spanish Estate located on a quiet tree-lined street in the prime Beverly Hills Flats. Originally built in 1935, this home has been meticulously restored while still maintaining the authentic "Old California" charm & elegance. Very private w/gated entry leading into picturesque courtyard w/ fountain. Formal foyer, living room, library, bar, formal dining room, & updated kitchen. Guest/maid's down. Upstairs office, 2 family bdrm suites, & spacious master suite. Gym & guesthouse. Pool & spa.

MLS#17-240578

Jade Mills 310-285-7508
COLDWELL BANKER

BBQ,Dshwshr,Dryer,Grbg Disp,Hood Fan

217 EL CAMINO DR	Refresh.	11-2	NEW
\$3,975,000	4+3.5	2sty-TRADITIONAL	



BEVERLY HILLS TRADITIONAL

Fantastic traditional home with contemporary updates just a stone's throw from Beverly & Rodeo Drives. Large-scale public rooms graciously lead from one to another, allowing for optimal entertaining flow. Updated kitchen with Viking range & Carrara marble countertops. Upstairs is a master suite and 2 additional generous beds with a shared bath. Spend time outside in a spacious backyard featuring pool, fruit trees, & plenty of room for entertaining. Situated in the prestigious BH School District.

Dan Weiser 310-721-5899
THE AGENCY

840 GREENWAY DR	Open	11-2	red
\$20,995,000	7+10	TRADITIONAL	



ICONIC BEVERLY HILLS CAPE COD JUST REDUCED

Picturesque Cape Cod-style retreat in the heart of Beverly Hills on a 30,000 sq. foot flat lot. With beautiful quality materials and precise attention to detail, this home speaks loudly of the American East-Coast influence that inspired it. Approx 11,000 square ft house with 7 bed + 10 baths. The classic Beverly Hills palm trees set a serene backdrop, complete with an oversized pool and expansive lawn, a detached guest house + gym, and basketball court- perfect for the entire family.

MLS#17-251912

Rochelle Maize 310.968.8828
NOURMAND & ASSOCIATE

GreenwayManorBH.com

510 USHER PL	Open	11-2	rev
\$12,900,000	5+5	MID-CENTURY	



PRIME, RIM PROMONTORY ESTATE SITE IN TROUSDALE ESTATES

Spectacular views of the city, ocean and greenbelt from this large flat pad. Trousdale Estates offers some of Beverly Hills' most lucrative development opportunities. The current home offers the perfect situation of a living space that opens right onto the deck for maximum enjoyment for the impressive, unobstructed views. Renderings have been created for a modern home to be developed further transforming this already prestigious neighborhood into a hot bed of significant architecture.

MLS#17-249584

J.Babajian/T.Woods 310-623-8800
RODEO REALTY - BH

www.510UsherPlace.com

01 Beverly Hills Condo / Co-op

415 S SPALDING DR #202	Open	11-2	CHIC!	NEW
\$1,699,000	2+2.5	ARCHITECTURAL		



SPACIOUS BEVERLY HILLS CONDO ACROSS FROM ROXBURY PARK!

Spacious Beverly Hills condominium located in a highly-desirable building across the street from Roxbury Park. Foyer with hallway leads into open and bright living room with 12 ft. ceilings, hardwood floors, custom paint job and fireplace. Natural light flows through this 1,820 sq.ft. end unit. 2 en-suite BR's, private sauna, powder room, 2 reserved parking spots, stainless steel appliances, laundry room IN UNIT, and storage. Great for full-time living or lock-and-leave. Beverly Hills High, too!

MLS#17-275708

C. GRAY | J. YARBROUGH 323.854.4300
L.A. LUXE GROUP | KW

www.415SpaldingDrive.com

460 N PALM DR #503	Open	11-2	rev
\$3,499,000	2+3	CONTEMPORARY	



NEWLY-CONSTRUCTED LUXURY PENTHOUSE UNIT IN BEVERLY HILLS.

This contemporary 2 bed + 3 bath condo is light and bright with soaring 20-ft ceilings in the living room and is equipped with the finest finishes. Incredible kitchen features built-in espresso machine, Caesarstone counters & high end appliances. A private elevator leads to the rooftop deck, only available to the penthouse. Custom built-in BBQ & private hot tub. Enjoy the privacy, luxury, & the spectacular views of Beverly Hills to DTLA.

MLS#17-251396

Pate Stevens 310-467-7253
NOURMAND & ASSOCIATE

BBQ,Blt-Ins,Dshwshr,Dryer,Elvtr,Other



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TUESDAY

01 Beverly Hills Lease

1148 COLDWATER CANYON DR Open 11-2 \$22,500 6+8 SOUTHERN COLONIAL	NEW
<p style="text-align: center;">THE TARA ESTATE - SOUTHERN PLANTATION ESTATE MASTERPIECE</p> <p>6 Bedroom/7.5 Bath in this sprawling 1/2 acre estate. FULLY FURNISHED down to the flatware and linens. Private bedroom suits & huge entertaining rooms. Cook's kitchen boasts top of the line appliances and an enormous butler's pantry. Spacious guesthouse with full bath & kitchen can be used for guests or music/production studio. Huge entertainer's backyard with over-sized NEW pool and 50-ft waterfall. Hotel Living. Beverly Hills School District and Services!</p>	
<p style="text-align: center;">MLS#17-246608</p> <p>Roger Perry 310-600-1553 RODEO REALTY - BH www.RogerPerry.com</p>	

1119 SCHUYLER RD Open 11-2 \$17,500 4+4 1sty-TRADITIONAL	NEW
<p style="text-align: center;">WONDERFUL 1 STORY IN SPECTACULAR SETTING!</p> <p>Beautiful single story home on lower Schuyler on large 30,262 sq. ft. lot w/private park-like setting & endless mature trees. Sitting directly across the street from one of Beverly Hills largest & most iconic properties. Wonderful move-in condition w/open, spacious living room opening to the pool & majestic grounds & setting. Wonderful kitchen w/breakfast room, formal dining, terrific master w/doors opening to the pool area & beautiful kids bedrooms. Beverly Hills School District.</p>	
<p style="text-align: center;">MLS#17-274602</p> <p>Ginger Glass 310-927-9307 COLDWELL BANKER BHN Blt-Ins,Dshwshr,Dryer,Frzr,Grbg Disp</p>	

02 Beverly Hills Post Office Single Family

3037 FRANKLIN CANYON DR Open 11-2 CHIC! \$2,499,000 3+3.5 ARCHITECTURAL	NEW
<p style="text-align: center;">A BEVERLY HILLS MODERN RETREAT IN A PARK-LIKE SETTING</p> <p>Located steps away from Franklin Canyon Park, (in a prime Beverly Hills Post Office location), this home strikes a balance between city life and nature like nothing in the area. XL living room with sky-high ceilings, walls of glass, and a fireplace (1 of 4 in the home). Living opens to the outdoors on 2 sides. Dining (w/fireplace), family (w/fireplace), and kitchen/breakfast bar areas. Master (w/fireplace) and wardrobe room. Private elevator, 2-car garage, double lot with lawn. WARNER ELEMENTARY</p>	
<p style="text-align: center;">MLS#17-273712</p> <p>C. JACOBS J. YARBROUGH 323.854.4300 KW BEVERLY HILLS www.3037FranklinCanyon.com</p>	

1404 DAWN RIDGE DR Open 4:30-6:30 \$10,950,000 +2750000 6+7 MEDITERRANEAN	red
<p style="text-align: center;">COCKTAIL OPEN HOUSE - 4:30PM - 6:30PM RSVP REQUIRED</p> <p>Rsvp Required To EA@THEAGENCYRE.COM Sited up a long private driveway, sits a glamorous Italianate Villa. Approx. 8,600sqft estate features views of Century City and the Pacific Ocean.</p>	
<p style="text-align: center;">MLS#17-255152</p> <p>Drew Fenton 310.858.5474 HILTON & HYLAND Co-Listed w/ Mauricio Umansky</p>	

1722 BENEDICT CANYON DR Open 11-2 \$2,675,000 4+5 COUNTRY ENGLISH	red
<p style="text-align: center;">JUST REDUCED AND READY TO SELL!</p> <p>Be transported to the English countryside where you will discover a delightful Cotswald-esque estate, designer done with charm and grace. Three en suite bedrooms, library, generous living room, redone family-style kitchen, plus charming guest cottage and bonus garret studio above garage. Sprawling lawns, shady patios, dining terraces, and a private pool on oversized and gated corner lot complete this perfectly private home, a short drive from Rodeo Dr., West Hollywood, and Century City.</p>	
<p style="text-align: center;">MLS#17-269992</p> <p>Bryant Reichling 323.854.1780 COMPASS www.1722BenedictCyn.com</p>	

9374 BEVERLY CREST DR Open 12-2 \$11,950,000 5+6 ARCHITECTURAL	rev
<p style="text-align: center;">9374 BEVERLY CREST DR</p> <p>Newly designed and decorated, this is an absolutely stunning contemporary with massive city and ocean views from every room in the house. Gated and private from the street the glass entry opens into a spacious entry with commanding 180-degree views. The master suite is on this level- it is large with a sitting area, fireplace, and terrace. You can watch the sunset over the Pacific Ocean from bed! Richly appointed master bath with dual vanities and luxurious walk-in closet.</p>	
<p style="text-align: center;">MLS#16-130256</p> <p>Valerie Fitzgerald 310-285-7515 COLDWELL BANKER RESI Blt-Ins,Dshwshr,Elvtr,Hood Fan,Rng/Ovn</p>	

9560 SHERWOOD FOREST LN Refresh. 12-2 \$5,950,000 5+5 ARCHITECTURAL	rev
<p style="text-align: center;">HOW TO FIND YOUR SOUL IN BEVERLY HILLS</p> <p>This hillside retreat blends the beauty of nature with modern design. A 40-ft atrium fills the home with natural light. Slate, granite and wood finishes provide warmth to the modern esthetic. Abundant plant life surrounds the master creating a true sense of tranquility. The deck and pool are the perfect spots to relax and entertain, while a library beckons those seeking a quiet respite. Set on almost an acre of land just minutes from Sunset, connect with nature while never feeling too remote.</p>	
<p style="text-align: center;">MLS#17-249714</p> <p>Christophe Collet 310-739-2466 COLDWELL BANKER BHN Blt-Ins,Dshwshr,Dryer,Frzr,Grbg Disp,Oth</p>	

03 Sunset Strip - Hollywood Hills West Single Family

9050 ST IVES DR Lunch 11-2 \$34,995,000 3+4	NEW
<p style="text-align: center;">SUNSET STRIP DEVELOPMENT OPPORTUNITY 1.8 ACRES</p> <p>Approximately 1.8 Acres on 4 Contiguous Lots with Panoramic Views from Downtown to the Ocean.</p> <p>The four lots include: 9050 St. Ives (\$16.5M · 44,905 sf lot) 9056 St. Ives (\$7.25M · 10,865 sf lot) 9060 St. Ives (\$6.25M · 9,151 sf lot) 136 N Doheny Dr (\$4.995M · 13,615 sf lot)</p>	
<p style="text-align: center;">MLS#17-274906</p> <p>Mike Nourmand Adam Sires 3106663294 NOURMAND & ASSOCIATE Catered Lunch</p>	

7100 LA PRESA DR Open 11-2 \$11,850,000 6+8 MEDITERRANEAN	NEW
<p style="text-align: center;">THE ULTIMATE LA LIFESTYLE RESIDENCE</p> <p>Sweeping views across LA's skyline from Downtown to Santa Monica Bay are enjoyed from nearly every inch of this extraordinary estate. Gated motorcourt entry conceals a majestic Mediterranean Villa boasting architectural details with warm contemporary interiors.</p>	
<p style="text-align: center;">MLS#17-274906</p> <p>Ernie Carswell /Chris P. 310-345-7500 TELES PROPERTIES www.SweepingViewEstate.com</p>	

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TUESDAY

8157 LAUREL VIEW DR	Open	11-2	NEW
\$6,495,000	4+5	SPANISH	



BEAUTIFULLY RE-IMAGINED SPANISH CONTEMPORARY

A very special, reimagined Spanish contemporary with exquisite design and sophistication. Enter into an expansive open space with soaring ceilings, multiple entertaining areas, dining space, and chef's kitchen. Open floor plan is encircled by tall windows and French doors, which flood the room with natural light and create wonderful indoor-outdoor living. The backyard is immensely private with a sparkling pool, covered trellis and upper patio. Moments from the Sunset Strip and Chateau Marmont.

MLS#17-272560

Jon Grauman 424.238.2484
THE AGENCY

Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

8814 EVANVIEW DR	Open	11-2	NEW
\$2,850,000	3+4		




A UNIQUE RETREAT NESTLED IN THE WEST HOLLYWOOD HILLS

Warm and inviting living area, large marble fireplace and wide plank oak floors accentuate the space which glistens with warm light through steel and glass doors. Charming master suite with steel floor to ceiling doors open to a deck, the master bath is bright an airy with double vanity, soaking tub and shower. Terraced backyard centered with an incredible eucalyptus tree, ample entertaining areas surrounded by mature tropical vegetation, garden terraces, and pool.

Tyrone McKillen 949.212.8721
HILTON & HYLAND

TyroneMcKillen.com

1406 BELFAST DR	Open	11-2	NEW
\$5,000,000	2+2.5		



OPEN TUESDAY 11AM-2PM + TWILIGHT 6PM-7:30PM

Having been comprehensively reimagined from the ground-up, no expense has been spared in creating this truly unique home, which is apparent from the outside-in!

Jonathan Nash S. Resnick 424.230.6088
HILTON & HYLAND

RESNICK & NASH

1571 QUEENS RD	Lunch	11-2	NEW
\$2,695,000	3+4	2sty-CONTEMPORARY	



LIGHT BRIGHT QUEENS ROAD JEWEL WITH POOL

Light floods this newly renovated Contemporary Traditional close in on Queens Road. 2 full master suites. One of which overlooks the glistening pool, while the other has views of the city. It's pristine pallet is ready for someone to come and imprint their personality on this gorgeous property. A multi-tiered back garden creates the finishing touch of the quintessential LA lifestyle. From the sparkling pool to the upper lounge deck, you really feel like you've found your own piece of paradise.

Brent Watson 3106009119
COLDWELL BANKER

WWW.1571QUEENSROAD.COM

7937 WOODROW WILSON DR	Open	11-2	NEW
\$4,995,000	5+5	TRADITIONAL	



NESTLED LANDSCAPED GROUNDS IN THE HOLLYWOOD HILLS

Enter this gated estate that pays tribute to traditional style, architecture, and superb taste. Stun guests with a two-story entry & staircase, stone driveway and parking for 6+ cars. Reimagine what elevated living feels like with high ceilings, hardwood floors and easy indoor-outdoor flow throughout the entire home. Ideal for easy entertaining, light pours into the living room that opens into a voluminous family room, seated bar and large outdoor patio.

MLS#17-276680

Branden & Rayni Williams 310.691.5935
HILTON & HYLAND

WILLIAMS & WILLIAMS

7435 PALO VISTA DR	Open	11-2	NEW
\$1,849,000	3+3	2sty-CONTEMPORARY	



INCREDIBLE MULHOLLAND OPPORTUNITY

Looking out to the city lights, this Contemporary Hollywood Regency sits on a hidden drive surrounded by celebrity properties. Double front doors open to a dramatic entry with a two story wall of glass on the rear, revealing lush gardens, pool, spa and views! Upper master & guest room also have city view decks. A 2nd master suite downstairs with fireplace plus a massive screening/media room open to the pool & grounds. Bring your clients seeking privacy and seclusion.

John Galich 310-461-0468
RODEO REALTY INC.

www.7435PaloVista.com

2739 WOODSTOCK RD	Open	11-2	NEW
\$3,588,000	4+4	1sty-RANCH	



WOODSTOCK ROAD - 1+ ACRE LOT

California Ranch meets the French countryside with Zinfandel vineyard, eucalyptus trees and expansive views. The 1+ acre lot is surrounded by captivating canyon vistas and glimpses of city lights at night. The inviting interiors include open beamed ceilings, wood floors and brick corner fireplace in the living room. French doors open to the dining room which overlooks the pool, fire pit and huge olive tree. T

Sharona Alperin 3108883708
SOTHEBY'S INT.REALTY

MySharona.com

9305 NIGHTINGALE DR	Open	11-2	red
\$12,000,000	140000000	3+4 MODERN	




WORLD CLASS VIEWS ABOVE THE SUNSET STRIP!

Perched atop the Sunset Strip's most coveted Bird Street, this magnificent modern has voluminous rooms, custom woods and fire & water elements creating a warmth rarely seen in modern architecture. Hi-ceilings w/full-story windows bring the outside in, providing panoramic views of the city. Chef's kitchen opens to massive family room w/wet bar. Infinity edged pool and fire pit for entertaining. Private master bedroom and bath have awe-inspiring city lights views. Also available for lease.

Gary Gold 310.741.0505
HILTON & HYLAND

Co-Listed w/Danny Preston | Kelton Group

2435 OUTPOST DR	Refresh.	11-2	NEW
\$3,299,000	3+4	2sty-CONTEMPORARY	




OUTPOST ESTATES - PRIVATE, CONTEMPORARY ARCHITECTURAL

Perched up high along a long gated driveway, this newly built, luxurious contemporary architectural home is nestled in complete privacy in the renowned hills of Outpost Estates. Capturing the true meaning of indoor/outdoor living with a beautifully designed open floor plan, this property is perfect for today's modern lifestyle - 3 bedroom suites, 4 bathrooms, 2765 Sqft (taped), .5 acres (assessor), newly built in 2017, private valet driveway, designer finishes and beautiful tree-top views.

