



MALIBU

26044 PACIFIC COAST HIGHWAY
4 BEDROOMS | 4 BATHS
\$7,500,000

MALIBU BEACH HOME WITH COASTAL VIEWS

Spectacular Malibu beachfront sitting on approximately 60 feet of sand and enjoys 180 degrees ocean views from Point Dume to Palos Verdes. This home offers a gourmet kitchen, 10' ceilings looking out to the ocean through floor to ceiling Fleetwood windows and wrap around terraces. The luxurious oceanfront master suite is complete with two closets and steam shower. Two attached guest rental apartments are included; both have kitchens and ocean view decks. Rental units are on separate meters for utilities and have separate washer/dryer. Privately gated with 3 car garage and room for additional parking. Architectural plans submitted to the city for a 1,000 sq ft addition.

PACIFIC PALISADES

888 TOULON DRIVE
5 BEDROOMS | 7 BATHS
\$10,000,000

EXQUISITE CUSTOM ESTATE IN PALISADES RIVIERA

New Listing in Palisades Riviera. This Mediterranean villa is situated on a beautifully landscaped lot with second story ocean views. Gourmet kitchen is finely appointed with custom cabinetry and top of the line appliances. The large master suite features an amazing walk-in dual closet and abundant natural light streams in from the balcony. A two-room suite with separate entrance is also located on the lower level. This expansive property includes a library with fireplace, private elevator, pool and spa.



GINA DICKERSON

310.744.5584
gina.dickerson@elliman.com

ELLIMAN.COM/CALIFORNIA





OPEN TUESDAY 11-2

628 N ALTA DR, BEVERLY HILLS

\$7,950,000

Rita Goldsmith, Zach Goldsmith - 310.729.4911



OPEN TUESDAY 11-2

9314 LLOYDCREST DR, BEVERLY HILLS

\$3,680,000

Zach Goldsmith - 310.908.6860



OPEN TUESDAY 11-2

2265 NICHOLS CANYON, HOLLYWOOD HILLS

\$1,495,000

Brett Lawyer - 310.858.5402

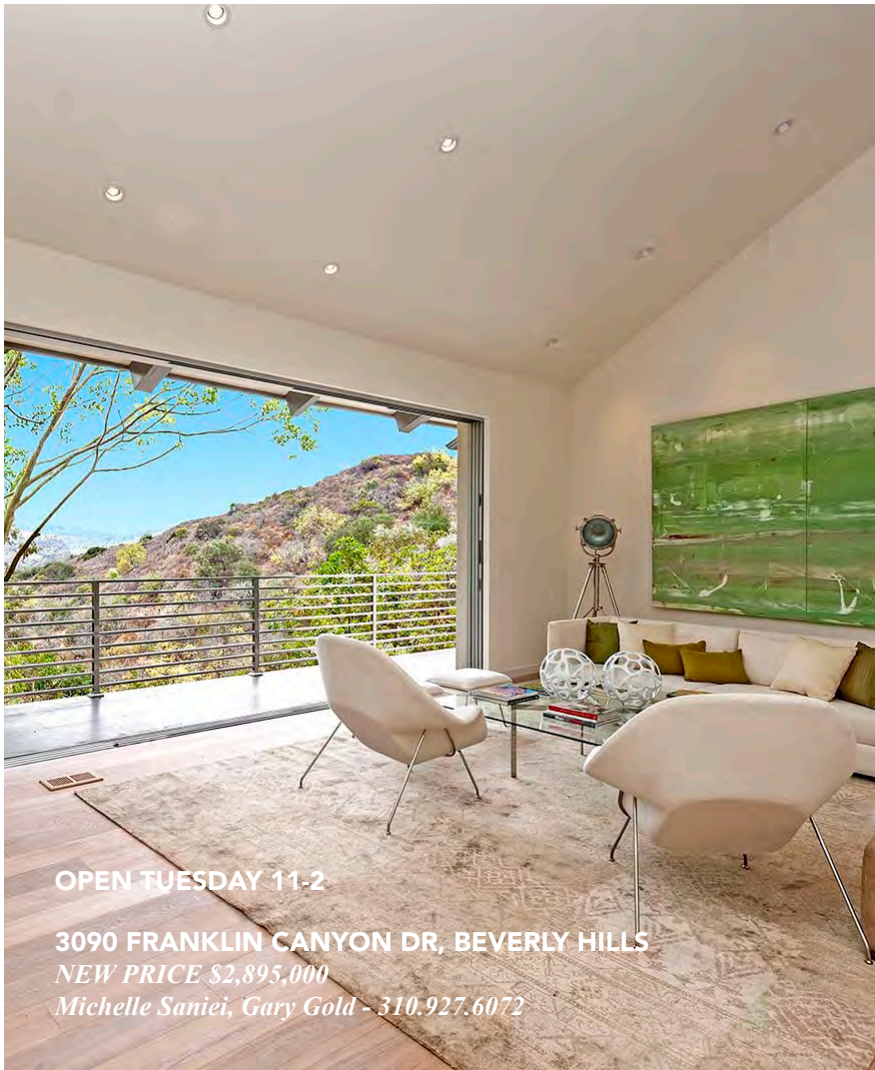


OPEN FRIDAY 11-1

22740 DALE CT, CHATSWORTH

\$1,239,000

Megan Gallivan - 310.735.3192



OPEN TUESDAY 11-2

3090 FRANKLIN CANYON DR, BEVERLY HILLS
NEW PRICE \$2,895,000
Michelle Samiei, Gary Gold - 310.927.6072



OPEN TUESDAY 11-2

2103 ALCYONA DR, HOLLYWOOD HILLS
NEW PRICE \$2,149,000
Ladd Jackson - 310.346.1744



BY APPOINTMENT ONLY

506 N BEDFORD DR, BEVERLY HILLS
\$5,900,000
Jeff Hyland, Steven Levine - 310.702.4509



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CHRISTIE'S
INTERNATIONAL REAL ESTATE

HILTONHYLAND.COM

250 N CAÑON DR | BEVERLY HILLS, CA 90210 +1 310.278.3311



TAG FRONT, 2015

BEL AIR



1740 BEL AIR ROAD

OPEN TUESDAY 11-2

\$23,350,000



AARON KIRMAN
PRESIDENT, AAROE ESTATES
424.249.7162



DREW FENTON
HILTON & HYLAND
310.858.5474



HILTON & HYLAND



2463 SOLAR DR, HOLLYWOOD HILLS

\$10,250,000 | *By Appointment Only*

BY APPOINTMENT ONLY

OPEN TUESDAY 11-2



25067 JIM BRIDGER RD, HIDDEN HILLS

\$14,500,000



2265 NICHOLS CANYON RD, HOLLYWOOD HILLS

\$1,495,000



BRETT LAWYER

310.858.5402 | brett@brettlawyer.com | www.brettlawyer.com

CALBRE# 00897489

HILTON & HYLAND



TENNIS COURT ESTATE

PRICED TO SELL \$4,490,000



2200

COLDWATER CANYON

BEVERLY HILLS

OPEN TUESDAY 11-2

Beautifully restored tennis court estate
steeped in Hollywood history, sited on over
an acre of newly landscaped grounds.

5 BEDS, 7 BATHS

WWW.2200COLDWATER.COM

JUDY FEDER

310.858.5464

calBRE# 01250325



2859 COLDWATER CANYON OPEN TUES 11-2

In the hills atop Coldwater Canyon, a collaboration between 2 giants in their fields, renowned architect William S. Beckett & world famous Academy Award winning actor Charlton Heston, came to fruition in 1959. It's been the private residence of the Heston family ever since & has been fondly called "The house that Ben-Hur built", a reference to Mr. Heston's Academy Award. Architect Beckett specialized in mid-century modern architecture and was the chief designer for Sumner Spaulding. Enter this beloved piece of Hollywood history thru a long gated driveway. The master suite is complimented by separate his &

hers baths, dual walk-in closets, a fireplace, an office & a one of-a-kind 2 story library w/ outstanding mountain views. Open living area for entertaining, private office w/ balcony, formal dining w/ Terrazzo floors, marble stone bar, 2 additional family en suites plus maids quarters in the main house. Outdoor features BBQ, pool, tennis court. Tennis Pavilion features a 2 story observation deck, a 3 story art studio w/ soaring ceilings & elevator, a screening room plus an additional bedroom w/ bath & private entrance.

RSVP to 310-888-3333 | **Proudly Offered at \$12,249,000**



Myra Nourmand
myranourmand@nourmand.com
www.myranourmand.com
Office: 310.888.3333
BRE#:00983509



Howard Stevens
Howardstevens99@gmail.com
www.nourmand.com
Office: 323.376.0005
BRE#: 01209176





RSVP REQUIRED | VALET | CATERED LUNCH





THE OPPENHEIM GROUP
 REAL ESTATE

BIRD STREETS AREA DEVELOPMENT OPPORTUNITY

Set at the end of a cul-de-sac behind private gates that open to a motor court, this large and extremely flat pad overlooks the city lights and mountains. Build an approx. 7,000+ sq. ft. masterpiece on this one-of-a-kind parcel. A small home and pool currently exist on the property.



SUNSET STRIP
 8818 PINTO PL.
 \$4,995,000 | 19,358 LOT SIZE

OPEN TUESDAY 11-2PM
 8818PINTO.COM

JASON OPPENHEIM, ESQ.
 BROKER/PRESIDENT

OGROUP.COM

jason@ogroup.com | 310.990.6656

8606 Sunset Blvd. | West Hollywood, CA 90069



THE OPPENHEIM GROUP
REAL ESTATE

REMODEL OR DEVELOPMENT OPPORTUNITY ON THE SUNSET STRIP

A spectacular remodel or development opportunity to build a new 6,600+ sq. ft. home nestled behind the Chateau Marmont on a uniquely flat 13,804 sq. ft. lot. First time on market in more than 75 years.



SUNSET STRIP

8185 HOLLYWOOD BLVD.

\$2,895,000 | 4^{BD} 3^{BA} 3,589^{SQ. FT.}

OPEN TUESDAY 11-2^{PM}

8185HOLLYWOOD.COM

CATERED BY



JASON OPPENHEIM, ESQ.
BROKER/PRESIDENT

OGROUP.COM

jason@ogroup.com | 310.990.6656

8606 Sunset Blvd. | West Hollywood, CA 90069



THE OPPENHEIM GROUP
REAL ESTATE

SUNSET STRIP CONTEMPORARY WITH VIEWS

Nestled in the most exclusive section of the Sunset Strip, this 4,200+ sq. ft., four bed and four bath contemporary showpiece boasts a commanding downtown to ocean view, truly an entertainer's dream home. This home is the perfect city retreat for enjoying the luxury lifestyle of Los Angeles.



