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The Source Of Real Time Real Estate™

# BROKER CARAVAN™

INTERNATIONAL

TUESDAY, APRIL 12, 2016

THE ONLY REALTOR®-OWNED ONLINE & PRINT OPEN HOUSE GUIDE

 **Douglas Elliman** EST. 1911  
REAL ESTATE



**1288 Angelo Drive**

\$16,995,000 | 3 BEDROOM | 6 BATHROOM

JIM CRANE

310.855.4595

CONNIE BLANKENSHIP

310.994.6451

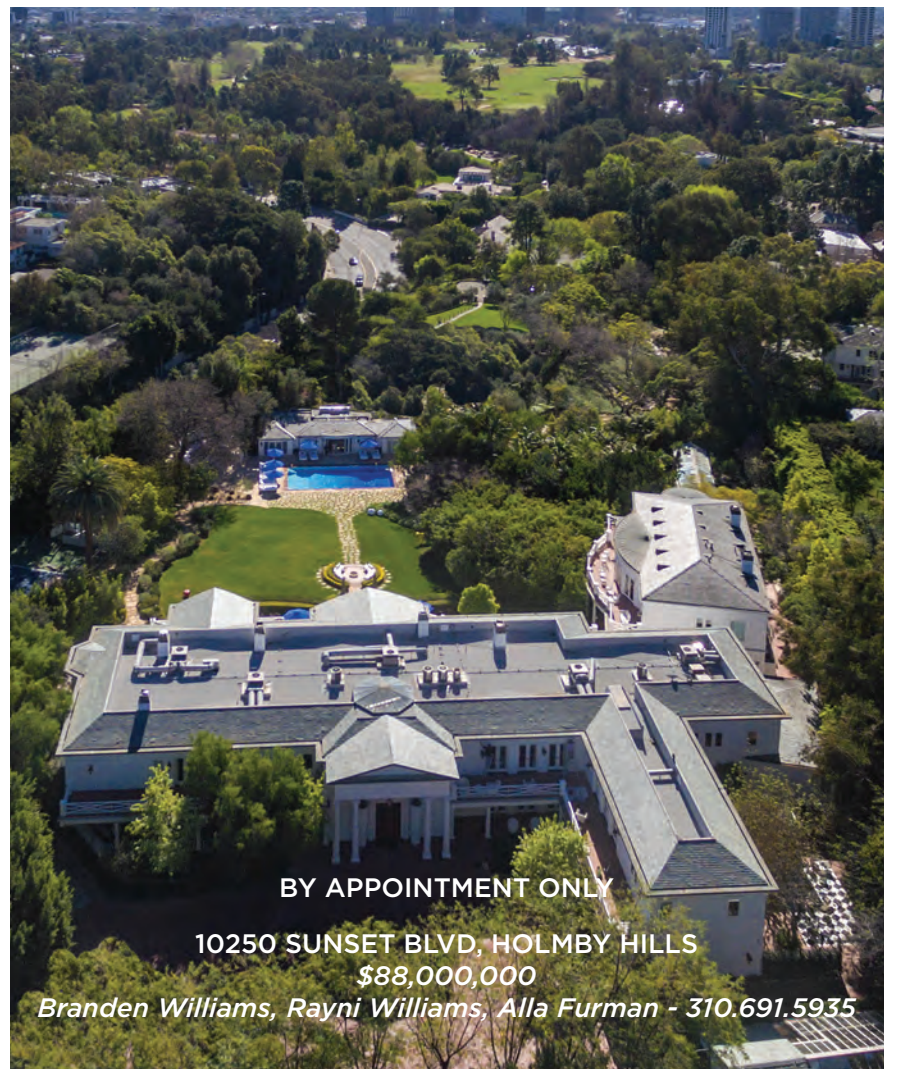
MICHELLE OLIVER

310.500.6111

[ELLIMAN.COM/CALIFORNIA](http://ELLIMAN.COM/CALIFORNIA)

 LOS ANGELES | ASPEN | NEW YORK CITY | THE HAMPTONS | GREENWICH | MIAMI | SOUTH BEACH

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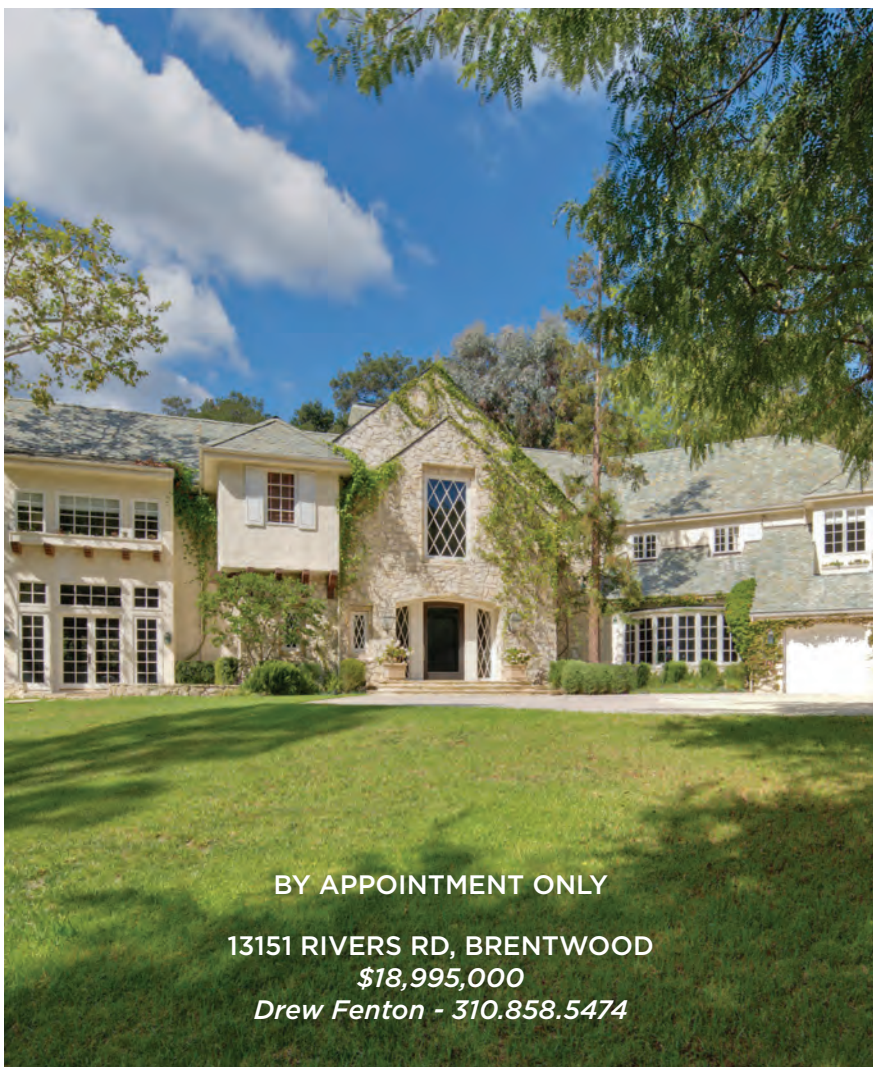


BY APPOINTMENT ONLY

10250 SUNSET BLVD, HOLMBY HILLS

\$88,000,000

Branden Williams, Rayni Williams, Alla Furman - 310.691.5935



BY APPOINTMENT ONLY

13151 RIVERS RD, BRENTWOOD

\$18,995,000

Drew Fenton - 310.858.5474

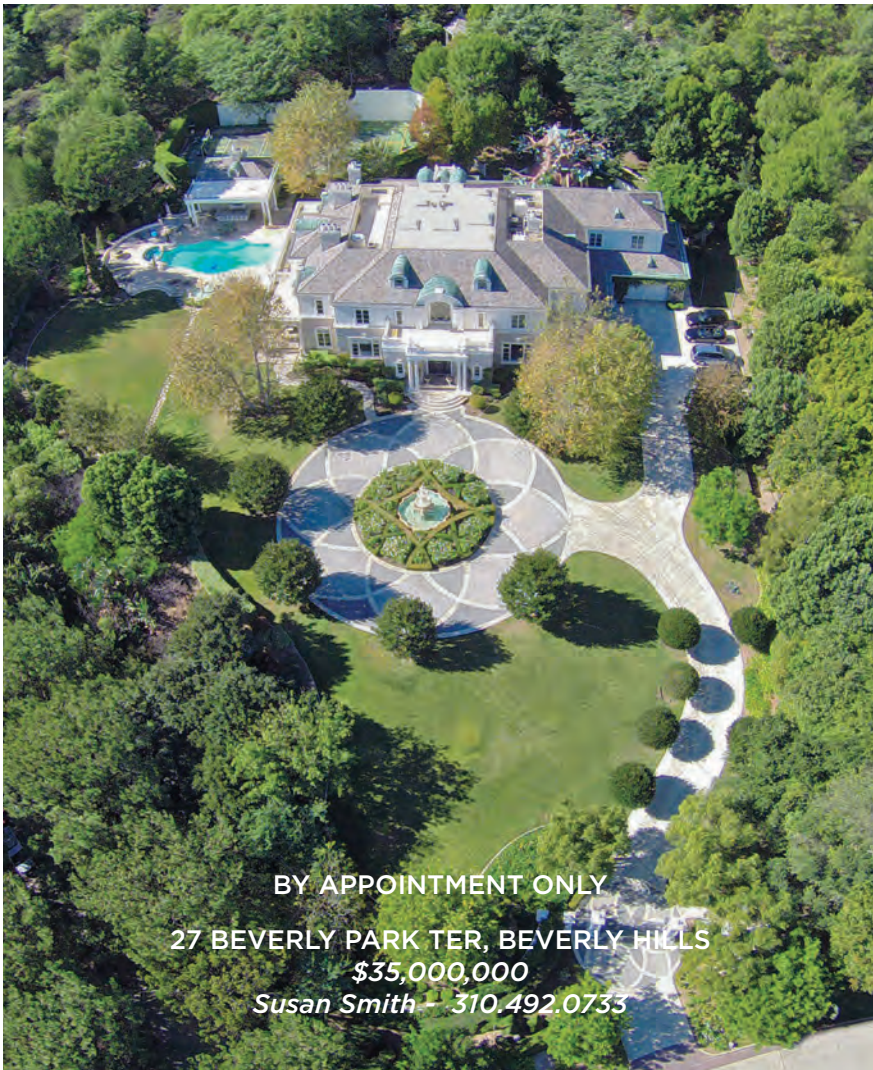


OPEN TUESDAY 11-2

12753 MULHOLLAND DR, BEVERLY HILLS PO

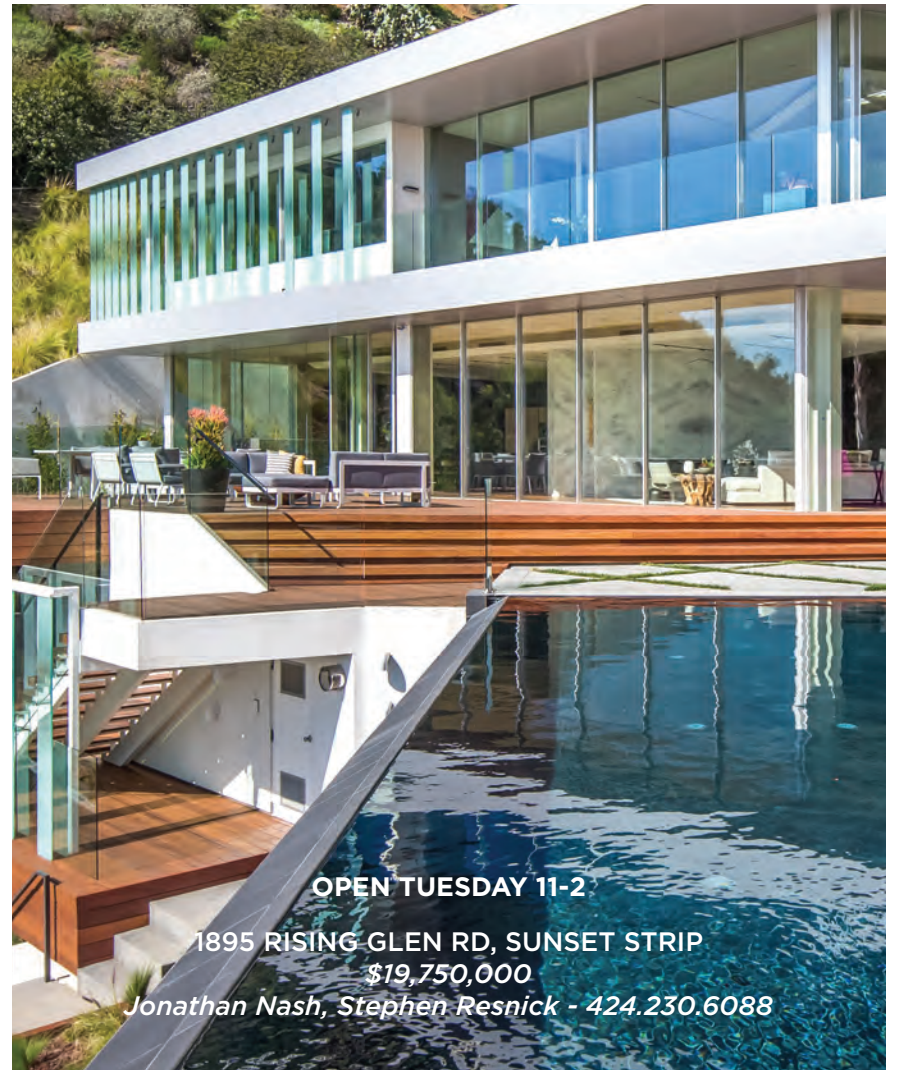
\$12,800,000

Linda May - 310.492.0735



BY APPOINTMENT ONLY

27 BEVERLY PARK TER, BEVERLY HILLS  
\$35,000,000  
Susan Smith - 310.492.0733



OPEN TUESDAY 11-2

1895 RISING GLEN RD, SUNSET STRIP  
\$19,750,000  
Jonathan Nash, Stephen Resnick - 424.230.6088



OPEN TUESDAY 11-2 & TWILIGHT 5-7

9233 SWALLOW DR, BEVERLY HILLS  
NEW PRICE \$16,495,000  
David Yocum - 310.560.6164

HILTON & HYLAND  
CHRISTIE'S  
INTERNATIONAL REAL ESTATE

HILTONHYLAND.COM

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

# Robert Finkelhor, ARCHITECT

BACK ON THE MARKET!



## 8440 Harold Way – Los Angeles

### G.W. Price Residence, 1926 / Historic Spanish Revival View Estate above the Sunset Strip

With panoramic City views from Griffith Observatory to downtown, to the ocean, this estate combines period architectural details with modern day amenities and infrastructure. It features a two-story turret entry, period wrought-iron work, dramatic light-fixtures and stained glass. The spacious step down living room has high ceilings, an original tile fireplace, arched windows, and french doors. The master, with a step down sitting room/office, includes a marble master bath with steam shower and spa tub. There are 3 additional bedrooms and baths, including a guest suite w/bath, a pool room with bath and kitchen, a gym, an art and music room, and a zen-meditation garden. Enjoy entertaining from the upper and lower terraces, from the salt water pool and spa, as well as from the sprawling aromatic terraced gardens.

[8440haroldway.com](http://8440haroldway.com)

\$5,950,000 / Henry Blackham 626-825-2919

CROSBY DOE  
ASSOCIATES

# *Harwell Hamilton Harris,* F.A.I.A.



**3763 Fredonia Drive – Los Angeles, CA 90068**  
**The Mary and Lee Blair Residence, 1939**

It is so common for real estate practitioners to utilize superlatives in advertising property with words like stunning, amazing and masterpiece that they have become virtually meaningless within the context of real property promotion. For this reason I have carefully avoided their use. Here, the exception proves the rule. With clear conscience I claim the Blair Residence to be a genuine Masterpiece of Southern California's built environment. Following a meticulous multi-year restoration the property reflects a timeless brilliance in terms of siting, use of materials, use of space, suitability to purpose, and fully resolved architectural integrity. The magic of the artists' residence and studio is alive and well, ready to enliven and enhance the life of the next special owner(s) whose needs are compatible with this unique offering. Located in the Hollywood Hills just West of the Cahuenga Pass, the residence is sited for privacy and views of the San Fernando Valley on a carefully landscaped hillside slope, and includes open plan living areas, bedroom, bath, artist's studio and original poured concrete 2 car garage.

