

Private Gated Compound

AREA
2

BEVERLY HILLS POST OFFICE



1738 - 1746 FRANKLIN CANYON DR
By Appointment Only

1738 -1746 Franklin Canyon Drive in BHPO. On two lots with two separate parcel numbers. One of a kind property - gated, private compound with 4 structures. Great for end-user or developer. Main house and guest house meticulously restored. Garage plus large 2nd garage with a studio/gym

above with soaring ceilings and french doors. 4th structure is a party pavilion with outdoor kitchen and fireplace by sports court. The house, guest house, gym and pavilion are all included in the square footage.

Offered At **\$3,595,000**

Susan Armenti
310-292-0740

susan@holmbyparkrealty.com
DRE#01002317
www.HolmbyParkRealty.com



Shown by Appointment Only. Buyer to fully investigate all disclosures, property lines, permits and square footage.

AREA
3

SUNSET STRIP –
HOLLYWOOD HILLS WEST

Designer Gated Compound With Privacy

Open Tuesday 1.17.17 From 11:00 AM - 2:00 PM

Come For A Bite



Steven Kay

SoldbySteven@Gmail.com

www.StevenJKay.com

Direct: 310.275.3999

1516 N. Kings Road

Los Angeles

California, 90069

www.1516NorthKingsRoad.com

\$6,999,000

Nelson Shelton Real Estate
355 N. Canon Dr. Beverly Hills, CA
90210



Stunning views and clean contemporary lines. Gated circular motor court with parking for 8 cars. High ceilings, huge rooms with enormous master suite and massive steam shower. Exterior Fleetwood glass pocket doors that slide into walls, maximizing views of expansive green private yard, spa, swimmer's infinity pool and city views. Walking distance to the best restaurants and shopping on the Sunset Strip. Entertainers dream!

Seller and Listing Broker do not guaranty the accuracy of the square footage, bedroom/bathroom count, lot size, or any other information concerning the features of the Property. All information provided was sourced from the seller and from public records. Buyer and Selling broker are advised to verify the accuracy of the information, and to independently determine whether the Property is suitable for Buyer's proposed use.



AREA
3

SUNSET STRIP -
HOLLYWOOD HILLS WEST



202 N. Canon Dr.
Beverly Hills, CA
90210

OPEN
Tuesday
11am-2pm



180-DEGREE VIEW HOME!

3581 MULTIVIEW DR | HOLLYWOOD HILLS

\$5,099,000

9,302 SqFt. | 6 Bed | 6.5 Bath

Hollywood Hills Contemporary! Just REMODELED! A huge motor court welcomes you to over 9,300 sq.ft (per owner) w/ 5 bed/5.5 baths. Plus, an attached guest house w/1 bed/1 bath/kitchen/living room. Dramatically, high ceilings w/ an open floor plan. Enormous living room connects to an informal area & simultaneously to the sizable dining room which ties into the chef's kitchen. Kitchen boasts European finishes, Ceaserstone® countertops and all Miele® appliances, including, built-in fridge, coffee maker, and wine tower! The East Wing of the home has a massive theater room, two bedrooms, plus a junior master suite that opens up to an outdoor patio area & connects to the gym. The vast master suite has endless closet space & dual, luxurious baths. The West Wing of the home has another bedroom & en-suite bath, plus bonus office and/or lounge areas. Beautiful SFV & Universal Studio views from the pool/spa. Celebrity-worthy compound!



ROGER PERRY
REALTOR® | BROKER ASSOCIATE



RPERRY@ROGERPERRY.COM

310-600-1553

WWW.ROGERPERRY.COM



With over 80,000 HERO homeowners across California, your next client may be using HERO. Attend our presentation to understand what you need to know and successfully close the transaction.

Learn how we've established a dedicated team of HERO Property Advisors to assist you with your HERO transaction throughout the entire process.

HERO + Real Estate What you will want to know

R.S.V.P. today and hear:

- Facts about PACE and the HERO Program
- How to transfer future HERO payments and available options
- FHA and VA guidance for PACE
- Industry leading consumer safeguards
- Online resources and documents to assist you through the process

Interested in having us speak at your next event:

Contact Erin McKeon at (949) 940-5877

BEVERLY HILLS/GREATER LOS ANGELES ASSOCIATION OF REALTORS®

BH/GLAAR

E D U C A T I O N

DATE & TIME

Wednesday

January 18, 2017

11:30am - 12:30pm

LOCATION

BH/GLAAR

6330 San Vicente Blvd.

Suite 100

Los Angeles, CA 90048

COST

BH/GLAAR Members

FREE

\$20—Non-Members

REGISTRATION

Register Online at

www.bhglaar.com

PARKING

Parking Validation

NOT INCLUDED

Cancellation/No Show Policy:

All cancellations for courses must be received no less than 24 hours prior to the course start date. Cancellations may be made via email, mail, phone or fax. Upon proper notification of cancellation your account will be credited in the amount of the course. Credits may be applied to future education courses.