Tim Durkovic (310)738-8098
DILBECK ESTATES

3160 BARBARA CT	Open	11-2	red
\$1,449,000	1495000	5+4 1sty-TRADITIONAL	



HOLLYWOOD HILLS TRIPLEX

Hollywood Hills Triplex located in the Cahuenga Corridor freeway/studio close featuring 3 + 1.5 main house & two 1+1 units. The single story main house features beautiful hardwood floors, formal dining room, living room w/large by window & fireplace, period tile, private laundry plus a 2 car garage. Each 1 + 1 unit has it's own entrance, address, private yard plus hardwood floors, charm, shared laundry room and views of Universal Studios. All are metered separately. Old Hollywood at its best!

Lynette Bishop 310 266 6264
SOTHEBY'S INTERNATIO

Dshwshr,Dryer,Grbg Disp,Rng/Ovn,Wshr

TUESDAY

1641 N. KINGS ROAD	Open	11-2	red
\$1,399,000	2+2	CONTEMPORARY	



OVER \$200K PRICE REDUCTION!

The BEST value in the Sunset Strip area! Zen treehouse perched above the Sunset Strip with flexible guest house/studio space. This home offers incredible indoor and outdoor flow with several decks for entertaining, wrapped in mature trees and tropical landscaping. Features tall ceilings w/ skylights, fireplace, oak hardwood floors, 2 bedrooms & 2 baths (1 en-suite) with direct access from most rooms to decks, patio space & lush gardens with city and canyon views.

MLS#17-231816
G. Harris & M. Collins (310) 828-4200
COMPASS | CB

GregHarrisEstates.com/Kings

2015 OUTPOST DR	Open	11-2	rev
\$3,595,000	4+5	FRENCH NORMANDY	



HUGE OUTPOST ESTATE WITH GROUNDS.

Medit compound walled and gated. BEST VALUE in Outpost. Quality and character. High walls and lush landscaping create a private park-like setting. Stp-dn liv rm w high ceilings, Hrdwd floors, formal moldings, and tall French doors opening to terraces. Impressive Formal dining rm. Professional chef's gourmet kitchen. Intimate study with wet-bar. Major master ste with luxurious bath. Incredible theater/family rm. Full outr kitchen, a 60 ft pl. Separate gym/office. Six car "off-street" parking.

MLS#17-241318
Neal Baddin 323-793-7405
COLDWELL BANKER RESI

BBQ,Blt-Ins,Dshwshr,Frzr,Grbg Disp,Other

1646 BLUE JAY WAY	Open	11-2	rev
\$15,900,000	6+6	CONTEMPORARY	




BEST PROPERTY ON MOST DESIRABLE STREET, BLUE JAY WAY

Live in one of the best properties on Blue Jay Way, one of the most exclusive Bird Streets. A gated compound awaits in a large promontory plot offering some of the best 180 degree views in the city. Chic contemporary outfitted with the most high end and state of the art finishes and surfaces. Indoor/outdoor flow of main house is perfect for entertaining and impressing guests with the breath taking views. This is a rare opportunity to obtain a one of the most desirable properties LA has to offer.

MLS#17-262932
J.Babajian/T.Woods 310-623-8800
RODEO REALTY - BH

www.1646Bluejayway.com

7346 PACIFIC VIEW DR	Refresh.	11-2	rev
\$2,185,000	4+5	3sty-CONTEMPORARY	



ARCHITECTURE, PRIVACY, VIEWS - SALE/LEASE

Quiet and private remodeled home at end of cul-de-sac off Mulholland between Outpost and Runyon. Dramatic great room with expansive views to Hollywood sign. 3,882 Sq Ft of living space over 3 floors - Huge Master Suite and sitting area + 2 bedrooms on upper level. Lower level full suite (bedroom, bathroom, 2nd living room) - perfect for in-law, guest, or media room or gym or home theater. Lush and private backyard with 2 water fountains and firepit, plus side yard with views. Hurry!

MLS#17-273902
Denise Rosner 3105089482
KELLER WILLIAMS BEVE

BBQ,Blt-Ins,Dshwshr,Dryer,Frzr,

9145 ST IVES DR	Open	11-2	rev
\$8,999,000	6+6	MODERN	



STUNNING MODERN

This brand new compound combines the best California lifestyle with a modern and elegant aesthetic you must see to appreciate. 9145 St. Ives awaits you! Just beyond the entryway, this residence is perched hilltop with breathtaking city views. The open floor plan combines contemporary features with urbane details of a gourmet kitchen and glass folding doors that transform this home into the indoor/outdoor experience it is.

MLS#17-254320
Aaron Kirman 424-249-7162
JOHN AAROE GROUP

BBQ,Blt-Ins,Dshwshr,Dryer,Elvtr,Other

3259 DOS PALOS DR	Refresh.	11-2	rev
\$1,975,000	4+4	3sty-MEDITERRANEAN	



BEAUTIFUL MEDITERRANEAN W/VIEWS

3,494 SF 3-story Med w gorgeous details - rich wood floors, wrought iron accents, period arches. Large gourmet kitchen w rainforest marble, wine fridge, viking range, hammered copper veggie sink, built in bar. 3 bedrooms up, lower level in-law suite. Huge storage area with wine cellar. 3 stacked stone fireplaces. Gorgeous open views. Tiered xeriscape yard, multiple decks for entertaining, turf dog run or putting green. This one is a winner!

MLS#17-273892
Denise Rosner 3105089482
KELLER WILLIAMS BEVE

Blt-Ins,Cing Fan,Dshwshr,Dryer,Frzr

3581 MULTIVIEW DR	Open	11-2	rev
\$4,590,000	6+6.5	CONTEMPORARY	




CELEBRITY-WORTHY COMPOUND!!

NEWLY REMODELED! Huge motor court. 9,300 sq.ft. 6 bed/6.5 baths. High ceilings. Open floor plan. Grand living room connects to sizable dining room & Chef's Kitchen. The East Wing of the home has massive THEATER, two bedrooms, junior master suite w/outdoor patio & GYM. Vast master suite has endless closet space & DUAL, luxurious baths. West Wing has bedroom & en-suite bath, plus multiple lounge/bonus areas. Beautiful View from the house and the pool/spa.

MLS#17-269232
Roger Perry 310-600-1553
RODEO REALTY - BH

www.RogerPerry.com

03 Sunset Strip - Hollywood Hills West			Lease
8787 SHOREHAM DR #606	Open	11-2	NEW
\$4,500	1+2	1sty-CONTEMPORARY	



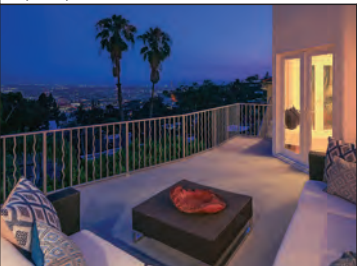
FULL SERVICE SHOREHAM WITH UNOBSTRUCTED SOUTH CITY VIEWS

FULL SERVICE SHOREHAM TOWER. THIS CONDO IS REDONE WITH THE MOST AMAZING CITY VIEWS CLEAR TO CATALINA. STAINLESS APPLIANCES AND ABSOLUTE GRANITE COUNTERS IN KITCHEN. TRAVERTINE BATHROOMS. MASTER WITH HUGE SHOWER. FLEET-WOOD FLOOR TO CEILING WINDOWS IN LIVING ROOM. BUILDING FEATURES 24HR RESIDENT & GUEST VALET PKG., CONCIERGE, SWITCHBOARD, POOL, SPA & SMALL GYM. ALL UTILITIES INCLUDING DIRECT TV BASIC CABLE & INTERNET INCLUDED. ONE BLOCK FROM ALL THE SUNSET STRIP RESTAURANTS, NIGHTCLUBS & SHOPPING

MLS#17-261048
Guy Fedele 310-770-4444
GOLD STAR REALTY

Cbl,Dshwshr,Frzr,Grbg ,Hood Fan,INTERNET

1664 SUNSET PLAZA DR	Open	11-2	rev
\$3,699,000	5+6	CONTEMPORARY	



VIEW, VIEW, VIEW!

Remodeled to perfection! Took over \$750,000 and more than 8 months to create this beauty. Over 4500 Sq. Ft. of modern home with open & airy floor plan. Huge mahogany pivot entry door leads you into a stunning wood & glass foyer. 4 en-suite BRs with private BAs. Powder room. Master BR with dual walk-in closets. Breathtaking views, from PDC to the ocean! Large balconies on each level. Brand new ROOF.

MLS#17-248850
Steven B. Mesbah 310.897.0044
RODEO REALTY - BH

Top-Of-The-Line Appliances

7346 PACIFIC VIEW DR	Refresh.	11-2	rev
\$12,500	4+5	3sty-ARCHITECTURAL	



ARCHITECTURE, PRIVACY, VIEWS - FOR SALE OR LEASE


Quiet and private remodeled home at end of cul-de-sac off Mulholland between Outpost and Runyon. Dramatic great room withw expansive views to Hollywood sign. 3,882 Sq Ft of living space over 3 floors - Huge Master Suite & sitting area + 2 bedrooms on upper level. Lower level full suite (bedroom, bathroom, 2nd living room) - perfect for in-law, guest, or media room or gym or home theater. Lush and private backyard with 2 water fountains & firepit, plus side yard w views. Also for sale \$2.185M

MLS#17-275362
Denise Rosner 3105089482
KELLER WILLIAMS BEVE


Blt-Ins,Cing Fan,Dshwshr,Dryer,Frzr


TUESDAY

04 Bel Air - Holmby Hills *Single Family*


2384 BUCKINGHAM LN	Open	11-2	NEW
\$3,295,000	4+4		
			
GAURD GATED BEL AIR CREST			
4460sf pool home. Quiet cul-de-sac. JUST FRESHLY STAGED TO PERFECTION. Ultimate resort lifestyle. Elevator 2 each floor! Showers of natural light. Breathtaking private outdoor living/entertaining-pool,spa, BBQ, frpice & more. Wine closet, 4 frpices. HUGE bonus rm-opt.theater, studio, ofc, man cave. . Lg dining w/veranda. Spa-inspired mstr.. Chef's granite kitchen ,stainless applnces bar/BK seating open to FR. ALSO TWILIGHT WINE TASTING 4-7. See full pg ad. TEXT TO RSVP			
Lisa & Scott Sorrentino		818.355.4751	
RODEO REALTY		FRESH & STAGED TO PERFECTION	

1322 N BEVERLY GLEN BLVD	Open	11-2	NEW
\$899,000	3+1	2sty-TRADITIONAL	
			
BRIGHT & UPDATED CHARMING TRADITIONAL ON LOWER BEVERLY GLEN!			
Large living rm w/brick fpl & bay window flows into the open dining area. Updated kitch w/butcher block counters & SS appl. Sizable, outdoor, back brick patio - great for entertaining! 3 spacious upstairs beds flooded w/light, share an updated full bath. Lovely master has sitting/dressing/office/nursery area w/window seat, which can be turned into to a master en-suite bath. Hrdwd floors, charming paneling, attached 1 car garage w/laundry area. Close to the Glen Center. Warner School District.			
MLS#17-276344			
Lisa Mansfield		310.993.2303	
SOTHEBY'S BRENTWOOD		www.BGListing.com	


850 LINDA FLORA DR	Open	11-2	red
\$16,995,000	19500000	5+8 CONTEMPORARY	
			
CONTEMPORARY ARCHITECTURAL MASTERPIECE IN BEL-AIR			
The façade's horizontal lines are accented by a striking, translucent glass vertical wall - inspiration for the home's "Lantern House" name by architect Michael Kovac. Chef's kitchen features Ceasarstone counters and back-splash; Miele ovens; Sub-Zero refrigerators; Poliform cabinets; plus informal dining with full access to outside. The home's dramatic hillside perch allows stunning panoramic views.			
MLS#17-220740			
Jeffrey Hyland		310.278.3311	
HILTON & HYLAND		HiltonHyland.com	

1524 STONE CANYON RD	Open	11-2	rev
\$15,999,000	4+5	2sty-COUNTRY ENGLISH	
			
GERARD COLCORD DESIGNED COMPOUND W/ GUEST HOME			
Gerard Colcord-designed estate featured in Architectural Digest-encompasses nearly 8,772 square feet of livable space including the guest home. Oak plank floors lead to an impressive great room featuring soaring pitched ceiling & brick fireplace. Dotted with Oak and Sycamores, the property features views of Bel Air's rich canyonside. With park-like grounds, full outdoor BBQ & pool/spa leisure area, this sheltered estate commands a tranquil existence year-round, beckoning entertaining & respite.			
MLS#17-247866			
Segal & Ojeda		310-991-8481	
PARTNERS TRUST BH		Tim Mullin	

728 LINDA FLORA DR	Open	11-2	rev
\$7,499,000	5+7	TRADITIONAL	
			
LOWER BEL-AIR GATED ESTATE WITH PANORAMIC VIEWS			
Lower Bel-Air published gated estate, on almost one acre of mostly flat promontory w/ sweeping views of DTLA, Century City, Santa Monica & the Pacific. This elegant, single-story features beautifully-designed interior spaces w/ multiple entertaining areas indoor & out. Expansive living area w/ two fireplaces/wet bar. All bedrooms ensuite, three together in one wing. Master retreat. Gourmet kitchen. Formal dining room. Wonderful guest qtrs. Stunning expansive grounds. Pool/Spa. 3-Car Garage.			
MLS#17-270858			
Larry Young		310-777-2879	
BERKSHIRE HATHAWAY		728LindaFlora.com	

11738 IPSWICH CT	Open	11-2	rev
\$2,450,000	3+3	2sty-CONTEMPORARY	
			
SOPHISTICATED CANYON HOME IN BEL AIR CREST			
Lovely & very special Canyon home located on a quiet cul-de-sac in Bel Air Crest. There are only 2 homes of this floor plan in the entire community. Updated and upgraded including the replacement of some of the windows. Three bedrooms, one of which is being used as an office with built-ins, and book shelves etc. a small den. The remaining two bedrooms are on different levels of the house. Good backyard. Attached 2 car garage w/ direct access to the house.			
MLS#17-268588			
Carole Schiffer		310-442-1384	
COLDWELL BANKER RESI		Blt-Ins,Cbl,Dshwshr,Dryer,Frzr,Other	


04 Bel Air - Holmby Hills *Land*

0 TORTUOSO WAY	Lunch	11-2	rev
\$60,000,000	Land		
			
0 TORTUOSO WAY, LOS ANGELES, CA 90077			
Stone Canyon Road to Tortuoso Way, just opposite the hotel Bel-Air. APN: 4370-024-042			
MLS#17-246874			
Drew Fenton		310.858.5474	
HILTON & HYLAND		Co-Listed w/ Aaron Kirman	

05 Westwood - Century City *Single Family*

10763 WELLWORTH AVE	Open	11-2	NEW
\$1,875,000	3+4	1sty-TRADITIONAL	
			
METICULOUSLY MAINTAINED TRADITIONAL HOME NEAR UCLA			
Move-in ready & meticulously maintained traditional in highly desirable Westwood location. Attractive floorplan w/ 3 en-suite bedrms inclng sprawling master w/ attached sitting rm. Wood-beamed ceilings, updated kitchn w/ custom walnut eat-in island, indoor/outdoor flow & beautifully landscaped yard. Updated roof, HVAC, abundance of closets & storage. Situated on a lovely flat lot located near the highly-rated Fairburn Elementary, w/ easy access to Westwood Village, UCLA, Century City & BH.			
MLS#17-270720			
S. Moritz / B. Abisror		310.871.3636	
SOTHEBY'S INTERNATIO		www.10763wellworth.com	

10499 WILKINS AVE	Open	11-2	rev
\$2,799,000	4+3	SPANISH	
			
AUTHENTIC SPANISH. SUPERB RESTORATION. SEE FULL PAGE AD			
Flawless attention to detail. Kitchen and Master expanded, superbly integrating old and new. Kitchen has Thermador built-in fridge, La Cornue range, 2 sinks and huge center island. Gracious formal entry hall. Baronial Living Room has hand stenciled beams, fireplace and hardwood floors. Family Room. Master has huge walk-in closet, soaking tub, steam shower and gorgeous tile work. All systems updated. Nice artificial turf play yard which is gated and hedged.			
MLS#17-269078			
P. Kellogg/P. Dougherty		310-729-1371	
COLDWELL BANKER BHN		10499Wilkins.com	



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demo.themls.com/vestaplus

TUESDAY

2102 CAMDEN AVE	Open	11-2	rev
\$1,449,000	4+2.75	SPANISH	




AUTHENTIC CORNER-LOT SPANISH FILLED W/ INCREDIBLE CHARACTER.

Beautifully maintained throughout. Inviting covered arched porch opens to tiled formal entry w/ closet. LR filled w/ light & high beamed ceilings, original sconces, bay window & fireplace. Large FDR w/ soffit ceiling, ideal for entertaining, opens to kitchen w/ gas range/double oven, pantry closet & sunny breakfast room w/ built-ins. Large (20x24) 4th bedroom currently used as family room w/ fireplace, bay window & closet opens to interior brick accent courtyard, perfect for al fresco dining.