SUNSET STRIP

8572 HILLSIDE AVE.

\$3,975,000 OR \$15,000/MO. | 4^{BD} 4^{BA} 4,285^{SQ.FT.}

OPEN TUESDAY 11-2PM

HILLSIDEVIEWS.COM

JASON OPPENHEIM, ESQ.
BROKER/PRESIDENT

OGROUP.COM

jason@ogroup.com | 310.990.6656

8606 Sunset Blvd. | West Hollywood, CA 90069



ROSEY JONES

OPEN HOUSE

Tuesday 11-2
Sunday 2-5

310.702.9952

811 Rosemont Ave
Los Angeles | 90026

roseyjones.com

Rosey Jones brings seven eco-crafted, stunning homes to a vibrant pocket of Echo Park. Walking distance to Sunset Blvd, each residence features a spacious open floor plan, abundant natural light, designer appliances and great attention to sleek, handpicked details. Created with a modern aesthetic in mind, the flow of each home invites entertaining with large sliding glass doors, multiple balconies, and rooftop decks showcasing epic DTLA views.

Offered at \$779,000

3% BROKER COMMISSION*



FINAL TWO TOWNHOMES JUST RELEASED

Discover The Waverly two-story residences designed by Marmol Radziner with generous living spaces, soaring ceilings and beautifully appointed finishes. Offering the ultimate urban beach lifestyle, The Townhouse Collection has privileged access to The Waverly's exclusive amenities including an attended lobby, a fully equipped fitness center and the Skybridge Lounge, with views overlooking the lush treetops of Tongva Park and the sparkling Pacific Ocean.



**THE
WAVERLY**

RELATED

JOAN'S ON THIRD™ SANTA MONICA NOW OPEN

Townhouse Collection is 70% Sold | Final 2 Townhomes Now Available

Townhouses from \$1,495,000 | Two Bedroom Residences from \$1,300,000

Sales Gallery open by appointment only Monday - Saturday 10am - 6pm • 310.394.1100

1755 Ocean Avenue, Santa Monica, CA 90401 • WaverlySantaMonica.com

*sale must be closed on The Townhouse Collection to qualify for commission



3% BROKER
COMMISSION



WHERE THE OCEAN MEETS THE AVENUE

Overlooking the sparkling Pacific Ocean, The Seychelle is ideally located in the heart of Santa Monica, on coveted Ocean Avenue. The beautifully designed interiors by renowned Clodagh Design International feature honed marbles, polished quartzites and warm wood tones with walls of glass opening to panoramic ocean views and private terraces. Steps from the sand, The Seychelle offers unparalleled services and amenities that include an attended lobby with concierge, stunning rooftop pool and entertainment lounge, fully equipped fitness center with yoga studio, business center and glamorous pet spa. Welcome to The Seychelle, an unprecedented opportunity to call one of Southern California's beloved beach cities home.



THE SEYCHELLE

RELATED

Onsite restaurant Herringbone Santa Monica, by celebrity chef Brian Malarkey, now open

FINAL RELEASE. 90% SOLD.

Two and Three Bedroom Residences from \$1,525,000

The Reserve Collection from \$4,100,000

Sales Gallery open by appointment only Monday - Saturday 10am - 6pm • 310.394.1100

1755 Ocean Avenue, Santa Monica, CA 90401 • SeychellePenthouse.com

The developer reserves the right to make modifications to the floor plans, pricing and unit dimensions of residences or other areas at any time. This is neither an offer to sell nor a solicitation to buy in any state where prohibited by law or where prior registration is required. Developer shall have no obligation to sell any residence unless the purchaser executes a sale agreement and other documents required by the developer and such documents are executed and accepted by the developer. The development will be subject to the jurisdiction of a homeowners association and owners will be obligated to pay assessments to the association for maintenance of common facilities. Please review the association budget and Final Subdivision Public Report issued for the development by the California Department of Real Estate for more information. CA BRE #01005145.





25067 JIM BRIDGER ROAD, HIDDEN HILLS • OFFERED AT \$14,500,000
 Tomer & Isidora Fridman • Tomer.Fridman@SothebysRealty.com • 310.926.3777

ewingsir.com

Ewing &
 Associates

Sotheby's
 INTERNATIONAL REALTY

ewingsir.com



5155 BONNEVILLE ROAD, HIDDEN HILLS • OFFERED AT \$4,250,000
 Tomer Fridman & Isidora Fridman
 Tomer.Fridman@SothebysRealty.com • 310.926.3777



24350 BRIDLE TRAIL ROAD, HIDDEN HILLS • Offered at \$3,669,000
 Dana Olmes & Jeff Biebuyck
 www.DanaandJeffLuxuryHomes.com • 818.581.6068/818.486.1763



5163 BAZA AVENUE, WOODLAND HILLS
 Offered at \$789,000
 Angela Wong
 Angela.Wong@SothebysRealty.com • 818.645.6754



22774 HIALEAH WAY, CHATSWORTH
 Offered at \$1,775,000
 Stephen & Liz Kaseno
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OPEN SUNDAY 1:00 - 4:00 PM

2238 CANYONBACK ROAD, BRENTWOOD
 Offered at \$2,399,000
 The Sheri Karp Group
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5621 HOBACK GLEN, HIDDEN HILLS
 Offered at \$2,395,000
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Luxury Living at TenFiveSixty



The home of famed composer VAN ALEXANDER.

10560 Wilshire Blvd. #403, Los Angeles, 90024

Open Tues., Nov. 17th, 11-2PM

\$1,189,900

Nearly 2000 sqft - 2+Den+2.50

Bright & open with an expansive flow featuring 2 Bedrooms, Private Den, 2.50 Baths, with nearly 2,000sqft. Wrap-around windows overlook beautiful vistas of the Corridor. Enjoy a hi-rise lifestyle at one of Wilshire Corridor's most prestigious buildings with 24HR Valet & Concierge, gorgeous newly redesigned social room, Pool, Gym & impressive Lobby.
Trust Sale.

www.10560Wilshire403.com



TANIA FERRIS

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JoyceRey



STACY GOTTULA





DEVELOPMENT OPPORTUNITY IN
PRIME BEVERLY HILLS
1129 TOWER ROAD



Incredible opportunity to purchase an apx. 1.35 acre prime Beverly Hills site. Perched on a private knoll, ideal property to build your dream estate. Gated & up a long private driveway, this exceptional property offers apx. 6,244 sq.ft. Main house with expansive grounds & sparkling vistas. Sweeping grounds with cabana, huge motor court, 3 car garage, rolling lawns, & spacious back patio with pool. Fabulous potential for development opportunities of a compound-like custom estate.

\$19,995,000 OPEN TUESDAY 11 - 2



JOYCE REY EXECUTIVE DIRECTOR
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JoyceRey.com CalBRE #00465013

STACY GOTTULA LUXURY SPECIALIST
(323) 610-7191 | Stacy@StacyGottula.com
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PARISIAN CHIC

Open Tuesday 11am-2pm

Sushi Lunch & Coffee Cart Provided

Join us for Wine & Cheese at

Twilight Open Tuesday 5-7pm

9743 Elderidge Drive

Beverly Hills

2bd 3.5ba

Listed at \$3,000,000

Stunning contemporary 2 bedroom home offers glamorous lifestyle with minimal maintenance. Architect Rick Leslie designed interior & exterior including Wolf range/oven & under-counter microwave in a quartz island. Living room patio w/fire table & elevated dining pavilion. Master upgraded with office, terrace, walk-in closet & his/her baths. Recessed lighting, Swarovski fixtures, porcelain & travertine floors & 2-car garage. This was not built as a spec home. Minutes to BH Hotel & Rodeo Dr restaurants/shops. 9743ElderidgeDrive.com



MAJOR REDUCTION! NOW OFFERED AT \$6,999,000



1435 LOMA VISTA DRIVE
NOW OFFERED AT \$6,999,000
OPEN TUESDAY, NOVEMBER 17TH 11AM-2PM

STUNNING RESORT STYLE CONTEMPORARY HOME IN PRIME TROUSDALE. COMPLETED JUST A FEW YEARS AGO, THIS FLAWLESS, PRIVATE, AND GATED HOME FEATURES A DRAMATIC ENTRY LEADING TO A GRACIOUS LIVING ROOM WITH VIEWS OF THE GARDENS, POOL/SPA, AND THE CITY IN THE DISTANCE. THERE IS A MAGNIFICENT KITCHEN/FAMILY ROOM DRENCHED IN NATURAL LIGHT, AN IMPRESSIVE FORMAL DINING ROOM, 3 FAMILY BEDROOMS ALL EN SUITE, A MEDIA ROOM, AND A DINING LOGGIA. THE GENEROUS MASTER SUITE IS COMPLETE WITH BEAUTIFUL BUILT IN CABINETRY, HIS/HERS DRESSING ROOMS/CLOSETS, AND AN INCREDIBLE SPA LIKE BATH WITH AN OVERSIZED SHOWER LOOKING ONTO A PRIVATE ZEN GARDEN. THIS HOME IS THE IDEAL BLEND OF TASTE, STYLE, AND CASUAL LUXURY.

WWW.1435LOMAVISTA.COM

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(310) 300-0599
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BEVERLY HILLS | 210 NORTH CANON DRIVE, BEVERLY HILLS, CA 90210 (310) 247-7770
MALIBU | "IN THE COUNTRY MART" 23410 CIVIC CENTER WAY, MALIBU, CA 90265 (310) 456-1171
MIAMI | 2100 PONCE DE LEON BLVD, 7TH FLOOR, CORAL GABLES, FL 33134 (305) 447-1471

New Price - Agents First Look

\$4,800,000



2803 MANDEVILLE CANYON RD
Tuesday, November 17th from 11 AM to 2 PM



Gently placed upon nearly 1/2 acre in the keenly secluded neighborhood of Brentwood, this 5 bed 4.5 bath estate offers us an immediate feeling of warmth and care. There is something effortless about its design, with every square foot having meaningful purpose. All the bedrooms

and bathroom are well appointed with no detail overlooked. The backyard is as complete as the home with an outdoor kitchen, firepit with seating for 15+, swimming pool, spa, grassy area and professionally curated garden.



