

**01 Beverly Hills** Single Family

<b>807 CINTHIA ST</b>	Open	11-2	592H6	<b>NEW</b>
<b>\$7,295,000</b>	5+5	TRADITIONAL		



**FANTASTIC OPPORTUNITY & INCREDIBLE VALUE**

Build your dream estate residence on this expansive dbl, legal sized lot (each over 15k sf per assessor), totaling in size of apx. 30,204 sf, w/generous 100' frontage in the Beverly Hills Flats. Perfectly situated on a quiet cul-de-sac, maturely landscaped tree-lined street, providing privacy, tranquility and exclusivity. Existing house was custom built in 1951, apx. 4,052 sf, w/pl & sports court. The property is being offered at land value but, alternatively could be restored and modernized.

MLS#14-812121				
J Jolton/G Carelli	310.968.3499	Blf-Ins		

<b>337 S WETHERLY DR</b>	Open	11-2		<b>NEW</b>
<b>\$2,750,000</b>	4+4.5	SPANISH		



**EXCEPTIONAL 1930'S SPANISH HOME IN BEVERLY HILLS**

Private/secure with ample parking. 4 bedrooms and 4.5 baths. Sparkling pool / spa. High-pitched ceilings and open plan, wood floors, chandeliers, intricate stone inlays, marble fireplace, French doors throughout, and a spacious guesthouse with bath. Gourmet kitchen features Viking and Sub-Zero appliances, granite countertops, a large butler's pantry and breakfast nook. Just under 3000SF of living space. Beautiful turn-key property in prime Beverly Hills

Neyshia Go   A. Kirman	310.882.8357	JOHN AAROE GROUP BH		
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**02 Beverly Hills Post Office** Single Family

<b>1441 SUMMITRIDGE DR</b>	Open	11-2	592D5	<b>red</b>
<b>\$4,195,000</b>	4+5	MODERN		



**REDUCED! INCREDIBLE VALUE**

STUNNING NEW CONSTRUCTION ARCHITECTURAL HOME WITH BREATHTAKING CITY, CANYON AND OCEAN VIEWS. PERFECT FOR ENTERTAINING WITH CONTEMPORARY OPEN FLOORPLAN INCLUDING SPACIOUS LIVING AND DINING ROOM, DRAMATIC FIREPLACE, MAGNIFICENT 12 FT. HIGH CEILINGS, FRENCH OAK HARDWOOD FLOORS THROUGHOUT, EXTREMELY LIGHT AND BRIGHT WITH FLOOR TO CEILING GLASS WINDOWS AND DOORS AND VIEWS FROM EVERY ROOM. MASTER SUITE WITH LUXURIOUS MASTER BATHROOM, EXQUISITE FINISHES AND CUSTOM WALK IN CLOSET. THREE ADDITIONAL EN-SU

MLS#14-739465				
Dominique Jeramaz	310-531-2910	Cbl,Dshwshr,Frzr,Micro,Rng/Ovn,Other		

<b>2586 HUTTON DR</b>	Open	11-2	592C2	<b>rev</b>
<b>\$2,050,000</b>	3+4	CONTEMP MED		



**PRIVATE & GATED MINI ESTATE WITH A POOL, GARDEN & STUDIO**

Magnificent Private Gated Beverly Hills Mini-Estate W/ Resort-Style Pool & Garden Setting. Exquisite Entertainer's 3Bed+3Bath Residence, For Those Who Desire Living Life At It Richest! Meticulous Attention To Detail & Craftsmanship. Open Contemporary Kitchen & Family Room, Romantic Dining Room, 2-Sided Fireplace, Elegant Living Room, Huge Master Suite W/ Fireplace, & 2 Private Guest Bedrooms. Detached Studio Use As Home Office/Gym. Parking for 6+ Cars. Minutes To World-Famous Shops & Dinning.

MLS#14-799117				
Cristie St. James	310.291.1029	www.2586Hutton.com		

<b>2250 BOWMONT DR</b>	Open	11-2	592G3	<b>rev</b>
<b>\$1,799,900</b>	3+3	CONTEMP MED		




**HUGE PRICE REDUCTION! CONTEMPORARY MEDITERRANEAN IN BHPO**

Huge Price Reduction! Contemporary Mediterranean in BHPO. Beautiful single story offers a light/bright open floor plan. Foyer opens to large formal LR & DR that leads to family rm w/ French doors opening to backyard w/Turkish travertine tile, custom BBQ & fountain. Gourmet kitchen w/brkfst nook, granite counters, & custom cabinetry/tons of storage. Separate laundry. Generous master w/dual baths & 3 walk-in closets. 2 guest rooms + bath. Walnut floors, crown molding, pine doors, 2 car garage.

MLS#14-807169				
Josh & Matt Altman	310.598.8940	www.thealtmanbrothers.com		

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

<b>9203 ROBIN DR</b>	Open	11-2	592H4	<b>NEW</b>
<b>\$16,000,000</b>	6+8	MODERN		




**DOHENY ESTATES**

Mid-Century Vibe, 21st Century Amenities. Panoramic City Lights and Ocean Views. Chic, Contemporary, Private and Gated. Spacious Chef's Kitchen. Main Floor Master Suite. Upstairs Lounge with Theater/Media Room. Private Backyard with Outdoor Kitchen & Room for Entertaining. Salt Water Solar Heated Pool & Spa. Wine Cellar. Hillside with Viewing Decks. Garage and additional Covered Parking. This Corner Lot has a Spacious Flat area with Room for Expansion. Also Available for Lease at \$30,000 a month

MLS#14-810223				
Lisa Arden	310-913-9339	Lisa@LisaArden.com		

<b>8312 HOLLYWOOD BLV</b>	Open	11-2		<b>NEW</b>
<b>\$3,995,000</b>	5+6			



**PRIVATE MID-CENTURY COMPOUND WITH INCREDIBLE VIEWS**

Steps from Chateau Marmont. Two homes on two lots connected by fabulous pool, a sun-drenched deck, orchard and multiple outdoor living spaces. Top of the line appliances and walnut floors. An ideal live/work property.

Drew Fenton	310.858.5474	www.drewfenton.com		
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<b>1750 N CRESCENT HEIGHTS</b>	Open	11-2	593A4	<b>NEW</b>
<b>\$3,650,000</b>	4+4	SPANISH		



**PRIVATE CITY OASIS - 1920'S SPANISH REVIVAL**

1920'S SPANISH REVIVAL, located just above the Chateau Marmont. This home combines modern features of today's world, yet maintains the integrity and warmth of the era. The grand entry features an upper interior balcony and orchestra pit with wood beams, vaulted ceilings, high windows with a gorgeous end-wall fireplace. The chef's kitchen extends into a bright breakfast alcove, and then into a large dining room with fireplace. French doors open to the lush backyard gardens and pool terraces.

MLS#14-812091				
G.Glass & M.Hildebrand	310-927-9307	Blf-Ins,Cbl,Grbg Disp,Hood Fan,Rng/Ovn		

<b>2631 NICHOLS CANYON RD</b>	Refresh.	11-2	593C2	<b>NEW</b>
<b>\$2,295,000</b>	3+2.5	CONTEMPORARY		



**HOLLYWOOD HILLS PARADISE**

This contemporary Hollywood Hills architectural home offers the ultimate combination: canyon views, privacy and turn-key finishes. Meticulously renovated in 2012, the home has a designer's touch thanks to light-filled interiors, ebony wood floors and traditional-meets-modern details. The living room soars with 25-ft lofted ceilings, built-ins and a fireplace. The dining room-with skylights and reclaimed French wood floors-opens to a patio and pool for indoor/outdoor entertaining.