[architectureforsale.com](http://architectureforsale.com)  
\$1,545,000 / Crosby Doe 310-428-6755

**310.275.2222**  
[architectureforsale.com](http://architectureforsale.com)<sup>™</sup>



Architectural View Home \$4,898,000  
1099 Vista Grande Drive, Pacific Palisades  
Fatima Harmi | 310.855.4584  
Kate Blackwood | 323.791.9442  
Frank Langen | 310.963.3891



Georgescu & Krueger Mid-Century Modern \$5,395,000  
11808 Kearsarge Street, Brentwood  
Mike Deasy | 310.275.1000  
Sara Clephane | 310.909.4648



Portuguese Bend Estate \$2,399,000  
15 Sweetbay Road, Rancho Palos Verdes  
Geoff Clark | 323.459.3845



Modern View Home :: Sean Briski, Architect \$1,550,000  
2358 Silver Ridge Avenue, Silver Lake  
Brian Linder, AIA | 310.592.5417  
Scott King | 323.828.2049

OPEN TUES 11-2PM



Courtyard Architectural \$2,895,000  
373 Mesa Road, Santa Monica Canyon  
Frank Langen | 310.963.3891



1950's A-Frame Architectural \$2,895,000 or \$10,500/mo  
348 Sycamore Road, Santa Monica  
Frank Langen | 310.963.3891

310.275.1000  
626.683.0777  
deasypenner.com

deasy/penner&partners  
Home as art.®





Cigolle X Coleman Architects \$15,500,000  
17455 Tramonto Drive, Pacific Palisades  
Mike Deasy | 310.275.1000  
Sara Clephane | 310.909.4648



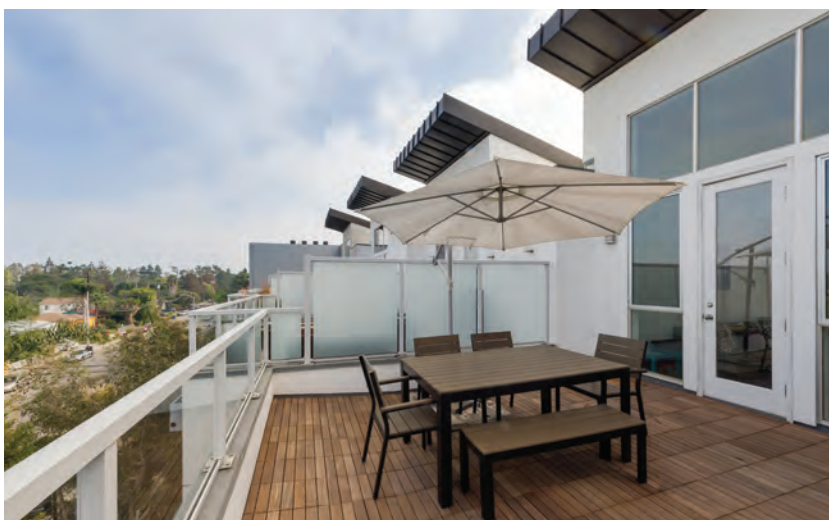
Beachfront Parcel with Plans by Meis Architects \$4,450,000  
27200 Escondido Beach Road, Malibu  
Brian Linder, AIA | 310.592.5417  
William Baker | 310.867.0847



Hollywood Grove Foothills Craftsman \$1,295,000  
1967 N Van Ness Avenue, Hollywood  
Stephen Parisi | 310.488.7653



Eichler Home / Claude Oakland, AIA \$840,000  
17110 Nanette Street, Granada Hills  
Craig Terrien | 818.312.3930  
Margot Tempereau | 818.917.6690



Architectural Townhouse New Price — \$1,450,000  
4151 Redwood Ave #103, Marina de Rey  
Joshua Gaunya | 310.275.2223



El Medio Bluffs Mid-Century \$2,395,000  
16033 Northfield Street, Pacific Palisades  
Frank Langen | 310.963.3891

**deasy/penner&partners**  
Home as art.®

Santa Monica  
Hancock Park  
Pasadena  
Venice



JOHN AAROE GROUP



ENCINO  
5255 Encino Avenue  
\$6,999,000  
Alan Taylor  
818.324.9329  
Aaron Kirman  
424.249.7162



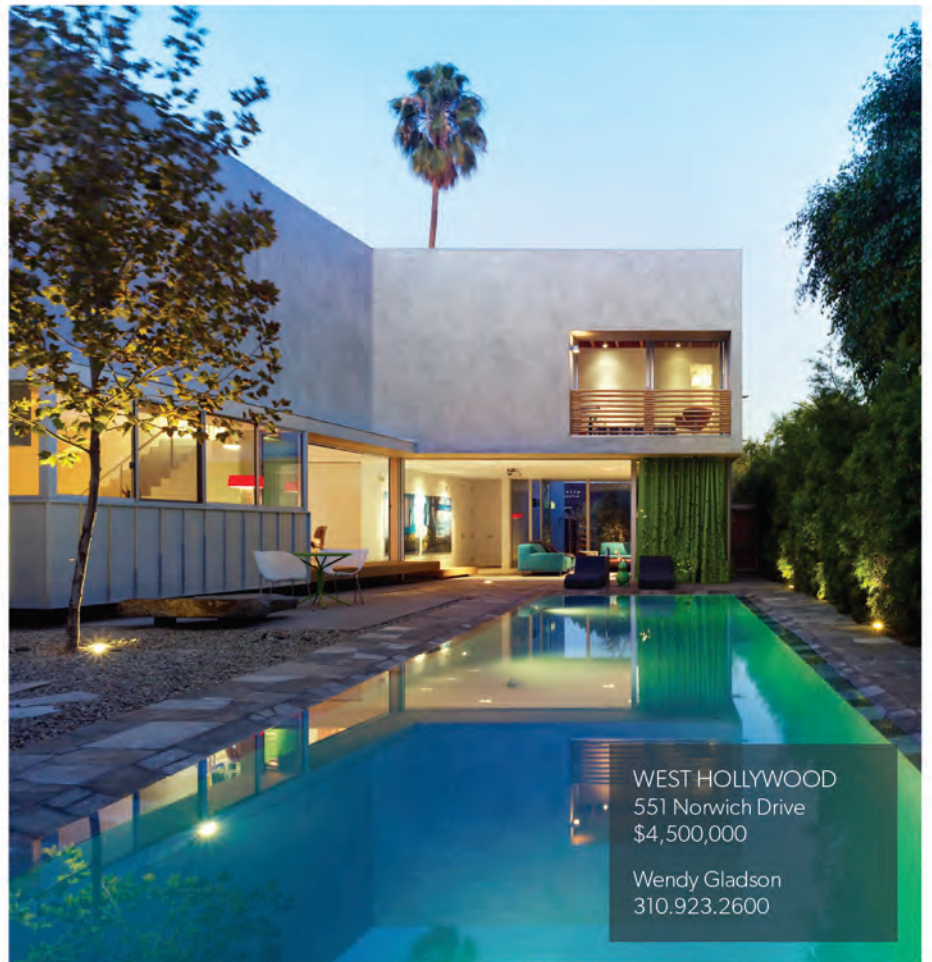
NEW LISTING

BEVERLY HILLS  
211 S. Spalding Dr #S110  
\$1,798,000  
Allen Roth  
310.387.7087  
Darren Winston  
310.709.8980



NEW LISTING

SANTA MONICA  
428 18th Street  
\$3,099,000  
Rachelle Rosten  
310.710.5151

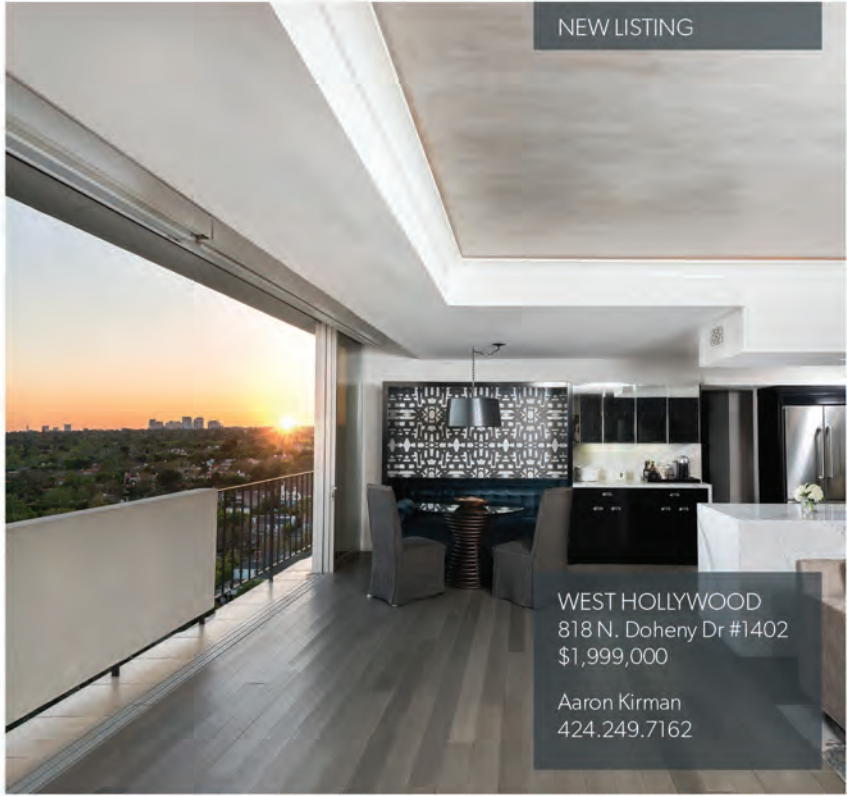


WEST HOLLYWOOD  
551 Norwich Drive  
\$4,500,000  
Wendy Gladson  
310.923.2600

aaroe.com

- BEVERLY HILLS
- BRENTWOOD
- SUNSET STRIP
- BALDWIN HILLS
- SHERMAN OAKS
- TOLUCA LAKE
- PASADENA
- DOWNTOWN LA
- STUDIO CITY





NEW LISTING

WEST HOLLYWOOD  
818 N. Doheny Dr #1402  
\$1,999,000  
  
Aaron Kirman  
424.249.7162



NEW LISTING

TARZANA  
18335 Rancho Street  
\$3,795,000  
  
Sally Forster Jones  
310.691.7888



NEW LISTING

STUDIO CITY  
3579 Willowcrest Avenue  
\$1,495,000  
  
Steve Sanders  
323.828.6471



OPEN TUESDAY 11-2

SUNSET STRIP  
2791 Briar Knoll Drive  
\$2,050,000  
  
Elayne Ceder  
424.249.7170



OPEN TUESDAY 11-2

SANTA MONICA  
833 17th Street #4  
\$1,998,000  
  
Susan Irving  
310.429.2390



**1061 WILL ROGERS STATE PARK, PACIFIC PALISADES**  
LISTED AT \$4,800,000

OPEN TUESDAY 11-2PM

Large 4,638sf, 5 Bd/6 Bath house on a rare mostly flat 33,734 sf lot with incredible city/ocean views in private tranquil setting in the historic Will Rogers neighborhood. Originally believed to have been part of the Will Rogers Estate and only property surrounded by the State Park. First time on market in 35+ years. Remodel this great open floor plan or build a new. Embraces its natural setting with views from every room and invites you to settle into its magical surroundings.

RAY LYON  
www.RAYLYONREALTY.com

310.993.1065  
ray@raylyonrealty.com



**616 N. POINSETTIA PLACE, MIRACLE MILE**  
LISTED AT \$2,995,000

OPEN TUESDAY 11-2PM

Brand New Construction. Rarely does a property come along which blends the stunning details of classic Spanish architecture with modern amenities. This home features over 4100 sq ft, 5 bedrooms, 6.5 baths PLUS a separate 400 sf cabana with bath and outdoor shower ideal for future guest house or home office. Pool, spa and a flat grassy yard. Discover this walled & gated compound minutes from city activities.

OMEGA GROUP-TODD MICHAUD 310.429.8191  
www.616POINSETTIA.com ToddMichaud.LA@gmail.com

**11326 ISLETA STREET, BRENTWOOD**  
LISTED AT \$2,100,000

OPEN TUESDAY 11-2PM

- Spacious & Completely Done • Two Story Traditional
- Beautifully Remodeled • 4 Bedrooms & 4 Bathrooms
- Over 2700sf of Living Space • Gleaming Saltwater Pool

LEE ZIFF  
www.LEEZIFF.com

310.432.6511  
lee@leeziff.com



**2300 OAKWOOD AVENUE, VENICE**  
LISTED AT \$1,875,000

OPEN TUESDAY 11-2PM

Beautiful two story Venice Beach Duplex with modern renovations. An ideal live/work environment adjacent to Venice Beach's creative and media companies. Each unit has 2 bedrooms, 2 bathrooms, cook's kitchens, vaulted ceilings with skylights (upper unit), hardwood floors, balconies with high-end sliding glass doors. Private garden with mature trees and gated back yard. Upper unit can be delivered vacant. Two car garage plus additional parking.

JANIN PAINE 310.560.5088  
www.PROPERTYBYJANIN.com Janin@PropertiesByJanin.com



**5107 LOS HERMOSOS WAY, LOS FELIZ**  
LISTED AT \$1,695,000

OPEN TUESDAY 11-2PM

Located at one of the highest points in Los Feliz Estates, situated on a cul-de-sac just below Griffith Observatory, this last remaining vacant lot never before developed is now available to be brought to life highlighting incredible views of downtown LA and beyond. With well over half an acre of land, with a large portion of flat pad set up and off the street, this is a prime development or owner-user opportunity.

IAN RHODES 323.821.4069  
www.LANDWITHVIEWS.com rhodesleadhome@gmail.com

**21629 SADDLE PEAK, TOPANGA**  
LEASE \$10,000 / MONTH

BY APPOINTMENT

Ocean/City View Architectural with pool - on 2 acres set behind private gate - featured in Architectural Digest - fully renovated - Malibu Adjacent with fruit trees. State of the art European kitchen, private and peaceful and just 7 miles to PCH.

TANYA STARCEVICH 310.739.4216  
www.TANYASHOUSES.com tanyastarcevich@gmail.com



# Sotheby's

INTERNATIONAL REALTY

OPEN TUESDAY 11 - 2



WEST LA | 3133Midvale.com | **\$1,199,000**

Westside Village. Harwood floors throughout main level. Two-story vaulted ceiling living room with architectural focal points. Gallery kitchen opens to breakfast room and formal dining room. Downstairs bedroom was used as an office, with full bath. Architectural staircase ascends to second floor mezzanine family room. Two upstairs bedrooms join rooftop deck. Upstairs laundry. Separate master suite with huge walk-in closet double vanity and major tub/ shower. Separate 1-bedroom, 1-bath guest house. Located in Clover Elementary. web: 0027441

Beverly Hills Brokerage  
**Jory Burton 310.766.5679**

# THE ART OF LIVING



SUNSET STRIP | 1448Queens.com  
4BD/5BA | web: 0308644 | \$5,555,000  
Sunset Strip Brokerage  
Marc Noah 310.968.9212



MALIBU | California Modern Ranch  
3BD/4BA | web: 1300173 | \$2,895,000  
Malibu - Point Dume Brokerage  
Cormac and Wailani O'Herlihy, 310.980.1195



SANTA MONICA | 903 18th Street  
3BD/2BA | web: 0308528 | \$2,595,000  
Pacific Palisades Brokerage  
Amy Alcini 310.266.7929



BEVERLY HILLS | 228 South Palm Drive  
3BD/2BA | web: 0027440 | \$2,000,000  
Beverly Hills Brokerage  
Drew Mandile, Brooke Knapp 310.749.7124

SOTHEBY'S INTERNATIONAL REALTY, GREATER LOS ANGELES BROKERAGES  
Beverly Hills | Brentwood | Los Feliz | Malibu | Pacific Palisades | Pasadena | Santa Monica | Sunset Strip  
FRANK SYMONS | Executive Vice President/Chief Operating Officer, Western Region | 310.724.7000  
sothebyshomes.com/losangeles

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# A True International Real Estate Brand



225 22nd Street • Santa Monica  
Offered at \$6,500,000



Sandra Miller  
310.616.6213

  
**ENGEL & VÖLKERS**<sup>®</sup>  
Santa Monica

Sandra.Miller@EVUSA.com  
SantaMonica.EVUSA.com



**2121 La Mesa Drive · Santa Monica** **\$17,800,000**  
 Sandra Miller 310.616.6213  
 5 bed · 7 bath · 9,288 sf · 22,881 sf lot



**801 N Sierra Dr · Beverly Hills** **\$13,495,000**  
 Tina Eavers | Aaron Kirman JAG 310.266.0947  
 8 bed · 9 bath · 8,294 sf · 24,925 sf lot



**225 22nd St · Santa Monica** **\$6,500,000**  
 Sandra Miller 310.616.6213  
 5 bed · 8 bath · 6,740 sf



**8071 W. Oakwood Ave · Beverly Grove** **\$3,890,000**  
 Rosalie Klein 323.935.8680  
 4 bed · 4.5 bath



**1919 4th St, #B · Santa Monica** **\$2,299,999**  
 Sandra Miller 310.616.6213  
 3 bed · 2.5 bath



**3069 Valevista Trail · Los Angeles** **\$1,745,000**  
 Yawar Charlie | Karen Sanchez 323.547.8900  
 3 bed · 3 bath · 2,605 sf · 27,000 sf lot



**1322 N Detroit St, #13 · Los Angeles** **\$999,000**  
 Yawar Charlie | Karen Sanchez 323.547.8900  
 2 bed · 2.5 bath · 2,013 sf



**9501 Gloaming Dr · Beverly Hills** **\$44,500/month**  
 Tina Eavers 310.266.0947  
 7 bed · 8 bath · 6,377 sf · 335,977 sf lot



**ENGEL & VÖLKERS®**

**SANTA MONICA**  
 SantaMonica.EVUSA.com  
 310.460.2525

**BEVERLY HILLS**  
 BeverlyHills.EVUSA.com  
 310.777.7510

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 LosAngeles.EVUSA.com  
 323.937.5101

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Engel & Völkers 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 and other sources. The buyer is advised to independently verify the accuracy of that information. CalBRE# 01906886 | 01948399 | 01911544



Guesthouse + Private Beach, Malibu  
**31026 Broad Beach Road**  
 2 BEDS | 2.5 BATHS | \$9,995,000

Scott Tamkin  
 Melinda Tamkin  
 310.493.4141



Open Sunday 2-5PM, Beverly Hills  
**1085 Carolyn Way**  
 5 BEDS | 7 BATHS | \$8,995,000

Brent Watson  
 310.600.9119  
 Gregory Yearde  
 310.880.1208



Spectacular 2-Story Penthouse, Santa Monica  
**1040 4th Street, #402**  
 2 BEDS | 3 BATHS | \$2,699,000

Lisa Peier  
 310.804.2485



Open Tuesday 11-2PM, Luxury Spanish Revival, West Hollywood  
**917 N. Crescent Heights Blvd.**  
 3 BEDS | 2 BATHS | \$1,850,000