Mark Leddy
310 710 8536



Omar Awadallah
310 809 8823



401 Manhattan Beach Blvd, Suite B Manhattan Beach, Ca 90266
thelocalsouthbay.com

BRE 01519607
BRE 01905405

EXCLUSIVE PROPERTIES OF NICOLE CONTRERAS



351 N KENTER, BRENTWOOD
\$3,575,000



9309 LLOYDCREST DR, BHPO
\$2,995,000



1332 ALLENFORD, BRENTWOOD
\$2,375,000



IN ESCROW 10776 WILSHIRE #1503
\$2,875,000



Nicole Contreras

nicole.contreras777@gmail.com | www.nicolecontreras.com
direct: 310.614.4952 | www.nourmand.com | bre#:01512844
f NicoleContreras @NourmandLA @nikkichomes



Canyon Retreat, Rich History



9805 YOAKUM DR

Tuesday 11/17 11-2 & Sunday 11/22 1-4

Be the next to own this amazing property with an intriguing provenance. Nestled in the wooded cradle of Yoakum Drive off Benedict Canyon, this three bedroom BHPO home was most recently the residence of Frances Ring, secretary to F. Scott Fitzgerald. The Ring family purchased the home

from renowned costume designer Theadora van Runkle. This home has not been on the market for decades and with its prime location and beautiful canyon setting is ready for another exciting chapter.

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



Heather T. Roy
323-445-0093

Learka Bosnak
323-899-6464

9740 Wilshire Blvd. Beverly Hills, CA 90212

CHOICE PROPERTIES AVAILABLE IN WILSHIRE HOUSE!!

10601 Wilshire Blvd., Los Angeles, CA 90024



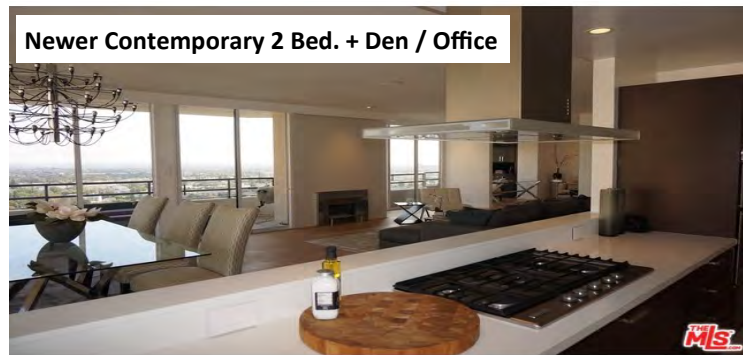
Mountain Views w/. Xtra Large Master

10601 Wilshire #604

Wilshire House

Designer custom built 2BR+Den with extra large master suite (Apx. 2,750 Sq. Ft.) with serene and quiet mountain views & wrap around balconies in Wilshire House. This Sumptuous & light-filled spacious condominium residence offers a large living room with fire place, custom built kitchen with generous counter top space connecting to den/family room with built-ins, most impressive master suite with sitting area and incredible master bath & huge walk-in closet with tons of built-ins and storage space.

Offered at \$ 1,995,000



Newer Contemporary 2 Bed. + Den / Office

10601 Wilshire #1602

Wilshire House

Completely “guttled & renovated” bright & spacious 2Bed+Den/ Office with awesome jetliner views of the city, mountain & ocean in fabulous Wilshire House, an exclusive full svc. A class building on the Corridor. Spacious living & dining rooms leading to a separate Den/3rd Bed. With designer oak floors, recessed special lighting, Italian Scavolini kitchen, customized bathrooms, automatic electrical window treatments & great double walk-in closet.

Offered at \$ 3,149,000



Newly Guttled 3 Bed. + Den + F.D. for Sale/

10601 Wilshire #704

Wilshire House

A completely Newly gutted & rebuilt (2015) Extremely Rare and High Demand 3BR + Den + Formal D.R. w/ quiet & serene mountain views in fabulous Wilshire House. An A Class Building on the Corridor with full svc amenities and 24-hrs security. This Trophy Architectural Contemporary has it all! Grand Gallery Entry, Open and Spacious Living and designer fire place & Formal Dining Rooms, Separate Den (4th BR Possible) with pocket doors. Must See!

For Sale \$ 3,845,000

For Lease at \$ 19,500 / mo.



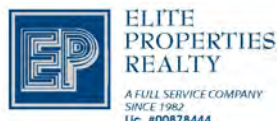
2Bed. + Den w/ Jet-liner views through

10601 Wilshire #1502

Wilshire House

A spectacular 2 Bed + Den (Potential 3rd Bed.) in the fabulous Wilshire House, an A class building on the corridor. Formal entry hall, great living & dining room, Den / Office, eat-in kitchen, separate side bedrooms and wrap around balconies. Great jet-liner views from all rooms. Corner unit with great exposure.

Offered at \$ 2,395,000



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MAZDA HOGHOUGH

www.mazdahcollection.com

mazda@eliteproperty.com

(310)210-2225 - Mobile

(310)271-4040 ext. 123

CALBRE#00987571



WESTWOOD | \$5,995,000

The Carlyle Residences: Junior Penthouse Suite 2104
 10776 Wilshire Blvd., By Appointment Only

The coveted Southwest-facing Junior Penthouse in the prestigious Carlyle features unobstructed views of the City & the Pacific Ocean. Offered exquisitely furnished with interiors designed by TAL-studios--the highly sought after luxury hotel design group--with no expense spared in warm neutral tones to recreate the perfect 3 bedroom hotel suite in the sky. The moment you step into the contemporary 3,535 square foot smart home from the private elevator foyer, you are drawn to the sweeping views showcased from dramatic 13 foot floor-to-ceiling windows. The interior upgrades, richly covered surfaces, and meticulously chosen appointments have transformed this space into the extraordinary. If you thought you knew the Carlyle, you've never seen it like this.

BRONSON  SWANSON
 RESIDENTIAL

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 www.LAhomeandstyle.com
 CalBRE#01345269 & 01790827



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720 N ALTA - NEW CONSTRUCTION



Beautiful Georgian Traditional new construction on one of the most desirable streets in the Beverly Hills Flats. 7 bedrooms, 13 baths on an approximate 27,000 square foot lot. This home features large scale rooms perfect for entertaining, enormous master suite with retreat, huge lower level with theater, wine tasting room, game room, and gym. Opulent features and every amenity imaginable.

\$24,995,000

Open Tuesday from 11 to 2 and please join us for a Twilight Open House from 4 to 7 serving wine and hors d'oeuvres



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(310) 860-8889 | kr@weahomes.com



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Joyce Rey CalBRE#00465013, Stephen Apelian CalBRE# 01885055, Christopher Damon CalBRE#01877564 & Kurt Rappaport CalBRE#01036061



Italianate Villa on La Collina



- *Over 6850sqft of luxurious space filled with impressive architectural appointments.
- *Tranquil gated privacy on an estate-sized lot with huge motorcourt, 4-car garage & parking for 12 cars.
- *Majestic 1150 sqft Living Room, Library/Family Room & Fabulous Dining Room with Terrace.
- *5 bedrooms, 7 baths includes a separate 2 BR Guest House, and a 2-room Staff suite.
- *Garden-side Master Retreat with dual baths
- *Charming expansive backyard & gardens grace the entire property.
- *Pristine condition, ready for immediate occupancy.



1120 LA COLLINA DR., BEVERLY HILLS, 90210

\$24,500 PER MONTH

www.1120VILLA.COM

Close-in trophy location on the only 24HR security-gated enclave in area, walking distance to Sunset Blvd/Doheny Rd.

A unique offering and exceptional value

Easy to show



TANIA FERRIS

310-713-8234

TaniaFerris68@aol.com

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3935 Prado De Las Frutas, The Oaks of Calabasas



Romantic East Coast traditional located on an exceptional cul-de-sac within the prestigious Oaks of Calabasas. The light filled residence offers 4 large bedroom suites, an elegant formal living room with fireplace, and spacious office with French doors that open to a charming front porch. The sophisticated formal dining room is highlighted by a butlers pantry, double height volume ceilings, and French doors leading out to a romantic central courtyard. The large center island kitchen offers the best in form and function with stainless steel appliances and spacious breakfast nook. An expansive family room is anchored by a fireplace and opens to the private rear grounds. Several entertaining enclaves, swimmers pool, spa, outdoor kitchenette, and fire pit complete this exceptional home.

Offered at \$2,365,000



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Proudly Offered at \$6,650,000



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DECEMBER 1, 2015 ISSUE

All Full Page Color Ads
Monday, November 23rd, 5pm

**All Full Page Black and White Ads
and All Color Showcase Ads**
Tuesday, November 24th, 3pm





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Gibson International

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REFRESHMENTS X LUNCH
*THEMLSPRO™ OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

Table 1: Beverly Hills Single Family. Properties include 720 N ALTA DR, 608 N SIERRA DR, 208 N ELM DR, 258 S BEDFORD DR, 628 N ALTA DR, 1435 LOMA VISTA DR, 1023 CHEVY CHASE DR.

Table 1: Beverly Hills Condo / Co-op. Properties include 9233 BURTON WAY, UNIT 201, 9321 BURTON WAY #B, 344 N PALM DR #302.

Table 1: Beverly Hills Lease. Property includes 208 N ELM DR.

Table 2: Beverly Hills Post Office Single Family. Properties include 2859 COLDWATER CANYON DR, 2620 BENEDICT CYN, 2200 COLDWATER CANYON DR, 9314 LLOYDCREST DR, 9743 ELDERIDGE DR, 3090 FRANKLIN CANYON DR, 9400 LLOYDCREST, 2505 BOWMONT DR, 9805 YOAKUM DR, 9626 HIGHLAND GORGE DR, 9836 YOAKUM DR, 9374 BEVERLY CREST DR, 9653 OAK PASS RD, 2539 BENEDICT CANYON DR, 1584 BENEDICT CANYON DR.

Table 2: Beverly Hills Post Office Lease. Properties include 1931 N BEVERLY DR, 2559 HUTTON DR.

Table 3: Sunset Strip - Hollywood Hills West Single Family. Properties include 2562 OUTPOST DR, 7262 MULHOLLAND DR, 8572 HILLSIDE AVE, 8185 HOLLYWOOD, 3574 MULTIVIEW DR, 8430 EDWIN DR, 7865 WILLOW GLEN, 2265 NICHOLS CANYON RD, 8011 WILLOW GLEN RD, 8110 TIANNA, 8110 TIANNA, 7288 WOODROW WILSON DR, 8320 HOLLYWOOD, 8787 APPIAN WAY, 7559 KIMDALE LN, 2426 GREENVALLEY RD, 9305 NIGHTINGALE DR, 9034 BURROUGHS RD, 1901 EL CERRITO PL, 2389 HERCULES DR.

Table 3: Sunset Strip - Hollywood Hills West Condo / Co-op. Properties include 8341 W SUNSET BLV, UNIT 7, 1615 N LAUREL AVE #114.