MLS#14-800413				
Sam Jacobson	310-746-8839	KELLER WILLIAMS HH		

<b>8029 HEMET PL</b>	Open	11-2	VALET!	<b>NEW</b>
<b>\$1,895,000</b>	3+2.5	2sty-SPANISH		




**CHARACTER SPANISH IN THE HOLLYWOOD HILLS**

Perfectly situated on a quiet street just above the Sunset Strip, this character-filled 3BR/2.5BA Spanish villa evokes vacations in Europe and the mediterranean. Views of L.A.'s city lights abound from most rooms, and downtown's skyline hangs in front of a roof-top entertaining "lounge." Party-sized pool also comes with sunset views. Inside, 1925 details proliferate. An over-sized master suite provides plenty of room to move. Walk to Chateau M., Crunch, restaurants, and all the rest. VALET PKG!

JEFF YARBROUGH	323.854.4300	www.HemetPlace.com		
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TUESDAY

<b>7506 WOODROW WILSON DR</b>	Open	11-2	<b>NEW</b>
<b>\$1,549,000</b>	4+3	2sty-MID-CENTURY	



**PRIME WOODROW WILSON DR**

Walled and private mid-century home in a prime Woodrow Wilson location atop Nichols Canyon. Striking tree top views, generous outdoor entertaining spaces and light-filled rooms throughout. Well maintained by current owner for over 35 years, the property features 4 bedrooms and 3 baths in over 2,800 square feet. Move in, or bring your architect to unlock a stunning mid-century modern estate with substantial upside potential.

JASON EVERETT GRAY (310) 275-9405  
COLDWELL BANKER

<b>8729 LOOKOUT MOUNTAIN AV AVE</b>	Refresh.	11-2	592H3	<b>NEW</b>
<b>\$1,225,000</b>	2+2			



**HOME SWEAT HOME**

This classic two-story, 2 bedroom and 2 bath Colonial revival home boasts style, craftsmanship & period details. The property, gated w/white picket fence, features a circular driveway, living room with fireplace, den, a formal dining room suited w/built-in bookcases & a detached office w/ separate entrance. The incredible master suite with pitched ceilings, walk-in closet, bath & balcony also features a wood burning fireplace & skylights. Private back patio w/ al fresco dining. Wonderland School.

MLS#14-812565  
Thomas O'Rourke 310.770.0221  
BERKSHIRE HATHAWAY H

Fridg

<b>1417 N DOHENY DR</b>	Open	11-2	592H5	<b>red</b>
<b>\$550,000</b>	5+5	TRADITIONAL		



**FLAWLESS REMODELED SUNSET STRIP HOME**

New Price! Stunning, just remodeled elegant Traditional Home located in prestigious lower Doheny Drive in the Sunset Strip. High-end finishes throughout. Smart House. Great eat-in kitchen that opens to family/media room. Living Room with high ceilings, fireplace and French doors. Downstairs office, 4 bed + second upstairs office or sitting room. Grassy yard and pool. City lights. Gated. Must see!

MLS#14-786503  
Steve Frankel 310-281-3981  
COLDWELL BANKER

www.stevefrankel.com

<b>1604 N STANLEY AVE</b>	Open	11-2	593C4	<b>rev</b>
<b>\$2,495,000</b>	4+4	MODERN		




**HUGE PRICE REDUCTION! BRAND NEW MODERN IN HOLLYWOOD**

Revel in seamless indoor-outdoor living in this brand new modern with a stunning rooftop deck in the heart of Hollywood. Designed for entertaining, the main floor features an open floor plan, fireplace, formal dining room, gorgeous wood plank and marble flooring and tray ceilings. Natural sunlight let in through floor to ceiling walls of glass with views of the private pool, hot tub and sun deck.

MLS#14-798967  
Josh & Matt Altman 310.367.0529  
HILTON & HYLAND

www.thealtmanbrothers.com

<b>8518 APPIAN WAY</b>	Refresh.	11-2	592J3	<b>rev</b>
<b>\$1,275,000</b>	3+2	ARCHITECTURAL		




**PRIVATE, VIEWS, AND LOCATION**

Bright 3BD/2BA Architectural with a fine blend of warm contemporary textures and lots of natural light. h incredible views to the San Gabriel Mountains. Formal dining area opens to living room with fireplace. Secluded and private reader's nook with skylight. Bring your fussiest Buyers. This is a gem in the Wonderland School District. Great privacy for those who want to get away yet only minutes from the Sunset Strip, Hollywood and Studio City. Upgraded systems throughout. Easy to show.

MLS#14-794275  
Thomas O'Rourke  
BERKSHIRE HATHAWAY H

Blf-Ins,Cbl,Dshwshr,Dryer,Grbg

<b>03 Sunset Strip - Hollywood Hills West</b>	<i>Lease</i>			
<b>1455 BELFAST DR</b>	Refresh.	11-1	592J5	<b>NEW</b>
<b>\$17,900</b>	4+4	2sty-TRADITIONAL		




**CELEBRITY STYLE LEASE PERFECT SUNSET STRIP LOCALE!!!**

Dramatic Traditional with Totally Renovated & Spectacular interiors. Elevated from the street affording Views of the City below. Beautiful Architectural Digest Quality home has pristine hardwood floors and extremely light & bright living spaces throughout. Striking all white Kitchen w/ new Miele Appliances. Great Entertaining flow w/ French doors leading out to the most perfect manicured backyard including a sunny Pool area complete w/ cabana & numerous terraces to relax & dine alfresco at.

MLS#14-811127  
Paul Czako 310-995-1963  
GUSSMAN CZAKO ESTATE

COME VIEW and WE WILL SERVE YOU DESERT!!

<b>04 Bel Air - Holmby Hills</b>	<i>Single Family</i>		
<b>14435 MULHOLLAND DR</b>	Open	11-2	<b>NEW</b>
<b>\$5,250,000</b>	6+6.5	MEDITERRANEAN	



**FANTASTIC MEDITERRANEAN ESTATE**

DRAMATIC MEDITERRANEAN VIEW ESTATE, MULHOLLAND RIDGELINE, EASY ACCESS TO WESTSIDE/VALLEY. LOCATED IN PRIVATE GATED 5 HOME ENCLAVE. 6BD, 6.5BA, LONG DRIVEWAY BEHIND GATES. APPX. UPGRADED & REMODELED WITH FINEST MATERIALS & CRAFTED WITH EXQUISITE DETAIL & CARE. HIGH CEILINGS, LIMESTONE & HARDWOOD FLOORS, 2-STORY LIVING ROOM, OFFICE, KITCHEN WITH BREAKFAST AREA ADJACENT TO FAMILY ROOM. STELLAR MASTER SUITE WITH LARGE SITTING ROOM, DUAL WALK INS & LARGE MARBLE BATH. 4 FIREPLACES, INFINITY POOL/SPA.

J.Babajian/J.Cycon 310.623.8800  
RODEO REALTY

www.14435mulhollanddrive.com

<b>963 ROSCOMARE RD</b>	Open	11-2	<b>NEW</b>
<b>\$3,495,000</b>	3+1.75	1sty-CONTEMPORARY	



**SEE FULL PAGE AD!!**

Amazing opportunity on close to 1 acre for a developer or end user. Rare, gated compound w/ long, private drive on lower Roscomare. Large pad surrounded by mature landscaping offering a very tranquil & private setting w/ serene canyon vistas. Existing home is a very hip, remodeled 1-story w/ polished concrete floors, 3 bedrooms, media room, updated kitchen & baths. Expand the current home, add a second story or build new. Endless park-like grounds w/ amazing terraces for entertaining.

J Rey/M Ficarra/D Miller 310-281-4598  
C. BANKER/R. REALTY

www.963roscomare.com

<b>2467 NALIN DR</b>	Refresh.	11-2	591H1	<b>red</b>
<b>\$2,095,000</b>	6+3	CONTEMPORARY		



**CONTEMPORARY ON A QUIET UPPER BEL AIR CUL-DE-SAC**

Rare 6 Bedroom, 3 Bath Contemporary on tranquil upper Bel Air cul-de-sac. Serene canyon views. Casual floor plan w/ Living, Dining, Den & Family areas all opening to the outdoors through French doors. Updated Kitchen. Four Bedrooms, two Baths downstairs. Two Bedrooms upstairs including large Master Bedroom w/ a vaulted ceiling, a welcoming balcony overlooking the pool & a sumptuous Zen-like Master Bath. Several patios, grassy area. Salt-water Pool. Roscomare Rd Elementary.