MLS#17-261066
Chad Lund 310.801.2641
TELES PROPERTIES

www.2102CamdenAvenue.com

10601 WILSHIRE #902	Open	1-2	rev
\$1,995,000	2+2	CONTEMPORARY	



WILSHIRE HOUSE~ STYLISH & SOPHISTICATED 2BED. /2BTH

Sleek, sophisticated & stylish 2Bed/2 Bath residence with coveted S/SE/SW exposure in fabulous Wilshire House, LA's premier and highly reputable high-rise building. with only two units per each floor wing of the building. Formal entry hall way leading to Grand Living & Dining Rooms with panoramic views. Recently renovated Italian Poliform kitchen with spacious breakfast area and a built-in laundry room. Sumptuous master suite with huge walk-in closet and redone master bath, a 2nd bedroom.

MLS#17-252606
Mazda Hoghoughi 310-271-4040
ELITE PROPERTIES REA

Bit-Ins,Dshwshr,Dryer,Frzr,Grbg Disp

05 Westwood - Century City Condo / Co-op

2238 CENTURY HL	Open	11-2	NEW
\$1,690,000	2+3	CONTEMPORARY	




STUNNING REMODELED TOWNHOME-CENTURY HILL

Contemporary totally remodeled townhome. Interior location, extremely light and bright w/Southern exposure. Open floor plan w/large terrace off all rooms, high ceilings,wood floors & skylights. Gourmet Kitchen w/granite, walk-in pantry, top of the line app.,breakfast area all open to atrium with BBQ. Luxury master suite w/separate sitting area, fireplace, balcony, 2 walk in closets, shutters. 2nd bdrm suite w/built in desks/ bookshelves. Bonus & laundry rm. 3 car private garage. Pool/gym/tennis

MLS#17-272218
Lori Hashman Berris 310-880-3061
SOTHEY'S INT REALTY

Bit-Ins,Cbl,Dshwshr,Dryer,Frzr,Other

10660 WILSHIRE BLVD #609	Open	11-2	rev
\$1,495,000	3+4	CONTEMPORARY	



REAR FACING 3BD + 3.5BA CORNER UNIT WITH 2,426 SQUARE FEET!

Remodeled & Complete w/wood floors, recessed lighting. Sleek newer kitchen w/custom wood & glass front cabinets. Open concept floor plan w/ big views! Living rm w/wall of built-ins & large balcony. Spacious dining area. Roomy master suite, w/huge walk-in closet, separate vanity area & views of Century City! Master bath w/separate tub & frameless shower door. Full service Wilshire Manning. Luxury amenities include a resort style pool & spa, fitness center & social room. 24 hr security & valet.

MLS#17-240804
Mark & Lynn Mirisch Rogo 310-777-6213
CB BHN

Bit-Ins,Cbl,Dshwshr,Dryer,Frzr,Other

05 Westwood - Century City Income

10660 WILSHIRE #1504	Refresh.	11-3	NEW
\$1,349,000	2+3	MODERN	



PERFECT OPPORTUNITY TO OWN IN FULL SERVICE WILSHIRE MANNING!

This is a beautifully updated 2 br, 2.5 ba & a den residence on the 15th floor w/impressive City & Mountain Views. Hardwood floors throughout. Ideal for entertaining; features formal entry, spacious living & dining areas, large den w/built-ins, kitchen w/granite counters, stainless steel appliances & custom cabinets, open bar off kitchen, cozy breakfast area & laundry rm. Master suite & bath w/separate tub & steam shower, 2nd en-suite bedroom w/full bath complete this unit.

MLS#17-277360
Irene Arathoon (310) 285-7584
COLDWELL BANKER RESI

Bit-Ins,Cbl,Dshwshr,Elvtr,Grbg Disp

1959 S BEVERLY GLEN	Open	11-2	rev
\$2,749,000			



INCREDIBLE OPPORTUNITY TO PURCHASE 5-UNIT INCOME PROPERTY.

Located in prime Century City Adjacent neighborhood, close to newly renovated Century City shopping center & desired Westwood Charter School. 1st time on market in 40 years. Pride of ownership throughout & owner occupied through the 40-years owned. 4 units (3 - bed/1 bath and 1- 1 bed/1 bath) with a back 5th owner's 2 bed/2.5 bath townhouse unit, currently vacant. Filled with natural light, newly painted, restored kitchen, 2 fireplace & large back private patio with veranda and laundry in unit.

MLS#17-274600
Chad Lund 310.801.2641
TELES PROPERTIES

www.1959SouthBeverlyGlenBlvd.com

2122 CENTURY PARK LN #313 Refresh. 11-2 **NEW**

\$1,250,000	3+2.5	CONTEMP MED
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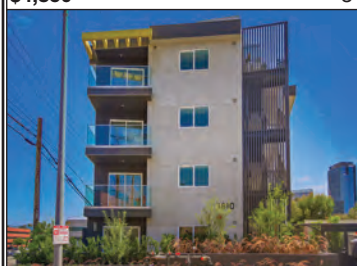
Welcome! A lovely, spacious unit in the highly sought after Park Place Community. With high ceilings and plenty of natural light,3 bedroom 2.5 bath unit is an incredible place to call home. As you walk in through the foyer you will notice the large and beautifully updated kitchen, with new stainless steel appliances, which opens up to the light and bright dining and living room.High ceilings through out. 24/7 security, gym,saunas, bbq areas, pools, tennis courts,side by side parking.

MLS#17-277404
Souzan Khatami 310-499-8420
EXCLUSIVE REALTY INC

Dshwshr,Frzr,Rng,Ovn,Fridg,Wshr

05 Westwood - Century City Lease

1810 PANDORA AVE #PH1	Open	1-2	NEW
\$4,850	3+2	CONTEMPORARY	



Brand Newly built Architectural Contemporary luxury 3Bed./2Bth Penthouse apartment for a high quality of living in prime Century City/ West-side location and in close proximity to Beverly Hills & Westwood.Bright & open living and dining areas, custom built modern kitchen with stainless steel appliances, designer bathrooms, customized walk-in closets, spacious patio balconies & panoramic views.Building also offers a sensational roof-top deck and subterranean parking gated garage.

MLS#17-258652
Mazda Hoghoughi 310-271-4040
ELITE PROPERTIES REA

Bit-Ins,Cbl,Dshwshr,Grbg Disp,Rng/Ovn

1887 GREENFIELD AVE, UNIT 209 Open 11-2 **NEW**

\$695,000	2+2	MID-CENTURY
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CHARMING CONTEMPORARY CONDO!

This spacious 2-bedroom, 2-bathroom condo features wood flooring throughout the entry, kitchen & dining areas. Kitchen features marble counter tops, gas stove top & laundry. Dining area opens up to the coziest living room featuring a show stopping stone fireplace. Master is flooded w/ natural light & is complete w/ an expansive walk-in closet. En-suite bathroom includes dual sinks, bathtub, separate shower. Gated complex features a pool, spa & gated parking.

MLS#17-258652
Rory Poisl/Kristian Bonk (310)839-8500
RE/MAX WEST LA

www.RESULTSRealEstateGroup.com

THE MLS.com

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06 Brentwood

Single Family

TUESDAY

1007 WELLESLEY AVE	Open	11-2	NEW
\$5,895,000	5+5.5	TRADITIONAL	



CONTEMPORARY FARMHOUSE ON OVERSIZED, BRENTWOOD CREEKSIDE LOT

Set upon an oversized creekside lot in BW, this 2-story home exudes a casual, contemporary farmhouse style. Main residence boasts 5 bed/5.5 baths. Open concept kitchen w/ Calacatta countertops, Wolf appliances & butler's pantry. The loggia is accessed via bi-fold doors for year-round alfresco dining on the terrace, w/ outdoor fireplace, & extends to lawn, pool/spa & lrg deck areas. Recognized w/ a Decade Honor Award in 2006, the detached guest house has 1bed/1bath, liv area & an updated kitchen.

Stearns, Tsow, Mamann 310.850.9284
PARTNERS TRUST

Built-ins, range/oven, w/d fridge

2457 PESQUERA DR	Lunch	11-2	NEW
\$2,649,000	4+3	1sty-MEDITERRANEAN	




EXPLOSIVE SANTA MONICA MOUNTAIN VIEWS

Come Join Us! Lunch is served. Incredible owner/user opportunity. Move-In or Build Dream Home. Insane Views - Quite - Secluded - Private. 7 Minutes North of Sunset. Best Deal Overlooking The Sullivan Trail. Major Upside Potential!

Di Prizito/Esfandi 310-266-2777
COLDWELL BANKER / KW

www.2457Pesquera.com

974 TEAKWOOD RD	Open	11-2	NEW
\$4,495,000	4+3	MID-CENTURY	



KENTER CANYON MID-CENTURY

The Page Residence, Kenneth Lind, Architect. This classic mid-century home is a pure expression of form and function. A zen oasis gracefully positioned to maximize city and ocean views, privacy and outdoor living area. The outdoors are ideal for entertaining with pool and spa area that are the beneficiary of natural light and canyon vistas.

MAX NELSON 424 238 2482
THE AGENCY

FRESH.

11993 FOXBORO DR	Open	11-2	red
\$4,995,000	5+6	CAPE COD	




BEAUTIFUL DESIGNER CAPE COD W/ POOL/SPA ALL ENSUITE BEDROOMS

In the heart of Brentwood, this meticulous designer Nest zoned home has wood floors & high ceilings. The main floor offers a formal living rm w/FP that flows into a dining room w/ coffered wood ceiling, huge family rm w/FP that's open to a gourmet island kitchen w/ high-end appliances & breakfast area, an ensuite bedroom, chic powder rm & 2-car garage. Triple glass French-style doors open to an entertainer's patio & landscaped turf yd w/ saltwater pool/spa & BBQ Island. Also, bonus/Gym upstairs.

MLS#17-271628
Holliman & Cortazzo 310-270-6682
COLDWELL BANKER BH N

S of Sunset, W. of Westgate, E. of Bundy

2528 MANDEVILLE CANYON RD	Open	11-2	NEW
\$3,750,000	3+2.5	TUDOR	



NOTEWORTHY GERARD COLCORD-DESIGNED HOME OFF MANDEVILLE

Beautifully restored 1964 Gerard Colcord Tudor on a serene, semi-private lane off Mandeville. The charming estate sits on nearly an acre w/ hand-hewn beams, lrg windows, French doors & tranquil outdoor spaces. Enter through the foyer to a lodge like liv room w/ fireplace, formal din rm, butler's pantry, renovated kitchen w/ breakfast area, laundry, & powder. 3 bed/2 bath plus office upstairs. Versatile studio above the garage. Grounds have been improved w/ landscape design & the addition of a trail.

MLS#17-275240
Stearns/Lewis 310.850.9284
PARTNERS TRUST

Blt-Ins, Dshwshr, Dryer, Rng/Ovn, Fridg,

475 HALVERN DR	Open	12-2	rev
\$9,995,000	5+7	CONTEMP MED	




475 HALVERN DR

Step into a private paradise. Walled and gated contemporary mediterranean estate on a quiet cul-de-sac featuring sun filled skylit rooms that open to decks and terraces, courtyards overlooking a virtual private parkland, a resort like yard with pool and spa, outdoor stainless steel kitchen/frig/BBQ and a romantic fire pit open cabana setting. Indoor/outdoor living at its finest.

MLS#17-251614
Valerie Fitzgerald 310-285-7515
COLDWELL BANKER RESI

BBQ, Dshwshr, Dryer, Grbg Disp, Rng/Ovn

3044 ELVILL DR	Lunch	11-2	NEW
\$2,995,000	4+3.5	1sty-MID-CENTURY	




AMAZING VIEWS FROM THIS MID-CENTURY MODERN SINGLE LEVEL HOME

Unobstructed Views from all the major rooms. Very private, ideal for Calif life style. Excellent floor plan allows for indoor outdoor entertaining. High ceiling entrance Gorgeous living room full of natural light w skylights. Spacious formal dining rm brkfst area & kitchen w large center island & family rm with FP also face the view. Master suite w sitting area next to FP & Large windows face the view. Heated pool and fire pit looking at the panoramic views. Huge 3-car garage w X lg cabinets

Elsa Nelson 310-713-9356
NELSON SHELTON ERA

Alarm, 2 Zone A/C, Built-Ins, Washer, Dryer

12730 W SUNSET BLVD	Open	11-2	rev
\$7,195,000	5+5	2sty-SPANISH	



BRENTWOOD PARK - ALMOST 1 ACRE LOT WITH 1928 SPANISH

Gracious 1928 classic Spanish in Brentwood Park set on almost 1 acre of completely secluded park-like grounds with over 120 feet of frontage. Teeming with historical details yet modern day amenities, this 5,540-SF, 5-bedroom, 5-bathroom-home is set away from the street and offers gated privacy. Backyard includes a paddle tennis court, vast lawn, mature trees and outdoor seating. One of the most coveted areas of Brentwood, moments to town, schools, the beach, restaurants, bike paths, and hiking.

MLS#17-271434
David Kelmenson 310-863-3030
THE AGENCY

Updated Classic Spanish

2100 WESTRIDGE RD	Open	11-2	NEW
\$2,699,000	4+3	RANCH	




LARGE CORNER LOT IN PRIME BRENTWOOD

Boasting a great layout, open kitchen w/ built-in breakfast nook, gorgeous wood floors & abundant natural light, this home will meet all of your needs. The heated patio, generous yard space & swimmer's pool are great for entertaining. You will find a seamless indoor-outdoor experience w/ large glass sliders in the den & master which lead to the patio. The 4th bdrm, 3rd bthrm & laundry area are well positioned to serve as a guest quarters. This is an incredible opportunity and not one to miss!

MLS#17-276580
Andrew Buss David Kramer 310.691.2400
HILTON & HYLAND

www.DavidKramerGroup.com

11808 KEARSARGE ST	Open	11-2	rev
\$4,895,000	4+5	ARCHITECTURAL	



MID-CENTURY MODERN

A gated, ficus-lined drive leads to a pristine stucco and glass compound overlooking a forested arroyo. Originally designed by Romanian expatriate Haralamb Georgescu, the current house has been renovated by architect Kurt Krueger. Standing apart from the main house in its own private garden, a guest house with a bathroom and kitchen.

MLS#17-244962
Mike Deasy/Sara Clephane 310-909-4648
DEASY PENNER & PARTN

Blt-Ins, Clng Fan, Dshwshr, Dryer, Frzr,

TUESDAY

2550 MANDEVILLE CANYON RD Refresh. 11-2 \$4,595,000 6+6.5 TRADITIONAL		rev
BRENTWOOD'S BELOVED & MAJESTIC MANDEVILLE CANYON		
In Brentwood's beloved & majestic Mandeville Cyn, this timeless traditional combines quintessential canyon living w/a sense of California cool. Tucked away on a private lane, this idyllic entertainer's home is outfitted to match an entertainer's vibe w/fully built out professional studio incl 750sf of a soundproofed live recording rm, vocal booth & a mixing/control rm. In addition to the musical interior, the home's 13,000+sf lot enjoys an array of tranquil moments outdoors.		
MLS#17-229324 Nancy Osborne 310-795-6600 HALTON PARDEE		
Blt-Ins,Cbl,Dshwshr,Dryer,Grbg Disp		

809 S BUNDY DR #113 Open 11-2 \$849,000 2+2 1sty-MID-CENTURY		NEW
CHIC BRENTWOOD CONDO		
This magnificently updated, single-level mid-century residence features two bedrooms, two bathrooms, and a den/office - all in a recently renovated building in the Heart of Brentwood. The stately entry hallway leads to an ideal layout with bedrooms on opposite sides for more privacy. The LR features a fireplace, flat screen TV, separate den/office space, wet bar and walk-in closet, and sliding glass doors leading to a private balcony. HOA dues include EQ Ins, Water, Gas, Trash and Cable TV.		
MLS#17-277060 Jai Winding 424-231-0752 THE AGENCY		
Blt-Ins,Cbl,Dshwshr,Grbg Disp,Microwave		

13258 CHALON RD Open 11-2 \$3,150,000 4+3.5 ARCHITECTURAL		rev
DISTINCTIVE ARCHITECTURAL SET IN SERENE PARADISE		
This private, gated, custom designed haven has an incredible outdoors-indoors feel. Soaring high beamed ceilings + numerous window walls envelop the interiors w/views of cascading gardens, koi pond, tea house & dining deck. Enter through a poolside courtyard & patio to a grand, open living rm; spacious dining rm & gourmet kitchen; & enormous live/work/play studio. Dramatic master wing includes generous his & hers baths, deep walk-in closet + separate office. Truly an extraordinary property!		
MLS#17-272128 Susan Stark/Joan Caplis 310.345.7450 GIBSON / CB BW		
13258Chalon.com		

11670 W SUNSET #310 Open 11-2 \$599,000 1+1 1sty-CONTEMP MED		NEW
BRIGHT TOP CORNER UNIT W/VIEW OF POOL IN BRENTWOOD VILLAGE!!		
In the Heart of Brentwood Village, Top corner quiet and private unit, one common wall, sun filled, huge double paned window in living room facing the common area pool with mountain views and of Getty Center from master bedroom. Janckers wood floors, tastefully upgraded, neutral colors, organized closet in master bedroom and hallway. Granite counters in kitchen, new Bosch dishwasher, oven, washer-dryer. Low HOA dues, Gorgeous pool, Spa and Barbecue area. Close to shops and restaurants.		
MLS#17-276032 Afa Kamran 310-415-2688 NELSON SHELTON		
Dshwshr, Washer/Dryer,Grbg Disp,Fridg,		