Table 3: Sunset Strip - Hollywood Hills West Land. Property includes 8185 HOLLYWOOD.

Table 3: Sunset Strip - Hollywood Hills West Lease. Property includes 8572 HILLSIDE AVE.

Table 4: Bel Air - Holmby Hills Single Family. Properties include 1740 BEL AIR RD, 1740 BEL-AIR ROAD, 1000 STRADELLA RD, 15501 CASIANO CT, 11107 N BEVERLY GLEN BLVD, 1111 STRADELLA RD, 2165 QUEENSBOROUGH LN, 2165 QUEENSBOROUGH LN, 10640 TARANTO WAY, 10297 MARIEL LN, 920 N BEVERLY GLEN.

Table 4: Bel Air - Holmby Hills Lease. Property includes 880 STONE CANYON RD.

Table 5: Westwood - Century City Single Family. Properties include 10700 LINDBROOK DR, 2340 MALCOLM AVENUE, 2021 MIDVALE AVE, 10540 TENNESSEE AVE, 10311 EASTBORNE AVE.

Table 5: Westwood - Century City Condo / Co-op. Properties include 10501 WILSHIRE BLV, UNIT 2310, 10501 WILSHIRE BLVD #2310, 10560 WILSHIRE #403, 10560 WILSHIRE #403, 10375 WILSHIRE BLVD #12B, 10750 WILSHIRE #601, 1925 S BEVERLY GLEN BLV, UNIT 43, 1655 GREENFIELD AVE #13, 10776 WILSHIRE #1502.

Table 5: Westwood - Century City Lease. Property includes 1122 GAYLEY AVENUE.

Table 6: Brentwood Single Family. Properties include 1783 MANDEVILLE CANYON RD, 1783 MANDEVILLE CANYON RD, 12334 GORHAM AVE, 227 S WOODBURN DR, 167 S ROCKINGHAM AVE, 270 S CANYON VIEW DR, 585 S BURLINGAME AVE, 585 S BURLINGAME AVE, 2803 MANDEVILLE CANYON RD, 11905 SALT AIR TER, 351 N KENTER AVE, 351 N KENTER AVE.

Table 6: Brentwood Condo / Co-op. Properties include 11937 W SUNSET #8, 836 S GREINA GREEN WAY #2, 575 S BARRINGTON AVE #107.

Table 7: West L.A. Single Family. Properties include 11772 IDAHO AVE, 2700 COOLIDGE AVE, 2743 GRANVILLE AVE, 2469 S BUNNY DR.

TUESDAY OPEN HOUSE DIRECTORY

☐ REFRESHMENTS
 ✕ LUNCH

✱ THEMLS^{PRO}™ OPEN HOUSES

7 West L.A. <i>Condo / Co-op</i>						11 Venice <i>Income</i>							
15-957029	11-2	1215 ARMACOST AVE #201	NEW \$795,000	2+2	*	15-913117	672A6	11-2	1046 PRINCETON DR #118	rev \$840,000	0+1	p.135	
15-954913	11-2	2486 S CENTINELA AVE #301	NEW \$749,000	Pjct	p.133	15-953655	672A6	1-4	1046 PRINCETON DR #118	rev \$840,000	0+1	*	
8 Cheviot Hills - Rancho Park <i>Single Family</i>						11 Venice <i>Income</i>							
15-956953	11-2	3245 PROVON LN	NEW \$4,250,000	6+7	p.133	15-956907		11-5	14 BROOKS AVE	NEW \$6,139,000		p.109	
15-958655	632G6	9833 VICAR ST	NEW \$1,850,000	4+3	*	15-956907		11-5	14 BROOKS AVE	NEW \$6,139,000	Units	p.135	
15-958655	632G6	9833 VICAR ST	NEW \$1,850,000	4+3	p.133	12 Marina Del Rey <i>Condo / Co-op</i>							
8 Cheviot Hills - Rancho Park <i>Lease</i>						12 Marina Del Rey <i>Lease</i>							
15-958617	11-2	3051 MCCONNELL DR	NEW \$7,900	3+3	p.133	15-958159		11-2	13320 BEACH AVE #102	NEW \$815,000	1+2	*	
9 Beverlywood Vicinity <i>Single Family</i>						12 Marina Del Rey <i>Lease</i>							
15-957843	11-2	1647 HI POINT ST	NEW \$2,095,000	5+6	p.133	15-955915		11-2	1 IRONSIDES ST #3	NEW \$5,750	2+2	*	
15-958585	11-2	1132 S SWALL DR	NEW \$1,595,000	2+2	*	13 Palms - Mar Vista <i>Single Family</i>							
15-957843	5:30-7	1647 HI POINT ST	rev \$2,095,000	5+6	*			11-2	3256 CABRILLO BLV	NEW \$2,495,000	4+4.5	p.135	
15-958523	11-2	1443 HI POINT ST #5	rev \$939,000	2+3	p.133			11-2	3256 CABRILLO BLVD	NEW* \$2,495,000	4+4.5	*	
15-950435	11-2	1443 HI POINT ST #1	rev \$919,000	2+3	*	671		11-2	3428 GREENWOOD AVE	NEW \$1,479,000	3+1	p.136	
15-950455	633A4	5937 W PARKCREST PL	rev \$889,000	2+3	*			11-2	13324 ZANJA ST	NEW \$945,000	3+1.5	p.136	
9 Beverlywood Vicinity <i>Condo / Co-op</i>						13 Palms - Mar Vista <i>Single Family</i>							
	11-2	1167 ROXBURY DR, UNIT 108	NEW \$829,900	2+2.5	p.133	15-952589	672B6	11-2	4121 SUNNYSIDE AVE	red \$2,349,000	5+3	p.136	
10 West Hollywood Vicinity <i>Single Family</i>						13 Palms - Mar Vista <i>Condo / Co-op</i>							
593	11-2	350 N HARPER AVE	NEW \$3,695,000	4+4.5	p.133			11-2	3677 MENTONE AVE, UNIT 4	NEW \$569,000	0+0	p.136	
	11-2	721 N VISTA ST	NEW \$2,800,000	4+5.5	p.134			11-2	3261 SAWTELLE BLV, UNIT 207	NEW \$549,000	2+2	p.136	
15-934071	11-2	8945 DICKS ST	NEW \$1,398,000	3+3	*	15-958309		11-2	3261 SAWTELLE #207	NEW \$549,000	2+2	*	
15-957105	12-2	8999 NORMA PL	NEW \$1,375,000	3+2	*	14 Santa Monica <i>Single Family</i>							
15-946715	11-2	6118 MARYLAND DR	red \$2,499,000	4+5	p.134	15-957609		11-2	433 9TH ST	NEW \$2,895,000	3+2	p.136	
15-913239	11-2	1001 N CRESCENT HEIGHTS BL	rev \$1,595,000	3+4	p.108	15-958693		11-2	838 26TH ST	NEW \$2,295,000	3+2	*	
15-913239	11-2	1001 N CRESCENT HEIGHTS BL	rev \$1,595,000	3+3.5	p.134	14 Santa Monica <i>Condo / Co-op</i>							
10 West Hollywood Vicinity <i>Condo / Co-op</i>						14 Santa Monica <i>Condo / Co-op</i>							
15-957999	11-2	960 N DOHENY DR #304	NEW \$959,000	2+3	p.134	15-955183	671F4	11-2	130 OCEAN PARK BLVD #416	NEW \$999,000	1+1.5	p.136	
15-958203	11-2	1255 N HARPER AVE #1	NEW \$379,000	0+1	p.134	15-957527		11-2	1823 11TH ST #2	NEW \$849,000	2+3	p.136	
15-958399	11-2	8787 SHOREHAM DR #B5	NEW \$275,000	0+1	*	15-953307		11-2	1320 PRINCETON ST #107	rev \$1,150,000	3+2	*	
15-950979	11-2	1219 SUNSET PLAZA DR #5	red \$879,900	2+2	p.134	14 Santa Monica <i>Lease</i>							
15-942147	11-2	9019 CYNTHIA ST #B	red \$649,000	1+1	p.134	14-743449	631F6	11-2	843 21ST ST #1	rev \$5,500	3+3	p.137	
15-956983	11-2	8474 ROMAINE ST #104	rev \$597,500	2+2	p.134	15 Pacific Palisades <i>Single Family</i>							
10 West Hollywood Vicinity <i>Income</i>						15 Pacific Palisades <i>Single Family</i>							
15-957811	11-1	505 N HAYWORTH AVE	NEW \$3,400,000		*			11-2	848 GREENTREE RD	NEW \$4,250,000	4+3.5	p.137	
15-951807	594C6	9037 ELEVADO ST	red \$1,335,000		p.134	15-958759		11-2	16686 VIA LA COSTA	NEW \$3,749,000	6+5.5	p.137	
11 Venice <i>Single Family</i>						15 Pacific Palisades <i>Single Family</i>							
	11-2	911 NOWITA PL	NEW \$3,987,000	4+3.5	p.135	15-956897	630J4	11-2	1220 LAS LOMAS PL	NEW \$3,650,000	5+6	p.137	
671-J6	11-2	2421 BRYAN AVE	NEW \$3,649,000	4+3.5	p.135	15-958223		11-2	757 HARTZELL ST	NEW \$3,195,000	5+5	p.137	
15-958705	11-2	2519 GRAND CANAL	NEW \$3,275,000	3+4	p.135			11-2	313 MOUNT HOLYOKE AVE	NEW \$2,795,000	3+3.75	p.137	
15-958701	11-2	832 MILWOOD AVE	NEW \$1,775,000	2+1	p.135	15-933325		11-2	14940 SUNSET BLVD	NEW \$2,125,000	4+3	p.137	
15-946631	11-2	222 5TH AVE	red \$1,995,000	3+4	p.135	15-958369		11-2	17856 PORTO MARINA WAY	NEW \$1,950,000	2+2	p.137	
15-953521	11-2	611 SANTA CLARA AVE	rev \$3,295,000	4+4	p.135	15-958289		11-2	607 RADCLIFFE AVE	NEW \$1,795,000	3+1	p.111	
15-931645	11:30-2	520 BROADWAY ST	rev \$2,845,000	4+4	*	15-958289		11-2	607 RADCLIFFE AVE	NEW \$1,795,000	3+1	p.137	
15-940149	11:30-2	518 BROADWAY ST	rev \$2,655,000	3+3	*	15-945265	631D4	11-2	1460 AMALFI DR	rev \$6,995,000	5+4.5	p.137	
11 Venice <i>Condo / Co-op</i>						15 Pacific Palisades <i>Single Family</i>							
15-953661	672A6	11-2	1046 PRINCETON DR #205	rev \$1,895,000	0+1	*	15-935235	630G3	11-2	16799 CHARMEL LN	rev \$6,295,000	4+6	p.138
15-953661	672A6	1-4	1046 PRINCETON DR #205	rev \$1,895,000	0+1	*	15-933069	630J4	11-2	928 LAS LOMAS AVE	rev \$3,725,000	4+5	p.110
15-953667	672A6	11-2	1046 PRINCETON DR #112	rev \$1,196,000	0+2	*	15-933069	630J4	11-2	928 LAS LOMAS AVE	rev \$3,725,000	4+5	p.138
						15-956935		11-2	716 ALMAR AVE	rev \$3,295,000	4+4	p.138	
						15-954477	630H5	11-2	629 LAS CASAS AVE	rev \$2,440,000	3+2	p.138	
						15-956327		11-2	730 LACHMAN LN	rev \$2,399,000	4+4	p.138	
						15-954091		11-2	16007 ANOKA DR	rev \$2,185,000	3+2	p.138	