MLS#14-782973  
L. Young / S. Jacoby 310.777.2879  
BERKSHIRE HATHAWAY

www.2467NalinDrive.com

<b>2467 NALIN DR</b>	Refresh.	11-2	591H1	<b>red</b>
<b>\$2,095,000</b>	6+3	2sty-CONTEMPORARY		



**HUGE PRICE REDUCTION ON CONTEMPORARY IN GREAT NEIGHBORHOOD**

Huge price reduction of \$195,000! Rare 6 Bedroom, 3 Bath Contemporary on tranquil upper Bel Air cul-de-sac. Serene canyon views. Casual floor plan w/ Living, Dining, Den & Family areas all opening to the outdoors through French doors. Updated Kitchen. Four Bedrooms, two Baths downstairs. Two Bedrooms upstairs including large Master Bedroom w/ a vaulted ceiling, a welcoming balcony overlooking the pool & Zen-like Master Bath. Several patios, grassy area. Salt-water Pool. Roscomare Rd Elementary.


MLS#14-782973  
L. Young / S. Jacoby 310.777.2879  
BERKSHIRE HATHAWAY

www.2467NalinDrive.com

TUESDAY

**05 Westwood - Century City** Condo / Co-op

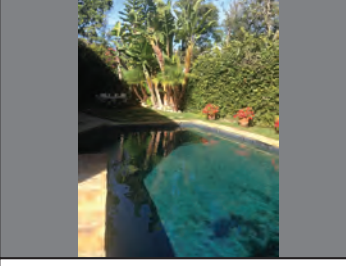
<b>X 1870 VETERAN AVE, UNIT 317</b> Lunch 11-2		<b>NEW</b>
<b>\$999,000</b>	3+3.5 2sty-CONTEMPORARY	
		
<p><b>FULL PAGE AD ON PAGE 19. PENTHOUSE OPEN FOR LUNCH 11-2PM</b></p> <p>Lg 3 bd 3.5 ba penthouse w/approx 2,886 square feet in the Westwood in Ambassador. This lg front corner penthouse features, living rm &amp; dining rm w/high ceilings fp &amp; lg patio w/views for entertaining. Eat in kitchen w/new appliances &amp; granite counter tops, inside laundry area, lg master bedroom w/loads of closets, loft w/bath &amp; lg deck w/views of the city &amp; SxS security parking. Building features earthquake coverage, pool, spa, gym, billiards room, community room, storage, roof top deck, &amp; guest parking.</p>		
Jonathan Sands 310.704.6612 RODEO REALTY BH		www.1870veteranph317.com

<b>2160 CENTURY PAR, UNIT 210-N</b> Open 11-2		<b>NEW</b>
<b>\$439,000</b>	1+1 2sty-CONTEMPORARY	
		
<p><b>UPDATED UNIT IN DESIRABLE CENTURY CITY HIGH-RISE</b></p> <p>Modern 1 bdr/1 bath architecturally designed condo. Beautiful details, walk-in closet totally built-in, built-in walnut wall unit with murphy bed, bar, storage. Newer kitchen and bathroom. Recessed light fixtures throughout. Newer heating and cooling system. Amenities include tennis court, gym, valet parking, 50m pool, bike storage, electric car charging stations, 24hr doorman/security. In-building laundry and dry-cleaning service and facilities and car wash services.</p>		
Wheeler Coberly 310.351.6234 PARTNERS TRUST BW		Refrigerator, Dishwasher, Range

<b>10551 WILSHIRE #1201</b> Open 11-2 632C3		<b>rev</b>
<b>\$1,525,000</b>	2+3 CONTEMPORARY	
<p>Bright &amp; spacious 2bed. +den + F.D. in the well managed &amp; newly redone Regency Wilshire, a full svc. amenities with 24- hrs security, concierge &amp; valet building on the Corridor. Century City Views!</p>		
MLS#14-764395 Mazda Hoghoughi 310-271-4040 X		Blt-Ins, Dshwshr, Dryer, Grbg Disp, Rng/Ovn, ELITE PROPERTIES REA


<b>11099 OPHIR DR #402</b> Open 11-2 631-J2		<b>bom</b>
<b>\$725,000</b>	2+3	
		
<p><b>BACK ON THE MARKET! OPEN TUESDAY 11-2PM!</b></p> <p>Sleek &amp; sophisticated unit on the penthouse floor in a stand-out, much admired Architectural building. Updated and remodeled, this unit offers much privacy. Light and bright with a huge terrace. Living room w/ high ceilings, fireplace and big windows. The master has a walk-in closet and master bathroom w/a double vanity. The unit has great open space with wood floors throughout except for kit &amp; baths, which are tiled. Private, storage area in garage level. Much sought-after, hard to find "GEM!"</p>		
MLS#14-806155 Chrys Stamatias 310-571-1323 COLDWELL BANKER - BW		Blt-Ins, Dshwshr, Dryer, Grbg Disp, Hood Fan

**06 Brentwood** Single Family


<b>826 MAJORCA PL</b> Refresh. 11-2 631-F1		<b>NEW</b>
<b>\$3,295,000</b>	5+3.5 2sty-HACIENDA	
		
<p><b>IMMACULATE, PRIVATE HACIENDA-STYLE HOME WITH POOL</b></p> <p>Stunning 2-sty Mediterranean surrounded by tropical landscaping lending itself to total privacy. Open floor plan with kitchen &amp; den &amp; dining areas all leading out to a magnificent backyard with built in BBQ &amp; pool, perfect for entertaining. Beautifully appointed with hardwood floors, &amp; upgraded cook's kitchen &amp; formal living room with fireplace. Master suite upstairs with its own private deck. 3 adtn' bdrms upstairs &amp; 1 down perfect for a large family, gym, or office. A Must See! MLS 14-812651</p>		
Gaelyn Marvin (310) 210-8455 PRITCHETT-RAPF RLTRS		Pool, Fireplace, 2-car Garage

<b>517 N BONHILL RD</b> Open 11-2 631F2		<b>NEW</b>
<b>\$3,195,000</b>	5+4.5 2sty-TRADITIONAL	
		
<p>Pristine 2 sty Trad sited above the st for privacy at crest of Bonhill Rd--just a stone's throw from major estates. Wful qt locale, grt st presence, perfect flr pln, hrwd flrs &amp; refined trad detailing thru-out. Gracious entry, lg LR w/ FP, FDR w/ wainscoting &amp; bay window &amp; remod eat-in kitchen. Inviting fam rm w/ wet bar &amp; FP opens thru French drs to pvt yd w/ pl, spa &amp; stone patios. Spacious master w/ dual closets, lg ba &amp; sep sitting rm/office w/ FP &amp; lovely ocean vus. Immaculate home.</p>		
MLS#14-812575 David Offer 310-820-9341 BERKSHIRE HATHAWAY		www.517northbonhill.com

<b>X 2132 ARI LN</b> Lunch 11-2 591/E4		<b>NEW</b>
<b>\$2,885,000</b>	5+4.5 2sty-CONTEMP MED	
		
<p><b>COUNTRY &amp; CITY LIVING AT ITS BEST!</b></p> <p>Enjoy the amazing golf and city views of this fabulous home in Mountaingate! Perfect layout for easy living. Five bedrooms (maids can also be used as an office with built in desk. Custom cut stone floors in the foyer, hypnotizing fish tank in the family, plus a door for the family dog! Huge balconies off of the master, and one of the family bedrooms. Sumptuous Master with double sinks, spa tub, tons of closets. This house has it all.</p>		
Carole Schiffer 310-442-1384 COLDWELL BANKER BREN		Blt-Ins, Dshwshr, Dryer, Frzr, Grbg Disp, etc

<b>3275 MANDEVILLE CANYON RD</b> Open 11-2 591D4		<b>red</b>
<b>\$2,795,000</b>	2850000 5+5.5 ARCHITECTURAL	
		