Jonathan London  
 310.634.2812

**The future of real estate has arrived in Los Angeles.**





Expansive, Unique and Brand New Renovations, Wilshire Corridor

### 10590 Wilshire Blvd, # 1003

2 BEDS | 2.5 BATHS | \$1,635,000

Vera Nelson  
626.298.3025



Prime South of the Boulevard Location, Encino

### 17719 Corinthian Drive

3 BEDS | 4 BATHS | \$1,399,000

Greg Harris  
323.356.8024



Gated and Spacious Townhouse, Bel Air

### 2311 Roscomare Road, #7

3 BEDS | 3 BATHS | \$1,199,000

Scott Segall  
310.480.4823



Unobstructed City Views to the Ocean, Hollywood Hills

### 999 N. Doheny Drive, #1002

0 BED | 1 BATH | \$575,000

Gia Catsy  
310.824.3550

# COMPASS

9041 Keith Avenue #8, Norma Triangle  
Just Listed | Open Tuesday 11-2

**kw** LARCHMONT  
KELLERWILLIAMS.



Offered at \$1,018,000 | [TheKostreyCollection.com](http://TheKostreyCollection.com)

**THE KOSTREY  
COLLECTION**

John Kostrey

Keller Williams Larchmont

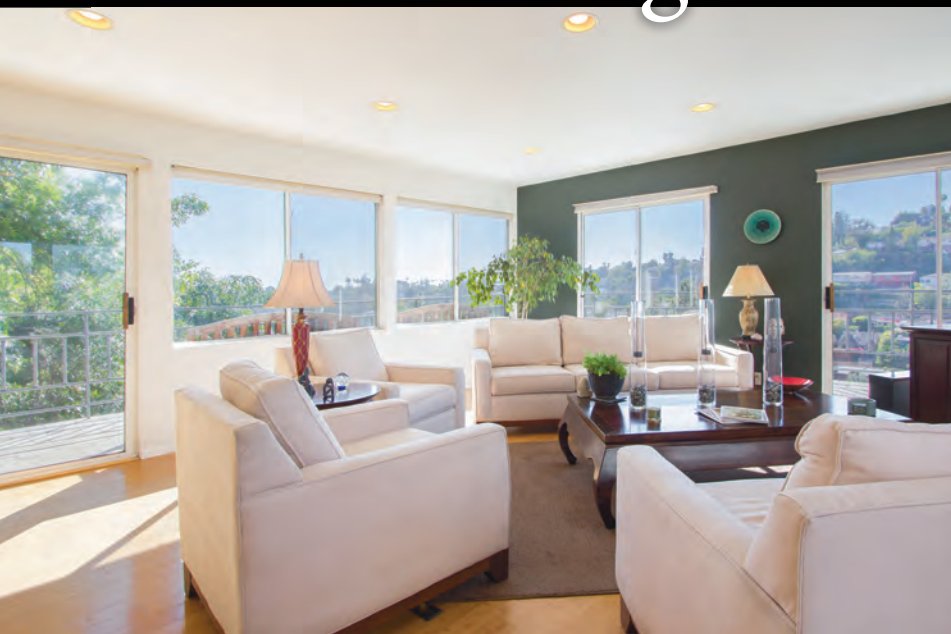
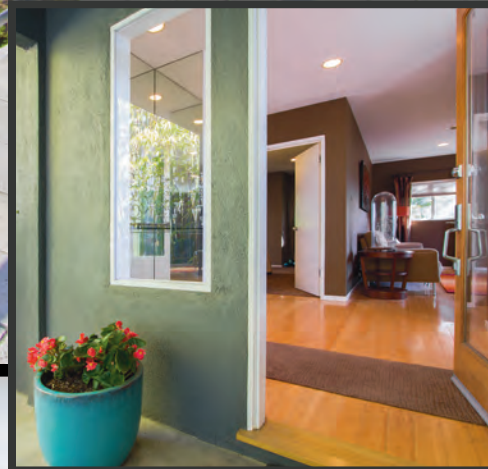
323-762-2568

[Info@TheKostreyCollection.com](mailto:Info@TheKostreyCollection.com)

A luxury 3 level townhouse on a quiet, tree lined street, 1/2 block from Beverly Hills. This sophisticated TH is perfectly located in trendy Norma Triangle. This 2BR/2.5BA boasts a chic and airy living room with fireplace, dining area & parquet floor A well appointed kitchen with granite countertops & SS appliances flows into an inviting dining room & patio with folding windows. Enjoy tranquil, private, sunny patio, perfect for entertaining, or just a quiet time. 2nd level master BR features vaulted ceilings, walk in closet & en-suite BA with jet spa & separate shower. 2nd BR features an inviting balcony with great view of Hollywd Hills. In 2nd BA, shower with view of the hills. Lounge on 3rd level rooftop, private sundeck. 2 side-by-side parking, has very convenient direct access to the kitchen. Short walk to grocery stores, restaurants, cafes on Sunset, SAMO Blvd & Robertson/ Melrose Design District. Unique, impeccably maintained property in prime WEHO/BH location! Won't last long!



SILVERLAKE  
1767 Fanning Street



**The Ultimate Adult Tree House** that we dreamed of as kids, overlooking lovely Silverlake vistas. Securely set behind contemporary glass & steel gates, this private abode offers spacious main entertaining rooms including a modern open gourmet Kitchen with black granite surfaces and Family Room with surround-windows, plus a Living Rm w/ fireplace. Warm bamboo floors lend an organic feel to the earth tone colors and green views seen thru every window. Premium cut stone surfaces in the bathrooms and perhaps one of Silverlake's largest Master Suites with huge walk in closet and luxury Zen bath.

\$1,495,000 | 3Br, 3.5Ba

**Shannon C. McNAMARA**  
323.350.0437

**TELES**  
PROPERTIES

**Ernie CARSWELL**  
310.345.7500



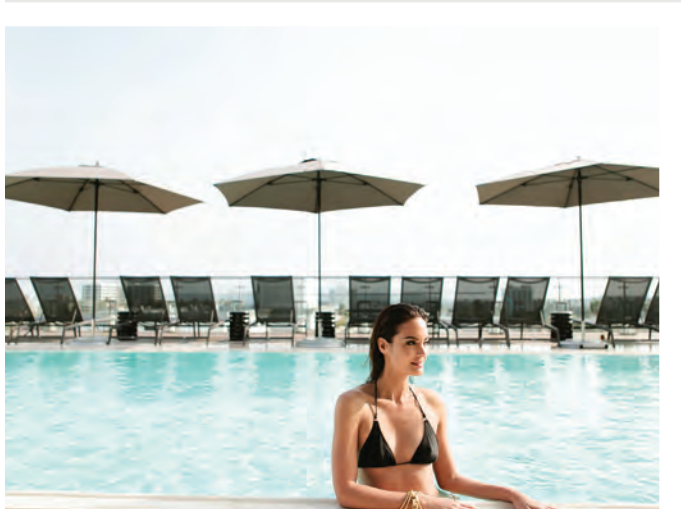
# 8500

**AWARDED  
"BEST RESIDENTIAL  
PROJECT OF THE YEAR"**

*Leases starting at \$5,500/mo.*

**FEATURES**

One & two bedroom apartments with private balconies  
Penthouse Club Room • House Car & Driver  
Rooftop Pool & Fire Pit • 5-Star Concierge  
Stunning views • 24-hour Attendant • Trader Joe's  
Room Service from The Larder at Burton Way



5% BROKER PARTICIPATION

*Virtual tour at [8500burton.com](http://8500burton.com) | [info@8500burton.com](mailto:info@8500burton.com) | 310.274.9898 |    8500Burton*

LIFE • STYLE • CARUSO

# GRAND DAME OF THE RIVIERA

**RANDY FREEMAN**

310.420.9242

randyfreeman@bhhsca.com



## OPEN TUE 11-2

**915 Amalfi Drive | Pacific Palisades**

**Offered at \$12,000,000**

The Grande Dame of the Palisades Riviera. Spectacular opportunity to own a Paul Williams Tudor on a massive lot...just under an acre (per assr) flat. Originally built in 1937, it is the ultimate address. There are 6 bedrooms, 6½ baths, hardwood floors & three fireplaces. Lower level features a garden rm, music rm & a fabulous wood paneled library. A formal dining rm is adjacent to the kitchen & breakfast rm & there are two service bdrms downstairs. Upstairs has a large master suite w peeks of ocean views, 2 bedroom suites, a sun/reading rm & a guest suite above a 3-car garage. The sprawling rear yard includes a sculptured boxwood rose garden & views to the canyon & beyond. [915AmalfiDr.com](http://915AmalfiDr.com)



**BERKSHIRE HATHAWAY | California Properties**  
**HomeServices**

TEN  
05

*COME IN  
FOR  
AN INSIDE  
LOOK.*

**TEN50 Sales Gallery Now Open.**

This is your first chance to experience DTLA's newest luxury tower. 25 stories. 151 condominiums. Offering floor plans for one- and two-bedroom residences as well as up to four-bedroom penthouses. Built for those who desire a modern take on the best in downtown living. Tour the Sales Gallery at 1057 S. Olive Street to view the amenities and finishes that will make TEN50 the envy of DTLA. Sales begin in April with an invite-only event.

To schedule an appointment, please call 213.861.1050. For the latest information, register at **TEN50-LA.COM**

1050 S. GRAND AVENUE, LOS ANGELES, CA 90015  
INFO@TEN50.LA TEN50-LA.COM



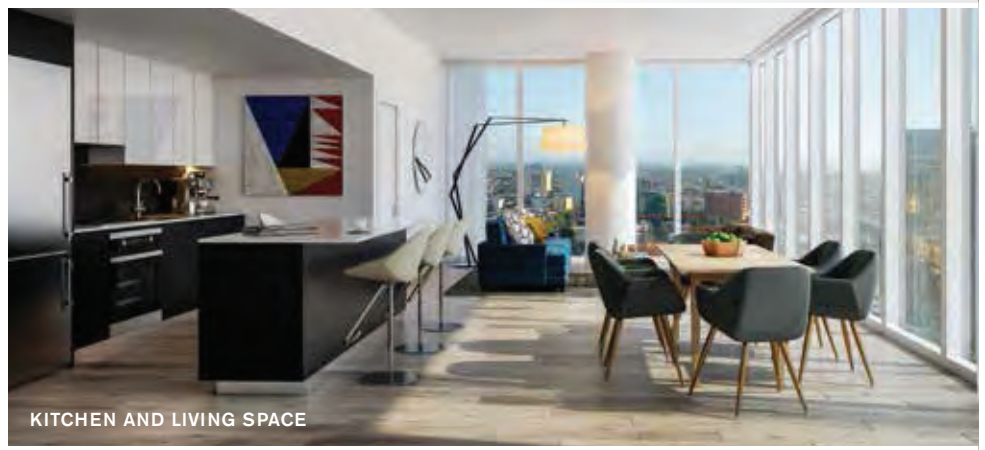
**TrumarkUrban.com**

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THE FAÇADE

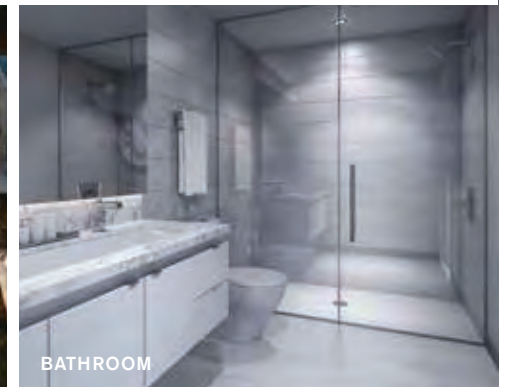
TEN50-LA.COM  
SALES BEGIN  
APRIL 16TH  
CALL FOR AN APPOINTMENT.  
Broker Co-op 2.5%



KITCHEN AND LIVING SPACE



THE FIFTY



BATHROOM

# WESTSIDE ESTATE AGENCY



## THE PARK BEL AIR BEL AIR | \$75,000,000

The finest "bespoke" estate collection to be built in LA. There will be 3 homes on almost 11 acres. This is the first estate to be released. Permitted & ready to build. Your home can range from 23k ft at \$75m to 59k ft at \$115m. 3 acres, city + ocean views. Main residence, gst house, IMAX theater, fitness center, 2-lane bowling alley, elevators, art vault, spa & esthetician room, golf & race car simulator, underground auto gallery for 19 cars w/underground connector tunnel, two pools (89 ft & 75 ft). [weahomes.com/listing/788-tortuoso-way](https://weahomes.com/listing/788-tortuoso-way)

**Kurt Rappaport**

(310) 860-8889 | CalBRE# 01036061

**Stephen Shapiro**

(310) 860-8888 | CalBRE# 01257836

**Fred J. Bernstein**

(310) 300-0599 | CalBRE# 01476689



## ONCE IN A GENERATION WORLD-CLASS ESTATE BRENTWOOD | \$55,000,000

Pvt 10-acre compound with city, ocean, & mtn views. Main residence: dramatic gallery entry hall, 7 BRs, 8 full baths, 4 half baths, chef's kitchen, 2-stry library, prof. screening rm, paneled library, a luxe master ste & more. Pool, gym, tennis crt, 35 car garage, staff offices/facilities, security offices, 2 gst houses, & rolling lawns. [1911westridgeroad.com](https://1911westridgeroad.com)

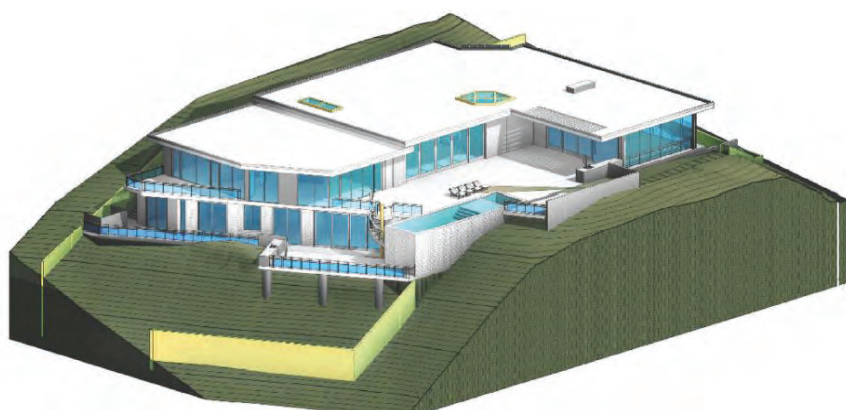
**Fred J. Bernstein** (310) 300-0599 | CalBRE# 01476689



## BUILD YOUR DREAM ESTATE HOLMBY HILLS | \$32,500,000

This incredible approx 2 1/4 acre estate features endless possibilities and a dream for any architect or designer. Up a gated private driveway & secluded amidst towering trees & lush landscaping. An incredible private parklike setting. One of the last trophy estates in Holmby Hills available. Pre-qualified clients only. [weahomes.com/listing/charing-cross](https://weahomes.com/listing/charing-cross)

**Kurt Rappaport** (310) 860-8889 | CalBRE# 01036061



## AMAZING DEVELOPMENT OPPORTUNITY SUNSET STRIP | \$12,900,000

An amazing opportunity in the "BIRDS STREETS." Designed by Solanna Design LLC, the lot is 28,858 sf. Interior square footage is going to be approx. 12,184 with 6 BRs, 10 baths, theater, wine display & lower bar game room. [weahomes.com/listing/9259-robin](https://weahomes.com/listing/9259-robin)

**James Nasser** (310) 351-9450 | CalBRE# 01476689

**Kurt Rappaport** (310) 860-8889 | CalBRE# 01036061



## OPEN TUESDAY, APRIL 12TH • 11-2PM: 323 HUNTLEY DRIVE WEST HOLLYWOOD | \$1,638,000

Renovated 2 BD + 2 BA home - approx. 1,400 sq. ft. Bright LR with covered high ceiling & fireplace. Modern kitchen opens up to dining rm that overlooks patio. Master Suite's French doors lead to the back deck. Dark hardwood floors. Located in the highly sought after area of West Hollywood West. Lot size approx. 5,540 sq. ft. [Huntley90048.com](https://Huntley90048.com)

**Magali Bergher** (310) 277-1478 | CalBRE# 01013383

WEAHOMES.COM



## WESTSIDE ESTATE AGENCY

**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



\* Hollywood as few will ever know it. | Above The Penthouses. | Up to 5,000+ SF

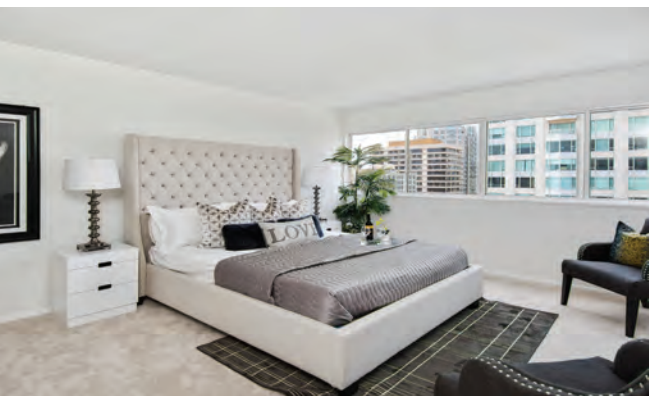
323.476.1826 | [michelle@abovethepenthouses.com](mailto:michelle@abovethepenthouses.com)  
BRE #01731312

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**Open House Tues 4/12 from 11-2pm  
SERVING LUNCH**



**10701 Wilshire Blvd #1606**

**Westwood/Wilshire Corridor**

**[www.10701wilshire1606.com](http://www.10701wilshire1606.com)**

2 bedroom 2 bath + Den corner unit in the full service Crown Towers with unobstructed views of the city and the mountains out of every room. This beautiful condo features new paint and carpet, a large living room with balcony, den with amazing views, galley kitchen with service entry and a master suite with walk in closet. The building features, 24/7 doorman and reception, valet parking, pool, fitness center with sauna and recreation room with kitchen. All conveniently situated in Westwood, close to movies, places of worship, restaurants, Westwood Village, Century City and of course UCLA.