☐ REFRESHMENTS ✕ LUNCH
* THEMLSPTM OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

15 Pacific Palisades <i>Condo / Co-op</i>							30 Hollywood Hills East <i>Single Family</i>						
	11-2	16169 W SUNSET BLV, UNIT 302	NEW	\$995,000	3+2	p.138		11-2	3052 LAKE HOLLYWOOD DR	NEW	\$5,299,995	5+6	p.142
	11-2	1325 PALISADES DR	NEW	\$875,000	2+2.5	p.138		15-943759	563D3 11-2		\$1,295,000	3+2	p.142
15-957765	630F1 11-2	1401 PALISADES DR	NEW	\$819,000	2+2	p.138		15-917575	563D7 11-2	☐	\$2,995,000	6+5	p.142
16 Mid Los Angeles <i>Single Family</i>							31 Playa Del Rey <i>Single Family</i>						
15-952951	11-2	☐3262 FAY AVE	NEW	\$1,135,000	3+4	p.139	15-958601	11-2	☐7703 W 82ND ST	NEW	\$2,150,000	3+4	*
	11-2	☐1549 S BURNSIDE AVE	NEW	\$499,000	1+1	p.139	33 Malibu <i>Single Family</i>						
15-946659	11-2	3264 FAY AVE	rev	\$1,278,000	3+4	p.139	15-945019	11-2	18319 CLIFFTOP WAY	rev	\$2,998,000	3+4	*
17 Mid-Wilshire <i>Condo / Co-op</i>							36 Metropolitan Southwest <i>Single Family</i>						
15-950733	11-2	3223 W 6TH ST #605	NEW	\$770,000	2+3	p.139	15-956323	11-2	2029 W 84TH PL	rev	\$370,000	3+2	*
15-957013	11-2	920 1/2 S SERRANO AVE	NEW	\$674,000	2+2	p.139	41 Park Hills Heights <i>Single Family</i>						
18 Hancock Park-Wilshire <i>Single Family</i>							42 Encino <i>Single Family</i>						
15-958001	11-2	355 S RIMPAU BLVD	NEW	\$7,995,000	6+7	p.139	15-957637	11-2	4930 ANDASOL AVE	rev	\$1,299,000	5+4	*
15-954413	11-1:30	502 S BRONSON AVE	NEW	\$1,475,000	3+3	p.139	72 Sherman Oaks <i>Single Family</i>						
15-948997	11-2	458 S MANSFIELD AVE	rev	\$2,788,000	5+6	p.139	15-957881	11-2	☐4528 CEDROS AVE	NEW	\$1,600,000	5+5	*
15-935921	633-H1 11-2	239 N GRAMERCY PL	rev	\$935,000	3+2	p.139	15-958725	11-2	✕4940 WORTSER AVE	NEW	\$1,249,000	5+4	p.118
18 Hancock Park-Wilshire <i>Condo / Co-op</i>							73 Studio City <i>Single Family</i>						
15-957369	11-2	4661 WILSHIRE BLVD #PH302	NEW	\$2,483,375	3+4	p.140		11-2	12019 LAUREL LN	NEW	\$2,675,000	6+4	p.143
15-937261	11-2	4661 WILSHIRE #102	rev	\$1,567,896	3+3	*	15-950859	11-2	2971 LAUREL CANYON	NEW	\$1,895,000	5+6	p.143
15-937281	11-2	4661 WILSHIRE BLVD #205	rev	\$1,092,770	2+3	*	15-958627	11-2	4411 RADFORD AVE	NEW	\$799,999	3+2	p.143
15-958649	11-2	837 S WINDSOR #2	rev	\$515,000	2+2	p.140	15-957305	11-2	3841 RIDGEMOOR DR	NEW	\$600,000	1+1	p.143
18 Hancock Park-Wilshire <i>Income</i>							74 Toluca Lake <i>Single Family</i>						
15-957501	11-2	5170 W OLYMPIC	NEW	\$1,695,000		p.140		563-C5 11-2	☐10106 TOLUCA LAKE AVE	NEW	\$3,750,000	4+5	p.144
15-948969	11-2	407 N NORTON AVE	rev	\$2,600,000		p.140	74 Toluca Lake <i>Condo / Co-op</i>						
15-934883	633E4 11-2	1355 KENISTON AVE	rev	\$775,000		p.140	15-934645	11-2	✕11218 CAMARILLO ST #305	rev	\$639,000	3+3	*
18 Hancock Park-Wilshire <i>Lease</i>							80 Burbank <i>Single Family</i>						
	11-2	525 WILCOX AVE	NEW	\$10,500	4+3.5	p.140	15-957721	11-2	648 S GRIFFITH PARK DR	NEW	\$849,000	3+3	*
19 Beverly Center-Miracle Mile <i>Single Family</i>							81 Glendale <i>Single Family</i>						
15-958713	633 C3 11-2	922 S SIERRA BONITA AVE	NEW	\$1,549,000	4+3	p.140		11-2	1655 GRANDVIEW AVE	NEW	\$2,950,000	4+4	p.144
15-957839	11-2	6657 MARYLAND DR	NEW	\$1,495,000	3+2	p.140	95 Mount Washington <i>Single Family</i>						
15-958267	633B4 11-2	1322 S SIERRA BONITA AVE	NEW	\$1,150,000	3+2	p.141	15-957555	11-2	☐779 TERRACE 49	NEW	\$689,000	2+1	p.119
15-954115	11-2	☐1720 S FAIRFAX AVE	NEW	\$730,000	2+2	p.141		594-H4 11-2	1853 BURNELL DR	NEW	\$689,000	3+2	p.144
15-952755	11-2	927 S OGDEN DR	rev	\$1,369,000	4+3	p.141	1025 Atwater <i>Single Family</i>						
15-935389	633A3 11-2	1154-56 S POINT VIEW ST	rev	\$1,329,000	4+3	p.141	15-958719	11-2	3211 HOLLYDALE DR	NEW	\$799,000	2+1.5	p.144
20 Hollywood <i>Single Family</i>							1284 Highland Park <i>Single Family</i>						
	11-2	✕5757 VIRGINIA AVE	NEW	\$899,000	3+2	p.141		11-2	☐5912 GREAT OAK CIR	NEW	\$729,000	3+2	p.144
15-957499	10-3	☐1400 N FULLER AVE #13	rev	\$1,658,000	2+4	*	1375 Lincoln Heights <i>Single Family</i>						
20 Hollywood <i>Condo / Co-op</i>							1375 Lincoln Heights <i>Single Family</i>						
15-956603	11-2	6250 HOLLYWOOD BLVD #4I	NEW	\$775,000	1+2	*	15-958485	11-2	2020 ALTA ST	rev	\$599,000	4+2	*
20 Hollywood <i>Income</i>							81 Glendale <i>Single Family</i>						
15-958451	11-2	✕1954 N. ARGYLE AVE, 90068	NEW	\$1,850,000	Units	p.141		11-2	1655 GRANDVIEW AVE	NEW	\$2,950,000	4+4	p.144
21 Silver Lake - Echo Park <i>Single Family</i>							95 Mount Washington <i>Single Family</i>						
	11-2	☐937 MICHELTORENA ST	NEW	\$1,150,000	3+2	p.141	15-957555	11-2	☐779 TERRACE 49	NEW	\$689,000	2+1	p.119
15-958663	11-2	1616 FARGO ST	NEW	\$899,000	3+2	*		594-H4 11-2	1853 BURNELL DR	NEW	\$689,000	3+2	p.144
15-947411	11-2	☐3112 SWAN PL	red	\$1,399,000	3+4	p.141	1025 Atwater <i>Single Family</i>						
21 Silver Lake - Echo Park <i>Income</i>							1284 Highland Park <i>Single Family</i>						
15-957635	11-2	✕1915 ECHO PARK AVE	NEW	\$1,100,000		p.141		11-2	☐5912 GREAT OAK CIR	NEW	\$729,000	3+2	p.144
22 Los Feliz <i>Single Family</i>							1375 Lincoln Heights <i>Single Family</i>						
15-942743	11-2	☐1900 N SERRANO AVE	rev	\$1,989,000	4+4	p.142	15-958485	11-2	2020 ALTA ST	rev	\$599,000	4+2	*
28 Culver City <i>Single Family</i>							1375 Lincoln Heights <i>Single Family</i>						
15-944799	11-2	4211 TULLER AVE	NEW	\$1,095,000	3+4	p.142	15-958485	11-2	2020 ALTA ST	rev	\$599,000	4+2	*
15-944809	11-2	4215 TULLER AVE	NEW	\$995,000	4+4	p.142	1284 Highland Park <i>Single Family</i>						
15-958573	11-2	☐4735 BERRYMAN AVE	NEW	\$798,000	3+1	*		11-2	☐5912 GREAT OAK CIR	NEW	\$729,000	3+2	p.144
29 Westchester <i>Single Family</i>							1375 Lincoln Heights <i>Single Family</i>						
15-958597	702J1 11:30-2	✕5812 COMPASS DR	NEW	\$1,439,000	4+3	*	15-958485	11-2	2020 ALTA ST	rev	\$599,000	4+2	*
15-951215	5-7	☐8042 ALTAVAN AVE	rev	\$1,129,000	3+2.5	p.142	1284 Highland Park <i>Single Family</i>						

WED, THU, FRI OPEN HOUSES & BY APPT DIRECTORIES

REFRESHMENTS X LUNCH
*THEMLSPTO™ OPEN HOUSES

WEDNESDAY OPEN HOUSE DIRECTORY

11 Venice *Condo / Co-op*

15-953661	672A6	1-4	1046 PRINCETON DR #205	rev	\$1,895,000	0+1	*
15-953667	672A6	1-4	1046 PRINCETON DR #112	rev	\$1,196,000	0+2	*
15-953655	672A6	1-4	1046 PRINCETON DR #118	rev	\$840,000	0+1	*