<p><b>REDUCED!!! READY TO SELL</b></p> <p>Sophisticated split level design. Magical indoor outdoor setting accented by striking curvilinear and angular volume interiors. Dramatic wall to wall glass open to private serene haven with swimmer's pool/spa, cascading garden, outdoor entertainment patio &amp; mature trees. Sleek gourmet kitchen, family room w/ entertainment /music system. Stunning master suite w/ private patio. Gorgeous stone floor &amp; finest quality details. Flawless taste &amp; condition.</p>		
MLS#14-756073 Joan Caplis/Susan Stark 3107482208 COLDWELL BNKR/GIBSON		www.3275Mandeville.com

**10 West Hollywood Vicinity** Single Family

<b>636 HUNTLEY DR</b> Open 11-2 592J7		<b>NEW</b>
<b>\$2,095,000</b>	4+3 2sty-CAPE COD	
		
<p><b>BEAUTIFULLY DESIGNED 2-STORY 2+2 WITH CHARMING 2+1 GUEST</b></p> <p>Superb craftsmanship and sensational design blend seamlessly to create this magical 2-sty East Coast style Cape Cod exterior w/stylish loft-like interior. The open floor plan includes a European chef's kit w/custom cabinetry, SS appliances, Carrera Marble counter tops, &amp; separate laundry room. Sleek bookshelves and a concrete fireplace highlight the living area. Exposed beamed ceilings, French doors &amp; windows, central sound system &amp; a clear Lucite staircase cap off the wonderful design details</p>		
MLS#14-812015 Brian Mazurkiewicz 323-315-7426 JOHN AAROE GROUP		www.636Huntley.com

<b>9019 ELEVADO ST</b> Open 11-2 592/H6		<b>NEW</b>
<b>\$1,099,000</b>	3+2 1sty-SPANISH	
		
<p><b>GREAT SPANISH IN GREAT LOCATION</b></p> <p>Adorable Spanish bungalow on one of the largest single family lots (4563 as per public records) in the Norma Triangle! Gated for privacy and security. Lovely front patio adjoins the entry. Pretty cove-ceilinged living room, dining room, two guest bedrooms and a great master with French doors which open to the rear garden and patio. Move right in, or customize to make it a gem!</p>		
Edward Fitz 424-230-3757 THE AGENCY BH		dishwasher, refrigerator

**Questions? Need Assistance?  
Contact our Help Desk Department!**

Please call 310.358.1833  
Mon - Fri 8am - 7pm, Sat 9am - 2pm, and Sun 9am-1pm

TUESDAY


<b>354 N SAN VICENTE</b>	Open 11-2 592J7	<b>rev</b>
\$2,999,900	3+4 2sty-ARCHITECTURAL	
	<b>WEST HOLLYWOOD WEST ARCHITECTURAL</b> <b>WWW.354SANVICENTE.COM</b>	
Designed architectural showplace. The open floor plan creates the indoor outdoor lifestyle expected for today's modern living w/ refined designed finishes & attention to detail throughout. An exquisite master suite is complete w/ spa-like bath, generous closet & private balcony. An additional junior master suite has a large private view terrace. Relax & enjoy the private entertainer's backyard, zero edge decorative pool, water features & spa. Close to popular restaurants, shops & entertainment.		
MLS#14-811739	www.OmegaGroup.LA	
Omega Group-Ron Keinan KELLER WILLIAMS	310.779.5348	

<b>507 N KILKEA DR</b>	Open 11-2 593A7	<b>rev</b>
\$2,599,900	4+4.5 2sty-ARCHITECTURAL	
	<b>NEW ARCHITECTURAL SHOWCASE</b> <b>WWW.507KILKEADRIVE.COM</b>	
Cutting edge entertainer's dream home in prime Beverly Grove. This new and innovative home is complete with state-of-the-art designer kitchen, stone counters, stunning hardwood floors, volume ceilings, amazing window-scapes which flood the house with natural light. Expansive open plan with stunning finishes and attention to detail. Relax and enjoy the entertainer's backyard, waterfall, zero edge decorative pool and private spa. Close to popular restaurants, shops and entertainment.		
MLS#14-808821	www.OmegaGroup.LA	
Omega Group-Todd Michaud KELLER WILLIAMS	310.429.8191	


**10 West Hollywood Vicinity** Condo / Co-op

<b>8787 SHOREHAM DR #1208/1209</b>	Open 11-2 592H5	<b>rev</b>
\$1,525,000	2+2 CONTEMPORARY	
	<b>UBER-LUXE SHOREHAM TOWERS DOUBLE UNIT. VIEWS! VIEWS! VIEWS!</b>	
The ultimate contemporary residence at the exclusive, full-service Shoreham Towers with jaw-dropping city-to-ocean views! The two front-facing, combined units were just remodeled with sensational style. This 2BD/2BA with 2 balconies luxe home, offered fully furnished features a living/dining are with floor-to-ceiling, sliding glass wall, connecting out to the stunning views. The building amenities include: 24-hour security, valet, concierge, pool, spa & gym. Located right above Sunset Strip.		
MLS#14-784553	WWW.8787SHOREHAMDRIVE1209.COM	
Cristie St. James BERKSHIRE HATHAWAY	310.291.1029	


<b>1137 HACIENDA PL #101</b>	Refresh. 11-2 592J6	<b>rev</b>
\$875,000	2+2 2sty-ARCHITECTURAL	
	<b>JUST REDUCED IN THE HEART OF WEHO</b>	
Chic Loft style condo with open plan in an attractive Modern building, built in 2010. Two story, front facing unit features multiple terraces, dramatic open kitchen with stainless steel appliances. The architectural staircase leads you to the upstairs Master suite which includes an office/retreat, sexy master bath with separate tub and shower that has access to a terrace. Great location in the heart of West Hollywood. Live the LA urban life and do it with great style.		
MLS#14-790217	Blt-Ins,Dshwshr,Fridg	
Steven Aaron KW BEVERLY HILLS	3104326588	

<b>1209 N KINGS RD #4</b>	Open 12-2 593A5	<b>rev</b>
\$619,500	2+2 2sty-CONTEMPORARY	
	<b>PRIME WEHO TOWNHOME</b> <b>WWW.1209KINGS4.COM</b>	
Beautifully remodeled light, bright two-story townhome in the heart of WEHO. Refinished hardwood floors & freshly painted throughout. Two spacious bedrooms, first floor guest bath plus full upstairs bathroom with modern cabinetry, lighting, tumbled stone shower and a jetted tub. Second story skylights flood the property with natural light. Two parking spaces and only a few steps to the relaxing pool area. Super close proximity to trendy shops, restaurants and popular bars. Move in ready!!!		
MLS#14-806483	www.OmegaGroup.LA	
Omega Group-Randy Wright KELLER WILLIAMS	310.927.6818	

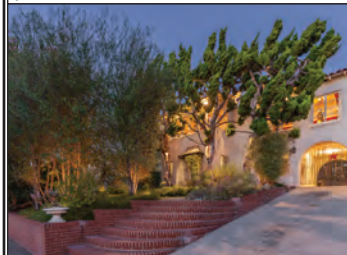
**11 Venice** Single Family


<b>2321 MCKINLEY AVE</b>	Open 11-2 671J6	<b>rev</b>
\$3,095,000	3+5 ARCHITECTURAL	
	Elegant Architectural in Venice's Serene Silver Triangle. Indoor-outdoor environment. Expansive proportions on windows & doors, including 10 foot ceilings, state of the art Chef's Kitchen, powder, 3 Bedrms, bonus rm, & 4 Onyx Bathrooms. Private outdoor Garden Room, rear sun-filled Courtyard, & dynamic roof top Patio w/ Fireplace. Spectacular office or vision room top off 3rd floor by opening to roof top decks w/ expansive views proximity to beach, Canals, & Abbott Kinney	
MLS#14-809191	Dshwshr,Dryer,Rng/Ovn,Fridg,Wshr	
Elisabeth Halsted BERKSHIRE HATHAWAY	310-820-9340	