6330 SAN VICENTE BOULEVARD | SUITE 100 | LOS ANGELES | CALIFORNIA | 90048
P 310.967.8800 | F 310.967.8808 | WWW.BHGLAAR.COM

RARE SHOREHAM TOWERS CORNER UNIT

SUNSET STRIP –
HOLLYWOOD HILLS WEST



Broker's Open
Tuesday, Jan. 17th, 11-2pm

8787 SHOREHAM DR # 1205, WEST HOLLYWOOD, CA 90069

1 Bed + 1.5 Baths
1574 sqft
Incomparable Views
Full service building

One of the Sunset Strip's most prestigious buildings. Move right into this RARE 1 bedroom and 1 1/2 bathroom luxury home located on the 12th floor. This corner unit just below the penthouse boasts stunning views of downtown Los Angeles and all the way to the ocean. Completely re-done with the greatest attention to detail, design and materials, it is truly a special unit. Sharing only one common wall it includes the finest fittings, exotic woods, and marble. This lavish home has never been lived in full time. The kitchen and bathrooms feature the best appliances and fixtures. Enjoy the amenities of this full service building, including 24hr valet, concierge, pool, spa, sauna, and fitness room. Once you're here, you'll never want to leave.

KENNON EARL
TOM DAVILA
310.432.6492
showings@rarepropertiesinc.com

Offered at \$1,185,000 | www.8787Shoreham1205.com

KW BEVERLY HILLS
KELLERWILLIAMS. REALTY

Agent doesn't guarantee the accuracy of square footage, lot size or other info concerning the condition or features of the property provided by the seller or obtained from public records or other sources. Buyer is advised to independently verify the accuracy of that information through personal inspection with appropriate licensed professionals. CalBRE #01394743, 01725619

AREA

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WESTWOOD – CENTURY CITY

MORITZ PROPERTIES

Open Tuesday 11-2

Sotheby's
INTERNATIONAL REALTY



10540CHARINGCROSS.COM

OFFERED AT \$4,495,000

LITTLE HOLMBY | 10450 CHARING CROSS ROAD
5 bedrooms, 6 bathrooms | Interior: 4,551± sq.ft. | Lot: 14,438± sq.ft.

Stately Colonial-style home, located on one of the most prestigious streets in Little Holmby. First time on the market in almost 50 years, this well-maintained home is well-situated on the lot and sits back nicely from the street with a circular driveway. The home has gorgeous curb appeal on a beautiful tree-lined street.

One enters the home through the formal entry, which leads to both formal living and dining rooms. A separate large breakfast room leads off the kitchen and service porch. Adjacent to the kitchen is an over-sized family room with a fireplace, which opens to the spacious backyard with pool and changing room with a half bath.

Additionally, downstairs is a den with a fireplace and a maid's room with bath. Upstairs there are 4 bedrooms and 3 baths, including a spacious master suite featuring a separate sitting room, a large bathroom, and an oversized walk-in closet. This home has been well-maintained, however it would be perfect for someone looking to modernize for today's lifestyles. This is a rare offering, located within the coveted Warner School District.



STEVEN MORITZ

310.871.3636 | CalBRE#: 01105508
steven@stevenmoritz.com
StevenMoritz.com

BRENTWOOD BROKERAGE | 11911 SAN VICENTE BOULEVARD, SUITE 200, LOS ANGELES, CA 90049 | SOTHEBYSHOMES.COM

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EXQUISITE TOWNHOUSE IN CENTURY CITY!