**Jonathan C. Sands**

**310.704.6612**

**[Jon@JonCSands.com](mailto:Jon@JonCSands.com)**

**CaIBRE# 01258453**

**OFFERED AT : \$899,000**

For Additional Real Estate Updates Visit:  
**[JonCSands.com](http://JonCSands.com)**



Rodeo Realty Inc. does not guarantee the accuracy of square footage, lot size or other information concerning the property provided by the seller or obtained from public records or other sources.

**RODEO REALTY**



## IMPRESSIVE CANYON VIEW VILLA MOUNTAINGATE IN BRENTWOOD

# 2107 STONEY HILL ROAD, LA 90049

Over 4600sqft with an open expansive flow | Resort-like backyard, 40ft lap Pool & Spa | Canyon Views with vistas out to the Ocean| Huge Kitchen with adjoining Family Room | Living Room & Dining Room ideal for large-scaled entertaining  
Gorgeous Library | 3 bedrooms, 3.50 baths | Exceptional Master Retreat with dual bath amenities | 2-car garage  
Pristine condition | 1-of-a-kind opportunity...1st time on market and a fabulous value!



**OPEN HOUSES:**  
**TUESDAY APRIL 12<sup>TH</sup>, 11-2PM AND**  
**SUNDAY APRIL 17<sup>TH</sup>, 2-5PM**

**\$2,750,000**

**[www.2107StoneyHill.com](http://www.2107StoneyHill.com)**



**TANIA FERRIS**

**310-713-8234**

**TaniaFerris68@aol.com**

**CalBRE#00664167**



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# VIEW



## FEATURED *Properties*

PACIFIC PALISADES | \$12,895,000  
Represented by **ARRIK WEATHERS** (310) 295-4744

COLDWELL BANKER RESIDENTIAL BROKERAGE

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Browse all digital editions at [cbview.com](http://cbview.com)*

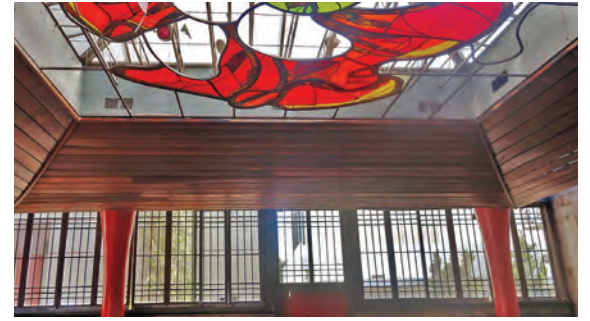
**COLDWELL  
BANKER** 



**AGOURA HILLS | \$648,900**  
 OPEN SUN 2-5pm 5328 Natasha Ct. REDUCED! Oakview Gardens 4+2.5 w/sunroom. Pvt yard.  
**SUE RUTTENBERG (805) 495-1048**



**ARCADIA | \$3,880,000**  
 Magnificent new construction 6BR, 6.5BA, 8,188SF estate w/luxury 12 person Home Theater.  
**ASH RIZK (626) 393-5695**



**CHINATOWN | \$995,000**  
 Opportunity to own former site of General Lee's Banquet Room in the heart of Chinatown!  
**VAHAN SAROIAN & CINDY GUNADI (323) 497-6655**



**ENCINO | \$2,975,000**  
 Stunning gated Cape Cod style 5+6 tennis court estate. Pool. South of Ventura Blvd.  
**MARJORIE MARKUS (818) 807-7414**



**ENCINO | \$1,295,000**  
 4bd 3bath South of Ventura 1 story home with pool & spa.  
**MIKE COCKINOS (310) 612-5606**



**HERMOSA BEACH | \$1,885,000**  
 This incredibly spacious 4 bed 4 bath sits on a 3,600+ sqft lot. Beauty awaits you!  
**RICHARD ELDRED (310) 503-2519**



**LOS ANGELES | \$5,280,000**  
 Once owned by royalty, this grand and magnificent striking home is on diplomatic row.  
**JUNE AHN (323) 855-5558**



**LOS ANGELES | \$569,900**  
 The best unit in the entire complex, this unit is a must see!  
**POWAI WONG (626) 584-0050**



**LOS ANGELES | \$475,000**  
 Extraordinary opportunity to own a gorgeous 3bd/2ba remodel hm, Morningside Park adjacent.  
**JANET SINGLETON (310) 722-0679**



**MALIBU | \$3,395,000**  
 Gated & private Sycamore Canyon residence, 3+3 w/ beach access, spa & lush landscaping.  
**BRUCE MIBACH & TARA SWITZER (310) 819-5936**



**MALIBU | \$1,795,000**  
 Ocean views, 5 bedroom Malibu West home with pool.  
**SUSAN MONUS (310) 589-2477**



**MONTEBELLO | \$715,000**  
 Located at the most demanded & convenient area.  
**POWAI WONG (626) 584-0050**



Arcadia (626) 445-5500  
 Beverly Hills North (310) 777-6200  
 Beverly Hills South (310) 273-3113  
 Brentwood (310) 820-6651

Calabasas (818) 222-0023  
 Glendale (818) 240-1111  
 Hancock Park North (323) 464-9272  
 Hancock Park South (323) 462-0867

La Cañada Flintridge (818) 790-3334  
 Los Feliz (323) 665-5841  
 Malibu Colony (310) 456-3638  
 Malibu West (310) 457-6550

Manhattan Beach (310) 802-5700  
 Marina del Rey (310) 301-3500  
 Montecito (805) 969-4755  
**COLDWELLBANKERHOMES.COM**



**MONTECITO | \$5,650,000**  
Ennisbrook Classic, 4Bd/5.5Ba, Pool + Cabana

[WWW.MAURIEMCGUIRE.COM](http://WWW.MAURIEMCGUIRE.COM) (805) 403-8816



**OXNARD | \$1,795,000**  
Lowest priced house on the sand in Ventura County!  
805.233.2532 - Hollywood Beach, CA

**WOLFGANG + LAUREN VOGL** 805-985-4444 X142



**PACIFIC PALISADES | \$1,950,000**  
New kitchen, wd flrs & more. Open flrpln w/lrg-scale rooms. Pvt yrd/patio. Some mtn views.

**MICHAEL EDLEN** (310) 230-7373



**PACIFIC PALISADES | \$1,100,000**  
1BD/1BA Penthouse unit with panoramic ocean views | Directly across from the beach

**ANNE GREENE & JAMIE WARYCK** (310) 922-5727



**PLAYA VISTA | \$890,000**  
5625 Crescent Park West #418 | 2BR 2BA | Rare.top flr. single lvl condo w/ open flr plan!

**JULIE WALKER & WINNIE LICHT** (310) 948-8411



**SANTA MONICA | \$2,495,000**  
926 San Vicente Blvd. 4BR 3BA Cottage. 8,800+ lot.

**PETER WHYTE** (310) 777-6327



**SANTA MONICA | \$1,065,000**  
1254 24th St 1 - 2BD/2.5BA +loft townhome w/high ceilings, hardwood flrs & modern kitchen

**SHEENA BURKE** (310) 596-0011



**STUDIO CITY | \$1,699,000**  
Open Sun 2-5. 12756Milbank.com Luxurious gem 14000 flat lot.3676sf 4+3+Loft+Guest w/Kit

**AVIVA MARKUSH** (818) 612-1246



**VENICE | \$3,850,000**  
3BD/2.5BA Modern showplace offers superior craftsmanship, soaring ceilings & hardwoods.

**FRANK SULLIVAN** (310) 887-0206



**WESTWOOD | \$3,195,000**  
2356 Kelton Ave | Brand-new 2016 custom built 5+6.5 architectural.

**SHAH NOORVASH & PETER GABAYAN** (310) 709-7424



**WHITTIER | \$499,000**  
Charming vintage Spanish 2 story duplex Investment opportunity 5762 Pickering Ave

**JACINDA LAI** (626) 449-5222



**WOODLAND HILLS | \$2,495,000**  
Prestigious Westchester County. 5+8+Off+Bonus, MAGICAL Backyard! [www.4538Westchester.com](http://www.4538Westchester.com)

**KATHERINE STARK & JACKIE STARK BAZE** (818) 590-8847

Pacific Palisades (310) 454-1111  
Palos Verdes (310) 378-5201  
Pasadena (626) 584-0050  
Playa Vista (310) 862-5777

San Marino (626) 449-5222  
Santa Barbara (805) 682-2477  
Santa Monica Montana (310) 458-0091  
Santa Monica Wilshire (310) 829-3939

Sherman Oaks (818) 995-2424  
Studio City (818) 788-5400  
Sunset Strip (310) 278-9470  
Venice (424) 280-7400

Ventura (805) 648-5051  
Westchester (424) 702-3000  
Westlake Village (805) 495-1048  
[COLDWELLBANKERHOMES.COM](http://COLDWELLBANKERHOMES.COM)



RESIDENTIAL BROKERAGE

# A&D ARCHITECTURE & DESIGN

## A GREAT TUDOR IN THE MIDDLE OF GREATER LOS ANGELES

by Bret Parsons

Affluent Americans have often looked to England for style and respectability. During the 1920s, “Stockbroker Tudor,” as it was commonly known among newly minted Wall Street millionaires, blossomed throughout swanky residential enclaves. Somewhat out of step with architectural tastes of the time (Colonial Revivals lead the pack), they remained a preferred style for institutions, colleges and mansions for the very rich. In 1927 architect Arthur W. Hawes designed this stately Tudor in prime Hancock Park. The structure bears signature features associated with 15th century English manor houses commissioned by the “middling sort,” the emerging merchant and professional class. The half-timbered and cement-plaster panels simulate the appearance of a timber-frame building with “wattle and daub” construction. A mixture of clay, sand and straw (daub) was applied between the timbers (wattles). For variety and interest, the leaded-glass windows are of differing sizes and patterns. Decorative “bargeboards” (boards fastened to projecting roof gables to offer strength and protection from the elements) are typical of the period. The fanciful brick and stonework on the facade represents a change in the use of building materials during the Tudor period. Stone masonry had previously been a traditional building material. However, brick masonry walls were a lighter form of construction, and took less time than quarrying and setting stone. Brick also lent itself to creating distinctive patterns, often with stone accents, to embellish the walls. Design elements from centuries ago -- timeless and still appealing today. For further information: [www.JamesHancock.com](http://www.JamesHancock.com) or (310) 777-6351



## ARCHITECTURAL HOMES OF THE WEEK

ARCHITECT: ED NILES



MALIBU | \$7,495,000

Edward Niles AIA, 4+5, 16 acres, pool, heli pad, ocean & cyn views . [www.DazzanEstates.com](http://www.DazzanEstates.com)

Irene Dazzan-Palmer & Sandro Dazzan (310) 317-9354

ARCHITECT: ARTHUR WELLESLEY HAWES



HANCOCK PARK | \$6,750,000

English Tudor on prestigious str in Hancock Park. Classic elegance w/masterful restoration.

James Hancock (310) 777-6351

ARCHITECT: H. ROY KELLEY



SAN MARINO | \$4,800,000

Handsome walled motor court. Sophisticated Colonial Revival style home designed in 1939.

Catherine “Tink” Cheney (626) 233-2938



RESIDENTIAL BROKERAGE

TO FIND OR LIST YOUR ARCHITECTURAL DREAM HOME, CONTACT [BRET@BRETPARSONS.COM](mailto:BRET@BRETPARSONS.COM) OR (310) 497-5832 FOR A SUPERB ARCHITECTURAL SPECIALIST.

**BRET PARSONS**  
DIRECTOR, ARCHITECTURAL DIVISION



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# JUST LISTED! VALUE PRICED - SOUTH OF THE BOULEVARD!



**\$1,149,000 | OPEN TUES 4/12 11-2, FRI 4/15 11-2 & SUN 4/17 2-5**



**STEVE SHRAGER**

818-606-7862

callme4re@aol.com

www.15050ValleyVista.com

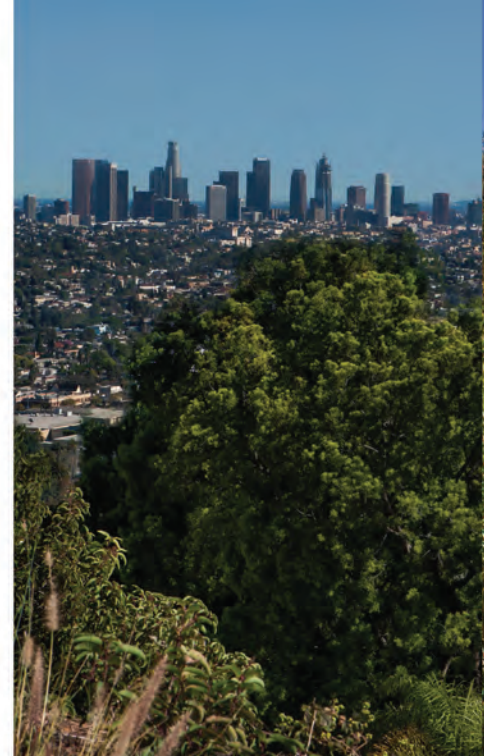
## 15050 VALLEY VISTA BLV

This home is a blend of modern & traditional with a touch of mountain cabin. There are 3-large bedrooms, master w/ walk-in closet, full bath & access to the beautiful, large grassy backyard. The family room features a stone fireplace & the eat-in kitchen has cherry wood cabinetry, custom stone counters/backsplashes & suite of top name appliances. There are wood floors throughout, newer plumbing, electrical, HVAC, paint, crown & base moldings, designer window coverings, alarm system & more!

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**COLDWELL  
BANKER**

**RESIDENTIAL BROKERAGE**







## A Rare Jewel Outpost Estates

Beautifully positioned on its own private peninsula in coveted Outpost Estates, this lovingly restored Mediterranean Villa will surely tug at your heartstrings. Warm and inviting, refined and casual, gracious and intimate--all perfectly describe this exquisite residence. Elegant living room, 3 bedrooms, sunroom, 3 fireplaces, and breathtaking kitchen/family room. Perfect proportions, sparkling pool and hilltop views to downtown. A beautiful house that whispers...“home”!

[www.2300castilian.com](http://www.2300castilian.com)

\$2,695,000

**OPEN TUESDAY 11:00AM–2:00PM**  
2300 Castilian Drive



Exclusive Representation  
**RON de SALVO**  
(310) 777-6233  
[ron@rondesalvo.com](mailto:ron@rondesalvo.com)





AD DESIGN © 2016 BRET PARSONS CALBRE#01418010

## Valley Village's Exquisite Jewel Box

The location will surprise you! Seductive, sensuous, and private only begin to describe this luxurious retreat tucked away on a quiet cul-de-sac. Beautifully designed and exceptionally well-maintained, each detail has been meticulously considered to provide for gracious living, inside and out. An excellent floor plan, plus two fireplaces, fosters seamless entertaining between the living room, dining room, large family room overlooking the rear garden, and the well-appointed kitchen. The front bedroom and spa-like guest bath are ideal for family or friends. The master suite at the rear of the home is a true sybarite's delight, including a zero-threshold walk-in shower and adjacent outdoor spa. Outside, low voltage lighting illuminates a verdant oasis surrounded by towering ficus hedges and giant birds of paradise. The garage has been converted in stunning fashion, ideal as a recreation/screening room or large home office. Close to Universal, Warner Brothers and CBS studios, the NoHo Arts District, and Ventura Boulevard, this extraordinary home awaits its next lucky steward.

## OPEN HOUSE

5323 Lemp Avenue  
Valley Village, CA 91601

Friday, April 15th, 11am - 2pm

Sunday, April 17th, 2pm - 5pm

*Refreshments served*

[www.5323Lemp.com](http://www.5323Lemp.com)



### DETAILS

- Completely renovated, single level ranch-style home
- Premium materials, finishes, and systems throughout
- Public rooms: living w/fp, dining, and family w/fp
- Kitchen with high-end appliances + washer/dryer
- Guest bedroom + guest bath
- Master suite + luxurious bath + adjacent outdoor spa
- Garage converted to recreation / screening room
- 1,671 sq. ft. interior; 6,459 sq. ft. parcel (per assessor)

Offered at \$949,500

**BP  
RE** **Bret Parsons**  
**REAL ESTATE**

**(310) 497-5832**

**[Bret@BretParsons.com](mailto:Bret@BretParsons.com)**



## ARCHITECTURAL DIGEST DESIGN

2552 BENEDICT CANYON, BEVERLY HILLS POST OFFICE

OPEN TUESDAY 11 AM - 2 PM

\$4,250,000

Joyce Rey

SS  
STACY GOTTULA



JOYCE REY  
(310) 285-7529 | Joyce@JoyceRey.com | JoyceRey.com

STACY GOTTULA  
(323) 610-7191 | Stacy@StacyGottula.com | StacyGottula.com





## PRIVATE AND GATED TENNIS COURT COMPOUND

9555 HEATHER ROAD, BEVERLY HILLS POST OFFICE

OPEN TUESDAY 11 AM - 2 PM

\$25,500,000 | \$100,000 PER MO/LONG TERM | \$130,000 PER MO/SHORT TERM

Joyce Rey

SS  
STACY GOTTULA



JOYCE REY

(310) 285-7529 | Joyce@JoyceRey.com | JoyceRey.com

STACY GOTTULA

(323) 610-7191 | Stacy@StacyGottula.com | StacyGottula.com

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# COME SEE OUR GREAT NEW LOOK!



Freshly updated interiors are light and airy with young tasteful décor. Grand entertainment rooms are flooded with sunshine and welcome all to take a break from life's hectic pace. The desire for a slower pace meets luxury at this perfectly balanced estate where relaxation comes without compromise. Inspired by East Coast architecture, a five bedroom residence with expansive porches, sunny outdoor spaces and "forever" lawns inspire everyone to unwind. All the finest amenities and activities at your fingertips, including, the pool, Championship lighted tennis court, private dining gazebo and full guest house. \$12,500,000 / \$28,500/Mo.