**11 Venice** Condo / Co-op

<b>1046 PRINCETON DR #107</b>	Open 11-4 672A6	<b>rev</b>
\$699,000	0+1 ARCHITECTURAL	
	<b>WORK/LIVE LOFTS IN SILICON BEACH</b>	
13 of 30 Lofts left, ASSUMABLE SELLER FINANCING Available, Restrictions Apply. Silicon Beach Lofts in the Oxford Triangle of Venice near shopping and entertainment.Work/Live spaces, select units offering SS Appliances,Italian Cabinets,Marble Counter Tops,9'-30' Bow Truss Ceilings,Private Interior Elevator,Large Windows & Commercial roll up Doors,Skylights,Steel Beams,Large Balcony/Patio. Final CoFo issued 2010. Pictures are of Model units, Marina Del Rey post office		
MLS#14-763935	Blt-Ins,Cbl,Dshwshr,GrbgDisp,Micro,Other	
Lee Johnson SOTHEBY'S INTERNATIO	310-892-2244	

**14 Santa Monica** Single Family

<b>2523 3RD ST</b>	Open 11-2	<b>NEW</b>
\$4,129,000	4+5 2sty-MEDITERRANEAN	
	<b>MERLE NORMAN HOUSE, 1935</b>	
Only Divine Intervention in the middle of the Great Depression could have brought together renown architect Ellis G. Martin and the lavish budget and creative mindset of au courant cosmetics magnate Merle Norman to create this iconic, Santa Monica Registered Landmark and Mills Act property. A striking and rare example of Mediterranean Revival style with rich overlays of Depression Era Moderne and 1930s Streamline design elements.		
T. Rustad P. Maurice RODEO REALTY - BH	310.623.8825	2523thirdstreet.com

<b>410 26TH ST</b>	Open 11-2 631E5	<b>NEW</b>
\$2,395,000	2+2.5 1sty-TRADITIONAL	
	<b>VERY SPECIAL REMOD SM COTTAGE NEAR BW CTRY MART. DON'T MISS!</b>	
Extremely charming, extensively remod 1 sty Trad done w/ grt taste, style & quality. Set off the st w/ a gated ctyd entry, wd flrs, French drs, 2 FP's & vaulted beamed ceilings. Spacious open LR & DR each open to patios & pvt grassy yd. Fab cook's kit w/ baker's marble & stainless appliances. 2 BR+ office/den/3rd BR, 2 1/2 BA. No expense spared in terms of design, materials & craftsmanship. A truly special home in pristine condition close to the Brentwood Country Mart.		
MLS#14-812777	http://410-26th.com/mls.html	
David Offer BERKSHIRE HATHAWAY	310-820-9341	


**REMINDER**

The MLS™ reserves the right to refuse and/or edit any ad it deems unsuitable.

No ad shall include statistical or numerical comparisons of performance between or among different real estate brokerage firms, brokers, or agents.

TUESDAY

<b>1423 OAK ST</b>	Open	11-2	671H3	<b>NEW</b>
<b>\$1,950,000</b>	4+3	2sty-CONTEMPORARY		



**GORGEOUS SUNSET PARK UPDATED 4+3 WITH POOL**

Charming two level with 4 large bedrooms and 3 full baths with pool tastefully updated over the years. 2455 sq.ft. on a 7k lot. Prime Sunset Park location South of Ocean Park Blvd. There will also be a twilight open from 5-7 for brokers and the public.

MLS#14-809229  
Robert Ross 3108716184  
SCOTT ANASTASI REALT Dshwshr,Grbg Disp,Fridg

<b>1711 WELLESLEY DR</b>	Open	11-2	671/H3	<b>NEW</b>
<b>\$1,899,000</b>	4+3	3sty-CONTEMPORARY		

Private and gated Contemporary located in the heart of Sunset Park! Spacious 4BR/3BA home w/open floor plan, gourmet kitchen, wood floors and STUNNING 360 degree views! Pool&Spa. Large rooftop deck!

Dishwasher, Garbage Disposal, Range/Oven  
nikki hochstein 310.968.1116  
RODEO REALTY

**14 Santa Monica** Condo / Co-op

<b>401 CALIFORNIA AVE, UNIT 7</b>	Lunch	11-2	671/D1	<b>NEW</b>
<b>\$1,595,000</b>	3+2.5	2sty-ARCHITECTURAL		



**FANTASTIC CONTEMPORARY TOWNHOUSE IN PRIME SANTA MONICA**

Spectacular Architectural 3 bedroom, 2 1/2 bath townhouse in an amazing location with ocean breezes. This home boasts high ceilings, beautiful maple floors in the living area, and plush carpeting in the bedrooms. Southern exposure and skylights provide this magnificent home with an abundance of natural light. The ideal location for the California lifestyle. A few blocks to the beach, farmers market, 3rd Street Promenade, Montana Ave, Whole Foods, and much more.

Emil Schneeman 310-230-3731  
BERKSHIRE-HATHAWAY fridge, stove, oven, washer/dryer

<b>202 SAN VICENTE BLV, UNIT 16</b>	Open	11-2	<b>NEW</b>
<b>\$1,495,000</b>	2+2.5	TRADITIONAL	




**LONDON INSPIRED PIED-A-TERRER! JUST A BLOCK FROM THE BEACH!**

Experience the sophistication of a NYC brownstone & the elegant refinement of a London pied-a-terre in a beachside loc. that is the epitome of the LA lifestyle! This elegant 2BD+2.5BA plus DEN (potential 3rd bdrm) speaks of classic charm w/ wood flrs & elegant moldings. A crackling fireplace brings warmth to the open living & dining area. Chef's kitchen, elevator, & 2 beautiful patios. From the master suite enjoy soaring ceilings & sumptuous bath. Smaller boutique building w/ pvt 2-car garage.

Sally Forster Jones 310-691-7888  
JOHN AAROE GROUP www.202sanvicente16.com

<b>911 7TH ST #A</b>	Lunch	11-2	671D1	<b>NEW</b>
<b>\$1,488,000</b>	2+3	3sty-MEDITERRANEAN		



**TUSCAN TOWNHOME!**

Dramatic Tri level Light Filled Front Unit you'll love! This Tuscan styled Townhome truly has it all Beautiful and open entertaining space w gourmet kitchen and top of the line appliances. Mahogany cabinets and granite counters in kitchen open to dining and living room all hardwood flooring. The Great Wood burning fireplace give it the warm ambiance that feels right! .Unit has its own front yard space perfect for BB. Spiral staircase leads to spacious loft perfect for an office, den or studio.

MLS#14-811013  
Dean Jubas 3104150005  
COLDWELL BANKER RESI Blt-Ins, Dshwshr, Rng/Ovn,Fridge

<b>415 MONTANA AVE, UNIT 204</b>	Refresh.	11-2	671/D1	<b>NEW</b>
<b>\$1,095,000</b>	2+2	CONTEMPORARY		



**STYLISH, UPGRADED 2+2 ON 4TH & MONTANA AVE!**

Montana Ave!!! Stylishly upgraded 2 bedroom, 2 bathroom condo in prime area of Santa Monica. 4 blocks to Ocean Ave , 3rd St. Promenade and Montana Ave shops & restaurants. Chefs kitchen with stainless steel appliances & granite counters, large living room with sunny balcony, crown molding & wood floors throughout. Master suite with lrg closet and steam shower. Central air & heat. Complex was recently renovated and has a pool, spa & rec room.

Lydia Simon (310) 795-1382  
COLDWELL BANKER SS kitchen appl's, washer/dryer

<b>1311 CENTINELA AVE #2</b>	Open	11-2	631H6	<b>rev</b>
<b>\$1,195,000</b>	2+3	VILLA		



**OWN YOUR OWN MEDITERRANEAN VILLA**

PRICE REDUCED-MOTIVATED SELLER! Welcome to this charming Mediterranean style townhouse living. Many arches and architectural details add to the lovely ambiance. Enter through street access, no elevators and private garage with direct access into the house. The main level includes a spacious living room with high ceilings, gorgeous wood floors, access to private patio, fireplace, dining area and a beautiful kitchen with granite counter tops and high end Viking Stainless Steel appliances..

