



Paula R. Green
310-613-1236
paula@prgassociates.com

Distinctive Properties

139 S. GLENROY AVE.
Los Angeles, California 90049



\$2,875,000
5 Beds, 6 Baths

MLS # 16-971991

* NEW EXCLUSIVE LISTING.

* LEGENDARY LAKER
KAREEM ABDUL JABBAR'S
FORMER WESTWOOD HILLS
HOME.

* EXQUISITE PERIOD
DETAILS & HIGH-END
FINISHES.

* MOST DESIRABLE STREET
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AREA
1
BEVERLY HILLS

PARTNERS *trust*



Lovely Single Story Remodeled Spanish

\$2,895,000
OPEN TUESDAY
FEBRUARY 16TH 11-2

3^{BD}
3.5^{BA}

312 EL CAMINO DRIVE | BEVERLY HILLS
WWW.312ELCAMINO.COM

- 3 bedrooms, 2.5 bathrooms and guest house with bed/bath
- Remodeled chef's kitchen with breakfast nook
- Plunge Pool with waterfall and outdoor Fireplace and BBQ
- Prime Southwest Beverly Hills location!!

NANCY ROSS

Associate Partner
310.500.3983 | nancy@rossandbarton.com

ROSS  BARTON

www.rossandbarton.com

LAURA BARTON

Associate Partner
310.500.3985 | laura@rossandbarton.com



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AREA

1

BEVERLY HILLS



OPEN TUESDAY 11-2

506 N BEDFORD DR, BEVERLY HILLS FLATS

REDUCED \$5,500,000

WONDERFUL COUNTRY ENGLISH HOME



JEFF HYLAND
310.278.3311

STEVE LEVINE
310.702.4509

HH HILTON & HYLAND

AREA
2

BEVERLY HILLS POST OFFICE



LEASE ON LEANDER PLACE

9128 LEANDER PL, BEVERLY HILLS OPEN TUESDAY, FEB 16TH 11-2

Great long term BHPO lease with city, canyon and ocean views. Updated light and bright. Two sided fireplace in adjoining living and dining rooms, gleaming hardwood floors, tall French doors and windows facing sun drenched swimmers' solar heated pool and lounging area. Large gourmet kitchen features granite counters, stainless steel Viking range, 2 SubZeros, warming oven, island with 3rd sink. Private master includes walk in closet, built in drawers, master bath with dual sinks and large shower. Three more ensuite bedrooms plus bonus room. Security system, gated front courtyard with additional parking, at the end of a cul de sac. Available now.

Offered at \$13,900/mo | www.9128Leander.com



Rochelle Maize

rochelle@rochellemaize.com

www.RochelleMaize.com

office: 310.888.3367

cell: 310.968.8828

bre #: 01365331



RM ROCHELLE MAIZE
LUXURY ESTATES



Great Fixer or Tear Down on Canyon View Lot! SHOWN BY APPOINTMENT



1672 Clear View Drive, BHPO

Great fixer or tear down on large sweeping canyon view lot in fabulous location just 1 mile from the Beverly Hills Hotel (future two story home will add city views). **Four bedrooms, three bathrooms. Approx. 2,568 sq.ft. on 16,330 sq.ft. lot.** Perched above the street and perfectly set back in a private, serene area with wide streets and endless parking for entertaining. Warner Avenue Elementary.

Offered at \$2,495,000



Ginger Glass

Broker • Agent • Attorney

CalBRE #01478465

310.927.9307

ginger@gingerglass.com



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AREA
4

Inspirational Canyon Escape

BEL AIR – HOLMBY HILLS



10307 VIRETTA LN

Tuesday 02/16/2016 ~ 11:00am - 2:00pm

Uniquely detailed and recently remodeled home bathed in natural light at the end of a Lane St. in Beverly Glen. Surround yourself in this tree fueled oxygen tank of green. Every window looks out at beautiful and mature landscaping. The home features 3 beds and 3 baths with the Master Suite encompassing

the entire top floor. Master bathroom and second bathroom have been completely remodeled. Grounds feature a Balinese tea deck and multiple outdoor seating areas. Kitchen features Viking® appliances.