13019 SKY VALLEY RD Open 11-2 \$1,495,000 3+2.5 1sty-RANCH		rev
LOWEST PRICED HOME IN MANDEVILLE AWAITS YOU		
Discover this tranquil idyllic world on upper Mandeville--1st time offered in 52 years--and make it yours! About 11 minutes from Sunset, on a cul de sac. Bright living, dining & family rooms have HW flrs, hi-beam ceilings and open to each other & solar heated pl. FP in LR & DR. Family Rm w/bar. Chef friendly '90's remod. kit has bay wndw, center island. Master ste. w/2 closets+ 2 BR overlook pool. Plenty of grassy yard for children to play. Well maintained hm for entertaining. Kenter Cyn Elem		
MLS#17-270890 Eiko Nobel & Ruth Shari 310-442-1383 COLDWELL BANKER RESI		
BBQ,Blt-Ins,Dshwshr,Grbg Disp,Hood Fan		

11901 W SUNSET #218 Refresh. 11-2 \$449,000 0+1 CONTEMPORARY		NEW
PERFECT WESTSIDE LANDING PAD IN A DREAMY GARDEN COMMUNITY!		
Perfect Westside landing pad in a dreamy garden community! Welcome home to this stylish, and sleek condo in Prime Brentwood just a stone's throw away from the Village - stroll to coffee or a yoga class in minutes. The private unit has been updated with stylish and rich contemporary finishes maximizing every square foot of the home and providing ample storage. Stainless steel appliances grace the kitchen, and the HOA allows for the installation of in-unit washer/dryer.		
MLS#17-277168 Stormie Leoni 310-907-6517 HALTON PARDEE		
Dshwshr,Rng/Ovn,Fridg		

06 Brentwood Condo / Co-op

11500 SAN VICENTE #219 Open 11-2 \$1,595,000 2+3 2sty-CONTEMP MED		NEW
GORGEOUS GARDEN-SIDE CONDO & BEST BRENTWOOD VALUE!		
Brentwood's best buy at \$599psf! Fabulous offering in Brentwood's only full service building - The Brentwood. Check the comps - this is an incredible opportunity! With nearly 2700sqft of luxurious space, this gorgeous garden-side unit is very home-like with wrap-around terraces & lush landscaping. Rare 2-sty floorplan w/high ceilings, large open spaces & a great floorplan. The Brentwood offers the ultimate in luxury living - 24HR doorman & valet, gym, rooftop pool & spa.		
MLS#17-276440 Tania Ferris 310-713-8234 COLDWELL BANKER		
The Brentwood - 24HR full service luxury		

289 S BARRINGTON AVE #A107 Open 11-2 \$739,000 Prjct MID-CENTURY		red
BRENTWOOD SUNSET REDUCED		
MID CENTURY RESORT STYLE 4 ACRES + DEVELOPMENT, 2 BDRMS, 2 BATHS, HRDW FLRS,TERRACE OFF MASTER, QUIET LOC, POOLS, SOUTH OF SUNSET/BRENTWOOD. JUST REDUCED PRICE NOW ONLY \$739,000 !!!!		
MLS#17-248456 Jack Brown 310-429-3781 RODEO REALTY - BEVER		
Blt-Ins,hrdwd flrs,bk cabinets,pkg,pool		

11918 DARLINGTON AVE #4 Lunch 11-2 \$849,000 2+2 TRADITIONAL		NEW
FAB TOP FLOOR CONDO. COME FOR LUNCH!		
Fabulous top floor rear unit with treetop views in 4-unit crtyrd style bldg. Featuring an excellent floorplan w/ 2 bd & 2 bas & no common walls + lots of windows throughout. Double dr entry opens to lovely LR & dining area w/ beautiful hdw fl, wb FP, wet bar & French drs leading to large balcony. Very sweet kitchen w/ SS appl including Wolf gas stove top. Spacious mstr w/ ceiling fan & wall of closets, full ba w/ separate tub & shower, travertine floor & wainscoting. Low HOA dues of \$220, 2 pkg.		
MLS#17-275340 Elyse Arbour (310)893-9388 RODEO REALTY- BRNTWD		
www.11918darlington4.com		

11500 SAN VICENTE #221 Open 11-2 \$1,750,000 2+3 2sty-CONTEMPORARY		rev
ELEGANT CONDO IN FULL SERVICE BUILDING		
2 bed, 3 bath condo, approx 2650sf - feels like a home! High-end finishes throughout. Over sized eat in kitchen w/ walk in pantry. Generously sized LR w/ high ceilings, tall windows & French doors. Master suite w/ 3 closets, separate patio & oversized mstr bath w/ dbl sinks & spa tub. Bonus area is ideal spot for out of the way home office. Amenities include Valet parking, 24 hour doorman, gym, rooftop pool & spa! All within walking distance to Brentwood's finest shops & restaurants.		
MLS#17-273360 Howie Nicoll 310-927-2038 KELLER WILLIAMS BH		
www.TheBrentwood221.com		

TUESDAY

11918 KIOWA AVE #306	Open	11-2	631H5	rev
\$899,000	2+2	1sty-CONTEMP MED		



SPACIOUS 2BR+2BA PENTHOUSE. LOW HOA DUES

Immaculate, move-in condition 2Br+2Ba (1,470 sq/ft) penthouse in great convenient location. Open floor plan, inside laundry, high ceilings, skylights, balcony, fireplace, hardwood floors. Low HOA dues. Spacious master suite w/ large walk-in closet & nice office area. No common walls. Bedrooms are on opposite sides of the Unit. Earthquake insurance.

MLS#17-267380
Steven Geller 310 777-6237
COLDWELL BANKER RESI

Hardwood Floors, A/C, Balcony, Skylights

12122 W IOWA AVE	Open	11-2	rev
\$1,875,000	4+4	1sty-TRADITIONAL	



2017 BUILT TRADITIONAL STYLE HOME IN PRIME WEST LA

Beautiful Redone Traditional on an extremely rare oversized corner lot, 7330sqft, in Fantastic West Los Angeles Neighborhood. This prime and very private Single Level 4 bedroom/4 bath home includes a rare Fully Permitted Detached Guest House with its own Full Kitchen and Full Bath. Tastefully remodeled throughout, this gorgeous home is perfect for functional living and entertaining.

MLS#OC17205987mr
Mehdi Moussavi 949-302-5132
BAYVIEW RESIDENTIAL

06 Brentwood *Lease*

334 OCEANO DR	Open	11-1	NEW
\$15,000	5+5	CAPE COD	



OPEN TUESDAY 11-1PM!

Picturesque, custom Cape Cod located at the end of a cul-de-sac. Light and bright with quality appointments throughout. Public rooms and a guest suite on the main level. Master suite and two family bedrooms and bath on the 2nd level. Family room, office and large guest quarters on the bottom level. Lovely grassy back yard.

MLS#17-274264
Chrys Stamatis 310-922-3970
COLDWELL BANKER - BW

07 West L.A. *Income*

2966 KELTON AVE	Open	11-2	NEW
\$1,495,000			



GREAT INVESTMENT OPPORTUNITY

Located on the corner of Kelton Ave and National Blvd on an R3LA lot. Three units all consisting of - 2 bedrooms and 1 bath each. Three detached one car garages. Conveniently located near the 10 and 405 freeways and the new expo line. Trust Sale, court confirmation required.

MLS#17-276764
Nancy Sanborn 310-777-2858
BERKSHIRE HATHAWAY

SanbornTeam.com

784 LOCKEARN ST *red*

\$9,750	Open	11-2	red
	4+4	RANCH	



BRENTWOOD SINGLE STORY LEASE WITH A POOL

Located on a desirable cul-de-sac. this 4 bedroom, 4 bath home has recently been refreshed. Light and bright with large rooms and wonderful storage space. Kitchen has all new counter tops and has a built in indoor bar-b-que. The large living area with a fireplace looks out onto the lovely backyard garden and pool which is very secluded. There is also a dining/family room off the living area. Garage has parking for 2 cars, and street is quiet with plenty of additional parking.

MLS#17-253384
Nancy Eisenstadt 310-500-3089
PARTNERS TRUST BRENT

Refrigerator, Washer/Dryer Range/Oven

08 Cheviot Hills - Rancho Park *Single Family*

3226 PHILO ST	Open	11-2	NEW
\$2,729,000	5+3.5	2sty-CONTEMPORARY	



BREATHTAKING AND EXQUISITELY RENOVATED CONTEMPORARY HOME!

Located at the end of cul-de-sac, showcasing designer upgrades throughout, this exceptional home boasts a perfect modern floor plan w/expansive main rooms flowing to one another. Stunning chefs kitchen features custom cabinetry, state-of-the-art appliances & cesarstone countertops which opens to the breakfast area w/coffee/juice bar. Spectacular entertaining area w/mod fireplace & walls of glass that look out to the spacious patio & sparkling pool. Very unique property & true entertainers dream!

Rory PosinKristian Bonk 310-839-8500
RE/MAX WEST LA

www.RESULTSRealEstateGroup.com

07 West L.A. *Single Family*

12707 ADMIRAL AVE	Refresh.	11-2	NEW
\$1,049,000	3+2	1sty-TRADITIONAL	



GORGEOUS SINGLE FAMILY

Gorgeous 3 bedroom, 2 bath home with over 1,600 sq feet in desirable and up-and-coming West Side location. Don

Rick Dergan 213-400-7653
ARIA PROPERTIES

10575 AYRES AVE	Open	11-2	NEW
\$2,195,000	5+3	TRADITIONAL	



BEAUTIFULLY REMODELED 3 BED/2 BATH DESIGNER SHABY CHIC

Traditional w/ detached permitted newly-constructed 2 bed/1 bath guest house. Charming white picket fence & southern-style inviting covered porch lead to LR w/ used-brick finished fireplace, white-washed hdwd flrs & crown molding. Spacious dining w/ french drs opening to front porch, ideal for entertaining. Remodeled kitchen w/ quartz countertops, farm sink & antique range/oven open to charming bfast rm w/ built-in dining & laundry area. FR w/ vaulted ceiling opens to grassy backyard.

Chad Lund 310.801.2641
TELES PROPERITES

www.10575AyesAvenue.com

15,000+ real estate professionals. Working together, to make homeownership happen.




MAKING THE MARKET WORK™

TUESDAY

09 Beverlywood Vicinity *Single Family*

2806 BAGLEY AVE		Open	11-2	NEW
\$1,479,000	3+2	1sty-TRADITIONAL		
CHARMING TRADITIONAL FAMILY HOME LOCATED IN BEVERLYWOOD AREA				
THIS 3 BEDROOM, 2 BATH REMODELED HOME FEATURES A SPACIOUS OPEN LIVING ROOM WITH A WOOD BURNING FIREPLACE, RECESSED LIGHTS AND HIGH CEILINGS. GOURMET KITCHEN FEATURES CAESARSTONE COUNTER TOPS AND TOP OF THE LINE STAINLESS STEEL APPLIANCES. 2 SPACIOUS FAMILY BEDROOMS SHARE A FULL BATH. MASTER SUITE FEATURES ITS OWN BATHROOM WITH DOUBLE SINKS, LOTS OF CLOSETS AND FRENCH DOORS LEADING TO THE YARD, PERFECT FOR INDOOR/OUTDOOR LIVING.				
		BBQ,Clng Fan,Dshwshr,Dryer,Grbg Disp		
MLS#17-276906 Bellet/Grakal Group 3107701124 KELLER WILLIAMS BH				

855 N CROFT AVE, UNIT 107		Open	11-2	NEW
\$1,275,000	2+3	1sty-ARCHITECTURAL		
SOPHISTICATED ARCHITECTURAL CONDO NEAR MELROSE PLACE				
A perfect blend of urban living and CA lifestyle, minutes from Melrose Place, yet situated on a quiet residential st. This coveted single story corner unit shares 1 common wall and feels like a home, w/ a private side entrance and backyard that wraps around into a deck. The interior offers a open concept living room that connects seamlessly to the dining area. 2 spacious bedroom suites on opposite sides of the unit w/ walk-in closets, glass showers, and patio access.				
		www.855Croft107.com		
Brad Simpson THE AGENCY		3103868968		

10 West Hollywood Vicinity *Single Family*


8414 CLINTON ST		Open	11-2	NEW
\$1,369,000	4+2	2sty-TRADITIONAL		
TRADITIONAL LIVING!				
Welcome home to your new West Hollywood abode! A short stroll to Melrose Place or through the WeHo Design District will be your new reality in this character-rich 4 bedroom and 2 bathroom home. Gorgeous upgrades highlight the charm that is omnipresent throughout this gem of a Craftsman. A 2 car attached garage rounds out this perfect slice of real estate heaven, among all of the best shops and restaurants West Hollywood has to offer. Live. Better. Here.				
		www.8414Clinton.com		
MLS#17-276110 The Sunset Team 310.274.3900 KW DTLA				

850 N CROFT AVE, UNIT 203		Open	11-2	NEW
\$1,125,000	2+2	MEDITERRANEAN		
DESIGNER-DONE LUXURY CONDO IN WORLD-CLASS MELROSE PLACE AREA				
Spacious & sophisticated 2 bed + 2 bath offers family room, formal dining area, and large living room w/ private patio. Details include: hardwood floors, cooks kitchen with stainless steel appliances, bar area that opens to the entire unit, and in-unit laundry. Master suite features: custom walk-in closet, en-suite spa-like bathroom with soaking tub, shower, and 2 sink vanity. Gated subterranean parking with 2 tandem spaces for the unit + guest parking & additional storage in garage.				
		GregHarrisEstates.com/Croft		
Greg Harris COMPASS		(323) 356-8024		

8015 ROSEWOOD AVE		Refresh.	11-2	NEW
\$1,249,000	2+2	1sty-SPANISH		
SPANISH BUNGALOW EXTENSIVELY REMODELED WITH TIMELESS CHARM!				
Spanish bungalow extensively remodeled w/timeless charm. Turn-key gem w/smart designer touches. 2 BR/2BA and a recording studio/office. Features includes Master Suite w/walk-in closet, 3 private outdoor decks & a Jacuzzi. Upgrades include Acacia wood flooring, built-ins, Lutron LED lighting, in-ceiling speakers, stainless steel appliances, wired alarm system, stackable W/D. Smooth stucco walls, gated driveway & hedges create a private oasis in the middle of the city.				
		Blt-Ins,Dshwshr,Dryer,Frzr,Grbg Disp,Spa		
MLS#17-275748 C. Martin/T. Cloutier 310-926-2201 RODEO REALTY INC.				

1234 HAVENHURST DR, UNIT 7		Open	11-2	NEW
\$620,000	2+2			
2 BED 2 BATH 1,021 SQ FT				
Classic 1950's character surrounds this low-rise courtyard oasis building with pool and lush landscaping. Direct entry, ground level, rear off-street unit location with open living room and dining area. Hardwood floors throughout each room lead to spacious bedrooms. Updated bathrooms compliment each bedroom. Great walkability to area dining, stores and grocery make this a practical and convenient West Hollywood location.				
		1234Havenhurst.com		
IAN RHODES KW RHODES LEAD HOME		323.821.4069		

343 HUNTLEY DR		Open	11-2	red
\$1,969,000	2+3	CONTEMPORARY		
Custom 2-Story, 2+2.5 w/office area, private pool/spa, 2-car prkg, custom kitchen w/breakfast bar, 3 fireplaces, vaulted ceilings, spa showers, Ctr sound & vacuum, 2-zone HVAC, & custom hwdw flooring.				
MLS#17-255592 Brian Mazurkiewicz		NEW PRICE ALSO FOR LEASE FOR \$7,500 310-386-9086 JOHN AAROE GROUP		

1100 ALTA LOMA RD #1704		Open	12-2	red
\$2,995,000	3250000	2+3	1sty-CONTEMPORARY	
EMPIRE WEST PENTHOUSE FLOOR WITH UNOBSTRUCTED CITY VIEWS				
EMPIRE WEST PREMIER FULL SERVICE CONDO BLDG. PENTHOUSE FLOOR 2 BED 2.5 BATH & DEN. CONDO HAS PANORAMIC CITY VIEWS & 10 FT CEILINGS. 2 EN SUITE BEDROOMS. HUGE CLOSETS. COMPLETELY REDONE BEAUTIFULLY. OPEN KITCHEN WITH MIELE APPLIANCES, EUROPEAN CABINETS & CAESAR STONE COUNTERS. DEN WITH RUNCO PROJECTION SYSTEM, REMOTE SHADES & EXCELLENT SOUND SYSTEM. ENJOY THE VIEWS IN THIS OPEN FLOOR PLAN. MASTER BATH WITH HUGE KOHLER SOAK OVERFLOW TUB. POOL, TENNIS CT, GYM, DOG PARK, 24HR CONCIERGE & VALET PKG.				
		Blt-Ins,Cbl,Dshwshr, INTERNET, SHOWTIME		
Guy Fedele GOLD STAR REALTY		MLS#17-250342 310-770-4444		

10 West Hollywood Vicinity *Condo / Co-op*

932 N ALFRED ST #PH1		Refresh.	11-2	NEW
\$1,325,000	3+2	MODERN		
PENTHOUSE WITH UNOBSTRUCTED SKYLINE VIEWS AND PRIVATE GARAGE				
Enjoy captivating sunsets and gorgeous views of the Hollywood Hills from this exquisite 3BD 2BA penthouse unit at the top of an intimate recently built 8 unit complex, enviously located on a quiet sought-after street in West Hollywood. This bright and private front end penthouse unit also boasts a very rare street-level private garage with dedicated driveway plus an additional subterranean parking space making it possible to park up to 5 cars. A true gem that will go fast!				
		www.932AlfredPenthouse.com		
MLS#17-275994 Jay Martinez/Gil Dirge 323-377-8332 JOHN AAROE GROUP				