MLS#14-808323  
Julie Williamson 310-270-6552  
COLDWELL BANKER RESI Dshwshr,Grbg Disp,Hood Fan,Micro,Rng/Ovn

**14 Santa Monica** Lease

<b>457 23RD ST</b>	Open	11-2	631E5	<b>NEW</b>
<b>\$7,900</b>	3+3	TRADITIONAL		



**PRIME NORTH OF MONTANA LOCATION!**

This traditional home is light/bright and has great indoor/outdoor flow. Wonderful single story floor plan with a spacious master suite. Home also features a living room with fireplace, den that overlooks a private yard. This is the perfect home for entertaining. Location is in close proximity to the beach, Santa Monica Promenade & Montana Avenue.

MLS#14-812733  
Steve Sawai 310-899-3584  
COLDWELL BANKER-MONT Rng/Ovn

**15 Pacific Palisades** Single Family

<b>747 OCAMPO DR</b>	Open	11-2	631/D2	<b>NEW</b>
<b>\$4,695,000</b>	4+3.5	2sty-TRADITIONAL		




**STUNNING EAST COAST TRADITIONAL**

Huntington Palisades stunning East Coast Trad. Custom built 4 bedroom, 3 1/2 baths, family room, den, formal dining room. Sophisticated high quality finishes, wood floors, 2 fireplaces, french doors and windows, gourmet kitchen, pool & grassy yard.

Penny Negrin 310.230.3799  
BERKSHIRE HATHAWAYPP Blt-Ins,Dshwshr,Frzr,Grbg Disp

<b>15425 VIA DE LAS OLAS</b>	Open	11-2	631A6	<b>NEW</b>
<b>\$2,995,000</b>	3+2	HACIENDA		



**ONCE IN A LIFETIME....**

Enjoy head-on 180 degree white water views from Santa Monica Pier to Malibu from this amazing corner lot site located on the beautiful Via de la Paz bluff. Las Olas or "the waves" can be enjoyed fully from a 2nd story addition and/or new home. Incredible potential for a trophy property. Original one level 3 bedroom/2 bathroom 1940's . Tract 9300.

MLS#14-812083  
Gwen Fritzinger 3106227421  
GIBSON INTERNATIONAL



TUESDAY

**15 Pacific Palisades** Condo / Co-op

<b>18057 COASTLINE DR #5</b>	Open	11-2	630E6	<b>rev</b>
<b>\$1,250,000</b>	2+2	CONTEMPORARY		



**AMAZING OCEAN VIEWS & JUST UPDATED!**

Panoramic ocean & S. M. Bay views from rarely available unit in award winning building. Newly updated bathrooms & kitchen, w/ granite counter tops, stainless appliances. Freshly painted, move-in ready. Lge view balcony along whole length of condominium. Private laundry room. 2 car garage, w/ side by side parking & extra storage. Easy access to unit (few steps). Close to beach, Palisades, Malibu, S. M. centers. HOA includes earthquake insurance, water, garbage. Also available for lease.

MLS#14-769029  
Marta Samulon 310-230-2448  
COLDWELL BANKER RESI

Bll-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Ovn

**15 Pacific Palisades** Lease

<b>1409 LACHMAN LN</b>	Open	11-2	<b>NEW</b>
<b>\$18,000</b>	4+3.5	1sty-CONTEMPORARY	



**RESORT STYLE LIVING**


The panoramic views of ocean, city & mountains will take your breath away. This simply stunning home has been completely redone & is fully furnished. All rooms open to the magnificent yard. The sparkling pool and spa overlook Catalina Island. The sun filled liv rm has polished concrete floors & retractable glass doors. Elegant kitchen, opens to the dining area with large built-in banquet. Master br has an enormous walk-in closet & retractable doors which open to the patio & expansive views.

Carla Winnie 310-622-7418  
GIBSON INTERNATIONAL

WWW.1409LACHMAN.COM

**18 Hancock Park-Wilshire** Single Family

<b>124 S ROSSMORE AVE</b>	Open	11-2	633-F1	<b>rev</b>
<b>\$5,500,000</b>	7+8	MEDITERRANEAN		



**MAJESTIC MEDITERRANEAN HOME**

Architectural beauty done to perfection in Hancock Park & was completely renovated in 2008. 7BR 8BA (6,020 S.F.) in main house plus two story (2,000 S.F.) guest house with 2BR 2BA including two car garage, master bedroom with open patios, sweeping rotunda entry with spiral staircase. Living room with fireplace, family rm, state of the art kitchen with top of the line appliances & custom cabinetry leads to lushly landscaped garden. Sparkling swimming pool, gazebo with fireplace.

MLS#14-744537  
June Ahn 323.855.5558  
COLDWELL BANKER HPS

www.124SouthRossmore.com

**733 N JUNE ST** Open 11-2 593E6 **rev**

<b>\$2,295,800</b>	4+5.5	2sty-CONTEMP MED
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**MODERN NEW SPANISH WWW.733JUNE.COM**

Spectacular new designer home features over 2800 sq ft, 4 bedrooms, 4 1/2 baths. Stunning contemporary Spanish architecture offers a gorgeous blending of refined designer finishes including hardwood and designer finishes throughout. A grand master retreat offers over-sized closet and spacious designer bath. Three additional bedrooms each with private baths, a 400 sq ft open cabana/rec room with full bath and abundant storage. Complete with swimmer's pool, flat grassy walled and gated yard

MLS#14-808955  
Omega Group-Randy Wright 310.927.6818  
KELLER WILLIAMS

www.OmegaGroup.LA

**19 Beverly Center-Miracle Mile** Single Family

<b>808 S RIDGELEY DR</b>	Open	11-2	633C3	<b>NEW</b>
<b>\$2,795,000</b>	5+5.5	2sty-CONTEMPORARY		



**AMAZING NEW CONSTRUCTION WWW.808RIDGELEY.COM**

Beautiful new construction design in prime Miracle Mile-Wilshire location. Expansive open plan with stunning designer finishes and attention to detail, this home features over 4500 sq ft, custom kitchen, designer appliances, 5 spacious bedrooms, 5.5 designer bathrooms, grand open staircase, private bedroom balconies, nearly 600 sq ft of outdoor living spaces including outdoor living room with fireplace and all the amenities expected by today's lifestyle buyer. Flat grassy yard, pool, spa & more!

MLS#14-811741  
Omega Group-Ron Keinan 310.779.5348  
KELLER WILLIAMS

www.OmegaGroup.LA

**911 S RIDGELEY DR** Open 11-2 **NEW**

<b>\$1,150,000</b>	2+2	1sty-SPANISH
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**GORGEOUS SPANISH HOME IN MIRACLE MILE**

Beautifully updated Spanish charmer in the most desirable part of Miracle Mile on a quiet, tree lined street. The open floor plan allows for a seamless flow into the dining and family rooms. Custom chef's kitchen features Carrara marble and Caesarstone counters with top-of-the-line stainless steel appliances. The backyard is a private oasis with a sparkling pool, lush lawn and organic vegetable garden. Minutes to the Grove, LACMA, and the best shops and restaurants Los Angeles has to offer.

Maya Hazen / Aaron Kirman 310.902.5060  
JOHN AAROE GROUP

**1154 S POINT VIEW ST** Open 11-2 633A3 **rev**

<b>\$1,465,000</b>	4+3	CONTEMP MED
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**CARTHAY SQUARE 4 BED, 3 BA DUPLEX**

Delightful and meticulously maintained Carthay duplex centrally and conveniently located in the prestigious quiet historical Carthay Square. Includes Mediterranean & contemporary touches w/3 bd, 2 ba in main house & sunny attached 1 bd, 1 ba guest house overlooking private, romantic garden. Dazzling skylights illuminate the revitalized interiors w/French windows & ceiling fans that welcome an ethereal breeze. Close to the Grove.