Offered At **\$1,395,000**



Steven Foonberg
310-474-1013

1615 N Beverly Glen Blvd
Bel Air, California 90077
www.StevenFoonberg.com





969 HILGARD AVENUE, #203, WESTWOOD

Put your imprint on this diamond in the rough! Located in The Park Westwood Tower, one of Westwood Village's most desirable buildings, this 1 bedroom 1 bathroom is close to a variety of services and landmarks like UCLA, The W Hotel, and Westwood Village. A rare find in a coveted locale, with amenities befitting something far more expensive such as valet parking, a 24/7 doorman, pool and spa, this unit is priced to sell.

OFFERED AT: \$519,000 | 969HilgardAve203.com

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Tickets:

Early Bird Realtor: \$99*

Early Bird MLO: \$109*

*Parking, lunch,
and beverages included!

For tickets and more information, go to...

summit.themls.com

Or Call The MLS™ Help Desk: (310) 358-1833



**Fabulous and Private 2009 Built Mediterranean
OPEN TUES. 2/16 11-2PM**



2833 Wigtown Road, Cheviot Hills

Fabulous 2009 built Mediterranean. Private and beautifully set back from the street in prime "old" Cheviot Hills with great curb appeal. **Five bedrooms, five and a half bathrooms.** First floor features formal living room, dining room, family room open to kitchen with separate office or playroom with doors inside and out to the yard. **Approx. 5,684 sq.ft. on 7,962 sq.ft. lot.** Wonderful large kitchen with eating area with Viking stove, Thermador professional double ovens, 2 Bosch dishwashers and more. 2nd floor with beautiful master with fireplace and her walk-in closets, two person marble bath with jets and separate sitting area/office. Lower level with large media room space, gym, guest or nanny suite with separate entry and laundry. Fabulous Maple floors, all custom Hunter Douglas window treatments, security/camera system, Lutron Lighting and endless custom details and improvements since purchased.

Offered at \$3,895,000

www.2833wigtown.com



Ginger Glass

Broker • Agent • Attorney

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AREA
10

WEST HOLLYWOOD VICINITY

STUNNING 3+2 SPANISH CONTEMPORARY WITH OFFICE



OPEN TUESDAY, FEBRUARY 16TH FROM 11-2PM



465 Westmount Dr, West Hollywood

Offered at \$2,249,000

This Stunning Spanish Contemporary redesign is completely modernized yet retains its original authentic character details throughout, the indoor-outdoor flow of this semi-open plan is reflective of the thought that went into its design. A perfect entertainer's floor plan, featuring a beautifully designed cook's kitchen with granite counters, a wonderful master with spa-like bath and walk-in, skylit interiors, darkwood floors, exposed beamed and coved ceilings with new French doors and windows and a gorgeous blend of designer materials throughout enhance this majestic beauty. This 3 bedroom, 1.75 bath home sits on an large 5950+- square foot lot on one of the best streets in West Hollywood West. It is beautifully appointed with the highest quality of design sophistication that today's buyer would expected. All the systems have been recently updated. There is an additional office off the dining room, a small basement, a 2-car garage with direct access to the rear yard, a spa, and offers a courtyard entry with a large fountain and sitting area.

**BRIAN MAZURKIEWICZ**

Realtor®

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Westside-Lifestyle.com

JOHN AAROE GROUPText **Brian42** to 85377Visit **465westmount.com**

Sotheby's

INTERNATIONAL REALTY

2BR + 2.5BA MODERN WEST HOLLYWOOD CONDO SPACIOUS 1700 SQ FT APPROX.



WEST HOLLYWOOD | 8121 NORTON AVENUE #102 | OFFERED AT \$1,150,000

2BR & 2.5BA | INTERIOR APPROX. 1690 SQ FT

Located in West Hollywood's most coveted buildings, The Norton Villas. A modern luxury 2BR + 2.5BA architectural style condo. A spacious 1st floor corner unit with an extra-large open floor plan, 9' high ceilings and patio terrace. High-end designer amenities include Sub-Zero & Bosch appliances, bamboo floors and sleek Italian-Modern kitchens & baths. Fabulous Master Suite with walk-in closet. Located in West Hollywood's trendiest and most "walkable" neighborhood, near all the best shopping, clubs and restaurants



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www.LAClassicEstates.com

BEVERLY HILLS BROKERAGE
9665 Wilshire Blvd., Suite 400
Beverly Hills, CA 90212
sothebyshomes.com/losangeles

AREA
11

Rooftop Happy Hour Sat, 2/20

VENICE



18 N VENICE #C
February 20, 2016

Just Listed. Rare OCEAN VIEW opportunity. Steps from Venice Beach and local hot spots, this unique live/work space in a high foot traffic area is an opportunity you do not want to pass up. Unit C is a corner top floor 2 bedroom 1.75 bath condo. Purchase price includes separate 360 sf commercial store front w/96 sf storage room down hall. The unit comes w/sole access to a

2400 sf roof top deck w/amazing ocean & mountain views, with plans for a green roof.