Open House
Tuesday, January 17th,
11am-2 pm

1937 S. BEVERLY GLEN #20

2 Bed + 2.5 Bath + Loft | Approx. 1700 Sqft | Offered at \$899,000



Exquisitely remodeled and extremely spacious 2 Bedroom + 2.5 Bath + Loft townhome in gated Westwood-Century City complex. This desirable end-unit with almost 1700 sf has been remodeled to the "nines" with extreme attention to detail and high-end finishes not normally found in condos. Feels much more like a single family home with soaring ceilings, gorgeous hardwood floors, custom built and hand-crafted staircase, custom designed doors, vanities and closets, beautiful wood shutters, silk curtains, impressive tile work, thick moldings and trim, stainless steel appliances, grand fireplace and wet-bar. Other amenities include upstairs bedrooms, huge master suite, voluminous loft/possible 3rd bedroom, built-out attic space, separate laundry room, two balconies, private outdoor patio, direct access, side-by-side parking and tons of storage. Ideally located in middle of complex away from Beverly Glen noise. Complex is very well maintained with gorgeous grounds, community spa and EQ insurance. Perfectly situated within walking distance to the new Westfield Mall and Rancho Park and located in the acclaimed Westwood Charter School District! A unique offering and incredible value for the area!!

www.1937BeverlyGlen20.com



MICHAEL CARTER

LIVE EXCEPTIONALLY

310.508.4528

MC@MICHAELCARTERRE.COM | MICHAELCARTERRE.COM

KW BEVERLY HILLS
KELLER WILLIAMS REALTY

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AREA

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BRENTWOOD



LISA MANSFIELD PRESENTS

11421 Chenault Street - Brentwood Glen

Open Tuesday 11 - 2



2 BEDS | 2 BATHS | DEN/3RD BEDROOM | CUL-DE-SAC STREET

www.ChenaultSt.com | Offered for \$1,549,000

This bright, charming Traditional home located on a cul-de-sac has tons of potential. Beautiful hardwood floors, tons of natural light, a spacious front yard and covered patio make this a fantastic opportunity for a wonderful, custom home. The formal living room has a large window and fireplace and the formal dining room has a picturesque bay window. An incredible master suite with a large bathroom, plenty of closet space and French doors that open to the private backyard. The spacious hall bedroom has French doors that open to the yard and a large hall bathroom. The walk through den/3rd bedroom leads down a hall to the master suite.



LISA MANSFIELD

Realtor®, NRT's Top 1,000 Sales Associates

310.481.4313 | lisa.mansfield@sothebyshomes.com

www.lisamansfield.com | CalBRE#: 01105508

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LISA MANSFIELD PRESENTS

201 N Bundy Drive - Brentwood

Open Tuesday 11 - 2



5 BEDS | 6 BATHS | NEWER CONSTRUCTION

www.BundyDr.com | Offered for \$17,995/Month

Newer construction by Ken Ungar in prime Brentwood, a stunning traditional lease with an ideal floorplan. The formal living room has a fireplace and a bay window. The formal dining room features custom-detailed wood-paneled ceiling. The spectacular gourmet chef's kitchen with huge Carrara marble center island includes a sitting area, top-of-the-line stainless steel appliances, a walk-in pantry, and a breakfast area that looks out to the yard. The kitchen opens up to an inviting family room with a fireplace and 2 sets of French doors leading to the back yard.



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 310.481.4313 | lisa.mansfield@sothebyshomes.com
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AREA
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WEST HOLLYWOOD VICINITY



WEST HOLLYWOOD VICINITY | \$3,575,000
9031 DORRINGTON AVE, Open Tuesday 11:00 to 2:00pm

What it is: Stunning two bedroom home in fashion & romance of the 1920's on a fifth of an acre. This jewel overlooks a saltwater pool & cabana, ALL surrounded by hedges/ trees offering complete privacy. Secret gardens, fountains, & Fireplaces inspire conversation & contemplation, next to culture, cafes & boutiques of WeHo. What it is not: A Big Box on a tiny lot w/ a collection of rooms with no meaning. It's not temporary, but rare & valuable to the most discerning buyer. www.9031Dorrington.com



James Hancock
310-777-6351
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www.JamesHancock.com
CalBRE#00946077

www.9031Dorrington.com



AREA
10

WEST HOLLYWOOD VICINITY

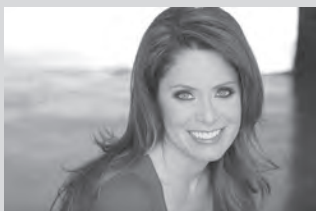
Amazing Newly Remodded Spanish Revival West Hollywood Triplex BY APPOINTMENT ONLY



918 N Genesee Ave , West Hollywood

Fabulous new remodel of 2-story Spanish Revival triplex 3 units (2+2) . **6 bedrooms and 6 baths with approximately 2,818 sq ft property and 6,229 sq ft lot.** Original character and details with new kitchen, baths and all new systems. The 2 bedroom units have a wonderful step down grand living rooms with authentic wrought iron hand ratings, wonderful fireplaces and beamed ceilings and upper unit living room with vaulted beam ceilings. Fabulous oversized picture windows, formal dining and breakfast rooms and service porch with backyard area. Hardwood floors throughout. One unit over the garage. 3 car garage and parking for 6 additional cars.