MARY LU TUTHILL  
(310) 979 3990  
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# NEW LISTING IN OUTPOST ESTATES!



7082 La Presa Dr., Los Angeles, 90068

**Open Tuesday 11-2 PM**  
**\*PLEASE RSVP TO VIEW\* e-mail or text**

Extensively remodeled view home. 3 bed, 3 bath, plus bonus room. Salt water pool-spa. Flooded with natural light, exquisite finishes, balconies and very private.

ASKING PRICE \$3,998,000



Noelle Gayral  
Coldwell Banker  
310.433.1599  
noellegayral@aol.com  
CalBRE #01291579



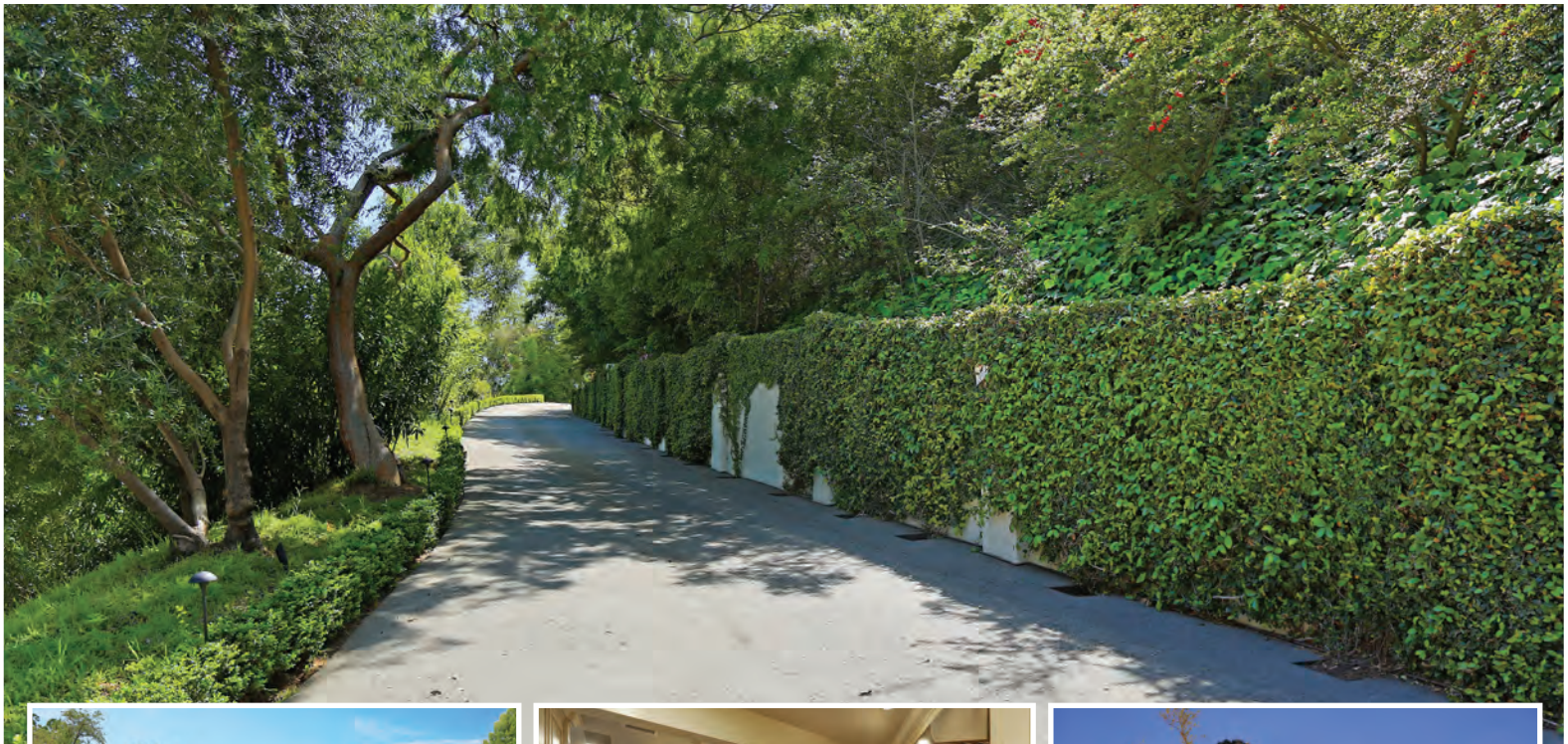
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Loan Officer  
Residential Lending  
NMLS# 829440  
BANC HOME LOANS

Office: 310-802-2939 | Cell: 310-228-8203  
Joseph.Focil@Banchomeloans.com | www.josephfocil.com



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# Long-Term Estate Rental in Prime Holmby Hills



## 10230 Sunset Blvd • Holmby Hills

- Long private driveway to a pure piece of paradise
- Steeped in Hollywood history
- Over 2 verdant acres with bucolic treetop city views
- Privacy and seclusion abound with mature foliage
- Tastefully redone single story 1950's modern ranch
- Sunlit rooms with wood floors, beams, glass walls
- 3 bedroom suites (dual masters) + outdoor guest suite
- "Great" room opens to magnificent yardspace
- Superb center-isle kitchen with top appliances
- Primary master w/luxe bath/2 walk-ins
- Huge grounds w/pool/spa/lawns/patios/bbq/water feature
- Dual motorcourt and extensive parking capability
- A rare and prestigious find in today's rental market

**By Appointment Only**

**\$26,000/month unfurnished**

**Michael J. Libow**  
COLDWELL BANKER  
(310) 285-7509



Traditional Tennis Court Estate on 1.1 Acres  
100 Delfern Drive, Holmby Hills  
Open Tuesday 11-2  
\$12,950,000



*Jade Mills*

Coldwell Banker  
(310) 285.7508 | [Homes@JadeMills.com](mailto:Homes@JadeMills.com)  
[www.JadeMills.com](http://www.JadeMills.com) | CaIBRE #00526877



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THE OPPENHEIM GROUP  
REAL ESTATE

## A PERFECTLY EXECUTED VIEW HOME ABOVE THE SUNSET STRIP

Set above the Sunset Strip with panoramic city views from every room through floor-to-ceiling glass walls, this rare modern marvel is an entertainer's dream. Constructed over an expansive and rare double lot perched, this raw architectural feat, with use of French White Oak floors and Italian Marble throughout, showcases a sleek and refined modern masterpiece.



SUNSET STRIP

8650 FRANKLIN AVE.

\$6,495,000 | 4<sup>BED</sup> 4<sup>BTH</sup> 4,200<sup>SQ. FT.</sup>

OPEN TUESDAY 11-2PM

8650FRANKLINAVE.COM

CATERED BY:



JASON OPPENHEIM, ESQ.

BROKER/PRESIDENT

jason@ogroup.com | 310.990.6656

OGROUP.COM

8606 Sunset Blvd. | West Hollywood, CA 90069

# QUALITYAGENTS



\$3,140,000 | 5042 Casitas Pass Rd, Ventura | 65± acs (assr)  
**Nancy Kogevinas | 805.450.6233**



**OPEN TUES 11-2**

\$6,795,000 | 807 Napoli Drive, Pacific Palisades | 5BD/6BA | www.807.Napoli.com  
**Barbara Marcus | 310.466.5676**



\$2,750,000 | 5229 Louise Ave, Encino | 4BD/4BA  
**Judy & Doug Ross | 818.427.5991**



**OPEN TUES 11-2**

\$2,495,000 | 725 Westholme Ave, Westwood | 4BD/3½BA  
**Larry Young | 310.777.2879**



\$2,385,000 | 17980 Rancho St, Encino | 7BD/4½BA  
**Amalia Khachikian | 818.380.2165**



\$2,750,000 | 2475 Glendower Place, Los Feliz | 4BD/3BA  
**Nancy Sanborn | 310.777.2858**



**OPEN SUN 2-5**

\$929,000 | 1248 N Laurel Ave #204, West Hollywood | 2BD/2BA  
**Margaret Cashion | 310.795.2200**

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 Pacific Palisades | Pasadena | Santa Barbara | Santa Monica | Sherman Oaks | Studio City | Ventura

# EXTRAORDINARY RESULTS



**OPEN TUES 11-1:30**

\$3,650,000 | 4415 Woodley Avenue, Encino | 7BD/6BA  
Shanks/Davis | 818.326.2415/818.515.9700



\$2,850,000 | 1369 N Beverly Dr, Beverly Hills | 4BD/4BA  
Dennis Adelpour | 888.799.7075



**OPEN TUES 11-2**

\$1,995,000 | 11823 Bellagio Rd, Bel Air | 4BD/4½BA  
Alexandra Pfeifer | 310.230.3776



**OPEN TUES 11-2**

\$1,995,000 | 10375 Wilshire Bl #14BD, Westwood | 3BD/4BA  
Tom & Kim Marvich | 310.702.9015



\$1,349,000 | 22 Dapplegray Rd, Bell Canyon | 4BD/4BA  
Joanie Louis | 818.425.8516



\$749,000 | 5832 Murieta Ave, Valley Glen | 3BD/2BA  
Mike Levy | 818.404.6074



\$1,649,000 | 14921 Otsego Street, Sherman Oaks | 4BD/4BA  
Arman Grigoryan | 818.770.2777

conditions, and features of property. Information is obtained from various sources and will not be verified by broker or MLS. CalBRE 01317331



# PALISADES RIVIERA

Situated atop a hill sits a beautiful and warm 5 bedroom, 6 bath Contemporary with spectacular canyon and tree top vistas on an 18,780+ sq. ft. lot (per assr). Soaring two story ceilings, angular floating walls and two story floor to ceiling windows blend the indoor and outdoor spaces. The finely appointed interiors convey open spaces and warmth with its crafted premium materials of steel, wood, glass and limestone and a unique design. French doors lead to a private lushly landscaped yard with pool/spa and large grass lawn. Entertainer's dream. **You're invited to the Open House on Tuesday from 11-2.**

807 Napoli Drive | Pacific Palisades

Offered at \$6,795,000



**BARBARAMARCUS**

310.466.4676

barbaracmarcus@gmail.com

www.807napoli.com

**OPEN**  
TUES 11-2

**BERKSHIRE HATHAWAY** | California Properties  
HomeServices







749 S. CLOVERDALE AVE. PH2 | MIRACLE MILE

OFFERED AT \$1,025,000

Award-winning Lorcan O’Herlihy 2BD/2½BA Architectural penthouse with private rooftop. Open floor plan with ±1,808 SF (per assr) featuring a modern kitchen and wide plank oak floors. 2 master suites with designer bathrooms and walk-in closets upstairs.



**CRISTIE ST. JAMES**

Luxury Properties Director

310.291.1029 | stjamesest@aol.com

**MARKUS CANTER**

Luxury Properties Director

310.704.4248 | markuscanter@bhhsca.com

**OPEN HOUSE:**

**TUESDAY APRIL 12 | 11 AM - 2 PM**

[www.749CloverdalePH2.com](http://www.749CloverdalePH2.com)

[WWW.STJAMESCANTER.COM](http://WWW.STJAMESCANTER.COM)

**BERKSHIRE HATHAWAY** | California Properties  
HomeServices



**JOEL COOPER**

310.968.2401

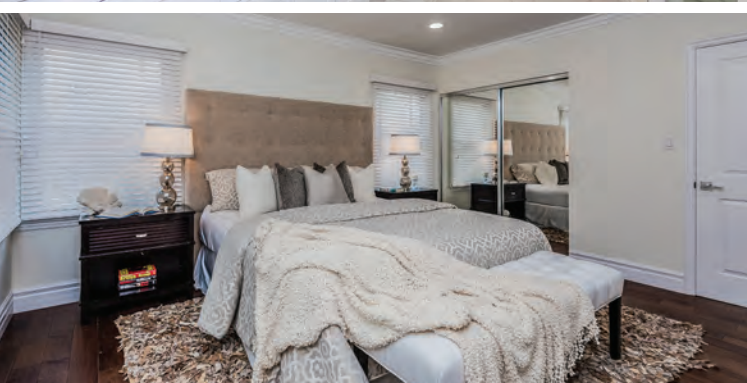
Joel@JoelCooper.com

**JOELANDORITCOOPER.COM**



**OPEN TUESDAY 11-2**

Beverly Hills | 406 S Elm Drive | \$960,000 | 3BD/2½BA  
Bright and spacious townhome with ±1,800 sf (per assr). Corner unit with private outdoor space.



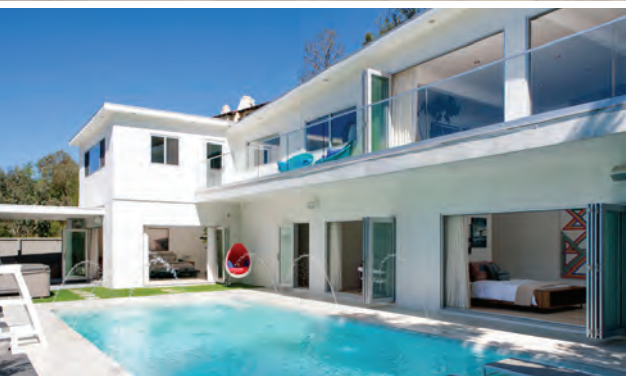
**OPEN TUESDAY 11-2**

Beverlywood Adjacent | 1138 S Elm Drive | \$1,549,000 | 3BD/3BA  
Turn-key 3BD/3BA plus study. Approx 1,700 sq ft (per owner). Close to Beverly Drive and Pico Boulevard.

**BERKSHIRE HATHAWAY | California Properties**  
HomeServices



# INCREDIBLE MODERN IN THE HILLS • COMPLETELY REDONE



**7470 WOODROW WILSON DRIVE | \$3,250,000**

**OPEN TUESDAY, APRIL 12TH • 11-2PM**

Completely remodeled bright contemporary nestled in the hills on Woodrow Wilson's "celebrity row." Following a total renovation, light wire brushed oak floors throughout compliment this beautiful, light-filled home's crisp modern design and high ceilings. An open floor plan upstairs is lined with bifold doors to a balcony overlooking the backyard and includes a kitchen with Modulo Cucine glass cabinets and Thermador appliances, dining area and living room with a fireplace. 4 bedrooms with en-suite baths including a luxurious master suite with his and hers closets, a spectacular bathroom with a double head shower, and bifold doors to the pool deck. Resort-like south-facing backyard gets sun all day & boasts a covered patio. This is a beautiful hillside hideaway.

**EXCLUSIVE  
REPRESENTATION:**

**Ryan Burns**  
310-801-3077  
rmb@weahomes.com  
CALBRE# 01970450

**Kurt Rappaport**  
310-860-8889  
kr@weahomes.com  
CALBRE# 01036061

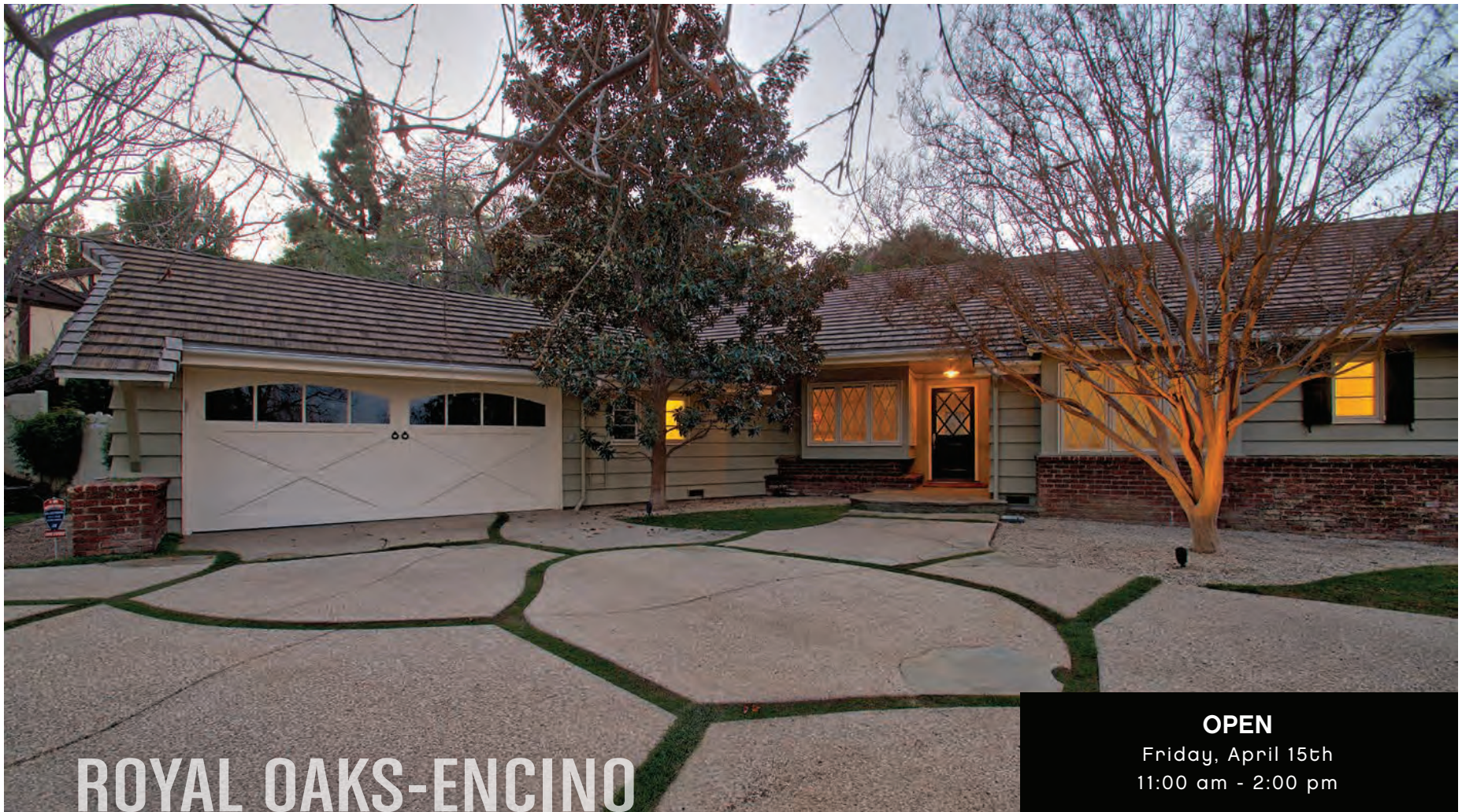
[WEAHOMES.COM](http://WEAHOMES.COM)



**WESTSIDE ESTATE AGENCY**

**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

# JOIN OUR LEADING BRAND...



ROYAL OAKS-ENCINO

OPEN

Friday, April 15th  
11:00 am - 2:00 pm



4311 VALLEY MEADOW ROAD, ENCINO CA | \$2,488,000

Rare opportunity in prestigious Royal Oaks to own a recently renovated home, done by one of the world's top interior designers. No expense was spared!! Boasts honed carrera marble throughout kitchen and all baths. Waterworks faucets, Toto toilets, Viking appliances, recessed lighting, all new cabinets, hardwood floors, double fireplace with marble hearths, custom built floor to ceiling bookcase wall with attached library ladder finished in Farrow & Ball paint, pool house with marble bath, fire pit, spa with waterfall, pool, deck with view, custom chicken coop, enclosed area for vegetable garden. Extremely private. In the famed Lanai Road Elementary School District. The extensive and expansive yard was done by sought after landscape designer Mark David Levine, again, no expense spared. Truly one of a kind, turn key property on one of the most premier streets in Royal Oaks-Encino. Quick access to fwys & canyon.