14 Santa Monica *Condo / Co-op*

15-890757	671C1	6-8	1705 OCEAN AVE #510	NEW	\$4,450,000	2+3	*
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81 Glendale *Condo / Co-op*

15-955461		10-1	621 CARUSO AVE	NEW	\$1,499,000	2+3	*
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323 Palm Desert South *Single Family*

15-949735PS		11-3	73180 SHADOW MOUNTAIN DR	NEW	\$599,000	3+2	*
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331 Palm Springs North End *Single Family*

15-954685PS		11-12:30	2225 N BLANDO RD	NEW	\$489,000	4+3	*
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332 Palm Springs Central *Single Family*

15-958517PS		11-12:30	1161 N MAY DR	NEW	\$1,595,000	4+3	*
15-957711PS		11-12:30	1260 E SAN JACINTO WAY	NEW	\$535,000	4+3	*

334 Palm Springs South End *Single Family*

15-955415PS		9:30-11	1691 E OCOTILLO AVE	NEW	\$629,000	3+2	*
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334 Palm Springs South End *Condo / Co-op*

15-957739PS		9:30-11	2476 DURANGO CIR	NEW	\$469,900	3+3	*
15-957749PS		9:30-11	6151 DRIVER RD	NEW	\$329,000	2+2	*

335 Cathedral Cith North *Condo / Co-op*

15-957115PS		11-12:30	67314 S S CHIMAYO DR	NEW	\$119,000	2+2	*
15-956051PS		11-12:30	28855 DESERT PRINCESS DRIVE	rev	\$235,000	3+2	*

340 Desert Hot Springs *Single Family*

15-907589PS	697D5	11-4	13867 VALLEY VIEW CT	NEW	\$349,900	3+2	*
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THURSDAY OPEN HOUSE DIRECTORY

11 Venice *Condo / Co-op*

15-953661	672A6	1-4	1046 PRINCETON DR #205	rev	\$1,895,000	0+1	*
15-953667	672A6	1-4	1046 PRINCETON DR #112	rev	\$1,196,000	0+2	*
15-953655	672A6	1-4	1046 PRINCETON DR #118	rev	\$840,000	0+1	*

14 Santa Monica *Lease*

15-946245	631B7	11-2	159 MABERY RD	NEW	\$15,000	4+4	p.34
15-946245	631B7	11-2	159 MABERY RD	NEW	\$15,000	4+3.5	p.145

27 Topanga *Single Family*

15-956931		9-11	2778 HALSEY RD	rev	\$2,595,000	3+3	*
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33 Malibu *Single Family*

15-945019		9:30-11:45	18319 CLIFFTOP WAY	rev	\$2,998,000	3+4	*
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95 Mount Washington *Single Family*

	594-H4	1-2	1853 BURNELL DR	NEW	\$689,000	3+2	p.145
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313 La Quinta S. of H *Single Family*

OC15226653MR		11-2	77270 LOMA VISTA	NEW	\$4,299,000	4+6	*
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323 Palm Desert South *Single Family*

15-949735PS		11-3	73180 SHADOW MOUNTAIN DR	NEW	\$599,000	3+2	*
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340 Desert Hot Springs *Single Family*

15-907589PS	697D5	11-4	13867 VALLEY VIEW CT	NEW	\$349,900	3+2	*
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403 Alhambra *Single Family*

15-947413		10-2	277 HAMPDEN TER	rev	\$515,000	2+2	*
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412 Rosemead *Single Family*

15-958429		12-2	8714 RAMONA	rev	\$398,000	3+1	*
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1025 Atwater *Single Family*

15-958719		12-3	3211 HOLLYDALE DR	NEW	\$799,000	2+1.5	p.145
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FRIDAY OPEN HOUSE DIRECTORY

11 Venice *Condo / Co-op*

15-953661	672A6	1-4	1046 PRINCETON DR #205	rev	\$1,895,000	0+1	*
15-953667	672A6	1-4	1046 PRINCETON DR #112	rev	\$1,196,000	0+2	*
15-953655	672A6	1-4	1046 PRINCETON DR #118	rev	\$840,000	0+1	*

56 Chatsworth *Single Family*

15-956967		11-1	22740 DALE CT	NEW	\$1,239,000	3+3	p.145
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69 Panorama City *Single Family*

15-957997		11-1	8831 COSTELLO AVE	NEW	\$365,000	3+1	p.145
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72 Sherman Oaks *Single Family*

15-958725		11-2	4940 WORTSER AVE	NEW	\$1,249,000	5+4	*
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89 Calabasas *Single Family*

		11-2	5150 GARRETT CT	NEW	\$4,495,000	6+6	p.145
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323 Palm Desert South *Single Family*

15-949735PS		11-3	73180 SHADOW MOUNTAIN DR	NEW	\$599,000	3+2	*
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340 Desert Hot Springs *Single Family*

15-907589PS	697D5	11-4	13867 VALLEY VIEW CT	NEW	\$349,900	3+2	*
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BY APPOINTMENT DIRECTORY

5 Westwood - Century City *Lease*

15-944423			10490 WILSHIRE #606	NEW	\$7,900	3+3	p.146
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33 Malibu *Single Family*

15-943745	667E2		28930 HAMPTON PL	NEW	\$3,150,000	4+3	p.146
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☑ REFRESHMENTS ✕ LUNCH
* THEMLSPTO™ OPEN HOUSES

SATURDAY & SUNDAY OPEN HOUSE DIRECTORIES

■ SATURDAY OPEN HOUSE DIRECTORY

11 Venice <i>Condo / Co-op</i>					
15-953661	672A6	1-4	1046 PRINCETON DR #205	rev \$1,895,000	0+1 *
15-953667	672A6	1-4	1046 PRINCETON DR #112	rev \$1,196,000	0+2 *
15-953655	672A6	1-4	1046 PRINCETON DR #118	rev \$840,000	0+1 *
15 Pacific Palisades <i>Single Family</i>					
15-958223	1-4		757 HARTZELL ST	rev \$3,195,000	5+5 *
18 Hancock Park-Wilshire <i>Condo / Co-op</i>					
15-957621	11-2		610 S WILTON PL #103	NEW \$665,000	2+3 *
20 Hollywood <i>Single Family</i>					
15-957499	1-4		1400 N FULLER AVE #13	rev \$1,658,000	2+4 *
29 Westchester <i>Single Family</i>					
15-953353	702D3	1-4	7343 W 87TH ST	rev \$1,495,000	4+3 *
32 Malibu Beach <i>Single Family</i>					
15-887805	627A7	1-4	30826 BROAD BEACH RD	rev \$10,950,000	3+4 *
33 Malibu <i>Single Family</i>					
15-927451	627E2	1-4	6611 PORTSHEAD RD	rev \$4,695,000	4+3 *
224 Gardena <i>Single Family</i>					
15-957387	11-2		16826 MERIT AVE	rev \$524,969	3+2 *
280 Rancho Palos Verdes <i>Single Family</i>					
15-955319	1-4		28017 S MONTEREINA DR	rev \$938,000	4+2 *
321 Rancho Mirage <i>Condo / Co-op</i>					
15-917169PS	818B1	2-4	910 ISLAND DR #105	rev \$525,000	2+3 *
323 Palm Desert South <i>Single Family</i>					
15-949735PS	11-3		73180 SHADOW MOUNTAIN DR	rev \$599,000	3+2 *
421 La Habra Heights <i>Single Family</i>					
15-957613	1-4		2061 TUMIN	NEW \$1,330,000	3+3 *
472 San Dimas <i>Single Family</i>					
15-958293	12:15-2:15		244 W 1ST ST	NEW \$150,000	1+1 *
503 Ojai <i>Single Family</i>					
15-948175	1-3		145 WORMWOOD ST	rev \$819,000	4+4 *
15-946789	1-3		135 WORMWOOD ST	rev \$794,000	3+3 *

■ SUNDAY OPEN HOUSE DIRECTORY

1 Beverly Hills <i>Single Family</i>					
15-934761	1-4		427 S ALMONT DR	rev \$1,998,000	4+3 *
1 Beverly Hills <i>Lease</i>					
15-933235	1-4		619 N RODEO DR	rev \$15,950	5+6 *
3 Sunset Strip - Hollywood Hills West <i>Single Family</i>					
15-909489	1-4		9305 NIGHTINGALE DR	NEW \$17,995,000	3+4 *
4 Bel Air - Holmby Hills <i>Single Family</i>					
15-950169	1-4		920 N BEVERLY GLEN	NEW \$1,099,000	2+2 *
15-929301	1-4		2041 ROSCOMARE RD	rev \$1,950,000	3+3 *
5 Westwood - Century City <i>Single Family</i>					
15-958609	2-5		10700 LINDBROOK DR	NEW \$2,295,000	4+5 *
15-942387	1-4		139 S GLENROY AVE	rev \$2,895,000	5+6 p.97
15-913831	1-4		1336 THAYER AVE	rev \$2,649,000	4+5 *
7 West L.A. <i>Single Family</i>					
15-955333	1-4		1547 S CARMELINA AVE	rev \$2,000,000	4+3 *
8 Cheviot Hills - Rancho Park <i>Single Family</i>					
15-898263	632F6	1-4	3201 CLUB DR	rev \$3,199,000	5+6 *
10 West Hollywood Vicinity <i>Condo / Co-op</i>					
15-957999	1-4		960 N DOHENY DR #304	rev \$959,000	2+3 *
11 Venice <i>Single Family</i>					
15-958705	11-2		2519 GRAND CANAL	rev \$3,275,000	3+4 *