616 N CROFT AVE #PH9		Open	11-2	rev
\$2,060,000	2+3	ARCHITECTURAL		
ARCHITECTURAL PENTHOUSE W/ PRIVATE ROOFTOP DECK				
Designer upgraded penthouse just steps away from Melrose Place and the West Hollywood Design District. This spacious two bedroom two and a half bathroom is luxury loft-style living at it's best. Professional kitchen with top appliances opens to living area with 17' ceilings and floor to ceiling windows with panoramic views of the Sunset Strip. This newer constructed condo has a large private rooftop deck equipped with hot tub, views of the Hollywood Sign and Downtown LA.				
		Dshwshr,Dryer,Elvtr,Frzr,Grbg Disp,Other		
Jodee Lemon BERKSHIRE HATHAWAY H		MLS#17-266180 310-363-9210		


TUESDAY

10 West Hollywood Vicinity *Lease*

343 HUNTLEY DR	Open	11-2	NEW
\$7,500	2+2.5	2sty-CONTEMPORARY	
			
<p>LUXURY 2 STORY 2+2.5 HOME WITH PRIVATE POOL/SPA</p> <p>Reduced, last unit in complex ready to sell or lease now. Only shares driveway with front unit. Custom built 2-Story 2 + 2.5, w/office area w/private lap pool, spa & 2-car parking. Set behind a privacy hedge with gated entry, features an open floor-plan, custom kitchen with breakfast bar, two interior fireplaces, a lounging area with exterior fireplace, vaulted/beamed ceilings on bedrooms, spa like showers, central sound & vacuum, 2-zone HVAC, custom hardwood flooring, and a formal entry.</p>			
MLS#17-276682		ALSO FOR SALE \$1,969,000 343Huntley.com	
<p>Brian Mazurkiewicz 310-386-9086 JOHN AAROE GROUP</p>			

855 N CROFT AVE #203	Open	11-2	NEW
\$7,250	2+3	ARCHITECTURAL	
			
<p>Beautiful complex designed by famed architect Zoltan Pali completed in 2010. Upgraded immaculate corner residence with an exquisite open kitchen, high-end stainless steel appliances, and gorgeous finishes. The large dining area leads into the living area and out to a stunning covered patio. Bedrooms located on opposite sides of the open living space. The first bedroom has access to the patio, an ensuite bathroom with enormous shower, and lots of closet space.</p>			
MLS#17-270496		Blt-Ins,Dshwshr,Dryer,Elvtr,Frzr,Other	
<p>Maria Hellmund 310-614-9885 THE AGENCY</p>			

11 Venice *Condo / Co-op*


815 HAMPTON DR, UNIT 6	Open	11-2	NEW
\$1,550,000	2+2	3sty-ARCHITECTURAL	
			
<p>STUNNING LIVE/WORK VENICE LOFT</p> <p>This gated architectural live/work townhouse offers sleek, modern features in a coveted Venice location moments from Abbot Kinney and blocks from the beach. With a seamless open floor-plan, the main floor boasts towering ceilings, polished concrete floors, and an abundance of natural light. The master bedroom features a large walk-in closet and spacious bathroom with dual vanity. Private direct access 2-car garage and rooftop deck rounds out this exceptional property.</p>			
Michael Grady/D Findley 424-354-2929 THE AGENCY		Blt-Ins,Dshwshr,Dryer,Private Garage	


550 VERNON AVE, UNIT D	Refresh.	11-2	NEW
\$1,475,000	4+4	CONTEMPORARY	
			
<p>SOPHISTICATED AND CONTEMPORARY TRI-LEVEL TOWNHOME</p> <p>Sophisticated & Contemporary Tri-Level Townhome located in Venice's highly coveted Silicon Beach near Abbot Kinney's famed shopping and dining district. Features spacious foyer, large guest room/office w/bath, walk-in closet & direct access private 2-car garage. Open & airy living, kitchen, dining. Escape to the top floor private master suite w/high ceilings, large windows, walk-in closet, spacious master bath with separate spa tub/shower and rooftop deck to enjoy those stunning Venice sunsets.</p>			
Tressana Alouane 424-542-8626 TELES PROPERTIES			

11 Venice *Single Family*

919 VICTORIA AVE	Refresh.	11-2	NEW
\$1,987,000	3+3	CALIFORNIA BUNGALOW	
			
<p>THE BEST OF BOTH WORLDS IN THIS 1920'S VENICE BEACH BUNGALOW</p> <p>The best of both worlds in this 1920's Venice Beach Bungalow - 1 block from Venice Walk Streets! Expanded and updated without compromising original, beautifully maintained details. Enter into a large formal living room with gleaming hardwood floors and a cozy fireplace. Attached dining area is spacious and perfect for entertaining. Bright, beautiful, and oversized kitchen with newer appliances, 3 stoves and cabinetry - an entertaining dream.</p>			
MLS#17-276814		Blt-Ins,Dshwshr,Grbg Disp,Rng/Ovn,Fridg	
<p>Stormie Leoni 310-907-6517 HALTON PARDEE</p>			

11 Venice *Income*

41 CLUBHOUSE AVE	Open	11-2	NEW
\$4,250,000		3sty-CONTEMPORARY	
			
<p>VENICE DUPLEX - UNLOCK BOUNDLESS POTENTIAL!</p> <p>Duplex with 3 bed/2 bath per unit, ideally located on a prime walk street, just steps from Venice Beach. Develop the existing units into two-level condos, or finish the downstairs office/rec room space separately for additional rental income. Wood floors, custom kitchens and open, common area floorplans. Finish this nearly-complete trophy property and capitalize on amazing income producing units or convert the existing units into two-level condos and sell each at premium Venice prices</p>			
MLS#17-276830		Blt-Ins,Dshwshr,Dryer,Rng/Ovn,Fridge	
<p>Jeffrey Lemen 310-482-2033 KELLER WILLIAMS-SM</p>			

1146 GRANT AVE	Open	11-2	rev
\$2,489,000	4+3.5	2sty-SPANISH	
			
<p>MODERN SPANISH IN COEUR D'ALENE SCHOOL DISTRICT</p> <p>This 1920s Spanish has been thoughtfully transformed into the perfect California beach-chic home - carefully mixing Mission-style charm with a contemporary sophistication. Upon entry, a privately hedged and tranquil meditation garden leads to stunningly reimagined interiors showcasing ebony hardwood, ivory walls with French windows, iron railings and dramatic archways which lend proper character and style to nearly 2,500 SF of living space, not including detached studio.</p>			
MLS#17-272116		Rng/Ovn, Micro, Fridg, Other	
<p>Eric Lavey 310.908.6800 THE AGENCY</p>			

57 OZONE AVE	Open	11-2	NEW
\$1,795,000			
			
<p>BEACH LIVING AT IT'S BEST</p> <p>Located on a desirable Venice beach walk-street and close proximity to the Venice boardwalk, this traditional beach cottage has much to offer. The front house is currently 3 bedrooms and 2 bathrooms. The rear unit sits above the two car garage and consists of 1 bedroom + loft area and 1 bathroom. The front yard/patio is ideal for large or small and more intimate gatherings. Trust Sale, no court confirmation required.</p>			
MLS#17-276298		SanbornTeam.com	
<p>Nancy Sanborn 310-777-2858 BERKSHIRE HATHAWAY</p>			

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TUESDAY

12 Marina Del Rey *Single Family*

5202 PACIFIC AVE Refresh. 12-3 \$3,900,000 5+4 4sty-MEDITERRANEAN		NEW OPEN 12-3PM VALET PARKING LUXURY LIVING AT THE SHORE! Classic, updated Mediterranean w/ 5 BR, 3½ BA w/ 4 fpl, 5 outdoor areas incl roof deck with stunning canal and ocean views. Ideal for entertaining in high-ceiling, formal LR & DR overlooking the Grand Canal, or more casually in Family Rm & kitchen area. Pvt living spaces incl 3 BR on upper level; Master suite with its own fpl & patio & bath w/ soaking tub. Lower level has 2 BR, 1 full BA, den +access to own patio. Lovely new hardwood floors, new windows, etc & updated kitchen. Why compromise?
		
Nora & Peter Wendel 310.979.3913 COLDWELL BANKER-BWD		www.5202Pacific.com

12 Marina Del Rey *Condo / Co-op*

3119 VIA DOLCE, UNIT 116 Open 11-2 \$1,399,000 2+2.5 MODERN		NEW AMAZING MDR TOWNHOME ONE BLOCK FROM THE SAND Gorgeous unit available in Marina Del Rey's newest and finest luxury beachside building, Latitude 33. This Boardwalk Collection townhouse style unit is perfect for entertaining as your main level features all open spaces combining living, dining, kitchen, and den area. Two generous sized master suites with walk-in closets and lots of windows to feel the ocean breezes, inside laundry, and side by side parking round out this unit as one of the best near the sand. Building features 24hr security.
		
David / Anna Solomon 424.400.5905 THE AGENCY		www.Boardwalk116.com

13 Palms - Mar Vista *Single Family*

3387 COLBERT AVE Open 11-2 \$2,695,000 5+5 2sty-MODERN		NEW MODERN CALIFORNIA LIVING Mar Vista's coveted Westdale Trousdale offers a 5bd, 5ba modern design developed to create a true testament to California's Indoor Outdoor Lifestyle. The experience begins w/ engineered oak flrs leading to an open flr plan w/ 12ft ceilings encapsulating the LR w/ FP, DR & Kitch. 1 bed down offers office opportunity w/ 4 beds & baths up. Outdoor entertaining epitomized by sparkling pool, waterfall, a sun drenched deck, & dining al fresco. End the day here where California Living is at its best!
		
Eric Hass 3105972131 DOUGLAS ELLIMAN		Range,Oven,Microwave,Wine Fridge,AC

3488 ASHWOOD AVE Refresh. 11-2 \$2,493,000 4+3 2sty-MODERN		NEW COVETED WOOD STREET MODERN HOME With the setting sun shimmering through the glorious Chinese Elm tree, you settle in your lounge chair on your oversized master balcony reflecting on how much you love this completely renovated Mar Vista modern! The formal entry hall greets you as you walk into the bright and airy open first floor covered with wide-plank European oak flooring. With a backyard fire pit and BBQ and part of the coveted Wood Streets, this is a must see!
		
MLS#17-276816 Kerry Ann Sullivan 310-907-6517 HALTON PARDEE		www.HaltonPardee.com

12130 LAWLER ST Refresh. 11-2 \$2,395,000 3+4		NEW EXPANSIVE HILLTOP PROPERTY IN MAR VISTA Recently updated, this 3 bed/ 4 bath hilltop home sits on a rarely available lot size totaling 11,648 sq ft. Property features a spacious kitchen, utility room, breakfast room, large size bedrooms, newly painted interior, newly installed flooring, new landscaping, sliding glass doors opening to outdoor patio, large backyard, 2-car attached garage, ample off- & on- street parking. Enjoy as is or w/ plenty of upside potential to expand or even redevelop the incredibly large lot should you choose.
		
Jonathan Pearson 310-907-6517 HALTON PARDEE		Bit-Ins,Dshwshr,Rng/Ovn

3586 MOUNTAIN VIEW AVE Open 11-2 672C3 \$2,199,000 4+2 TRADITIONAL		NEW MAR VISTA HILLTOP HOME WITH VIEWS AND OVERSIZED LOT The spacious floor plan is well thought out & offers an open, serene, and effortless flow. Great natural light, a large en-suite master bedroom, over sized wood burning fireplaces, clear city light & mountain views. The sprawling private backyard has abundant greenery & beautiful trees. Re-invent using the existing floor plan or expand if desired. Located in one of the most in-demand neighborhoods on a beautiful tree lined street, this idyllic home and property are not to be missed!
		
MLS#17-276136 Marny Maslon 424-202-3298 TELES PROPERTIES, IN		Dshwshr,Grbg Disp,Hood Fan,Rng/Ovn

4211 EAST Open 11-2 \$1,795,000 3+2 RANCH		NEW "ISLAND LOT" ON EAST BOULEVARD/ MARCASOL AVENUE OVAL 1955 vintage ranch style home. 3 bdms, 2 baths, living room with high ceilings, dining area, kitchen, and enclosed patio. The home needs work and is an ideal candidate for renovation or expansion, or could be replaced with a new home suited for the unique lot. Slightly over 7,000 sq.ft. lot. Zoning is R1. These "island" properties seldom come on the market so here is chance to create a dream home. This is trust sale.
		
MLS#17-277226 Dannie Cavanaugh 310-837-7161 CAVANAUGH REALTORS		Rng/Ovn,Fridg


3753 ASHWOOD AVE Open 11-2 \$1,439,000 3+2 1sty-TRADITIONAL		NEW MAR VISTA "WOODS" OPPORTUNITY Coveted Mar Vista 'woods street'. Perfectly nestled on a quiet tree lined street w/an abundance of natural light, hardwood floors, an open living room/ dining area & remodeled kitchen w/breakfast bar. The converted garage has one bedroom, bath, kitchen & a skylight in the living room w/French doors to the backyard/patio area. Adjacent to the garage is an appx 200 SF Laundry/Office/Storage room. There is newer copper plumbing throughout. Easy access to Beach & Restaurants.
		
MLS#17-277664 Lydia Simon/ Rose Mayhew 310-699-5559 COLDWELL BANKER		www.3753Ashwood.com

3326 TILDEN AVE Open 11-2 \$1,299,000 3+2 TRADITIONAL		NEW PERCHED HIGH OFF THE STREET IN WESTSIDE VILLAGE The stack stoned front detail, new driveway & nicely detailed railing around the front porch, all welcome you home. The upgraded kitchen w/breakfast bar & new appliances. The mstr suite has a contemporary feeling w/its barn door leading into the mstr bathrm & walk in closet. Two addtn'l & spacious bedrms are present & share a center hall bathrm. The award-winning Clover Elementary school is also close by this wonderful home. Well appointed & well priced.
		
MLS#17-276948 Sherri Noel 310-994-8721 KELLER WILLIAMS-SANT		Bit-Ins,Dshwshr,Dryer,Rng/Ovn,Fridg,


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TUESDAY

11268 TABOR ST	Refresh. 11-2	NEW
\$925,000	2+1 CALIFORNIA BUNGALOW	
	CALIFORNIA BUNGALOW GEM FOR SAVVY BUYERS	
Savvy buyers can see the value in this California Bungalow gem in Mar Vista - can you? Large picture windows bring in the natural light (and those fresh Mar Vista breezes!) into the living room and dining room open floor plan while your feet will love the feel of the freshly installed carpeting. Look out and bask in the California sunset while you are cooking dinner in the large galley kitchen, while the adjacent laundry area provides a full-size side-by-side washer and dryer.		
MLS#17-276712		
Kerry Ann Sullivan 310-907-6517		www.HaltonPardee.com
HALTON PARDEE		

934 25TH ST	Open 11-2	NEW
\$3,895,000	5+6 MEDITERRANEAN	
	GRAND MEDITERRANEAN NEAR MONTANA AVENUE!	
Open floor plan w/ soaring ceilings & large-scale rooms. Huge living room w/ fireplace & formal dining room w/ bar area. Family room w/ fireplace is open to the large chef's kitchen w/ breakfast nook. Excellent layout w/ 4 brdms upstairs each w/ en suite baths & ample closet space. Office/5th bedroom downstairs. Bright master suite has a balcony, fireplace, high ceilings & walk-in closet. West facing backyard & solar panels complete this stunning property located in the Franklin School District!		
MLS#17-277430		
Charles Pence 310-500-1260		Blt-Ins,Cing Fan,Dshwshr,Frzr,Other
PARTNERS TRUST SM		

3568 MOUNTAIN VIEW AVE	Open 11-2	rev
\$1,850,000	4+3 TRADITIONAL	
	MOST PRESTIGIOUS STREET IN MAR VISTA	
A rare find home with views and large lot. This home will attract lots of attention. Views from the second story, clear to downtown. Loads of potential. Two story home begging to be remodeled. 4 bedrooms + family room, 2.5 baths. Mar Vista Elementary School. Lot size of 8,786' provides amazing potential. Large Mountain View estate across from this property currently for sale above \$6 million.		
MLS#17-274818		
Ron Wynn 310-621-1772		Dshwshr,Rng/Ovn,Fridg
COLDWELL BANKER RESI		

702 11TH ST	Lunch 11-2	NEW
\$3,168,000	3+4 SPANISH	
	SPANISH CHARMER WITH MODERN UPGRADES	
Bring your clients!This modernized Spanish Jewel wont last too long!You could not find a better home for this price north of Montana Ave, enjoy it now and expand it later!Wide open public spaces flooded with light, sparkling swimmers pool!Modern simplicity, clean lines, breathe.....relax.....leave the city behind you!		
MLS#17-277606		
Joyce Gottlieb 310-283-8931		www.702eleventhstreet.com
COME FOR LUNCH!		