Offered at \$2,845,000



Ginger Glass
 Broker • Agent • Attorney
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AREA
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SANTA MONICA

Open Tuesday
January 17th from 11am-2pm



295 AMALFI DRIVE, SANTA MONICA CANYON

MID-CENTURY RANCH OCEAN AND CANYON VIEWS



Walk to the Beach - Apprx. 2000 s/f, 3 bdrm + 3 Baths, Vaulted Ceiling, Fireplace in L/R & Dining area, Hardwood & Carpet Floors. Scenic Views from Large Terrace, Living Rm & Master Bdrm. Colorful 1950's baths. Garden level entry to 3rd Bdrm w/ Fireplace, Bath + Laundry, Flat terrace backyard is surrounded w/ Trees + 2 car attached garage. Terrific Location - Close to Canyon Elementary!

Ready for your New Year's Imagination!!

Offered at \$1,995,000

Jack Brown
310.429.3781
JackBrown@RodeoRE.com
CalBRE#01079890

JACK BROWN
ESTATE PROPERTIES



CHARMING-PRIME SANTA MONICA

AREA
14

SANTA MONICA



1307 STANFORD ST
OPEN TUESDAY 1/17 11AM - 2PM

3BD/2BA - Extensively remodeled - Bright & open w/crisp white vaulted ceilings/rich hdwds/architectural lighting - Liv Rm w/fpl - Spacious kitchen/dining area complete w/butcher block counters/s/s appls/pantry - Spectacular sun rm has custom herringbone brick floors surrounded by french doors w/view of the garden offering many

possibilities: dining/den/office or studio-Separate Master Suite - Vintage inspired baths - Laundry Inside - Private fenced yd provides a "grand" outdoor space. SMR2 lot!

Offered At **\$1,575,000**



BERKSHIRE HATHAWAY
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California Properties

Bill Coveny
310-994-2344

9696 Wilshire Blvd - Beverly Hills
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AREA
14

SANTA MONICA

One-Of-A-Kind Investment Opportunity!

1116 24th Street, Santa Monica, CA 90403



Open Tuesday 11-2PM

Rare and unique investment opportunity in Santa Monica. This one of a kind four unit building, is located north of Wilshire in the Franklin School District. Each unit is a three level condo style townhome, almost 2,000 square feet and offers 3 bedrooms, all with good closet space, 2.5 bathrooms, living room with fireplace and 16 foot dramatic ceilings, a spacious kitchen with breakfast area, formal dining room with adjoining wet bar, two car garage with direct access, and a large loft with private deck offering views of the city and ocean. Additional features include, central air and heat, side by side laundry in each unit, multiple decks and abundance of natural light. This building was built in 1989, is not subject to rent control and two units will be delivered vacant.

Offered at \$4,695,000



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Steve Sawail
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310-261-3777 Cell
BRE# 00607215

RARE
PROPERTIES

RARE BEVERLY-GROVE MODERN



Broker's Open
Tuesday Jan. 17th 11-2p

6360 MARYLAND DR., LOS ANGELES CA 90048

- 4 Beds + 4.5 Baths
- Upstairs Den
- Open Floor Plan
- Pool & Spa

Exceptional newer modern home with 4 bedrooms and 4.5 bathrooms on gorgeous tree-lined street in highly desirable Beverly-Grove area. This exquisite home is flooded with light throughout and features wide plank hardwood floors, soaring ceilings and a glass enclosed wine room. The expansive formal

living room and dining room combination has a fireplace, a wet bar and side terrace. From there you walk into the family room with fireplace that is open to the kitchen. There are Nano bi-folding doors that span across the entire back of the home from family room to kitchen providing the perfect indoor-outdoor space for entertaining. Once outside you are lead to a lush private resort-like backyard outfitted with sparkling pool, spa, lounge area, fire pit and outdoor kitchen. The chef's kitchen inside features Miele appliances, dual ovens, built in coffee maker and large island. With one ensuite bedroom and guest bath downstairs, the second story features 2 additional guest bedrooms with patios, each with their own bathroom, a large den or kids play area and master suite. All upstairs bedroom patios and terraces feature Nano Bi-folding doors as well giving them an indoor-outdoor feeling. The master suite has double doors that lead to a large open room, private terrace, fireplace, huge walk-in closet, spa-like bath with separate shower and massive soaking tub. This RARE high-tech smart home is minutes to city's best dining and entertainment.