11 Venice <i>Condo / Co-op</i>					
15-953661	672A6	1-4	1046 PRINCETON DR #205	rev \$1,895,000	0+1 *
15-953667	672A6	1-4	1046 PRINCETON DR #112	rev \$1,196,000	0+2 *
15-953655	672A6	1-4	1046 PRINCETON DR #118	rev \$840,000	0+1 *
14 Santa Monica <i>Single Family</i>					
15-954693	1-4		416 18TH ST	rev \$5,600,000	5+5 *
15-958693	1-4		838 26TH ST	rev \$2,295,000	3+2 *
15 Pacific Palisades <i>Single Family</i>					
15-958223	1-4		757 HARTZELL ST	rev \$3,195,000	5+5 *
15-946549	630G6	1-4	16781 BOLLINGER DR	rev \$2,550,000	3+2 *
15 Pacific Palisades <i>Condo / Co-op</i>					
15-957765	630F1	1-4	1401 PALISADES DR	NEW \$819,000	2+2 *
17 Mid-Wilshire <i>Condo / Co-op</i>					
15-957603	11-2		309 S MARIPOSA AVE #103	NEW \$540,000	2+3 *
19 Beverly Center-Miracle Mile <i>Single Family</i>					
15-935389	633A3	1-4	1154 S POINT VIEW ST	rev \$1,329,000	4+3 *
20 Hollywood <i>Single Family</i>					
15-957499	1-4		1400 N FULLER AVE #13	rev \$1,658,000	2+4 *
21 Silver Lake - Echo Park <i>Single Family</i>					
15-956269	2-5		811 N ROSEMONT AVE #106	NEW \$779,000	3+4 p.71
28 Culver City <i>Condo / Co-op</i>					
15-955931	1-4		4930 MAYTIME LN	NEW \$549,000	2+2 p.146
29 Westchester <i>Single Family</i>					
15-953353	702D3	1-4	7343 W 87TH ST	rev \$1,495,000	4+3 *
32 Malibu Beach <i>Single Family</i>					
15-887805	627A7	1-4	30826 BROAD BEACH RD	rev \$10,950,000	3+4 *
15-924719	630C6	1-4	19214 PACIFIC COAST HWY	rev \$4,390,000	3+3 *
33 Malibu <i>Single Family</i>					
15-885823	629F6	1-4	21470 RAMBLA VISTA	rev \$2,895,000	4+4 *
60 Tarzana <i>Single Family</i>					
15-930021	1-4		4709 CARITINA DR	rev \$2,750,000	5+6 *
73 Studio City <i>Condo / Co-op</i>					
15-947859	1-4		4170 FAIR AVE #207	rev \$525,000	2+2 *
80 Burbank <i>Single Family</i>					
15-955093	1-4		515 S VIA MONTANA	NEW \$1,974,000	4+5 *
93 Eagle Rock <i>Single Family</i>					
15-956667	2-4		5439 MOUNT HELENA AVE	rev \$839,000	3+2 *
208 Hawthorne <i>Single Family</i>					
15-956881	11-2		4643 W 131ST ST	NEW \$550,000	3+2 *
224 Gardena <i>Lease</i>					
15-958413	2-4		1023 TOPAZ LN	NEW \$2,500	3+3 *
236 Manhattan Beach <i>Single Family</i>					
15-943673	1-4		541 4TH ST	rev \$3,700,000	4+4 *
321 Rancho Mirage <i>Condo / Co-op</i>					
15-917169PS	818B1	2-4	910 ISLAND DR #105	rev \$525,000	2+3 *
323 Palm Desert South <i>Single Family</i>					
15-949735PS	11-3		73180 SHADOW MOUNTAIN DR	rev \$599,000	3+2 *
421 La Habra Heights <i>Single Family</i>					
15-957613	1-4		2061 TUMIN	NEW \$1,330,000	3+3 *
503 Ojai <i>Single Family</i>					
15-948175	1-3		145 WORMWOOD ST	rev \$819,000	4+4 *
15-946789	1-3		135 WORMWOOD ST	rev \$794,000	3+3 *
999 Out of Area <i>Single Family</i>					
15-957775	1-4		1301 TERRACE RD	NEW \$340,000	4+2 *
999 Out of Area <i>Condo / Co-op</i>					
15-953217	552E2	1-4	334 E FIESTA GRN	NEW \$489,000	3+3 p.146
1025 Atwater <i>Single Family</i>					
15-958719	1-4		3211 HOLLYDALE DR	rev \$799,000	2+1 *



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rochelle@rochellemaize.com

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bre #: 01365331

Gayle Weiss

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cell: 310.880.7948

bre #: 01050268



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OFFERED AT
\$880,000

A cozy, single-story, 2 bedroom/1bath charmer in beautiful BHPO hills. Enter this storybook home and enjoy the open floor plan with lots of light! Kitchen boasts high end finishes and appliances. Ample bedrooms share a remodeled bathroom with tub/shower combo. This renovated charmer has a spacious beautiful backyard; great for entertaining or playing with pets! This adorable home is perfect for new home buyers, singles, couples, down-sizers or even pied-a-terre clients. Great condo alternative too!



ROGER PERRY
REALTOR® | BROKER ASSOCIATE



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WWW.ROGERPERRY.COM

AREA

2

BEVERLY HILLS POST OFFICE

Beverly Hills Estate



9982 REEVESBURY DR
BEVERLY HILLS, CA 90210

Large secluded estate at the cul de sac of a quiet neighborhood in the 90210. This gated estate consists of 2 separate houses 9982 & 9987 on 4 adjacent separate parcels. All lots have breathtaking 360 views

of canyons and mountains, surrounded by redwood trees. The main house is move-in ready and the other in need of renovation.

Offered At **\$5,300,000**

Joseph Elian
 (310)780-4000

9744 Wilshire Blvd. Suite 203
 Beverly Hills, CA 90212
www.propelian.com

PROPELIAN
 Real Estate • Finance



AREA
2

BEVERLY HILLS POST OFFICE

Fabulous Re-Imagined Colonial Revival Tennis Court Estate SHOWN BY APPOINTMENT



9551 Lime Orchard, BHPO

Newly completed and immaculate Colonial Revival Tennis Court Estate by renowned Richard Manion Architecture. **Approx. 6,332 sq.ft. on a 28,899 sq.ft. lot.** Perched above the street and set behind gates, this beautiful home is located within the highly coveted, guard-gated celebrity enclave of Hidden Valley Estates with unparalleled privacy, security and prestige. **6 Bedrooms, 8 bathrooms.** Perfectly located for easy access to studios, Valley, Westside, and all major freeways. With a grand 2-story entry, gracious sunny pool, rose gardens and new well-lit regulation championship tennis court for play or spectacular events, this sun-filled 90210 estate is an entertainers' dream. Within the home is a gorgeous designer kitchen with spacious breakfast room, formal living and dining rooms, downstairs family room, upstairs library, spacious master suite with fireplace, seating area, office nook and enormous to-die-for closet and dressing room that spans the length of home. 2 additional bedrooms up with an additional bedroom suite on third floor. 2 suites down including a wonderful guest room with separate entry and private garden area and maids quarters. Gym, media room, outdoor BBQ/fireplace, seating areas, camera and sound system and wraparound gardens complete this picture-perfect estate.

Offered at \$10,499,000



Ginger Glass
 Broker • Agent • Attorney
 CalBRE #01478465
310.927.9307
 ginger@gingerglass.com



AREA
3

SUNSET STRIP –
HOLLYWOOD HILLS WEST

OPEN TUESDAY 11-2



DOWNTOWN VIEWS

7262 Mulholland Dr | Sunset Strip

Offered at \$3,995,000

Beautiful modern architectural property on Mulholland Drive with spectacular city views. The main living area features a light, bright, open plan layout on the ground level with direct access to the pool/spa, a double height living room with motorized shades, and surround sound throughout. The top floor master suite includes a luxurious steam shower and soaking tub with city light views, while a viewing balcony extends the length of the house. Two more bedrooms and a bathroom are on the middle level, and a studio with bathroom has a separate entrance off the driveway. Gated access from the street with a two-car garage and additional driveway parking for multiple cars.



TOMTOSTENGARD

323.872.4710

tom.tostengard@gmail.com



BERKSHIRE HATHAWAY | California Properties
HomeServices

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AREA
3

SUNSET STRIP –
HOLLYWOOD HILLS WEST



MODERN CAPE COD RENOVATION

2426 Greenvalley Road, Hollywood Hills, California

Spotless Renovation of Classic 1930's Cape Cod Home: Expanded and modernized from the ground up, this fantastic newly remodeled home features a spacious open floor plan for today's living. Beautiful new textiles have been employed to deliver smart modern design to this classic two story traditional home. The open kitchen features all new cabinetry, stainless steel appliances, quartz countertops and custom back splashes. The living areas open through glass to a private yard featuring mature trees, large patio and custom water fountain. The lower interior level of the home also features two beautiful bedroom suites with designer bathrooms plus a stylish powder room off the living room. Up the fabulous sweeping staircase awaits the large private master suite which occupies the entire upper level. All new systems & beautiful new floors, doors, windows and lighting make this an absolutely turnkey home. Ideal location in the Hollywood Hills just blocks from the Mulholland Tennis Club and The Wonderland Elementary School.

Reduced \$204,000!! | NOW PRICED TO SELL!! | OFFERED AT \$1,295,000

BROKER'S OPEN TIME

Tuesday, October 17th from 11am-2pm

NICK
SMALL



NICK SMALL

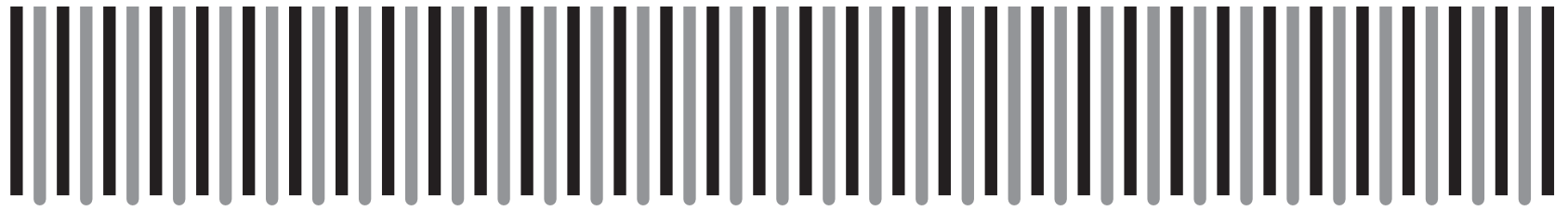
REALTOR®
CalBRE License #01305971

310.461.0420

Nick@NickSmall.com



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HAPPY THANKSGIVING!