MELISSA WALLACE 310.560.5757 melissaw@nestseekers.com

Nest Seekers  
INTERNATIONAL

BEVERLY HILLS | NEW YORK | HAMPTONS | MIAMI | LONDON

# NEST SEEKERS BEVERLY HILLS FEATURED PROPERTIES



PASADENA



**1970 N. GARFIELD | \$799,000**

This is the one that you have been waiting for! This stunner was remodeled from the front to the back and the top to the bottom less than 3 years ago. With 4 bedrooms and 3 baths and high end decorator finishes throughout. The gourmet "Country" kitchen features newer cabinets, designer counter tops, dark hardwood flooring and bright stainless steel appliances. All bathrooms were fully remodeled with granite counters and beautiful fixtures. The upstairs bonus room/loft can be used as an office, rec room or as a controlled wine storage area as the current owners have it set up as. Other features include central air and heat, newer roof, dual pane windows throughout, upgraded electrical panel and an over-sized 2 car garage. The large fenced in private front and backyards are perfect for entertaining and it feels like you are at a resort.

**JASON GALARDI 310.980.1256 [Jgalardi@nestseekers.com](mailto:Jgalardi@nestseekers.com)**

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**Nest Seekers**  
INTERNATIONAL

271 NORTH CANON DRIVE BEVERLY HILLS, CA

**NestSeekers.com**

Join our 300,000+ fans





# 12753 MULHOLLAND DRIVE

BEVERLY HILLS POST OFFICE

OFFERED AT \$12,800,000

90210VILLA.COM

7 BEDROOMS | 9.5 BATHROOMS

10,116 SQ. FT.

3 ACRE LOT

LINDA MAY  
310.492.0735

JEN WINSTON  
310.944.1167

MAURICIO UMANSKY  
424.230.3701

OPEN TUESDAY 11-2PM



An international associate of Savills

THEAGENCYRE.COM | LINDAMAY.COM





# 974 TEAKWOOD ROAD

BRENTWOOD

4 BEDROOMS | 3.5 BATHROOMS | 2,952 SQ. FT. | 28,270 SQ. FT. LOT

Single Level Mid-Century Modern, located on a quiet cul de sac, in Brentwood's desirable Kenter Charter School district. The open floor plan brilliantly incorporates chic style and clean lines, with comfortable family living. Serene and private, this dream home boasts 4 bds, including a large master suite with walk-in closet, 3.5 bath, a spacious kitchen with Viking and Sub-Zero appliances, wood flooring, vaulted ceilings, Ann Sacks tiles and more. City, canyon and ocean views – a must see.

CINDY AMBUEHL  
424.321.4947

OPEN TUESDAY 11-2PM

NEW LISTING

OFFERED AT \$2,995,000



An international associate of Savills

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## 39 OAKMONT DRIVE

BRENTWOOD

Built in 1939 by famed architect Cliff May - Gated and located on desirable Oakmont Drive in Brentwood Park - this magnificent California Spanish Hacienda provides its residents with a seamless indoor-outdoor living experience. A magical property rich with Hollywood history, boasts 4 bds including a luxe master suite, 5 ba, oversized kitchen and dining room both flooded with natural light, and a bar/lounge which opens onto a patio overlooking its 1.45 acres of lush grounds with canyon and city views.

**CINDY AMBUEHL**  
424.321.4947

4 BEDROOM | 5 BATHROOMS  
5,200 SQ. FT. | 60,548 SQ. FT. LOT  
**OFFERED AT \$15,950,000**





OPEN TUESDAY 11-2PM  
& TWILIGHT 5:30-7:30PM

NEW LISTING



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# 6261 TANTALUS DRIVE

MALIBU

4 BEDROOMS | 6 BATHROOMS | 6,884 SQ. FT. | 74,209 SQ. FT. LOT

Modern Malibu Masterpiece in private neighborhood enclave with deeded beach rights & pathway traversing under PCH providing access to coveted Escondido Beach. Could be sold fully furnished. Main estate sits behind private gates with a living koi pond entry. Open floor plan boasts floor to ceiling walls of glass opening to large patios & fire pits. High ceilings invite in abundant light to flood the chef's kitchen. A pool, spa, N/S tennis court, & guest house w/ separate entrance.

BY APPOINTMENT ONLY

NEW LISTING

OFFERED AT \$9,888,000

**JAMES HARRIS**  
JAMES@THEAGENCYRE.COM  
424.400.5915

**DAVID PARNES**  
DPARNES@THEAGENCYRE.COM  
424.400.5916

**MADISON HILDEBRAND**  
MADISON@THEMADISONLIFE.COM  
310.818.5788



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**PARTNERS**  
*trust*





OPEN SUNDAY 2-5PM

**2131 ROSCOMARE ROAD** BEL AIR | \$2,950,000  
 INCREDIBLE OPPORTUNITY TO EXPAND/REMODEL OR  
 BUILD NEW ON OVER 1.5 ACRES



OPEN SUNDAY 2-5PM

**1440 MILLER DRIVE** SUNSET STRIP | \$2,395,000  
 4 BEDS | 4 BATHS | 2,974 SQ. FT. | 5,212 SQ. FT. LOT



OPEN SUNDAY 2-5PM

**9743 ELDERIDGE DRIVE** BHPO | \$2,495,000  
 SOPHISTICATED, MOVE-IN READY ESTATE IN  
 PRIME BHPO LOCATION.

**JAMES HARRIS**  
 424.400.5915

**DAVID PARNES**  
 424.400.5916



OPEN SUNDAY 2-5PM

**1750 VIEWMONT DRIVE** SUNSET STRIP  
 4 BEDS | 6 BATHS | 5,000 SQ. FT. | 5,600 SQ. FT. LOT  
 \$6,495,000 OR \$30,000/MO



An international associate of Savills

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# 1394 CASIANO ROAD

BEL AIR

4 BEDROOMS | 3 BATHROOMS | 26,697 SQ. FT. LOT

Designed by Robert L. Earl, AIA this home served as the architect's personal residence for a number of years. His youthful design exuberance is present with this classical L shaped program where many vintage architectural details are still intact and have been restored with the guidance of Mr. Earl himself who still practices. Commanding city, ocean and canyon views and the ultimate in privacy.

OPEN TUESDAY 11-2PM

NEW LISTING

OFFERED AT \$4,495,000

MAX NELSON  
424.238.2482

DANIEL STEVENSON  
424.271.3344

DAMIAN NELSON  
424.238.2475



An international associate of Savills

THEAGENCYRE.COM





# 7506 WOODROW WILSON DRIVE

SUNSET STRIP

4 BEDROOMS | 4 BATHROOMS | 2,897 SQ. FT. | 5,033 SQ. FT. LOT

This reimagined and private contemporary residence boasts an open floor plan with indoor and outdoor spaces ideal for entertaining. Completely merged kitchen, living and dining areas with great natural light make up the heart of the home. An opulent master suite with direct patio access along with two ancillary bedrooms comprise the private spaces. The finest materials and appliances have been used throughout.

TODD KRAINES  
424.672.4443

MAX NELSON  
424.238.2482

OPEN TUESDAY 11-2PM

NEW PRICE

OFFERED AT \$2,799,000  
\$200,000 REDUCTION



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THEAGENCYRE.COM





# 16688 ASHLEY OAKS

ENCINO

6 BEDROOMS | 5.5 BATHROOMS | 4,303 SQ. FT. | 17,084 SQ. FT. LOT

Stunning remodel—perfectly updated with soaring high ceilings, exquisite designer finishes & modern floor plan. Great Master Suite. Expansive entertainer's backyard, all on one of Encino's best cul-de-sac streets south of Ventura Blvd. A sophisticated Formal Dining Room, and the "great room," which has the Family Room and Kitchen seamlessly flowing together. Southern light exposure ensures that the sparkling pool is sun-drenched all day long. Large flat grassy yard.

**JAMES HIRSCH**  
424.321.4945

**CRAIG KNIZEK**  
818.618.1006

OPEN TUESDAY 11-2PM

NEW LISTING

OFFERED AT \$2,795,000



An international associate of Savills

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# FINAL HOME REMAINING

2 BEDROOM + 2.5 BATH | \$2,595,000



## THE CARLYLE RESIDENCES

ACCESSORY STUDIOS AVAILABLE, STARTING AT \$235,000

310.209.0000 | [THECARLYLERESIDENCES.COM](http://THECARLYLERESIDENCES.COM)

ACCESSORY STUDIOS AVAILABLE ONLY UPON PURCHASE OF A RESIDENCE

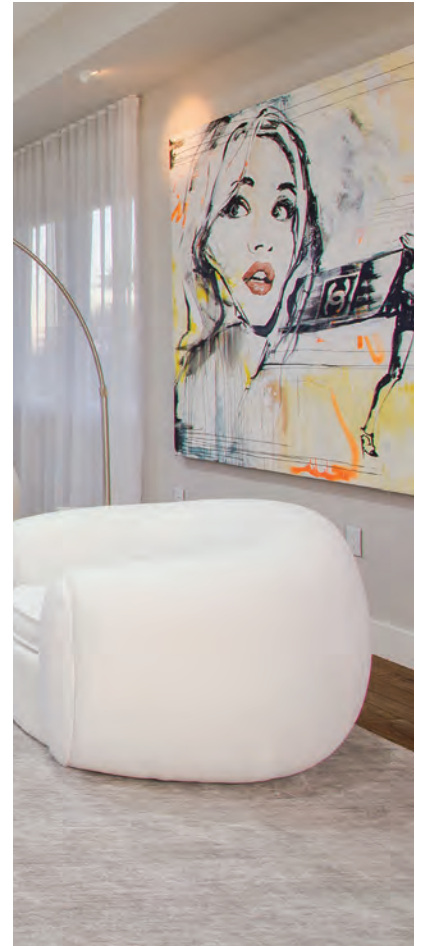
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ELADGROUP

  
THE AGENCY

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# THE RESIDENCES AT CARBON BEACH



## THREE RESIDENCES IN ESCROW

Only five homes remain available within this exquisitely private enclave as the spring season begins and summer approaches. Each 3-bedroom, 3.5-bath home boasts sweeping ocean views, sleek open-concept design, soaring 11-foot ceilings and a plush expansive rooftop terrace with fireplace and jacuzzi — the ultimate setting for lounging, dining and entertaining.

**Starting at \$3,695,000 | 2.5% Broker Commission**

**3 Bed | 3 Bath | 4,996 – 5,748 Approx. Total Sq. Ft.**

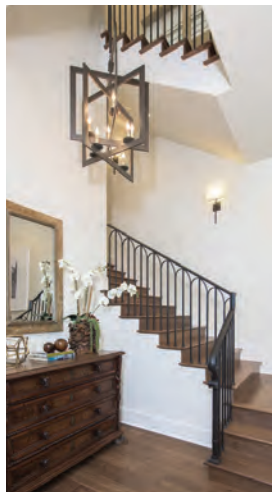




# THE ENCLAVE

AT CENTURY WOODS

MASTERFULLY CRAFTED RESIDENCES.  
ONE PRESTIGIOUS ENCLAVE.



## THE ENCLAVE, EXCEPTIONAL LIVING IN THE HEART OF CENTURY CITY

Centrally located on the vibrant Westside, The Enclave is situated steps away from Century City's world-class shopping, dining, schools and championship golf courses. The Enclave offers an incomparable lifestyle experience within the ultra-private, gated community of Century Woods, where exclusive amenities include:

- The Residents' Clubhouse
- Indoor and outdoor pools
- Spacious sundeck with heated spa
- Fitness center
- Tennis court

STARTING AT \$5,650,000

THEENCLAVECENTURYWOODS.COM | 424.672.4449 | 10209 CENTURY WOODS DRIVE

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# SPACIOUS & DONE

11326 Isleta Street / BRENTWOOD

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OPEN TUESDAY 11-2PM / \$2,100,000





# GLOBAL VISION. LOCAL EXPERTISE.



## PALOS VERDES PENINSULA

Hacienda de la Paz | 9 Bedrooms | 25 Bath | \$53,000,000  
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398



## BEVERLY HILLS

9311 Readercrest Drive | 6 Bedrooms | 7 Baths | \$13,495,000  
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398



## PACIFIC PALISADES

14927 Altata Drive | 5 Bedrooms | 6 Baths | \$11,995,000  
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398



## BEL AIR

11531 Orum Road | 6 Bedrooms | 7 Baths | \$8,995,000  
Juliette Hohnen 323.422.7147



## BRENTWOOD | PRICE REDUCTION

400 N. Bristol Avenue | 5 Bedrooms | 7 Baths | \$8,995,000  
Juliette Hohnen 323.422.7147



## PACIFIC PALISADES

269 Bellino Drive | 6 Bedrooms | 5.5 Baths | \$8,395,000  
Tracy Tutor Maltas 310.722.2267



## HOLLYWOOD HILLS | NEW LISTING

7038 Los Tilos Road | 6 Bedrooms | 5 Baths | \$3,995,000  
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398



OPEN TUESDAY 11-2

## HOLLYWOOD HILLS | NEW LISTING

2419 Solar Drive | 3 Bedrooms | 3 Baths | \$3,295,000  
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398



OPEN TUESDAY 11-2

## SUNSET STRIP | NEW LISTING

9092 St. Ives Drive | 4 Bedrooms | 4 Baths | \$2,995,000  
Juliette Hohnen 323.422.7147

WEST COAST HEADQUARTERS  
150 EL CAMINO DRIVE | BEVERLY HILLS, CA | 310.595.3888

[ELLIMAN.COM/CALIFORNIA](http://ELLIMAN.COM/CALIFORNIA)



**BIRD STREETS**

9306 Warbler Way | 3 Bedrooms | 3 Baths | \$2,995,000  
Juliette Hohnen 323.422.7147



**OJAI | NEW LISTING**

821 El Toro Road | 6 Bedrooms | 7 Baths | \$2,995,000  
Juliette Hohnen 323.422.7147



**WEST HOLLYWOOD**

544 Huntley Drive | 3 Bedrooms | 3 Baths | \$2,100,000  
Eric Purcell 310.980.3742



**BEL AIR | NEW LISTING**

15542 Nalin Place | 4 Bedrooms | 3 Baths | \$2,100,000  
Gina Dickerson 310.744.5584



**SUNSET STRIP**

8608 Hollywood Boulevard | 3 Bedrooms | 3 Baths | \$1,850,000  
Eric Purcell 310.980.3742



**WEST HOLLYWOOD | NEW LISTING**

928 N. Croft Avenue #203 | 2 Bedrooms | 3 Baths | \$1,195,000  
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398



**BEVERLY HILLS | LEASE**

630 Mountain Drive | 5 Bedrooms | 8 Baths | \$45,000 per month  
Cory Weiss 310.922.1124 | Tracy Tutor Maltas 310.722.2267



**BRENTWOOD | LEASE**

12224 Falkirk Lane | 4 Bedrooms | 4 Baths | \$15,000 per month  
Tracy Tutor Maltas 310.722.2267



**VENICE | LEASE**

719 Superba Avenue | 4 Bedrooms | 3 Baths | \$13,500 per month  
Juliette Hohnen 323.422.7147

# THE ALTMAN BROTHERS



**OPEN HOUSE TUESDAY 11-2 | 2419 SOLAR DRIVE | HOLLYWOOD HILLS**

**3 BEDROOMS | 3 BATHS | \$3,295,000**

## CELEBRITY OWNED HOLLYWOOD HILLS COMPOUND

This celebrity owned Hollywood Hills compound is the perfect blend of mid-century charm & modern elegance. Previously owned by the iconic Wes Craven & actor Steve McQueen, a secluded driveway leads to this gated oasis with lovely flat-roof & post & beam design. Enter past the Zen fountain surrounded by lush greenery into the open floor plan living/dining area with walls of glass that look out to stunning panoramic city/canyon views. Beadboard ceilings with wood beams, hardwood floors, & floor-to-ceiling windows throughout. Perfect for the creative minds, the serene outdoor space features a beautiful landscaped yard & garden with fountains, 2 koi ponds, pergola covered patio, & saltwater pool/spa. Gourmet kitchen features superb center island with built-in range & sleek stainless steel appliances. Master suite includes: fireplace, patio access, spa bath with massive jetted soaking tub & open shower design, huge master closet, & separate connected sitting area. This 2 bedroom 3-bathroom house also includes two offices with private patios. Lastly there's a completely separate guest bedroom, & bathroom with private entrance. 3-car garage. Your tranquil retreat awaits you!