Offered At **\$1,899,000**

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1051 Harrison Ave
www.thenewhousegroup.com

Sold as is. Buyer to check square footage, permits and due diligence.
The Newhouse Group, Inc. is not a law firm; it does not, and will not, act as your attorney. For assistance with legal matters, consult independent legal counsel.

fiora aston

PACIFIC PALISADES

open tuesday 11am - 2pm



17368 W. Sunset
Blvd #401
Pacific Palisades



2 bedroom | 2 bathroom Totally remodeled in the Edgewater Towers. Newer kitchen with top of the line appliances, engineered wood flooring with state of the art sound dampening material, completely remodeled and upgraded bathrooms with quartz and onyx flooring, and commercial grade dual pane windows. The unit features serene canyon and mountain views.

Listed at: \$929,000



fiora aston | 310.480.3585
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Open Tuesday 11am - 2pm & Twilight 5:30pm - 7:30pm



Spectacular Single Story Architectural

742 N Orange Drive, Los Angeles, CA 90038

Single story architectural located on a beautiful Sycamore lined street, conveniently situated adjacent to Hancock Park and Hollywood. Built in 2010, this home epitomizes the Californian lifestyle with walls of glass, open floor plan and true indoor/outdoor design. Clearstory windows create a halo of light and a backdrop of the sky and trees to many views from the interior. The incredible kitchen is the heart of this home centered between two seating areas, both of which open directly out to the pool via disappearing sliding glass doors. The master suite at the rear of the property is spacious and also has direct access to the pool deck. Two additional bedrooms are located at the front for great separation. The finishes are all neutral, accented with rich oak custom cabinetry, neutral stone and tile making this the perfect home for an art lover to display their collection.



List Price \$2,250,000
www.742orange.com

ROBERT GRANDINETTI
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310-497-6365
Robert@RobertGrandinetti.com

AREA
21

ECHO PARK BUNGALOW

SILVER LAKE – ECHO PARK



1428 LAVETA TER
February 16th 11am - 2pm

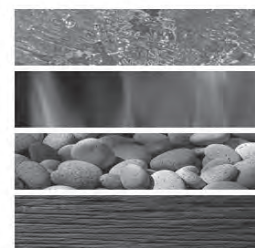
Nicely updated 3 bed 2 bath home with original character and detail. Open floor plan, great flow for entertaining. Bright living room. Large bedrooms & closets. Wide rear patio off of the kitchen allows for dining, fruit trees. Striking views of Downtown LA. The patio extends to a lower terraced garden. Drought

tolerant landscaping. Interior stairs lead down to the basement. Long driveway. Tree lined street. In close proximity to Echo Park's and Silverlake's top restaurants and shops.

Offered At **\$850,000**

jamie sher
 323.304.2455

2841 Buzz Court
 Los Angeles, CA
www.sherhomes.com



Hidden Woods Redesign

AREA
72

SHERMAN OAKS



4938 MORSE AVE

Friday, Feb 19: 11-2, Sunday, Feb 21: 1-4

This reimagined craftsman-style home in the Hidden Woods has been lovingly upgraded while maintaining many of its unique characteristics. The foyer opens to an enlarged farmhouse-style kitchen/dining area. Beyond lies an inviting living room that retains its

charm with a stone fireplace and vaulted ceiling. An upstairs master features an en-suite bathroom, dressing room, walk-in closet, and sunlit study. The backyard is beautifully landscaped with a built-in BBQ, cedar hot tub, and deck.

Offered At **\$1,695,000**



Susan K. Sanford
323-646-2422

9696 Wilshire Blvd.
Beverly Hills, CA 90212
www.4938morse.com



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