**The MLS™ office will be closed on
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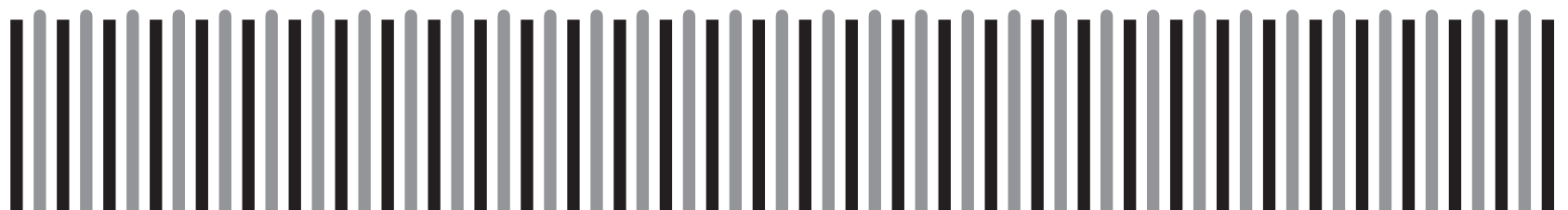
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DECEMBER 1, 2015 ISSUE

All Full Page Color Ads
Monday, November 23rd, 5pm

**All Full Page Black and White Ads
and All Color Showcase Ads**
Tuesday, November 24th, 3pm



AMAZING TOWNHOME IN WESTWOOD



1925 S BEVERLY GLEN BLVD. #43 | 2 BED + 2 BATH + LOFT | 1,689 SF



Extremely spacious updated 2 bedroom, 2 bath + Loft townhome in wonderful gated Century City complex. Desirable end unit with abundant light and soaring 20-ft wood-beamed ceilings. Gorgeous peg & groove hardwood floors, numerous windows, custom shutters, recessed lighting, wood-burning fireplace, wet-bar, private patio, direct access, side-by-side parking and tons of storage. Large loft overlooks living room and can easily be used as a 3rd bedroom, office or gym. Kitchen boasts granite countertops, newer appliances and laundry area. Complex is well-maintained with beautiful grounds, community spa, EQ insurance and is walking distance to everything Century City has to offer. Located in the acclaimed Westwood Charter School District. A unique and very special offering!

OPEN TUESDAY 11-2
1925BeverlyGlen43.com



MICHAEL CARTER
 310.508.4528

MC@MichaelCarterRE.com | MichaelCarterRE.com

Each Office Independently Owned and Operated. If your property is listed with another Broker, This is not a solicitation. Keller Williams Realty 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. DRE #01749135



AREA
6

BRENTWOOD

PREVIEW & ENJOY NY PIZZA!!!

\$3,999,000



1783 MANDEVILLE CANYON RD
TUESDAY 11/17 11AM-2PM



POSSIBLY THE MOST CHARMING NEST IN THE SOUGHT AFTER LOWER MANDEVILLE. DARK HARDWOOD & TRAVERTINE FLOORS. EXQUISITE GREAT ROOM W/HI BEAMED CEILINGS. GOURMET COOK'S KITCHEN. SPACIOUS FAMILY ROOM NEXT TO AN INVITING YARD W/SALT WATER POOL, SPA &

BUILT-IN BBQ. GEORGEOUS MASTER SUITE W/ITS OWN PRIVATE DEN, MASTER BATH & CUSTOM WALK-IN CLOSET. 3 ADDITIONAL BEDROOMS W/EN-SUITE BATHROOMS PLUS AN AIRY GUESTHOUSE & MUCH MUCH MORE. PRICED TO SELL!!! COME TO PREVIEW & ENJOY NEW YORK PIZZA WITH US!!!



Mathew Bahri-NS
310-447-7777



Kathy Douglas-BHHS
310-820-9320



355 N. CANON DRIVE BEVERLY HILLS, CA. 90210
www.mathewbahri.com



AREA
6

BRENTWOOD



585 S. Burlingame Avenue, Brentwood

OPEN TUESDAY 11-2PM & TWILIGHT 5-7PM | FOOD WILL BE SERVED

GRAND PALATIAL HOME OVER 10,000 SQUARE FEET

This stunning, custom built home is located in the heart of Brentwood. It is designed with a European flair, exquisite taste and the highest quality. The dramatic two story entry is surrounded by elegant public rooms, perfect for entertaining. The home features high ceilings, hardwood floors, a library, wine cellar, media room and a gourmet chef's kitchen with top of the line appliances and cabinetry. There are 5 bedroom suites on the second floor with gorgeous, luxurious bathrooms. The master balcony overlooks a beautifully manicured backyard with built-in bbq, pool and firepit. This property is a European masterpiece with quality and style

Offered at \$9,995,000 | www.585burlingame.com



FRIEDA HASSID

310.600.0145 mobile

friedahassid@yahoo.com

AREA
10

BENTO BOX 5

Crescent Heights + Romaine

WEST HOLLYWOOD VICINITY



WEHO | LA 90046

OPEN TUESDAY 11AM-2PM

1001

N Crescent Heights



THE LAST REMAINING HOUSE AT BENTO BOX 5

Open floor plan living areas • Flexible layout options for bedrooms, work areas and family activity spaces • Penthouse suite with indoor-outdoor living areas, outdoor fireplace, gas barbecue connection and panoramic views • Pre-wiring for smart home systems and audio/visual • Multiple climate-control zones • Fleetwood dual-glazed roller bearing sliding doors • Milgard dual-glazed windows • Bosch kitchen appliances • Toto dual-flush toilets • Hans Grohe plumbing fixtures • Kohler sinks • Hardwood floors • Indoor laundry areas • Independent structures on fee-simple lots • Architecture by Modative • Driveway access from Romaine Street • Fire sprinklers throughout • Walkscore.com®-rated 92

More at www.BENTOBX5.com

3 Bedrooms

3.5 Baths

2,080 SF

\$1,595,000

ERIK LERNER AIA LEED AP REAL ESTATE BROKER #01225073

310 734 8120 VOICE | TEXT

ERIKLERNER@REALESTATEARCHITECT.COM

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Venice Beach - 14 Units

AREA
11

VENICE



14 BROOKS AVE
11/17/2015 11-5PM

Venice Beach 2 story apartment building in prime location steps to sand. Rare corner double lot approx 6100 sq ft with alley access. 5 garage parking spaces, 8 uncovered parking spaces, 1 off site space. Property is master metered. Zoned RD1.5. Some/all units may be

negotiable to vacating units after COE. Buy, relocate, rehab, rent at market rents. Or check possibility of developing luxury units in a prime location in Silicon Beach. EVERY UNIT WILL BE OPEN FOR CARAVAN, DON'T MISS, OPEN TIL 5PM.

Offered At **\$6,139,000**



Derrick Ruiz
310-308-3174

Bruce Conklin
310-925-1780

eXp REALTY - Venice Beach

AREA
15BERKSHIRE HATHAWAY | California Properties
HomeServices

PACIFIC PALISADES



- Pool & Spa
- Soaring Ceilings
- Magnificent Master Suite
- Entertainment great room
- Abundance Natural Light

Striking New Contemporary in the Palisades...

928 LAS LOMAS AVE Pacific Palisades, CA 90272

Offered at **\$3,725,000**

4 BD, 4.5 BA modern masterpiece features warm earth tone materials & inviting architectural style that is designed to flow beautifully with the surrounding natural environment. This property is situated on a quiet street that has over-the-treetops views of the Ocean. Open feel welcomes you as you walk through the light-filled entry, into the LIV RM & DR with entertaining space, which features soaring ceilings, distressed oak FLR and beautiful mountain views overlooking the front yard and patio.



Marco Rufo
310-488-6914
info@marcorufo.com
CalBRE 01362095



Unobstructed Ocean Views

607 Radcliffe | Pacific Palisades

Amazing opportunity for developers or owner/users, completely unobstructed views of the canyons and ocean. One of the most desirable areas in the Palisades. Walking distance to the village. Existing plans. Presently with Coastal Commission to build an incredible contemporary home. Buyer to verify all square footage and feasibility of building. Property sold in "as-is" condition.

OFFERED AT
\$1,795,000



LENNY LERMAN

ROGER PERRY
REALTOR® | BROKER ASSOCIATE

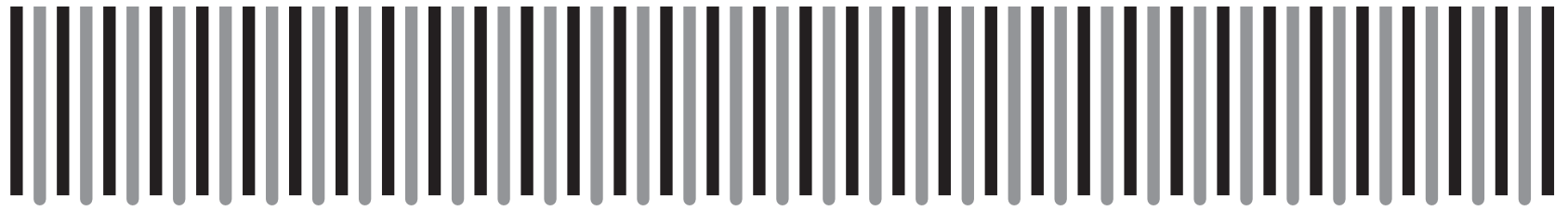


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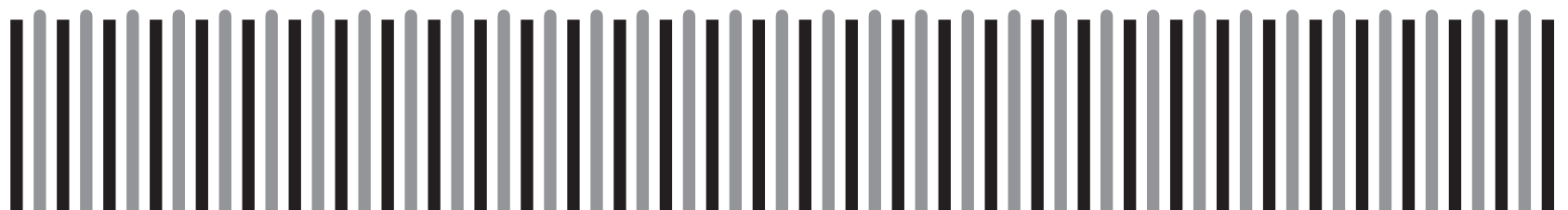
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and All Color Showcase Ads**
Tuesday, November 24th, 3pm





16686 Via La Costa, Pacific Palisades

OPEN TUESDAY 11-2

Boasting sensational ocean and mountain vistas and an incredible large flat lot with hotel style waterslide splashing into the gorgeous pool, this house has it all, including an underground Tuscan style wine and dining cellar for approx. 5,000 bottles. Nestled on a quiet cul-de-sac in the guard gated Enclave, this rare property with 6 bedrooms & 5 1/2 baths plus a beautiful office is made for entertaining and the casual & elegant lifestyle of today. The master suite with fireplace and large veranda is perfect for watching the sunset over the blue Pacific. A truly extraordinary home with great pride of ownership.

Offered at \$3,749,000 | www.16686ViaLaCosta.com



PROPERTIES BY GOLD

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kimberly@propertiesbygold.com

www.propertiesbygold.com
 310.496.5995