MLS#14-773687  
Greenberg/Weinstock 310.968.0605  
BERKSHIRE HATHAWAY

1154SouthPointView.com

**19 Beverly Center-Miracle Mile** Condo / Co-op

<b>5764 SAN VICENTE BLV, UNIT 201</b>	Open	11-2	633/C3	<b>NEW</b>
<b>\$525,000</b>	2+2	CONTEMPORARY		



**NEWER 2 BED CONDO - PRICED RIGHT!!**

Light, bright 2 bed/ 2 bath corner unit in boutique condominium complex built in 2002. Open floor plan - entry, living room w/ gas fireplace, dining area and kitchen w/ breakfast bar, maple cabinets and granite counters. Master bedroom w/ large dual sink bath and walk-in closet. New laminate wood floors, patio, dual paned windows, inside laundry and controlled access combine for a move-in ready alternative to renting. Priced right - lowest \$\$ per square foot in area 19 plus low HOA dues.

J.Giddins/T.D.Clarke 310 666-6365  
SOTHEBY'S SUNSET

**THE MLS .COM** Property Website & Virtual Tour

Available for all your Active, Back-up, and Pending listings.



**21 Silver Lake - Echo Park** *Income*

<b>911 N MADISON AVE</b>	Open	11-2	594A6	<b>NEW</b>
<b>\$785,000</b>				
<b>911 N. MADISON</b>				
Two houses on a single lot that have been magnificently remodeled. All new electric, new windows, real hardwood floors, central heat/air, specially designed custom kitchen cabinets, stainless steel appliances, granite kitchen counter with stainless steel backsplash, all new tiled bathrooms & fixtures throughout. Must be seen to be appreciated. Property shall be delivered vacant. Ideal for owner/user or investor.				
<b>Many Amenities</b>				
MLS#14-810367 Alan Wachman 310-202-9166 MILLER & DESATNIK RE				

**22 Los Feliz** *Single Family*

<b>2580 NOTTINGHAM AVE</b>	Open	11-2	593J2	<b>NEW</b>
<b>\$4,997,000</b>	5+7		3sty-MEDITERRANEAN	
<b>LANDMARK CHARACTER MEDITERRANEAN VILLA W/POOL AND VIEWS</b>				
First time on the market in 67 years, this stunning Italianate Palazzo circa 1927 built for William Peck by W.C.Tanner is filled with a wealth of original building detail, charm, character and strength of position on commanding view-swept grounds, 200 degrees from downtown to the ocean while retaining privacy and scale. Extensive terraced gardens with solar heated pool and spa. Separate artist's studio waiting for customization. Located on one of Los Feliz' finest streets. A rare opportunity!				
<a href="http://www.2580Nottingham.com">www.2580Nottingham.com</a>				
MLS#14-804991 Konstantine and Rick 323-270-1725 SOTHEBY'S LOS FELIZ				

<b>3842 SHANNON RD</b>	Refresh.	11-2	594B1	<b>red</b>
<b>\$1,300,000</b>	+400000	3+2.5	3sty-ARCHITECTURAL	
<b>REDUCED \$100,000!</b>				
Architectural located north of the boulevard in prime Los Feliz, affording city, canyon & mountain views. Dynamic, light & bright, the home features a 2-story gallery entry, loft-like living areas with hi-ceilings, hardwood floors & fireplace. Cook's kitchen. Den/study. Sublime master suite with views, fireplace & 2 spacious walk-in closets. Large master bath with double sinks, soaking tub, and shower. Excellent indoor-outdoor flow with terraces, balconies and a huge rear yard with deck & spa.				
<b>Bff-Ins,Cbl,Dshwshr,Grbg Disp,Hood Fan</b>				
MLS#14-789921 Isaac Fast 323-210-1434 COLDWELL BANKER LF				

<b>3431 AMESBURY RD</b>	Lunch	11-2	594C2	<b>rev</b>
<b>\$1,700,000</b>	4+5		CONTEMPORARY	
<b>LOWER PRICE; MORE PRIVACY</b>				
New price and new privacy for the rear garden make this sparkling house even more desirable! Those who love to entertain in grand, elegant style will feel at home here. Each room is over-scale. The easy flow of the open floor plan will be appreciated by even the largest gatherings. The high quality of the present sellers' improvements lends an air of unpretentious graciousness. YouTube walk-through: search address.				
<a href="http://www.3431amesbury.com">www.3431amesbury.com</a>				
MLS#14-798463 Richard Stanley 213 300-4567 COLDWELL BANKER				

<b>2516 N CATALINA ST</b>	Open	11-2	593J2	<b>rev</b>
<b>\$1,200,000</b>	4+3		COUNTRY ENGLISH	
Diamond-in-the-Rough; 4BDs; 3.5BAs; Beamed L/R w/FPL; For D/R; Observatory & City Lights Vws. Must See!				
<b>Grbg Disp</b>				
MLS#14-809101 John Steiner/JoanYarfitz 310-666-1454 KELLER WILLIAMS BH				

**31 Playa Del Rey** *Single Family*

<b>8123 TUSCANY AVE</b>	Open	11-2	702-B2	<b>NEW</b>
<b>\$8,950</b>	3+3		FRENCH	
<b>OPEN TUESDAY 11-2PM!</b>				
A classic French Regency home overlooking the Pacific, Marina del Rey and the natural habitat Ballona Wetlands. A peaceful paradise on the edge of Los Angeles, this home is a "petite palais" for the discriminating renter. Exquisitely maintained, the regent multi-story romantic get-away is terraced down a soft slope and ample brick patio space to enjoy the sunrise and sunset by candlelight. The rental space is 3,400 sq.ft. Includes Estate Manager at no cost to you to make your life comfortable.				
Bonnie Baker 310-666-3518 COLDWELL BANKER - BW				

**32 Malibu Beach** *Single Family*

<b>20442 PACIFIC COAST HWY</b>	Refresh.	10-2	629H6	<b>rev</b>
<b>\$2,295,000</b>	2+2		CONTEMPORARY	
Oceanfront, 3 decks, 2+2+den, 2 FP, furnished, hot tub, great for vacation rental (sleeps 10-12). LAND IS OWNED--NO LAND LEASE. 3 parking spaces, Garage apartment w/ bedroom/shower/bath. Owner/agent				
<b>Rng/Ovn,Fridg</b>				
MLS#14-776225 Teresa Layne 757-652-8587 MALIBU REALTY, INC.				

**39 Playa Vista** *Condo / Co-op*

<b>12920 RUNWAY RD #241</b>	Lunch	11-2	702D1	<b>NEW</b>
<b>\$699,000</b>	2+2		CONTEMPORARY	
<b>CHIC 2+2+BONUS ROOM CONDO</b>				
Secured, gated bldg w/lushly landscaped center ctyrd entry w/hip seating area & separate BBQ area designed to feel like a high-end, stylish resort. This 2nd fl, single-story, 2bd/2ba plus bonus rm unit boasts chic finishes throughout. The ceramic-tile flrs are made to mimic a french oakwood look & are laid throughout the main lvg areas. W/D units included, anti-slam drawers, walk-in master closet & spacious private patio all make this one of the more desired units.				
<b>Cbl,Dshwshr,Dryer,Rng/Ovn,Fridg,Other</b>				
MLS#14-811971 Simon & Hildebrand 310-818-5788 COLDWELL & PARTNERS				

**42 Downtown L.A.** *Condo / Co-op*

<b>530 S HEWITT ST, UNIT 246</b>	Refresh.	11-2		<b>NEW</b>
<b>\$565,000</b>	1+1		ARCHITECTURAL	
<b>EXPANSIVE LOFT W/ OPEN FLOOR PLAN IN PREMIER BARKER BLOCK</b>				
Expansive loft with open floor plan in the premier arts district development, Barker Block. New hardwood floors, designer tile, stainless steel appliances, and washer/dryer in unit. Built-in shelving, closets and entertainment center make loft living a breeze. Exposed wood ceilings & wall-to wall-windows bring warmth & natural light throughout the unit. Walk to tons of local eateries and shops. Barker Block is private and secure, with 24-hour security & attached gated parking garage.				
<b>Washer, Dryer, Range/Oven, Dishwasher</b>				
Kredel, Hice, Grauman 424.230.7805 THE AGENCY				