3671 BOISE AVE	Refresh. 11-2	rev
\$1,795,000	3+2 TRADITIONAL	
	PICTURE PERFECT IN PRIME MAR VISTA!	
Open floor plan w/ charming living room leads to formal dining area. Gorgeous chef's kitchen has eat-in breakfast bar, Viking Professional range, center island & skylights. Master suite has walk-in closet, beautiful rustic barn door opening to 2nd closet & luxurious bathroom w/ elegant tub & classic bead board work. Refinished hardwood floors, fabulous natural light, grassy yard w/ mature trees & detached garage/art studio. Sellers installed security system w/ cameras & speakers in home.		
MLS#17-260964		
Rowe & Tzadik 424-203-1890		Blt-Ins,Cing Fan,Dshwshr,Dryer,Grbg Disp
TELES PROPERTIES		


2728 WASHINGTON AVE	Open 11-2	NEW
\$2,595,000	3+2 1sty-TRADITIONAL	
	STORYBOOK TRADITIONAL IN THE COLLEGE STREETS	
This storybook traditional home awaits its new owner in a highly desirable pocket of Santa Monica. Beautifully landscaped front yard with mature trees and foliage welcomes you inside this light and bright single story abode. Backyard is a mini oasis with a stunning new tiled pool & Jacuzzi, fruit trees, drought tolerant landscape, and a hand painted ocean mural on the wall. Garage is detached on the back of the property and has direct access into the yard.		
MLS#17-271422		
Brad Simpson 3103868968		www.2728WashingtonAvenue.com
THE AGENCY		

11429 BIONA DR	Open 11-2	rev
\$1,365,000	3+2 TRADITIONAL	
	LITTLE RED DOOR, BIG CURB APPEAL	
The light filled living room has a fireplace & refinished oak floors that lead you into the dining area & kitchen. The kitchen features European style cabinetry, stainless steel appliances & a Caesar stone island. There's a mstr suite w/an upgraded en suite bathrm & two addtn'l bedrms w/ sizable closets. The finished 1 bay garage has an attached multi-purpose space w/mini-split for cooling & heating. This home has a new roof, Rinnai tankless water heater, irrigation system & much more.		
MLS#17-267090		
Sherri Noel 310-994-8721		Cing Fan,Dshwshr,Dryer,Micro,Rng/Ovn,
KELLER WILLIAMS-SANT		

709 SAN LORENZO ST	Open 11-2	red
\$3,350,000	2+2 TRADITIONAL	
	MAJOR REDUCTION IN SANTA MONICA CANYON	
Wonderful single level Canyon home with a dramatic all season Lanai. The Lanai, which acts as the nucleus of the house, features stone floors, fireplace and is enclosed in glass. The dining room with fireplace is ideal for formal dining or casual family gatherings. The light filled kitchen with center island will compliment any Chef. Hardwood floors throughout. Master bath with double sinks. The home has been thoughtfully updated.		
MLS#17-260970		
Isabelle Mizrahi 310-230-3720		
BERKSHIRE HATHAWAY		

14 Santa Monica Single Family


14 Santa Monica Condo / Co-op

2120 MARINE ST	Refresh. 11-3	NEW
\$4,500,000	5+5.5 3sty-ARCHITECTURAL	
	ARCHITECTURAL TROPHY WITH VIEWS	
Modernist Architectural home, crafted by Legaspi Courts Design. New construction, nearly 4200sf of quality design and vision in coveted Sunset Park neighborhood. Revel in this Modern California design with a semi-covered and heated outdoor patio/BBQ/dining area with expansive viewing deck encompassing almost 1600sf of jaw dropping city to ocean views! Control4 smart home technology, 5.1 surround media room opening to a sparkling pool, spa and flat grassy yard! 6 car gated onsite parking!		
WWW.2120MARINE.COM		
Omega Group-Todd Michaud 310.429.8191		www.OmegaGroup.LA
KELLER WILLIAMS HH		

101 OCEAN AVE #B300	Lunch 11-2	NEW
\$3,699,000	3+3 ARCHITECTURAL	
	LUNCH + 3000SF 3BR + OCEAN VIEWS!	
Very rare, approximately 3000sf 3BR on Ocean Avenue North of Montana with expansive ocean views. Modern and open layout with high-end appliances and stylish finishes. Grand master bedroom suite with his & hers walk-in closets, sitting area, balcony and elegant bath. Splendid manicured grounds with gardens, entertaining areas, heated pool, spa, outdoor BBQ. Premier security services 24/7. Private landing with glass elevator provides spectacular entrance ensconced in incredible views.		
MLS#17-277582		
Simon Salloom 310-749-8686		
COLDWELL BANKER RESI		

TUESDAY

101 OCEAN AVE #D702	Open 11-2	NEW
\$2,499,000	2+2 CONTEMPORARY	
	HUGE REDUCTION BEST DEAL & VIEWS ON OCEAN AVENUE	
Light and bright two-bedroom residence featuring mind-blowing whitewater and coastline views that extend up the entire Santa Monica Bay's northern coastline which includes Santa Monica, Pacific Palisades, and Malibu all the way up to the tip of Point Dume. Spacious living room boasting a wall of glass facing north to capture your endless views along with a nice sized patio perfect for indoor/outdoor living. 101 Ocean is an A+ building with pool, spa, gym, BBQ area and 24hr security throughout.		
MLS#17-276482		
David / Anna Solomon	424.400.5905	
THE AGENCY		www.101OceanD502.com

937 12TH ST #303	Open 11-2	NEW
\$1,150,000	2+2 3sty-MEDITERRANEAN	
	STEPS TO MONTANA! FRANKLIN AND ROOSEVELT DISTRICT !	
Designer finished Penthouse unit in a well maintained building! Large 2 bedroom 2 bath features include custom baths with bowl sinks, cork flooring, recessed lighting, granite kitchen counters, new appliances, fireplace, laundry inside unit, prime location, North of Wilshire, South of Montana, Franklin school district, walk to shops, restaurants, cafe's and more! Residence includes 2 side by side parking spaces and assigned storage in garage and a nice community gym in the building!		
MLS#17-263948		
Ian Brooks	310-428-6569	
BERKSHIRE HATHAWAY		1 block to Montana! Best School Dist!

125 PACIFIC ST #3	Open 11-2	NEW
\$1,995,000	2+2.5 ARCHITECTURAL	
	2 BEDROOM & 2.5 BATH MOMENTS FROM OCEAN AND BUZZ OF MAIN ST!	
This 3-story modern 2 bedroom & 2.5 bath features an open floor plan with gorgeous kitchen opening to dining and living space. Dark maple flooring, walnut cabinets, and large storage available. Private intimate garden as well as a rooftop patio equipped for outdoor eating, optional spa and views of the ocean. Direct access to individual, separately accessed 2-car garage. Views of beautiful Ocean Park and the distant Santa Monica mountains.		
MLS#17-277596		
Steve Sawai	310.261.3777	
COLDWELL BANKER RESI		Blt-Ins,Dryer,Rng/Ovn,Fridg,Other

821 BAY ST #A2	Open 2-5	NEW
\$999,000	2+2 ARCHITECTURAL	
	JOIN US FOR LUNCH AT THIS SPECTACULAR SM TOWNHOME!	
Gorgeous Michael Folanis designed architectural. 2 beautiful bedrooms and bathrooms on the lower level, one opening to its own private garden patio. Main living floor boasts an open concept, 3-story, modern, metal-framed, wall of glass and a wall-length statement fireplace and mantle. Gorgeous, updated kitchen with stainless appliances. Warm, wide-planked hardwood flooring. Bonus loft/office on a 3rd level with access to roof deck for prime sunset entertaining. Pvt laundry. SxS pkgng in garage.		
MLS#17-266022		
Robin Walpert	310-480-4980	
SOTHEBY'S INTL RLTY		www.821Bay.com

1730 CALIFORNIA AVE #4	Lunch 11-2	NEW
\$1,749,000	3+3 2sty-ARCHITECTURAL	
	STUNNING, SOPHISTICATED PENTHOUSE - BEST PARKING 11-1	
Masterfully redesigned Santa Monica penthouse with sophisticated detailing. Three bedrooms, two-and-a-half baths, loft-office, private 500 SF deck, bonus storage and gym with separate entry. Greenery outside the expansive LR/DR windows provides total privacy. Downstairs are two complete master bedroom suites; upstairs an office and half bath can be used as a third bedroom separate from the airy loft-office. Eat-in kitchen has poured glass counters and superior appliances. Truly Exceptional!		
MLS#17-275528		
Mimi and Jon Torp	310-622-7496	
GIBSON INTERNATIONAL		1730California.com

1131 12TH ST #307	Open 11-2	NEW
\$999,000	2+2 CRAFTSMAN	
	TOP FLOOR FRONT FACING CONDO	
Amazing natural light. Ready to move in or remodel. Lovely step down living room with high vaulted wood beamed ceilings, hardwood floors and fireplace. Sizable dining room leads to outdoor balcony with south west views. Large eat-in kitchen with lots of counter space. Master suite with spa tub and two huge closets. Plantation shutters throughout. Controlled access building with elevator and two side by side parking spaces. Laundry inside unit. Building is currently being renovated.		
MLS#17-277452		
Brett Silver	310-261-4012	
PARTNERS TRUST SM		Blt-Ins,Dshwshr,Dryer,Frzr,Micro,Other

2930 NEILSON WAY #307	Open 11-2 671F4	NEW
\$1,289,000	2+2 1sty-CONTEMPORARY	
	SEA COLONY II AT THE BEACH. VISITOR PARKING ON THE PREMISES	
Wonderful bright and spacious 2 bedroom 2 bath in the prestigious Sea Colony II: a 24 hour guard gated development at the beach in Santa Monica with pool, 3 spas, gym, Yoga room, party room, visitor parking, and storage. Great location within the complex and off the main lobby elevator. Close to Main St, Santa Monica Mall, the 3rd St Promenade, Venice, Abbott Kinney, the Metro and more. Public Tennis. Small dog ok up to 25 pounds.		
MLS#17-277364		
Randi Pollock	310 993-9709	
CB SANTA MONICA		washer/dryer/fridge

1239 9TH ST, UNIT 6	Open 11-2	NEW
\$650,000	1+1 CONTEMPORARY	
	WWW.REGINAVANNICOLA.COM	
Fantastic 2-level 1BR/1BA condo in attractive building just South of Wilshire Blvd. Situated on a wide, tree-lined street in Santa Monica's zip code 90401, just a short stroll to shops, coffee, restaurants, the 3rd St Promenade and more, this updated condo has a great floor plan and a private, homey vibe. Laminate floors, 2 fireplaces, walk-in closet in master, inside laundry and 2-car parking!!! Pet friendly building, dues include EQ insurance. Lovely!		
Regina Vannicola	3106252061	
KELLER WILLIAMS - SM		Central HVAC, laundry, 2 car sxs pkg

2930 NEILSON WAY #307	Open 11-2 671F4	NEW
\$1,289,000	2+2 CONTEMPORARY	
	SEA COLONY II AT THE BEACH, VISITOR PARKING ON PREMISES	
Wonderful bright and spacious 2 bedroom 2 bath in the prestigious Sea Colony II: a 24 hour guard gated development at the beach in Santa Monica with pool, 3 spas, gym, Yoga room, party room, visitor parking, and storage. Great location within the complex and off the main lobby elevator. Close to Main St, Santa Monica Mall, the 3rd St Promenade, Venice, Abbott Kinney, the Metro and more. Public Tennis. Small dog ok up to 25 pounds.		
MLS#17-277364		
Randi Pollock	310 993-9709	
CB SANTA MONICA		washer/dryer/fridge

2041 EUCLID ST #11	Open 11-2	NEW
\$499,500	1+1 TRADITIONAL	
	LIGHT AND BRIGHT 1 BEDROOM & 1 BATH IN SUNSET PARK!	
Lovely garden setting with tree top views. Hardwood floors throughout with washer and dryer in unit. Quiet and secure building with gated complex and parking. Moments to restaurants, shopping and beach!		
MLS#17-277500		
Steve Sawai	310.261.3777	
COLDWELL BANKER RESI		Dshwshr,Dryer,Grbg Disp,Rng/Ovn,Other

TUESDAY

101 OCEAN AVE #F401	Refresh.	11-2	rev
\$1,970,000	1+2	CONTEMPORARY	




MAGICAL OCEANFRONT

Homemade organic chocolate chip cookies served! Smart, sleek oceanside living in one of the premier buildings of Santa Monica. Enjoy your life with the ocean before you, plus the special privacy of nature as you are also partly surrounded by trees. 1 bed +den, 2 bath. Wood floors, easy floorplan, wonderful terrace space. Reach your home via semi-private elevator. The building offers: pool, spa, large gym, bbq patio, & 24 hour security. Easy beach access via back gate & tunnel right to the sand.

MLS#17-272944
Joan Sather 310-740-0302
SOTHEBY'S INTERNATIO

Blt-Ins,Dshwshr,Elvtr,Grbg Disp,Rng/Ovn

16926 DULCE YNEZ LN	Open	11-2	red
\$2,450,000	2595000	4+4	



DRAMATIC PRICE REDUCTION- INCREDIBLE OPPORTUNITY

Dramatic Price Reduction- Incredible Opportunity- Talk to agent for details. A beautiful, spacious home with incredible ocean and city lights views. The large open living room with its bold stone fireplace, opens through a wall of glass doors and windows to an oversized patio that is perfect for entertaining or outdoor family living. There is a formal dining room and a den with built ins. All on a quiet cul de sac street just a few blocks from Marquez Elementary School.

MLS#17-258484
Dolly Niemann 310230706
BERKSHIRE HATHAWAY H

,Dshwshr,washer,Dryer,Grbg Disp,Other

14 Santa Monica Income

1128 BAY ST #A	Refresh.	11-2	rev
\$1,799,000	Duplex		




AMAZING INVESTMENT OPPORTUNITY IN PRIME SANTA MONICA

Wonderful income property on a tree-lined street in Sunset Park. Attached front/rear duplex - each warm, adorable unit has 2BR/1BA and features hardwood floors, character tile, and tons of natural light. Charming flat backyard w/ detached garage. Property zoned SMR2. Tremendous potential for future development of new construction, multiple units, townhouses, or condos. Terrific proximity to Santa Monica College, parks, shops and cafes, and a short walk to the Viceroy and Shutters on the Beach.

MLS#17-268910
The Kostrey Collection 323-462-6262
NOURMAND & ASSOC.

15515 VIA DE LAS OLAS Open 11-2

\$7,595,000	4+5	MID-CENTURY	rev
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OCEAN VIEW MID-CENTURY POST & BEAM


Situated on a tranquil bluff overlooking the Pacific sits a mid-century jewel on 2 flat lots totaling 16,693 square-feet. This mid century bluff home is gorgeous as is or create your own estate. Enjoy coastal living and awe -inspiring panoramic ocean views while being just moments from the newly developed Palisades Village. The development possibilities are excellent as the site consists of two legally zoned and separate view-laden lots.

MLS#17-268788
Mike Deasy/Sara Clephane 310-909-4648
DEASY PENNER & PARTN

15515viadelasolas.com

15 Pacific Palisades Single Family

1545 AMALFI DR	Lunch	11-2	NEW
\$11,995,000	6+8	CONTEMPORARY	



NANTUCKET MODERN ESTATE

MC Builders delivers a chic oasis in the prominent Riviera neighborhood of the Pacific Palisades. This grand Nantucket modern estate while enclaved by the Santa Monica Mountains hosts a sun filled ocean breeze. European oak floors promenade through the great room, chef's kitchen & oversized waterfall suede island. Slide open the La Cantina pocket doors & escape to the raw bluestone & Zero-Edge Pool. 6 bedrooms, 8 baths & 6-car collector's garage, acoustic theater, entertainment bar & wine room.

Adam & Ally Jaret 310.562.4073
TELES PROPERTIES

1545amalfidrive.com

15 Pacific Palisades Condo / Co-op

1912 PALISADES DR	Open	11-2	NEW
\$1,429,000	2+3	2sty-CONTEMP MED	



EXPLOSIVE VIEWS OF MOUNTAINS & OCEAN. TRULY MAGICAL SETTING

Inspirational property! Ultra private & bathed in natural light, Flagstone courtyard entry flows into the open floor plan: Living & dining rooms w/ vaulted ceilings & access to a large view-facing balcony, Gourmet kitchen w/ breakfast room, skylight, glass-tile back splash & SS appliances & an office/den w/ fireplace. Downstairs are two large bedroom suites inc: a Master w/ walk-in closet, spa-like bath, fireplace & access to a 'Shangri-La' patio/garden. Truly, resort-style living at its best.

MLS#17-276690
Nicolas Beauvy 310-573-7473
COLDWELL BANKER PPAL

www.1912palisades.com

16860 W SUNSET BLV Open 11-2

\$3,995,000	4+4	1sty-MID-CENTURY	NEW
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OCEAN VIEW MID-CENTURY MODERN

Authentic Paul Laszlo mid-century architectural modern with soaring ceilings and beautiful OCEAN VIEW. Set down from the street behind a privacy hedge, the circular driveway and ample off street parking provide an enclave. The front door opens to the living room with raised wood burning fireplace, the beautiful dining room and the breathtaking view beyond. Open kitchen, 4 Br + den/family room plus Separate GUEST HOUSE, has access to Arno Way.

Fran Flanagan 310.801.9805
COLDWELL BANKER-PAC.

15 Pacific Palisades Lease

1350 CHAUTAUQUA	Refresh.	11-2	NEW
\$8,100	3+2	TRADITIONAL	




PRIVATE NEWLY REMODELED

Homemade organic choc chip cookies served! Sleek, clean, serene, private. And the views! Newly remodeled with high pitched ceilings, dynamic kitchen opening to the living areas & views. 1 bed suite on the main level, 2 generous bedrooms with 1 bath on lower level. Dramatic deck & lovely comfortable front patio totally inclosed. The upper Chautauqua neighborhood is an oasis not far from Palisades Village, close to hiking trails of the SM mtns. 3+ den. Available now. Prefer lease term of 1 year.