KENNON EARL
TOM DAVILA

310.432.6492
showings@rarepropertiesinc.com

KW BEVERLY HILLS
KELLERWILLIAMS. REALTY

Listed at \$3,099,000 | www.6360Maryland.com

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AREA
19**Offered at \$1,275,000 to \$1,180,000****OPEN TUESDAY**
January 17th
11:00 am to 2:00pm

BEVERLY CENTER – MIRACLE MILE

**1225 HAUSER BLVD WILSHIRE VISTA, CA 90019****3 Bedrooms - 1.75 baths - 2174sqft - 6041sqft lot**

Stunning English Tudor style home, conveniently located in the discreet tree-lined Wilshire Vista neighborhood. Built in 1925, this elegant, comfortable, newly upgraded beauty with new plumbing and electric retains its historic charm with high ceilings, arched portals, and bay windows in the living and dining rooms. Enhanced by recessed lighting, engineered hardwood flooring, double paned windows throughout, and a Calcutta slab fireplace anchoring the living room. Open concept kitchen maintains the classic feel of the house with vintage-inspired cabinets, undermount double sink, quartz countertops, pattern subway tile back splash, and all new stainless steel appliances including counter-depth refrigerator, 30" gas range, 36" hood, new dishwasher, and a separate laundry room with hook-ups. Fully wired for cable, internet and landline phones, plus security cameras.



Jose A. Schnaider
BRE# 01975968

CALL TODAY!
818-723-4109

jose@summitve.com

INTERIOR VIEW



BACKYARD POOL DESIGN 3D RENDERING ONLY



**5682 Holly Oak Drive
Los Feliz, CA 90068
Now \$2,450,000**

BROKERS OPEN
January 17th from 11-2pm
Lunch will be served

OPEN HOUSE
January 22nd from 1-4pm

**WOW! ALMOST A QUARTER MILLION DOLLAR
PRICE REDUCTION!!!**

With a highly published celebrity past, this Contemporary Mediterranean sits nestled within a small majestic canyon view in one of the most exclusive neighborhoods in Los Angeles, The Los Feliz Oaks. Laze in the cathedral ceiling, two-story living room with exposed wood-beams, spacious work loft, or outdoor patio's overlooking the serene backyard. Dining room opens to a lush front patio and grill, perfect for entertaining. Custom gourmet kitchen with professional range. Large master suite with fireplace, steam shower, and spacious cedar wood walk-in closet. Two additional bedroom suites, each with their own personal bathroom. French doors throughout the home connect you to the back yard and terraces. Private back yard with mature trees and flat grassy area, room for pool install, creates a tranquil and quiet environment. Two car direct entry garage, security system with cameras, and energy saving solar panels makes this home a MUST see!



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BRYAN MIYAMOTO
REAL ESTATE PROFESSIONAL

kw LOS FELIZ
KELLERWILLIAMS. REALTY

1660 HILLHURST AVE
LOS ANGELES, CA 90027
CAL BRE#01430290

AREA
93

STUNNING EAGLE ROCK MID CENTURY TRADITIONAL WITH SWEEPING CITY VIEWS



2912 Rodin Place • OFFERED AT \$899,000

WWW.EAGLEROCKVIEW.COM

4 Bedrooms • 2 Bathrooms • 1,942 Sq. Ft.

Entering through the double doors you will find a spacious, warm & inviting home that features an exceptional open floor plan. The chic 1960s stone covered fireplace & solid oak hardwood floors compliment the walls of glass that bring inside the views and large flat yard. The updated kitchen features newer appliances and Caesarstone countertops. Savor the view of DTLA from the kitchen as you chat with your guests flowing through the living and dining rooms. This home features two master bedrooms. One with en-suite bath & the other a large fireplace and study with views of the hills & backyard. The designer done landscaping was recently completed and creates a perfect outdoor paradise to entertain, chill or play while your children are busy studying in the top rated schools.

OPEN HOUSE, THURSDAY, JANUARY 19th 11am-2pm

small bites + bubbly water served

CARRABBA + GROUP
HOMES. INVESTMENT PROPERTIES. REAL ESTATE.

KW BEVERLY HILLS
KELLERWILLIAMS, REALTY

Monique + Joe Carrabba
Realtor + Broker + Attorney
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contact@CarrabbaGroup.com
www.CarrabbaGroup.com
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EAGLE ROCK