**72 Sherman Oaks** *Single Family*

<b>4557 LONGRIDGE AVE</b>	Open	11-2	562D4	<b>NEW</b>
<b>\$1,199,000</b>	4+3.5		2sty-CONTEMP MED	
<b>THE HOME YOUR CLIENTS HAVE BEEN WAITING FOR!</b>				
Fantastic fam home w/designer details, loads of storage & lg wnds thru-out. 1st fl boasts great rm w/ tons of light, 4th bd w/ en-suite bath, powder rm & laundry rm. The XL cook's kitchen complete w/ gran counters, stainless appls & center isl. Fam rm has direct access to lg & PVT rear yd. Upstairs : 3 lg bds & landing/hm off area. MSTR has XL en-suite bath & 2 walk-in closets! Rear yard has covered patio for the outside grill, lg grassy area & hot tub! You will LOVE this home!				
<a href="http://www.4557Longridge.com">www.4557Longridge.com</a>				
MLS#14-812347 Melinda and Scott Tamkin 310-493-4141 JOHN AAROE GROUP				

TUESDAY

WEDNESDAY

SUNDAY

**73 Studio City** *Single Family*

<b>X 11533 DONA DOROTEA DR</b>	Lunch	11-2	592 H1	<b>NEW</b>
<b>\$1,399,000</b>	3+2	1sty-MID-CENTURY		



**FABULOUS MID CENTURY IN THE DONAS**

This classic 3 Bedroom, 2 Bath remodeled mid-century home exudes a light open feeling with recessed lighting, hardwood floors, and glass doors that lead to a resort style yard featuring a gorgeous pool, spa, cabana, grassy area and serene mountain views. The entry hall opens to living room with fireplace, dining area, and gourmet kitchen with granite counter tops and stainless appliances. The master suite includes a large walk-in closet and private bath that opens to pool and spa. Carpenter

Caria, Catalano 323-363-0023  
COLDWELL BANKER-BH N [www.11533donadorotea.com](http://www.11533donadorotea.com)

<b>3355 WRIGHTVIEW PL</b>	Open	11-2	562 J7	<b>NEW</b>
<b>\$1,295,000</b>	3+2.5	1sty-RANCH		




**COSMETIC FIXER IN THE HILLS W/ VIEW AND POOL**

Circa 1957 ranch style home situated on approx 1/2 acre street to street lot with view and pool. Located in Wrightwood Estates, a trendy neighborhood with underground utilities and wide streets between Mulholland Dr and Ventura Blvd. Perfect for first time buyers or an amazing opportunity to flip. Currently 3 BR/2.5 BA + Den at the end of a quiet cul-de-sac. Totally private flat back yard overlooks tree tops to the mountains and city lights. Ready for its makeover!

Lynn Teschner 323-610-8565  
THE AGENCY BH **First time on market in over 40 years**

**74 Toluca Lake** *Single Family*

<b>4314 MARIOTA AVE</b>	Open	11-2	563C4	<b>rev</b>
<b>\$2,599,000</b>	3+3	2sty-SPANISH		



**GATED CONTEMPORARY SPANISH STYLE IN TOLUCA LAKE**

Features a cook's kitchen that includes a large island & Sub Zero/Wolf appliances. Family & dining rooms w/ French doors. Home theater is a WiFi-enabled full HD 5.1 projection system. Upper level features a beautiful master w/huge walk-in closet, FP, spacious master bath, with balcony that looks out to a lush backyard. Backyard includes a pool/spa, an outdoor kitchen w/Turbo gas barbecue. State of the art "Smart" global WiFi-enabled remote media/ lighting system & Sun Power, solar paneling.

Tori Barnao/Gersh 213-359-0328  
THE AGENCY **BBQ, Blt-Ins, Dshwshr, Dryer, Grbg Disp**

**1025 Atwater** *Single Family*

<b>3439 ATWATER AVE</b>	Open	11-2	<b>NEW</b>
<b>\$799,000</b>	3+2.5	1sty-SPANISH	



**ATWATER VILLAGE CHARMER WITH GUEST UNIT**

This beautiful remodeled home in Atwater Village features a huge open floorplan, including a large modern kitchen which opens to the living and dining rooms, 3 bedrooms, and 1.5 Baths (the master bath includes a spa/hot-tub). Lovely hardscaping and landscaping, including front-yard privacy stucco wall, electric driveway gate, pavers and lush greenery. A guest house/studio has been recently remodeled, and includes 2 sets of sliding doors, a full bath and private patio.

Kerry Marsico 213-700-6515  
COLDWELL BANKER

**OPEN HOUSE STATUS LEGEND**

**NEW** - new (Automatic Status)      **rev** - review (Automatic Status)  
**NEW\*** - new not yet listed      **bom** - back on market  
**red** - reduced

(Automatic Status - The MLS®/CLAW will automatically assign the New or the Review status.)

**WEDNESDAY OPEN HOUSES**

**81 Glendale** *Single Family*

<b>X 1550 COLINA DR</b>	Lunch	10-2	564H1	<b>rev</b>
<b>\$1,029,000</b>	4+2.5	2sty-CONTEMPORARY		



**A PRIVATE OASIS**

Atop a private driveway sits this stunning and completely remodeled Verdugo Woodlands gem with 4 bedrooms (master downstairs), 2.5 bathrooms, designer kitchen, crown moldings, a large pool, and hillside views.

MLS#14-811525  
Vahan Saroians 323-497-6655  
COLDWELL BANKER [www.1550Colina.com](http://www.1550Colina.com)

**SUNDAY OPEN HOUSES**

**07 West L.A.** *Condo / Co-op*

<b>2884 SAWTELLE #108</b>	Open	1-4	632C7	<b>rev</b>
<b>\$399,000</b>	1+1			



**GREAT WESTSIDE CONDO**

Recently renovated with new cabinets, nickel/chrome fixtures, stainless steel appliances, travertine tile bathrooms, and bamboo flooring. This spacious condominium has many modern features to welcome new residents into a retro-styled complex. Huge master closet, plenty of natural light, in-unit washer/dryer hook-ups, gated parking, and a courtyard facing patio. The surrounding area offers many attractions and activities to indulge and please its residents.

MLS#14-801117  
Lee Johnson 310-892-2244  
SOTHEBY'S INTERNATIO **Dshwshr, Grbg Disp, Hood Fan, Micro, Rng/Ovn**

**21 Silver Lake - Echo Park** *Income*

<b>911 N MADISON AVE</b>	Open	1-4	594A6	<b>NEW</b>
<b>\$785,000</b>				



**911 N. MADISON AVENUE**

Two houses on a single lot that have been magnificently remodeled. All new electric, new windows, real hardwood floors, central heat/air, specially designed custom kitchen cabinets, stainless steel appliances, granite kitchen counter with stainless steel backsplash, all new tiled bathrooms & fixtures throughout. Must be seen to be appreciated. Property shall be delivered vacant. Ideal for owner/user or investor.

MLS#14-810367  
Alan Wachman 310-202-9166  
MILLER & DESATNIK RE **Many Amenities**

**ATTENTION**

The following changes to The MLS Broker Caravan™ Terms & Conditions are effective January 2012:

- 1) Only ads featuring Active and/or recently Sold properties can be placed in the front full page color and black/white sections.
- 2) Announcement ads (recruiting and company promotions) may be placed in the back full page color section, including the back cover. Statistical or performance metrics may be used in this section, but may only refer to performance within a single brokerage.
- 3) No refunds will be given for any ad that is cancelled, rejected, or not received by the published deadlines. (Deadlines are available online at TheMLS.com™).