MLS#17-267556
Joan Sather 310-740-0302
SOTHEBY'S INTERNATIO

Dshwshr,Dryer,Hood Fan,Micro,Rng/Ovn



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TUESDAY

16 Mid Los Angeles *Condo / Co-op*

8514 HARGIS ST		Lunch	11-2	NEW
\$1,249,000	3+3	MODERN		
		LUNCH PROVIDED!		
<p>Two units in a spectacular new construction building. Stylish modern living with a zen vibe. Polished concrete, mahogany, oak and stainless-steel combine to create something truly special. Perfect for those seeking a low maintenance home with and indoor outdoor vibe. All within walking distance of Platform, the Culver City Art Walk, the newly announced HBO headquarters, Ivy Station and the Expo line. Be a part of what's next.</p>				
<p>MLS#17-269160</p> <p>RED Real Estate Group KW LARCHMONT</p>		<p>TheHargisProject.com</p>		

8512 HARGIS ST		Lunch	11-2	rev
\$1,199,000	3+3	MODERN		
		LUNCH PROVIDED!		
<p>Two units in a spectacular new construction building. Stylish modern living with a zen vibe. Polished concrete, mahogany, oak and stainless-steel combine to create something truly special. Perfect for those seeking a low maintenance home with and indoor outdoor vibe. All within walking distance of Platform, the Culver City Art Walk, the newly announced HBO headquarters, Ivy Station and the Expo line. Be a part of what's next.</p>				
<p>MLS#17-268336</p> <p>RED Real Estate Group KW LARCHMONT</p>		<p>TheHargisProject.com</p>		

18 Hancock Park-Wilshire *Single Family*

356 S HUDSON AVE		Open	11-2	NEW
\$12,950,000	9+11			
		MAGNIFICENT GATED HANCOCK PARK ESTATE		
<p>All NEW look, NEW staging, NEW landscaping, NEW price! Over 12,000 sqft, 2 large guest houses, tennis court, private park like grounds, just under 1 acre.</p>				
<p>Brett Lawyer HILTON & HYLAND</p> <p>310.858.5402</p>		<p>BrettLawyer.com</p>		


274 S MUIRFIELD RD		Open	11-2	NEW
\$5,750,000	6+5.5	2sty-TRADITIONAL		
		ENTERTAINER'S PARADISE		
<p>Entertainer's Paradise! Hancock Park Estate on park-like lot! 6 Beds / 5.5 Baths, den, gorgeous white marble countered kitchen opens to family room which flows thru French doors to vast, lush yard, fenced pool + spa! Marlborough & Larchmont Close! HPOZ</p>				
<p>Lisa Hutchins COLDWELL BANKER RES.</p> <p>323-460-7626</p>				

<p>OPEN HOUSE STATUS</p> <p>Automatic Status: The MLS™ will automatically assign NEW or REV</p>	NEW New, automatic status
	NEW* New, not yet listed
	RED Reduced
	REV Review, automatic status
	BOM Back on Market

101 N GOWER ST		Open	11-2	NEW
\$2,225,000	4+2.5	2sty-TRADITIONAL		
		GRACIOUS TRADITIONAL IN LARCHMONT VILLAGE		
<p>Beautifully renovated home in the heart of desirable Larchmont Village. Spacious floor plan includes: living room with Batchelder fireplace, formal dining room, family room, large bright kitchen, powder room. Upstairs features 4 bedrooms and 2 bathrooms including master suite with walk in closet. Gated and hedged. Lovely garden. Third Street School district - buyer to verify.</p>				
<p>MLS#17-260696</p> <p>Angela Bond KW LARCHMONT</p> <p>310.666.5052</p>		<p>fridge, w/d, range/oven, grbg dsp</p>		

607 N LAS PALMAS AVE		Refresh.	11-2	NEW
\$2,199,000	3+2	1sty-SPANISH		
		GORGEOUS SPANISH SANCTUARY		
<p>Behind lush green hedges, in Hancock Park proper, lies this exquisitely finished Spanish bungalow. With over 2,000 sq. ft. of living space, this 3-bedroom, 2-bathroom home has been updated for care-free and luxurious living. The home will charm you with hardwood flooring, ample windows and crown moldings. Finally step into the stunning and private backyard oasis complete with a dazzling salt-water pool, spa. Home has a great bonus flexible use space with gorgeous views of the greenery and pool.</p>				
<p>Ivan Estrada DOUGLAS ELLIMAN BH</p> <p>323-574-2317</p>		<p>www.IvanEstradaProperites.com</p>		


212 N ARDEN		Open	11-2	NEW
\$1,999,000	4+4	MODERN		
		4401 SQFT FOR UNDER 2M IN THIRD STREET SCHOOL DISTRICT!		
<p>PRICED TO SELL TODAY at \$454 PPSF! HUGE 2-story home w/ pool & studio guest-house in the heart of the Larchmont/Windsor Square. Spacious 4bd/4ba home. Open floor plan, huge kitchen, floor to ceiling windows/skylight. Downstairs bd/ba opens to pool/patio. 2nd floor features unobstructed views of the Hollywood sign and Griffith Observatory. 2 additional upstairs bdrms, study/office space and sunroom. Lowest PPSF for a home located in the highly coveted 3rd Street Elementary School District.</p>				
<p>John Duerler HANCOCK HOMES REALTY</p> <p>MLS#17-277532</p> <p>2139242208</p>		<p>Dshwshr,Dryer,Rng/Ovn,Wshr</p>		

266 S HIGHLAND AVE		Open	11-2	NEW
\$1,999,000	3+4	MID-CENTURY		
		MID-CENTURY MODERN		
<p>Located in the famed Hancock Park, this mid-century modern is not to be missed! Completely renovated in 2014, this home is an entertainer's dream: an open floor plan, backroom bar, and a state-of-the-art kitchen with double ovens, sinks, and dishwashers by Thermador and Bosch. Walls of sliding glass doors can be opened to enjoy the secluded courtyard, complete with serene water feature. You'll love coming home to this unique gem in the perfect location.</p>				
<p>Aaron Kirman JOHN AAROE GROUP</p> <p>MLS#17-277562</p> <p>4242497162</p>		<p>Cbl,Dshwshr,Rng/Ovn,Fridge</p>		

741 N FORMOSA AVE		Open	11-2	NEW
\$1,495,000	3+3	TRADITIONAL		
		NEWLY RENOVATED HOME + GUEST HOUSE + STUDIO SPACE		
<p>Newly renovated home + Guest House + Studio space. The home boasts approximately 1,789sf with 3 bedrooms, 2.5 Baths, an open floor plan, gleaming wood floors throughout, new baths, updated kitchen with stainless steel appliances. An oversize master bedroom, sparkling pool and mature landscaping. The Guest house in the back features an updated kitchen area and bathroom with great closet space. The studio space with a bathroom is the perfect bonus space which can be ideal for any setting.</p>				
<p>Milstein/Silver KW BEVERLY HILLS</p> <p>MLS#17-277342</p> <p>310.867.5598</p>		<p>www.MSPropertyPartners.com</p>		

TUESDAY

506 S NORTON AVE	Open	11-2	rev
\$3,395,000	4+4	TRADITIONAL	




Meticulously Renovated 1919 Windsor Square American Colonial

White picket fence opens to grassy lawn & storybook entry. Large light & bright LR w/ new French oak hardwood floors & fireplace. DR opens onto romantic side terrace with koi fountain. Spectacular chef's kitchen w/ oversized Carrera marble island adjoins the great room which features crafted coffered ceilings. Rare opportunity to live in an historic Windsor Square home that's been reimagined for today's living!

MLS#17-273710
 Steve Frankel 310-281-3981
 COLDWELL BANKER
www.stevefrankel.com

18 Hancock Park-Wilshire *Condo / Co-op*

525 N SYCAMORE AVE #426	Open	11-2	NEW
\$450,000	1+1	CONTEMPORARY	



Hancock Park Top Floor Condo

Sunny Top Floor Hancock Park Condo that is just short walk away from upscale shops and restaurants along La Brea, Melrose and Beverly Blvd. Tree top and city light views. Huge balcony (only 1 of 3 with largest balconies in complex). Updated bathroom and kitchen and dark hardwood floors. HOA approved washer/dryer in the unit. Two parking spaces (tandem). Lots of closet space. Exterior facing unit. Complex has gated/secure parking, pool, sauna and club room.

MLS#17-276618
 Lee Ziff 310-991-3977
 KELLER WILLIAMS BH
 Dshwshr,Dryer,Rng/Ovn,Fridg,Wshr

18 Hancock Park-Wilshire *Income*

913 S MANSFIELD AVE	Open	11-2	red
\$2,999,000	Duplex	2sty-COUNTRY ENGLISH	



This trophy duplex is beyond impressive and is an important study in duplex architecture. Undeniably, one of the largest duplexes in Los Angeles at 7,145 sq. ft. with a lot size of 9,295 per tax assessors, this majestic beauty boasts of 9 bedrooms, 6 baths, sweeping interior magnesite staircase, formal entry, oversized living, dining and separate breakfast rooms. Art deco baths, hardwood floors throughout - Tenant occupies both units - Rear casita - This is a must see!

MLS#17-216304
 Stacey Babbitt 310-804-6027
 COLDWELL BANKER BH/S

18 Hancock Park-Wilshire *Lease*

450 N ROSSMORE AVE #101	Open	11-2	rev
\$3,895	1+1	FRENCH NORMANDY	



Introducing the rare, luxuriously remodeled, one bedroom at the historic El Royale. For decades Hollywood professionals from A-list actors, producers, and writers to Los Angeles' movers and shakers have called El Royale home. Architect William Douglas Lee designed the El Royale in 1928 just after completing its sister building, famed Chateau Marmont. Situated in prestigious Hancock Park, El Royale boasts historic architecture and provides the modern comforts today's entertainer seeks.

MLS#17-230470
 Nicole Contreras 310-614-4952
 NOURMAND & ASSOCIATE
 Blt-Ins

19 Beverly Center-Miracle Mile *Single Family*

638 N SIERRA BONITA AVE	Open	11-2	NEW
\$1,369,000	3+1	MEDITERRANEAN	



ATTENTION DEVELOPERS, INVESTORS, AND OWNER USERS!!!!

Charming Mediterranean home that is perfect for developers, investors, or owner users. Fabulous location close to The Grove and close distance to the hip shopping and dining on Melrose Avenue. This two bedroom, one bath plus a den (could be a third bedroom) maintains it's original character with some designer updates that blend together beautifully. The kitchen has custom cabinets and granite counter tops with stainless steel appliances. There is a large two car detached garage in the rear yard.

MLS#17-272784
 Tracey Hannum 310-488-3836
 NELSON SHELTON REAL
 Grbg Disp,Hood Fan,Rng/Ovn,Fridg

6207 W 5TH ST	Open	11-2	rev
\$3,100,000	4+5	SPANISH	



BEST IN CLASS

Beautiful and tasteful new elegant construction at its very finest! Incredible California indoor/outdoor lifestyle situated in the Beverly Grove area. This gorgeous custom home features high ceilings, natural light, open floor concept, 4 ensuite bedrooms of which the master bedroom boasts a fireplace, large dressing room with custom cabinetry and beautiful master bath with custom vanity, free-standing tub and spacious shower with frame-less door.

MLS#17-268274
 Paul Wylie 323-515-9585
 LAMERICA REAL ESTATE
 Blt-Ins,Dshwshr,Frzr,Grbg Disp,Hood Fan

20 Hollywood *Single Family*

1341 N FULLER AVE	Open	11-2	rev
\$1,599,000	2+3.5	3sty-ARCHITECTURAL	




A NEW STANDARD OF ARCHITECTURAL EXCELLENCE

Introducing The Fuller Four, a ground-breaking project designed by award-winning Telemachus Studio. Enjoy incredible views from the private roof top, and large-scale entertaining in the double-height dining and living room. Occupying the top floor is a Master bedroom suite, and 2nd bed. The open loft area is perfect for a media or office space. On the ground floor, an open office and front-facing patio makes for a compelling entrance. Wide-open views of the Hollywood Hills and DTLA.

MLS#17-273920
 Bryant | Reichling 323.395.9085
 COMPASS
www.fuller4.com

21 Silver Lake - Echo Park *Single Family*

2250 INDIA ST	Lunch	11-2	NEW
\$1,479,000	5+4	CONTEMP MED	



GORGEOUS CONTEMPORARY MEDITERRANEAN HOME

In Silver Lake located just a few blocks from the reservoir and gourmet shopping and restaurants. Incredibly spacious with almost 3500 square feet of living space. Enough room for everyone with 5 spacious bedrooms and 4 gorgeous newly remodeled tiled baths. Fully gated with grassy front yard leading to front porch. Expansive living room with quartz fireplace opens to formal dining room and large separate office area.

MLS#17-277644
 Konstantine V. | Rick Y 3232529451
 SOTHEBY'S LOS FELIZ
 Dshwshr,Grbg Disp,Rng/Ovn,Fridg

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2508 MAYBERRY ST	Open	11-2	rev
\$1,695,000	5+3	MEDITERRANEAN	



EXCEPTIONAL SILVER LAKE HOME

Exceptional home in the hills of Silver Lake featuring historic details and masterful craftsmanship. The 5 bedroom home also has a massive basement with kitchen and gorgeous private yard and gardens. A rare piece of LA history to behold.

MLS#17-217986
 Greg Holcomb (310) 500-3925
 PARTNERS TRUST

22 Los Feliz Single Family

4618 GAINSBOROUGH AVE	Open	11-2	NEW
\$2,399,000	4+3	SPANISH	



LOS FELIZ SPANISH JEWEL

This 1929 home is located on a quiet street, north of Los Feliz Blvd. The home features a gracious foyer; step-down living room with vaulted, beamed ceilings; library; formal dining room; lovely kitchen with center island, walk-in pantry, breakfast room with built-in banquette; four bedrooms/three baths; wood floors, plaster details, iron work. The rear garden is fenced, landscaped, private, and has an outdoor kitchen area with barbecue and refrigerator. There is a detached, two-car garage.

MLS#17-276380
 Peter Nathan Schwartz 3238163686
 RODEO REALTY INC. Blt-Ins,Dshwshr,Grbg Disp,Rng/Ovn,Fridg

4335 CEDARHURST CIR	Lunch	11-2	NEW
\$2,180,000	4+5	2sty-POST & BEAM	




MID CENTURY MODERN P/B

Beautifully revived mid century modern entertainer's home, private two story gem in the hills, on one of the most exclusive private streets in Los Feliz. Take a breath before you enter ... you will be greeted with extra high ceilings & an open flow of Living room, Dining room & gorgeous kitchen w/center island, custom cabinetry, Quartz waterfall counters, and Chef's stainless steel appliances. Beautiful master suite w/serene master bathroom, walk in closet & a private deck access.

MLS#17-266646
 Aldo Linares 213-814-9545
 KW LOS FELIZ Dshwshr,Fridg

28 Culver City Income

3961 TILDEN AVE	Open	11-2	NEW
\$1,895,000	Triplex	1sty-ARCHITECTURAL	



CULVER CITY DEVELOPMENT OPPORTUNITY

A spectacular development opportunity awaits you on a prime 7,807 sq. ft. lot in Culver City with the benefit of no rent control. Triplex delivered vacant with city-approved plans for five warm and contemporary townhomes. Ideal unit mix, including three 3 bedroom + 2.5 baths, and two 2 bedroom + 2.5 baths ranging from 1,513 sq. ft. to 1,747 sq. ft.

Patrice Meepos 3108495443
 HALTON PARDEE

30 Hollywood Hills East Single Family

3481 LA SOMBRA DR	Refresh.	11-2	NEW
\$1,725,000	4+4	CONTEMPORARY	



STUNNING LAKE HOLLYWOOD CONTEMPORARY HOME W/ VIEWS!

Stunning Contemporary Lake Hollywood Home! Dazzling City Views! 4 beds, 4 baths, updated eat-in kitchen, hardwood floors, living room opens to large deck w/ views, huge dining room, large master suite w/ incredible closet space & spa-like bathroom, 3 bedrooms w/ views, guest unit/gym/maids quarters w/ bath & separate entrance, huge deck w/ fire-pit provides plenty of outdoor space, lush enclosed front courtyard w/ fountain, 2 car garage, solar panels, newer HVAC, 3 fireplaces. Gated & private

jimmy martinez (323) 377-0548
 PARTNERS TRUST BH www.3481LaSombra.com

2900 BELDEN DR	Lunch	11-2	NEW
\$1,695,000	4+4	2sty-SPANISH	




LUNCH SERVED! SEE FULL PAGE B/W AD AREA 30

Walled and gated for privacy, this Spanish Contemporary home sits above Beachwood Village just below the world famous, "Hollywood" sign. Lovely courtyard entry welcomes you to a dramatic living room with high beamed ceilings, wood-burning fireplace and French doors that open to an outdoor terrace with tranquil canyon views. 4 bedrooms, 4 bathrooms, approx 3,400+ sq ft, Master suite with 2 walk-in closets, gourmet kitchen with stainless steel appliances, pantry, and formal dining. Must See!

