

**BY APPOINTMENT**

**SUNDAY OPEN HOUSES**

**01 Beverly Hills** *Single Family*

<b>1499 CARLA RDG</b>	592G4	<b>red</b>
\$9,500,000 9999900 4+7 MODERN		
	<b>PRICE REDUCED SHOWN BY APPOINTMENT ONLY</b>	
Prime Beverly Hills Trousdale contemporary built in 1960 with EXPLOSIVE VIEWS. Developm with a survey on the property Seller to pick Title.and Escrow. There will be no open houses. Showing by appointment only. Disclosure that Part of the master bath was added without permit but to code at the time. -and is not included in the square footage The seller will have a Termite Report for the Buyer. Also Seller wants to lease back the house for 2 months after the close of escrow for \$5000.00 per month		
MLS#15-941611		
Gail Lowenstein 310-276-5165	Blf-Ins,Cbl,Dshwshr	
COLDWELL BANKER RESI		

**03 Sunset Strip - Hollywood Hills West** *Single Family*

<b>8871 LOOKOUT MOUNTAIN AVE</b>	Lunch 1-4 592H3	<b>red</b>
\$799,000 2+2 CONTEMPORARY		
	<b>FANTASTIC MOVE IN CONDITION HOUSE IN HOLLYWOOD HILLS \$799K</b>	
Featured in the LA Times as the home of the day. Beautiful indoor & outdoor living. Private, serene grounds. Features include stainless steel, custom built in cabinetry, marble & Travertine floors, and top notch appliances in the kitchen. Perfect combination of classic Hollywood charm & contemporary touches. Steps from the trendy dining & shopping options in the Sunset Plaza area. Can be purchased fully furnished for extra fee. A must see home!		
MLS#14-802547		
Tanya Stawski 310-801-6033	Blf-Ins,Dshwshr,Dryer,Frzr.,Other	
SOTHEY'S INTERNATIO		

**03 Sunset Strip - Hollywood Hills West** *Single Family*

<b>1892 RISING GLEN RD</b>	592H4	<b>red</b>
\$13,950,000 +5000000 5+6 VILLA		
	<b>PERCHED AT THE END OF RISING GLEN - STUNNING TERRACES &amp; VIEW</b>	
Perched at the end of Rising Glen Rd with Elite Privacy, stunning terraces and nothing between you, the jetliner views and the feeling of owning the city. Secluded and Private it allows for endless entertaining with its European-inspired architecture, monumental french doors, expansive formal entertaining, terraces, tennis court, pool, sauna and sun-room, all gleaming with sunlight and panoramas. Private Master's Wing with a Master Suite with two bathrooms and dual walk-in closets.		
MLS#15-906349		
Salazar/Kanter/St. James 310-400-6756	<a href="https://goo.gl/yF8Tf6">https://goo.gl/yF8Tf6</a>	
BERKSHIRE HATHAWAY		


**05 Westwood - Century City** *Single Family*

<b>1336 THAYER AVE</b>	Open 2-5	<b>red</b>
\$2,970,000 4+5 CONTEMPORARY		
	<b>PRIME LOCATION . CLOSE TO ALL ON A GREAT STREET</b>	
Immaculately remodeled from head to toe. Fully staged and turn key ready. High-quality given to every detail, Viking kitchen, very open floor plan on one level. At just over 3000 Sq Ft per Tax access. This bright, cheery, fresh & spotless home has 4 BD en-suite with 4 BA plus a powder bath. Stunning wood floors throughout. Tons of closet space & storage. Lots of grass and entertaining spaces. Brand new roof, AC and heating and steps away from Century City mall, Beverly Hills, the ocean and all!		
MLS#15-913831		
Steven B. Mesbah 3108970044	Dshwshr,Frzr,Micro,Fridg	
RODEO REALTY - BEVER		


**03 Sunset Strip - Hollywood Hills West** *Land*

<b>7900 HOLLYWOOD</b>	Land OTHER	<b>NEW</b>
\$5,495,000		
	One of the last and best sections remaining on Hollywood Blvd to build. The 3 lots total approximately 22,000 SQFT. Currently all properties are zoned R1, a variance to R3 would allow up to 27 units or more. Huge upside potential for the right buyer. Walking distance to the Laugh Factory and Sunset Blvd. Sellers willing to accommodate buyer during escrow to achieve R3 variance.	
MLS#15-948411		
Ryan Smith 310-910-7965		
JOHN AAROE GROUP		


**11 Venice** *Single Family*

<b>520 BROADWAY ST</b>	Refresh. 11-2	<b>red</b>
\$2,845,000 2950000 4+4 NEW PROJECT		
	<b>BROKERS OPEN HOUSE 11 - 2 SUNDAY OPEN HOUSES 2 - 5</b>	
Spectacular New Construction. Cutting edge New York style loft with huge great room, state of the art kitchen and luxurious master suite. Wonderful mix of materials. No better home in Venice for entertaining than this. Bonus roof deck includes fire pit, built in seating and grill. Walk to Abbot Kinney and the beach. For the most discriminating Venice buyer.		
MLS#15-931645		
Sharon Rifelli 310-418-5862	State of the Art Kitchen and Baths	
RE/MAX ESTATE PROPER		

**30 Hollywood Hills East** *Income*

<b>1954 &amp; 1960 ARGYLE AVE</b>	<b>NEW</b>
\$3,395,000	
	<b>DOUBLE LOT</b>
Perfect for an investor or developer. Two income properties side-by-side in upcoming Hollywood. Situated on a double lot nearly 17,000 SQFT is a steady cash-producing asset within walking distance to the Capitol Records building, Sunset & Vine and all the new nightlife attractions. The surrounding area is already seeing a rapid spike in rents and major developments are expected. Prepare for the next market boom in Hollywood.	
1960 ARGYLE 1954 ARGYLE	
MLS#15-949083	
Ryan Smith 310-910-7865	BBQ,Dshwshr,Dryer,Micro,Wshr
JOHN AAROE GROUP	

**72 Sherman Oaks** *Single Family*

<b>5344 LEGHORN AVE</b>	Open 1-4	<b>red</b>
\$2,595,000 2795000 6+9 3sty-MEDITERRANEAN		
	<b>THE MOST EXQUISITE HOME IN SHERMAN OAKS</b>	
This Sherman Oaks Mansion was featured in the LA Times "Hot Properties" and The Wall Street Journal "Home of the Week" because of its exquisite and unique qualities and size, over 9400 square feet of luxury. Featuring a steam room, dry sauna, large gym and lap pool. The home also features a fully equipped movie theatre with a 13 1/2 foot diagonal screen, grand arcade room, large entertainers bar, wine storage room, and a very private guest suite w/ full kitchen & private entrance.		
MLS#15-927961		
Michelle Hirsch 818-512-4226	THEATRE, GYM, GUEST SUITE, SAUNA, POOL	
RODEO REALTY		

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SUNDAY