### **JOSH ALTMAN**

310.819.3250  
Josh@theAltmanBrothers.com

**THEALTMANBROTHERS.COM**

### **MATTHEW ALTMAN**

323.791.9398  
Matthew@theAltmanBrothers.com

**THEALTMANBROTHERS.COM**



# THE ALTMAN BROTHERS



**OPEN HOUSE TUESDAY 11-2 | 928 N CROFT AVENUE #203 | WEST HOLLYWOOD**

**2 BEDROOMS | 3 BATHS | \$1,195,000**

## ENTERTAINER'S MODERN SLEEK WEHO UNIT

Sophisticated, modern, sleek, 2BD 2.5BA condo in premier building. Entertainer's modern sun filled open floor plan living & dining area open seamlessly out to private patio overlooking the gorgeous city & tree top views of LA. Italian designed gourmet kitchen equipped with Bosch appliances & Caesar stone countertops with breakfast bar. Master suite includes custom walk in closet & has a spa like bathroom with soaking tub, separate shower & two-sink vanity. High end, contemporary finishes include walnut wood floors throughout, custom cabinetry, high end appliances & fixtures & designer touches throughout. Luminaire is located in the heart of the Melrose Place Design District near Fig & Olive, Nobu & Farmers Market. The building features secured entry with digital video surveillance, 2 Car parking in gated subterranean garage with guest parking, additional storage in garage & gorgeous rooftop deck with explosive city views.

### **JOSH ALTMAN**

310.819.3250  
Josh@theAltmanBrothers.com

**THEALTMANBROTHERS.COM**

### **MATTHEW ALTMAN**

323.791.9398  
Matthew@theAltmanBrothers.com

**THEALTMANBROTHERS.COM**

 **Douglas Elliman** EST. 1911  
REAL ESTATE

 **THE ALTMAN BROTHERS**



## CHARMING COTTAGE IN PRIME LOWER DOHENY | 9092 ST IVES DRIVE | SUNSET STRIP

4 BEDROOMS | 4 BATHS | \$2,995,000

OPEN TUESDAY  
APRIL 12TH, 11-2  
COFFEE CART

Incredible opportunity to own in a prime north of Sunset location! This beautiful and enchanting walled and gated 2-story English cottage is the perfect hideaway for anyone desiring privacy and proximity to Sunset Strip shopping/dining. With 4 bedrooms & 4 bathrooms on several levels as well as a delightful office, there is also plenty of generous outdoor entertainment spaces and views of Los Angeles from the master bedroom. The grounds abound with an impressive variety of mature lush landscaping which surround the pool & entire property. This storybook cottage home is completely unique and overflowing with warmth and charm. Offering incredible privacy and an unbeatable location, this is the perfect home to update or develop.



**JULIETTE HOHNEN**

323.422.7147

juliette.hohnen@elliman.com

juliettehohnen.com



**ELLIMAN.COM/CALIFORNIA**





## CHIC TRADITIONAL FOR LEASE IN PRIME BRENTWOOD | 12224 FALKIRK LANE

4 BEDROOMS | 4 BATHS | \$15,000 PER MONTH

OPEN TUESDAY  
APRIL 12TH, 11-2

Stunning traditional for lease positioned on a quiet cul-de-sac in prime Brentwood location. This chic home offers 4 bedrooms, 4 bathrooms, lush grounds and a spacious pool. The main level features the updated kitchen, formal living and dining rooms, family room, and 3 comfortable bedrooms. The light-filled master suite is situated upstairs with plentiful closet space and an open loft area perfect for lounging. The beautiful backyard boasts a generous pool, multiple areas for seating, and the converted garage which is perfect for a home office or gym.



**TRACY TUTOR MALTAS**

310.722.2267

tracy.maltas@elliman.com

 **Douglas Elliman** EST. 1911  
REAL ESTATE

**ELLIMAN.COM/CALIFORNIA**

# 1325 SAGINAW STREET | EAGLE ROCK

5 BEDROOMS | 3 BATHS | \$1,495,000

OPEN TUESDAY APRIL 12TH, 11-2PM



**CONNIE BLANKENSHIP**

310.994.6451

connie.blankenship@elliman.com

**JIM CRANE**

310.855.4595

james.crane@elliman.com





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the new capital of Los Angeles  
Luxury. An exclusive collection  
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an upscale hotel in the heart  
of Downtown Los Angeles.

Tower I is over 70% sold with  
anticipated move-ins year-  
end 2016. Tower I features  
MET SIX, a private residence  
club and urban sanctuary  
overlooking DTLA.

Tower I and Tower II starting  
from the high \$500,000's  
to over \$2 million. Visit today  
to secure best selection of  
released residences.

**3% Broker Commission!**  
**Anticipated Closings Late 2016**

# A CITY WITHIN A CITY



**Metropolis Sales Gallery**  
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777 S. Figueroa St. 47th Floor  
Los Angeles, CA 90017  
855-657-8300  
[MetropolisLosAngeles.com](http://MetropolisLosAngeles.com)



#### MET SIX LUXURIES

- Resort-style skypool with cabanas and lounge areas
- Outdoor Pavilion with kitchen facilities and barbecues
- Walking paths with meditation gardens
- Dog park with self-grooming station
- Lavish Spa with city views
- Fitness Center
- Indoor Yoga Studio
- Dressing rooms with separate steam rooms and lockers
- Billiard Room
- Theatre screening room with designer seating
- Residents' lounge
- Club Room and pantry

1. TOWER I: OVER 70% SOLD. ANTICIPATED 2016 YEAR-END MOVE-INS (889 FRANCISCO ST., LOS ANGELES, CA 90017)
2. HOTEL INDIGO: COMING 2017
3. TOWER II: RESIDENCES NOW SELLING (877 FRANCISCO ST., LOS ANGELES, CA 90017)
4. TOWER III: FUTURE RESIDENCES
5. FUTURE RETAIL PAVILION
6. MET SIX: TOWER I PRIVATE CLUBHOUSE WITH GYM, SKYPARKS & POOL
7. MET NINE: TOWER II PRIVATE CLUBHOUSE WITH GYM, SKYPARKS & POOL
8. PUBLIC ART: CONVERGENCE, DIGITAL ART BY L.A. BASED ARTISTS SUSAN NARDULI & REFIK ANADOL
9. FUTURE SKYPARKS



This advertisement is not an offering, but only a solicitation of interest in the advertised property. The renderings and images of the proposed project are artist's renderings and are conceptual only and may not be to scale or shown in their final as-built condition. No real estate broker or agent is authorized to make any representations or other statements regarding the project, and no agreements with deposits paid or other arrangements shall bind the developer. \*See a Metropolis Sales Representative for all payment terms and conditions. Exclusive Sales and Marketing: Douglas Elliman Development Marketing. CalBRE# 01298464



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SEYCHELLE**



**THE  
WAVERLY**

**Earn 3% broker commission on The Waverly's final 4 residences and  
The Seychelle Penthouse.**

**The Seychelle Penthouse priced at \$3,450,000 | The Waverly Residences from \$1,475,000**

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**RELATED**

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.





BROKER'S OPEN TUESDAY 11-2



## 1119 SUNSET VALE AVE. | SUNSET STRIP

Dramatic loft-style retreat is now available in lower Doheny. Home offers soaring ceilings, an open floor-plan, and an extensive use of wood, slate and glass. The media room is flooded with light, and leads to a lush garden with waterfall rock spa. Master retreat has high ceilings connects to the 2nd bedroom, currently out-fitted as a walk-in closet/ dressing room. Minutes to the world-famous Sunset Strip. Make this home your peaceful refuge and your creative work-space, all in the heart of L.A.

**Offered at \$1,749,000**

2 Bedroom + 1.5 Bathrooms

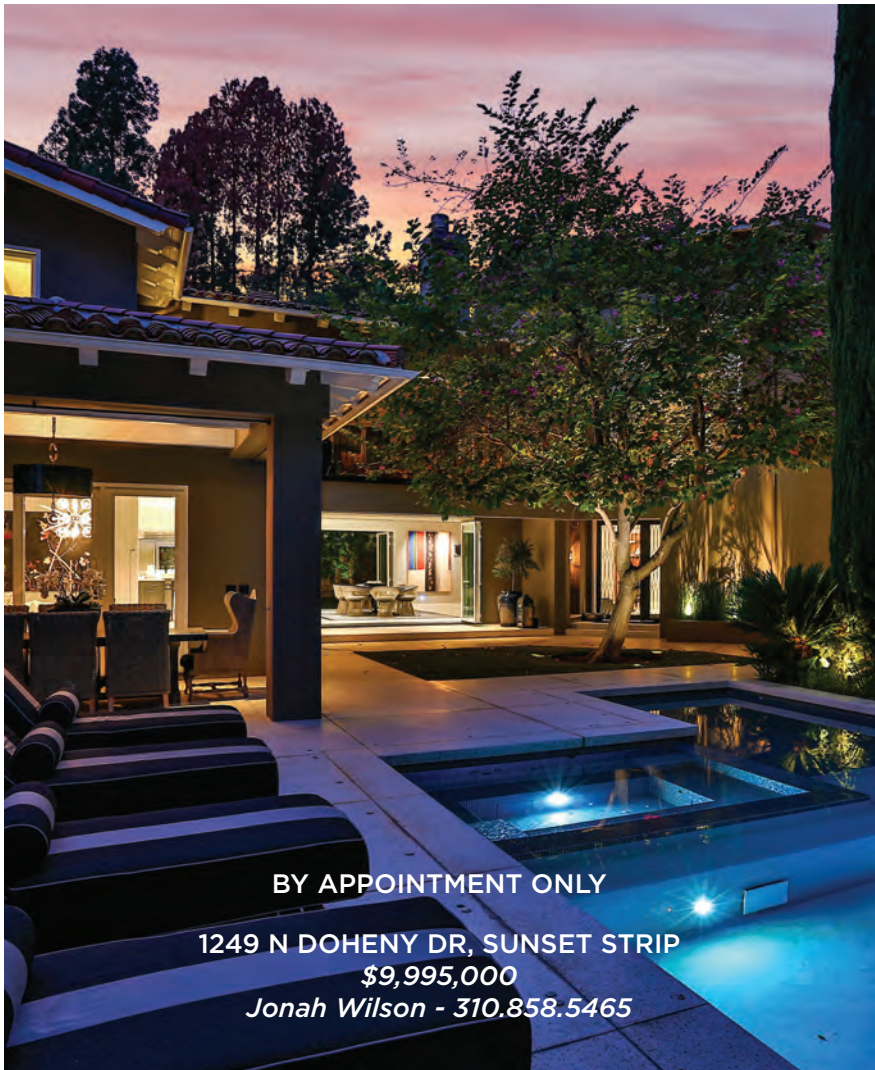
1,852 sf Home

[1119SunsetVale.com](http://1119SunsetVale.com)



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REAL ESTATE

**BONI BRYANT & JOE REICHLING**  
[BryantReichling.com](http://BryantReichling.com)  
323-395-9084



BY APPOINTMENT ONLY

1249 N DOHENY DR, SUNSET STRIP

\$9,995,000

*Jonah Wilson - 310.858.5465*



BY APPOINTMENT ONLY

3332 CLERENDON RD, BEVERLY HILLS

\$9,200,000

*Steve Levine, Jennifer Levine - 310.200.5366*



OPEN TUESDAY 12-3

533 GRAND BLVD, VENICE

\$2,775,000

*Tiffany Hu, Richard Maslan - 310.849.9547*



OPEN TUESDAY 11-2

7421 CERVANTES PL, HOLLYWOOD HILLS

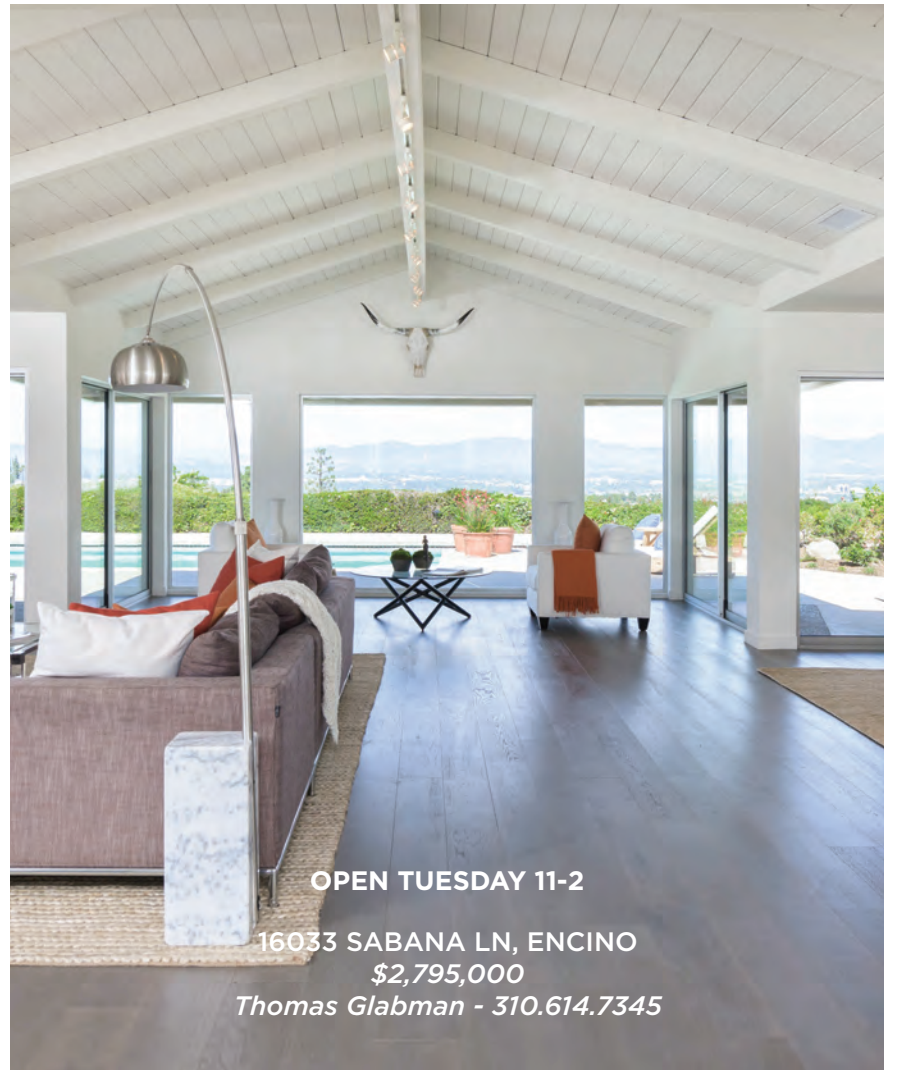
NEW PRICE \$2,290,000

*Carol Dotson, Adam Lint - 310.927.4107*





**OPEN TUESDAY 11-2**  
2325 DUXBURY CIR, BEVERLYWOOD  
NEW PRICE \$4,550,000  
Adi Werthman - 310.598.0260



**OPEN TUESDAY 11-2**  
16033 SABANA LN, ENCINO  
\$2,795,000  
Thomas Glabman - 310.614.7345



RENDERING

**OPEN TUESDAY 11-2**  
1000 LAUREL WAY, BEVERLY HILLS  
NEW PRICE \$9,900,000  
Jeff Hyland, Drew Fenton - 310.278.3311



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**OPEN TUESDAY 11-2**

**8769 SKYLINE DR, HOLLYWOOD HILLS**

**\$1,999,000**

*Alphonso Lascano, Bjorn Farrugia - 424.253.5489*



**OPEN FRIDAY 11-2**

**4646 SALOMA AVE, SHERMAN OAKS**

**\$1,999,000**

*Heather Boyd, Michael LaMontagna - 310.994.3140*



**OPEN TUESDAY 11-2**

**10445 WILSHIRE #1805, WESTWOOD**

**\$1,350,000**

*Chad Rogers - 310.858.5417*



**OPEN TUESDAY 11-2**

**4415 CLYBOURN AVE, TOLUCA LAKE**

**\$1,299,000**

*Danelle Lavin - 310.367.7533*



**OPEN TUESDAY 11-2**  
2241 CANYONBACK RD, BRENTWOOD  
\$1,495,000  
*Andrew Cohen - 310.892.8093*



**OPEN TUESDAY 11-2**  
12419 SARAH ST, STUDIO CITY  
\$1,350,000  
*Bjorn Farrugia, Alphonso Lascano - 424.253.5489*



**OPEN TUESDAY 11-2**  
178 N CARMELINA AVE, BRENTWOOD  
\$8,750,000  
*Barbara Tenenbaum - 310.858.5468*



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8769 SKYLINE DR, HOLLYWOOD HILLS | \$1,999,000

[8769SKYLINEDRIVE.COM](http://8769SKYLINEDRIVE.COM)



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# HILLS PENTHOUSE

## WEST HOLLYWOOD

---

OFFICE SUITES NOW LEASING FROM \$4,000 PER MONTH



In the chic center of West Hollywood sits Hills Penthouse, a private social workspace. The House is situated on the top penthouse floor of Sunset Boulevard's most iconic tower, with 360 degree views of Los Angeles. The Penthouse floor includes 9 boutique studios spaces, open kitchens, gallery & private event space, conference & screening rooms and a 2000 sq ft terrace overlooking Los Angeles. Hills Penthouse team of Membership Managers & Assistants look after our members on a first name basis.