AARON MONTELONGO 310-600-0288
 JOHN AAROE GROUP Lunch Served

3238 CANYON LAKE DRIVE	Open	11-2	rev
\$3,099,000	4+5	MODERN	




DRAMATIC MODERN NEWLY BUILT HOME UNDER HOLLYWOOD SIGN

Newly rebuilt in 2017 in the Hollywood Estates under Hollywood Sign, this dramatically designed modern home is versatile to be the entertainers paradise or just a place to get away from the crowd. Open floor plan has the enormous great room as the central hub for living the perfect California lifestyle. All bedrooms are w/ ensuite baths. Slider pocket doors open to let the outside in. With pool spa, built in BBQ and fire pit. There is large back yard and open space just behind the house..

MLS#SR17212707CN
 Charles Malki 323 762 5547
 RAMSEY-SHILLING ASSO Blt-Ins,Rng/Ovn

6445 DEEP DELL PL	Open	11-2	rev
\$1,599,000	4+3.5	MODERN	



HOLLYWOOD DELL CONTEMPORARY HOME!

4Bed/3.5 Bath Tri-level home with a 30' + entry and living room ceilings. Granite kitchen, oversized patio, open-floor plan, and high ceilings. Bathrooms are adorned with a carrera marble stone; Master features, toilet/bidet, luxury bath rub, and rain shower! Private guest room and bath on 1st level, Kitchen/Den/Dining room 2nd level, 3 Bedrooms on third level. Many balconies, skylights and open areas! Seller presently using as a short-term rental for \$400-500/day. Can be sold FURNISHED.

MLS#17-256860
 Roger Perry 310-600-1553
 RODEO REALTY - BH www.RogerPerry.com



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TUESDAY

31 Playa Del Rey *Single Family*

8125 TUSCANY AVE	Refresh.	11-2	bom
\$4,850,000	5+6	3sty-ARCHITECTURAL	



FANTASTIC VIEW PROPERTY DON'T JUDGE FROM THE STREET

Amazing view property with street to street lot! Walk to the beach and restaurants, play ball in your own back yard while feeling the ocean air and watching the boats pass in and out of the marina. Over 6400 sq ft of house plus bonus room with possible guest house and swimming pool or tennis court and decks. Back on the market after buyer couldn't close. Great inspections available. Ready for the new owner to move right in with a toothbrush. Sold furnished OR unfurnished staged furniture.

MLS#17-255406
Paula Ross Jones 310-880-9750
SOTHEBY'S INTERNATIO

NEW KITCHEN AND BATHS REMODELED STUDS UP

53 Woodland Hills *Single Family*

4780 POE AVE	Lunch	11-2	NEW
\$1,495,000	7+6	2sty-OTHER	



COME ENJOY LUNCH AT THIS EXPANSIVE & PRIVATE COMPOUND

Private tennis court compound located South of the Blvd ideal for a large family or extended family; Also great as a sober living residence or for a small business owner who wishes to work from home. Various opportunities to maximize this expansive home w/7 beds & 5.5 baths, Tennis Court, Pool, an appx 445 SF guest house & an appx 930 SF bonus rm w/AC.

MLS#17-277672
Lydia Simon/Rose Mayhew 310-699-5559
COLDWELL BANKER

www.4780PoeAvenue.com

4143 CACHALOTE ST	Open	11-2	NEW
\$1,395,000	3+3	2sty-ARCHITECTURAL	



BEST VALUE IN SOUTHERN CALIFORNIA ARCHITECTURE!

First offering! The Spanner Residence, 1968, Rex Lotery, F.A.I.A. At the Spanner Residence mid-century master architect Rex Lotery, F.A.I.A. developed a hillside building solution in which light & space are gloriously one. This outstanding work of architecture offers a rare opportunity to live life with style, distinction, comfort and beauty. Contiguous undeveloped parcel creates a hillside promontory site, and is included in the asking price. Just steps from Topanga State Park.

MLS#17-277248
Michael Phillips (310) 927-9189
CROSBY DOE ASSOCIATE

Grbg Disp,Rng/Ovn,Fridg

72 Sherman Oaks *Single Family*

4855 MURIETTA AVE	Open	11-2	NEW
\$869,000	3+2	1sty-TRADITIONAL	




SHERMAN OAKS TRADITIONAL IN FASHION SQUARE NEIGHBORHOOD

Charming gated home w/dark hardwood floors, recessed lighting, and modern features throughout. Natural light fills almost every room through oversized windows. Kitchen is complete w/stainless steel appliances & updated cabinetry. Master bedroom features an updated bathroom w/travertine tile, granite counter top & stall shower. Yard w/pergola patio, fire pit, and a BBQ island w/built in stainless steel appliances. Newer roof, copper plumbing, central air conditioning and heat.

Joe Breckner 818 528-2291
COLDWELL BANKER-SC

72 Sherman Oaks *Condo / Co-op*

14144 DICKENS #111	Open	11-2	NEW
\$599,000	2+2	CONTEMPORARY	



PRIME SOUTH OF THE BLVD - 2 BEDROOM, 2 BATH

Beautiful and spacious 2 bedroom, 2baths with lovely tree top views from every window. Features include high ceilings, open floor plan, large Master with walk in closet, bonus room provides extra space for office, den or playroom. Very quite location in meticulously maintained building. Located on a lush, tree-lined street and walking distance to Ventura Boulevards shops, cafes and restaurants.

MLS#17-277638
Fred Holley 310-285-7591
COLDWELL BANKER

Dshwshr,Elvtr,Grbg Disp,Fridg

4859 COLDWATER CANYON AVE #14A *Open 11-2* **NEW**

\$330,000	1+1	CAPE COD
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1 bed 1 bath top floor unit. Open flr plan, private balcony & natural light. Dining area is open to the kitchen & living room. Large master retreat w/ walk-in closet and 2nd closet w/ sliding mirrored doors. Additional features include: Central AC/heat, 2 tandem parking spaces w/ overhead storage in a gated garage, community rec room & small gym and a community laundry. HOA dues: water, trash & building maintenance. Close to Whole Foods & neighborhood favorite Hugo's Tacos!

MLS#17-276184
Elizabeth Marquart 310-246-0888
RE/MAX ESTATE PROPER

Cing Fan,Dshwshr,Micro,Rng/Ovn,Fridg

72 Sherman Oaks *Land*

3920 KNOBHILL DRIVE	Open	10-3	562A6	NEW
\$579,000	Land	3sty-CONTEMPORARY		



SHOVEL-READY PROJECT! DRIVE-BY ONLY

ATTENTION DEVELOPERS AND END USERS! SHOVEL-READY PROJECT INCLUDES PLANS AND PERMITS FOR A BOLD, INNOVATIVE CONTEMPORARY RESIDENCE WITH 4 BEDROOM SUITES, MEDIA ROOM, GYM, AND POOL. DRAMATIC GALLERY ENTRANCE LEADS TO AN ELEVATOR WITH ACCESS TO ALL LEVELS OF THE HOME. PANORAMIC VIEWS IN A WONDERFUL SOUTH-OF-THE-BOULEVARD LOCATION. EXTENSIVE FOUNDATION AND EARTHWORK ALREADY COMPLETED, GIVING YOU A HEAD START ON THIS READY-TO-BUILD PROJECT. REPORTS, PLANS AND SURVEY ARE AVAILABLE FOR REVIEW.

MLS#17-277536
Brad Downs 310-623-8718
RODEO REALTY, INC.

Co-Listed with Andrew Manning of BHHS

73 Studio City *Single Family*

4152 SHADYGLADE AVE	Open	11-2	NEW
\$3,000,000	5+6		



STRIKING, NEWLY BUILT CONTEMPORARY FARMHOUSE

A perfect injection of provincial charm lends a timeless presence to this modern revival of an east coast estate farmhouse. Property features a subterranean 10 person movie theater, game room, and gym. Wide planked Barn Wood floors throughout, 5 en-suite bedrooms, glass wine closet, sophisticated finish work and stainless steel appliances. Decidedly imposing and contemporary, yet boasting the warmth and maturity one might hope for in a more traditional home. A must see property!

MLS#17-275330
Donovan Healey 310.903.1876
HILTON & HYLAND

HiltonHyland.com

THE MLS.com

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TUESDAY

11801 LAUREL HILLS RD	Open	11-2	NEW
\$2,250,000	4+4	TRADITIONAL	




STUNNING YARD WITH GUEST HOUSE!

3-bed 2.5-bath, + 1-bed 1-bath guest house. Living room w/ fp, HW flr & picture window. Dining room & chef's kitchen & large pantry. Den w/ 2nd FP, built-in shelves & wall of sliding glass doors open to a covered patio. Master w/ wall of windows, walk-in closet & remodeled bath. 2 bedrooms share a remodeled full bath. Sprawling yard w/ dining & seating areas & outdoor living room off of guesthouse. The guesthouse comes with a 3/4 bath, walk-in closet, AC & kitchenette.

MLS#17-275052
Elizabeth Marquart 310-246-0888
RE/MAX ESTATE PROPER

73 Studio City *Condo / Co-op*

4170 FAIR AVE #PH7	Open	11-2	NEW
\$649,995	2+2		



GORGEOUS PENTHOUSE CONDO AT THE WOODBRIDGE

Unit has been immaculately maintained by original owner. Features high ceilings, skylights, gourmet kitchen with custom cabinetry, built-in wine rack, granite countertops, stainless steel appliances and breakfast bar. Washer dryer in unit. Balcony with Western facing exposure and views of the hills can be accessed by both the master bedroom and living room. Side-by-side parking spots in gated garage w ample guest parking. Pool, fitness center, business center and access controlled lobby.

MLS#17-275866
Adam Saget 310.710.1874
JOHN AAROE GROUP

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1073 Boyle Heights *Single Family*

405 SLOAT ST	Open	11-2	NEW
\$379,000	2+1	1sty-OTHER	



GREAT STARTER HOME WITH UPSIDE IN TRENDY BOYLE HEIGHTS

Minutes away from downtown, located in the up and coming Boyle Heights area, this 2 bed 1 bath features new carpet in the bedrooms and a patio for entertaining. Remodeled in 2008 and in good condition, this home is perfect for first time buyers and also has upside potential for developers who want a quick and easy flip. Needs very little work. Centrally located near elementary, middle, and high schools near the 60, 101, 10 and 5 FWY. Priced to sell!

MLS#17-273320
Jessica Hoffman 310-633-0180
COLDWELL BANKER RESI

Rng/Ovr

1284 Highland Park *Single Family*

225 N AVENUE 49	Open	11-2	NEW
\$720,000	2+1	SPANISH	



REMODELED HIGHLAND PARK GEM

Nestled on a quiet cul-de-sac street, this recently remodeled classic 1928 bungalow is conveniently located near Figueroa Street and downtown Highland Park. Enter through a charming front porch and into the living room. Featuring two bedrooms and an updated bathroom, the home includes a bonus room which could be accommodated as a gym, office, or creative space. The property features an expansive and prominent multi-level terraced back yard, accentuated with prominent views towards Mount Washington.

Perez Comora Lester 323.679.4414
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WEDNESDAY OPEN HOUSES


33 Malibu

Single Family

11902 ELLICE ST	Open	10-2	NEW
\$14,499,000	5+6	ARCHITECTURAL	
			
<p>OPEN OCT. 11TH 10 AM-2 PM TWILIGHT TOP AGENT MIXER 4 PM-7 PM</p> <p>One story, walls of glass, 70ft infinity pool, all overlooking the Ocean, Channel Islands and the sunset below. Berry Berkus, A.I.A. final masterpiece. Boasting 5 bedroom suites of large scale with high ceilings and extraordinary use of light and tropical views. Seamlessly combined with clean open architecture. Spacious motor court. Located at world-class Marisol Malibu with easy, 15-minute drive, access (never traffic) to Camarillo Private airport, accommodating up to G650 Jets.</p>			
MLS#17-272936		Co-Listed w/ Brant Didden	
Rodrigo Iglesias HILTON & HYLAND		310.699.3435	

81 Glendale

Single Family

1031 OBERLIN DR	Open	10-1	VIEWS!	NEW
\$899,000	2+1.5	1sty-MID-CENTURY		
				
<p>THE "H" HOUSE, MID-CENTURY MASTERPIECE BY RICHARD BANTA, AIA</p> <p>Mid-Century Modern home designed by architect Richard Banta in 1962. The house is designed in the shape of an "H", with the H's lower open section serving as carport and front entrance, and its upper open section used as an outdoor entertaining area. The interior spaces have been updated while maintaining the integrity of the home. Walls of glass and jaw-dropping views make this property a true showstopper. Twilight open house 7:00-8:30p on Oct. 10th.</p>				
Chris Jacobs KELLER WILLIAMS BH		310-904-3568 www.OberlinDrive.com		

BY APPOINTMENT


36 Metropolitan Southwest

Single Family

9821 HAAS AVE	Refresh.	NEW
\$475,000	3+1	
		
<p>A GEM!</p> <p>Beautifully updated spacious three bedrooms, one bathroom home. Lovely kitchen with beautiful cabinetry, porcelain flooring, recessed lighting, new stove and vent fan. This spacious, bright, and airy property with double paned windows, recessed lighting in the living room, a gorgeous fireplace, new lighting fixtures, new paint thru-out, and spacious master bedroom with plenty of closet space. There is a new alarm system, new gates, large backyard with an avocado tree, and a two car garage.</p>		
MLS#17-276054		Cbl,Cing Fan,Grbg Disp,Hood Fan
Katherine Henderson KW SILICON BEACH		323.997.0072

999 Out of Area

Single Family

2690 GIBRALTAR RD	3+2	MEDITERRANEAN	rev
\$3,000,000			
			
<p>RARE BUILDING SITE/GROWING SITE OPPORTUNITY</p> <p>Beautiful 3/2 guesthouse on 22 acres with the best views in SB County from Pt. Concepcion to PT. Mugu. Plans for 4500 s.f. 4/4 home with 4-car garage and guesthouse. All amenities in, just pull permits with help from Planner Jarrett Gorin.</p> <p>Zoned 40 AG which is important for any cannabis entrepreneurs.</p>			
MLS#17-255278		Antna,BBQ,Blt-Ins,Cent Vac,Dshwshr,Other	
Helen Larsen HELEN LARSEN REALTY		805-964-1891	

SUNDAY OPEN HOUSES

03 Sunset Strip - Hollywood Hills West

Lease

8410 HAROLD WAY	Open	12-2	NEW
\$7,900	3+2	1sty-SPANISH	
			
<p>NEWLY REMODELED HOME WITH STUNNING VIEWS ABOVE SUNSET STRIP</p> <p>Three-bedroom house newly remodeled with hardwood floors, new stainless steel kitchen appliances, large dining room plus vast living room that boasts panoramic views. Private gated front entry with inner courtyard, and gorgeous backyard with deck suitable for entertaining. Two car detached garage with new glass garage door. Gorgeous 3 Bedroom House with pool next door is also for lease for big family or home + separate office combo desired.</p>			
MLS#17-277064		Dshwshr,Dryer,Grbg Disp,Micro,Rng/Ovn	
Jonathan Snow CRESCENT CANYON MGMT		818-579-3822	

18 Hancock Park-Wilshire

Single Family

4205 W 6TH ST	Open	2-5	red
\$2,299,000	2499000	4+5	
			
<p>ROOM FOR MANY</p> <p>This impressive multi-level home offers generous scale throughout & w/ modern updates. The entry hall leads to the living room w/ fireplace & the formal dining room. A remodeled kitchen features European cabinetry & stainless steel appliances incl a Viking refrigerator & 6 burner Viking stove. Upstairs are 4 bedrooms & 3 redone baths + an office. Downstairs is a huge entertainment room with built-in bar, fireplace & 1/2 bath. Private patios for entertaining. A 1+1 guest quarters above garage.</p>			
MLS#17-268524		www.4205west6th.com	
Loveland Carr Properties COLDWELL BANKER HPN		(323) 460-7606	

WEDNESDAY AND BY APPOINTMENT

SUNDAY



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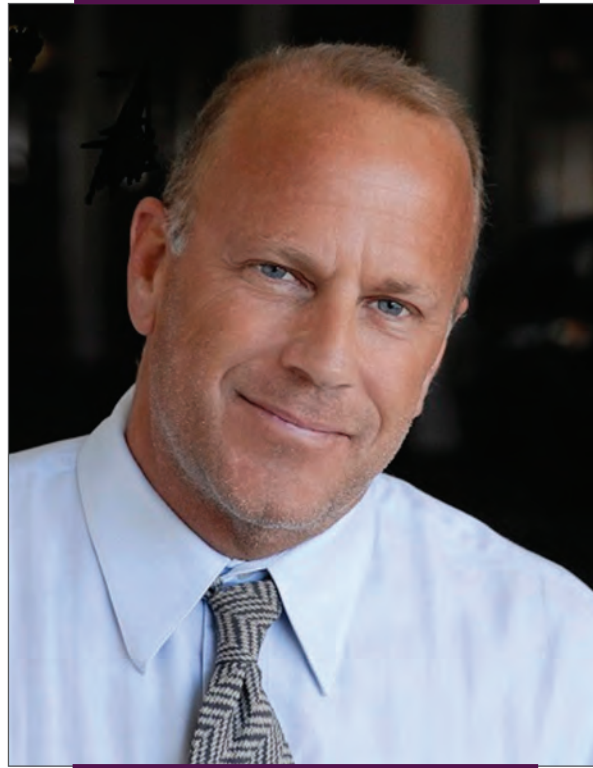
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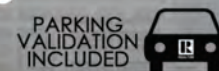
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