[HILLSPENTHOUSE.COM](http://HILLSPENTHOUSE.COM)

---

**OPEN TUESDAY 11-2 | TWILIGHT 5-7**

8560 SUNSET BLVD | PENTHOUSE | SUNSET PLAZA

---



REPRESENTED BY

**BEN KRUGER**  
310.600.4500

**JONATHAN NASH**  
424.230.6088

**STEPHEN RESNICK**  
310.210.5048





# 1895

RISING GLEN  
\$19,750,000

OPEN TUESDAY 11-2

**STEPHEN RESNICK**  
310.210.5048  
STEPHEN@SRESNICK.COM

 **RESNICK  
& NASH**

**JONATHAN NASH**  
424.230.6088  
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## 1000 LAUREL WAY, BEVERLY HILLS ESTATE SITE

NOW OFFERED AT \$9,900,000

Great opportunity to build your dream house on a large corner lot.  
Fully level site of .78 acres just three blocks from the Beverly Hills Hotel.

RENDERING



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OPEN TUESDAY 11-2PM  
**4415 CLYBOURN AVE, TOLUCA LAKE**  
OFFERED AT \$1,299,000

2 BD + Den | 2 BA | 1,744sf | Prime location in the heart of Toluca Lake



**DANELLE LAVIN**  
310.367.7533  
CalBRE #01880892

**HH** HILTON & HYLAND



# 31460

## BROAD BEACH ROAD, MALIBU

### NEW PRICE \$13,900,000



**DAVID KONHEIM**  
310.803.9999  
CalBRE# 01869897



HILTON & HYLAND

**SUSAN MONUS**  
310.589.2477  
CalBRE# 00827409



GOLDWELL BANKER  
PREVIEWS  
INTERNATIONAL

PRICED TO SELL  
OPEN TUESDAY 11-2  
& TWILIGHT 5-7



9233 SWALLOW DR | SUNSET STRIP  
NOW OFFERED AT \$16,495,000

NEW CONSTRUCTION | COMPLETED OCTOBER 2015  
9233SWALLOW.COM



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HILTON & HYLAND

# 10 **NEW** Luxury Modern Single Family Homes



*The*  
**JUNE STREET**  
COLLECTION

**822 N. June Street, Los Angeles 90038**

**Brokers Open Tuesday, 11-2 pm | Lunch Served!**  
**Wine & Cheese Thursday, April 14th from 6-8 pm**

- 3-4 Bedrooms, up to 3.5 Baths • High-end Designer Finishes
- Huge Private Roof Top Decks w/Bars • Built-in BBQ's and Hot Tub Ready
- Spectacular City Views • 2 Car Garages w/Direct Entry

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bre# 01715002

**Starting from \$1,295,000**



6162 RAMÍREZ CANYON MALIBU, CA

OPEN TUES APRIL 12TH 11-2 | CATERED LUNCH | \$6,295,000



**Rochelle Atlas Maize**  
rochelle@rochellemaize.com  
310.968.8828  
BRE#:01365331

**Gayle Weiss**  
gaylemweiss@gmail.com  
310.880.7948  
BRE#:01050268

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1740 Bel-Air Road, Bel-Air  
New price \$19,995,000



1714 Stone Canyon Road, Bel-Air  
New price \$19,900,000



1187 North Hillcrest Road, Beverly Hills  
Price upon request



0 Bel-Air Canyon, Bel-Air  
\$125,000,000



La Villa Contenta, Malibu  
\$53,800,000



1024 Summit Drive, Beverly Hills  
\$34,500,000



9501 Gloaming Drive, Beverly Hills  
\$19,995,000



62-3680 North Kiekiena Place, Hawaii  
\$18,950,000



801 North Sierra Drive, Beverly Hills  
\$13,495,000



1633 Blue Jay Way, Sunset Strip  
\$12,495,000 (Turnkey available for \$35m.)



5255 Encino Avenue, Encino  
\$6,999,000



21110 Pacific Coast Highway, Malibu  
\$5,395,000



18918 La Montana Place, Tarzana  
\$4,900,000



16347 Amota Court, Encino  
\$3,326,000





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OPEN  
TUE 11-2



SPECTACULAR ENGLISH HOME  
LOCATED IN PRIME BEVERLY HILLS

915 Beverly Drive, Beverly Hills  
\$13,800,000 | 915beverly.aaroe.site



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## ESTATE PROPERTIES



*Experience a new level of excellence in luxury real estate. Discover RE/MAX*

**Spectacular modern masterpiece with sweeping panoramic whitewater views**

**Custom built as the developer's private residence. It is both elegant and opulent perched high in the Hermosa Beach Hill section**

**714 Marlita Place, Hermosa Beach | Represented by Rob Freedman and Greg Geilman | Offered for \$6,495,000**



Graceful open living floor plan flows seamlessly from indoor to outdoor living. Artistic features include walls of glass, 20 ft ceilings, crystal counter tops and a wall to wall bookcase. These elements are just a few of the finer details found throughout this residence.

6 bedrooms | 5 bathrooms | 8,390 sf living

Represented by the Freedman Geilman Team. Rob and Greg can be reached in the Manhattan Beach office or direct at (310) 321-4021.

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[www.RealEstateLosAngeles.com](http://www.RealEstateLosAngeles.com) •

Open Tuesday 11-2pm

Valet parking not provided for open house guests.  
Please park on the street.



## 10350 Wilshire Blvd #702, Wilshire Corridor

Crisp, modern and sophisticated corner condominium in The Diplomat, a highly desirable, full-service tower on the Wilshire Corridor, just blocks from Beverly Hills. Greet visitors in the formal entry, which leads to an open concept plan living/dining room with floor-to-ceiling glass offering stunning views, abundant daylight, modern marble fireplace, built-in bar with wine fridge, powder room and large balcony. The adjacent sleek kitchen features seamless finishes, custom cabinets, Caesarstone countertops and built-in office area. Two luxe and private bedroom suites located on opposed ends of the residence, including a capacious, stylish master with spa like bath and views to the West. Other features include laundry room, recessed lighting, built-in speakers, limestone and wood floors and 2 parking spaces. Full service building featuring 24 hour front desk/security, valet parking, gym, pool, spa, extra storage and only four units per floor. HOA dues are \$1,896/month and include earthquake insurance, water, cable, internet, and building amenities. This designer residence is approximately 1,834 s.f. and nothing short of spectacular.

Offered at \$1,299,000 | [TheDiplomat702.com](http://TheDiplomat702.com)

TREGG **RUSTAD**  
[treggrustad.com](http://treggrustad.com)  
310-623-8825

PETER **MAURICE**  
[petermaurice.com](http://petermaurice.com)  
310-623-8819

LOCATED IN THE HIGHLY SOUGHT AFTER WEST HOLLYWOOD WEST



**323 HUNTLEY DRIVE, WEST HOLLYWOOD | \$1,638,000**

**OPEN TUESDAY, APRIL 12TH • 11-2PM**

Once you step behind the stately gate and privacy hedges into the lovely front yard, you will be transported by this magical, renovated 2 Bed + 2 Bath home. Boasts a gorgeous living room with covered high ceiling and a fireplace. French doors open to an enclosed patio with fountain. The modern kitchen opens to the dining room that overlooks the patio. Spacious Master Suite with a generous sized closet. The bright Master bath, with a soaking tub, allows nature to be a part of its landscape. French doors from the Master Suite lead to the back deck & an inviting backyard with a fire pit. Gorgeous dark hardwood floors. Garage is currently being used an office. Located at the end of a cul-de-sac, in close proximity to shopping and Cedar Sinai hospital. Property is approx 1,440 sq. ft. Lot size is approx 5,540 sq. ft.

**EXCLUSIVE  
REPRESENTATION**

**Magali Bergher**  
310-277-1478  
mnbergher@aol.com  
CALBRE#: 01013383

[HUNTLEY90048.COM](http://HUNTLEY90048.COM)



**WESTSIDE ESTATE AGENCY**

**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

# ACTIVE LISTINGS



**1047  
SOMERA RD**  
BEL AIR  
\$7,350,000

3 bedrooms + 5 baths with pool and unbeatable ocean views! Great development opportunity.

## NICOLE CONTRERAS



OPEN  
TUES 11-2

**235 S  
WESTGATE  
AVE**  
BRENTWOOD  
\$3,795,000

Classic 2 story gated Spanish home w/detached

THREE  
OFFICES.  
ONE  
RESPECTED



**IN ESCROW**  
**351 N KENTER AVE**  
BRENTWOOD  
\$3,350,000

Gated Mediter. 5 bedrooms +4.5 baths on a sizable lot. Open formal living.

**NICOLE CONTRERAS**  
nicole.contreras777@gmail.com  
www.nicolecontreras.com  
cell: 310.614.4952  
office: 310.888.3332  
bre#: 01512844



OPEN  
THURS 10-1

**26814  
MALIBU  
COVE  
COLONY**  
MALIBU  
\$13,495,000

Open & spacious gated Contemporary beach house on approx. 50 ft of beach.



## 26814 MALIBU COVE COLONY | \$13,495,000

OPEN THURSDAY 10-1 | BREAKFAST SERVED

Open and spacious contemporary 5+6 home with 50ft of beach and the best coastline views in Malibu. Sumptuous master suite, gourmet kitchen, open living room and dining.



NICOLE CONTRERAS  
nicole.contreras777@gmail.com  
direct: 310.614.4952  
bre#:01512844

MYRA NOURMAND  
myranourmand@nourmand.com  
office: 310.888.3333  
bre#:00983509





Stunning Architectural on Coveted  
Longridge Avenue!  
Open Today 11-2 p.m.



3419 LONGRIDGE AVE. SHERMAN OAKS

OFFERED AT \$2,425,000



Best Viewed at: [LongridgeContemporary.com](http://LongridgeContemporary.com)

Situated on coveted Longridge Avenue, "arguably the best street in Sherman Oaks," this beautiful contemporary home perfectly embodies the California Lifestyle. The approach to the home is through a lush breezy canyon, surrounded by mature foliage and beautiful estate size properties. Newly renovated in 2016, the design incorporates indoor-outdoor living with tons of light and a fantastic floor plan with diagonal flow through communal spaces, perfect for entertaining any size group, without compromising a logical family friendly layout. Local Architect Gil Stayner takes a Zen like approach to the architecture. The downstairs has flowing rooms with a large living room/dining room space separated from a family room by a large kitchen with a huge center island. It has a guest bedroom suite as well. Upstairs features a master suite, two guest bedrooms and a room perfectly suited for an office. The backyard is priceless! Secluded, scenic and peaceful this space has a generous flat grassy area with a brick patio, pool and a beautifully landscaped hillside. The structure has many custom elements: solid hardwood floors, new stainless steel appliances, quartz countertops, double glazed Marvin windows, dual zone HVAC (1 up, 1 down), hot water circulating pump, oversized 2 car garage, two balconies off master bedroom and an abundant amount of storage throughout. This home is not to be missed!

direct 818.294.4545

email [scott@scottwynne.com](mailto:scott@scottwynne.com)

web [scottwynne.com](http://scottwynne.com)

[yourvalleyexpert.com](http://yourvalleyexpert.com)

This is not meant as a solicitation if your property is currently listed with another broker. Broker does not guarantee the accuracy of square footage; lot size or other information concerning the condition or features of property provided by 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 and with appropriate professionals. In addition, these properties are not necessarily listed or sold by the realtor. CalBRE LIC 01291071







Explosive City Views, Quality Craftsmanship

## 8680 Franklin Avenue

3 BED | 3 BATH | \$3,200,000



New Listing (For Sale & Lease), By Appointment Only

## 1401 Queens Way

3 BED | 5 BATH | SALE \$7,995,000 | \$40K/MONTH FURNISHED

**Gia Casty** | **COMPASS**

Gia Casty | 310.824.3550 | [gia@compass.com](mailto:gia@compass.com) | [gia@castyliving.com](mailto:gia@castyliving.com) | [www.castyliving.com](http://www.castyliving.com) | CalBRE#: 1520830

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# THE MOST IMPORTANT COMPOUND ON THE WEST SIDE



**1642 MANDEVILLE CANYON ROAD | \$30,000,000**

**REPRESENTATION BY:**

**Stephen Shapiro**  
310-860-8888  
ss@weahomes.com  
CALBRE# 01257836

**Richard Ehrlich**  
310-860-8885  
re@weahomes.com  
CALBRE# 01267136

**OPEN TUESDAY, APRIL 12TH • 11-12PM**

Resting on a magical 2.63 acre of park-like land on lower Mandeville is this compound of 3 structures, swimming pool, tennis court with flat and rolling lawns. Main house is approx. 8,000 sf (5bdr/6 ba +2 pwdr) with soaring ceilings, hardwood floors, fireplaces and vistas over the exotic mature trees and flowered grounds. By the pool is a pool house with changing room and bath, beamed ceilings and a living room that serves also as a projection room, bar and kitchen. Walk past the tennis court to the “guest” house of 3,500 sf (4 bdr/4ba) currently being used as executive offices with a pool-sized koi pond of over 100 mature koi. The grounds are a virtual arboretum of trees and Zen-like paths to the gentle hill behind. This oasis is completely private from any neighbors and behind gates accommodating dozens of vehicles and hundreds of guests. A flat property of this magnitude just North of Sunset Boulevard does not often avail itself.

[WEAHOMES.COM](http://WEAHOMES.COM)



**WESTSIDE ESTATE AGENCY**

**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

# PARTNERS *trust*



OPEN TUESDAY 11<sup>AM</sup> – 2<sup>PM</sup>  
1616 N. LA BREA AVENUE | LOS ANGELES  
PRESENTED BY AUSTIN MULLER  
LEASES STARTING AT \$3,000/MO.  
[WWW.THELOFTSONLABREA.COM](http://WWW.THELOFTSONLABREA.COM) | 310.909.6008



Own Your Own Beach, Open Thursday April 14th, Malibu

## 31026 Broad Beach

2 BED | 2.5 BATH | \$9,995,000

Scott and Melinda Tamkin, Nest Realtors, Estate Directors

310.493.4141 | [nestrealtors@compass.com](mailto:nestrealtors@compass.com)

[BroadBeachDream.com](http://BroadBeachDream.com)



[compass.com](http://compass.com) 310.230.5478  [compass](https://www.instagram.com/compass)  [compassinc](https://twitter.com/compassinc)  [compass](https://www.facebook.com/compass)

# PARTNERS *trust*



\$2,995,000

545 CATALONIA AVENUE, PACIFIC PALISADES  
RICHARD STEARNS | 310.850.9284

**OPEN TUESDAY 11AM – 2PM | [WWW.545CATALONIA.COM](http://WWW.545CATALONIA.COM)**

**Sotheby's**  
INTERNATIONAL REALTY



## 611 North Bundy Drive

*Caravan on Tuesday, April 12th from 11:00 am - 2:00 pm*



*The downstairs flow is perfect for lovely everyday living or for large-scale entertaining. The living and dining rooms overlook the private front lawn. The cook's kitchen opens into a gracious, high ceiling great room with fireplace. A wall of French doors opens to a private backyard featuring a grassy yard, sport court and swimming pool. Four family bedrooms, one with its own entrance, as well as a 6th bedroom which is used as a gym. The 3-car garage has great access off of Bundy Drive.*

- Perfect Brentwood Family Home
- 5 Bedrooms, 6 Bathrooms
- Freshly Painted and Updated
- Grassy Yard & Sparkling Pool
- Chef's Kitchen

**Offered at \$3,983,000**

**Leslie Kavanaugh**

310-860-4516

[leslie.kavanaugh@sothebyshomes.com](mailto:leslie.kavanaugh@sothebyshomes.com)

9665 Wilshire Blvd, Suite 400

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**RARE** DOHENY ESTATE**RARE**  
PROPERTIES**BROKERS OPEN HOUSE**

Tuesday, April 12th, 11am - 2pm  
Valet provided & lunch served!

**1233 N. DOHENY DR., LOS ANGELES, CA 90069**

4 bed + 5 bath

Large flat lot

Pool & spa

Guesthouse

Gated & private

5,085 sq. ft.

15,346 Lot Size

It's RARE to find a flat lot estate of such scale in Lower Doheny. With lush landscaping, this classic 1939 traditional is sure to impress. Set behind tall wrought iron double gates, this vine-covered home with Georgian influence remains private and hedged yet incredibly welcoming with large, free-flowing spaces and elegant details. Enter the impressive foyer and marvel at the grand staircase. The first floor features an expansive living room with fireplace, family room, formal dining room, exquisite paneled wet bar, eat-in kitchen boasting top-of-the-line appliances, and full guest suite. Most of the rooms have French doors opening to

the gorgeous, large backyard that includes an in-ground pool & spa, fire pit, ample hardscape and guesthouse with full bath that can be utilized as a gym, office or entertainment space. Upstairs is the private master suite with large bath, impressive walk-in closet, and an additional room that can be used as an office, nursery or dressing room. Two bedrooms with a shared spa-like bathroom are also located on the second floor. The home is fit with the best fixtures and features including hardwood flooring, Carrera marble countertops and extensive closet space. The yard also includes a secret garden with raised planting beds, and there is plenty of parking in the gravel motor court with room for 8+ cars. With exceptional character and grandeur, this RARE home has everything you are looking for and more.

**LISTED AT \$8,495,000 | [www.RAREdohenyEstate.com](http://www.RAREdohenyEstate.com)**

TOM DAVILA  
KENNON EARL

310.432.6492

[showings@rarepropertiesinc.com](mailto:showings@rarepropertiesinc.com)

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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

## CHIC CONTEMPORARY IN THE SUNSET STRIP

This chic 3-bedroom, 3.5-bath Contemporary soars high above the Sunset Strip. The semi-private drive leads to an oasis of tranquility. This renovated 1957 home features straight-line architecture characterized by clean simplicity and integration to nature with city canyon and verdant, tree-top views through oversized windows. Great scale and volume. Open floor plan kitchen, living and dining spaces with a large, covered deck perfect for entertaining or relaxing. Fantastic master suite with high ceilings, walls of windows, a fireplace, walk-in closet and lounging terrace. Two additional bedroom suites, each with their own bath. Professionally landscaped with drought-tolerant plants. Enjoy sophisticated living only minutes away from Hollywood and the Sunset Strip.

1690CRESCENTHEIGHTS.COM  
OPEN TUESDAY 11-2

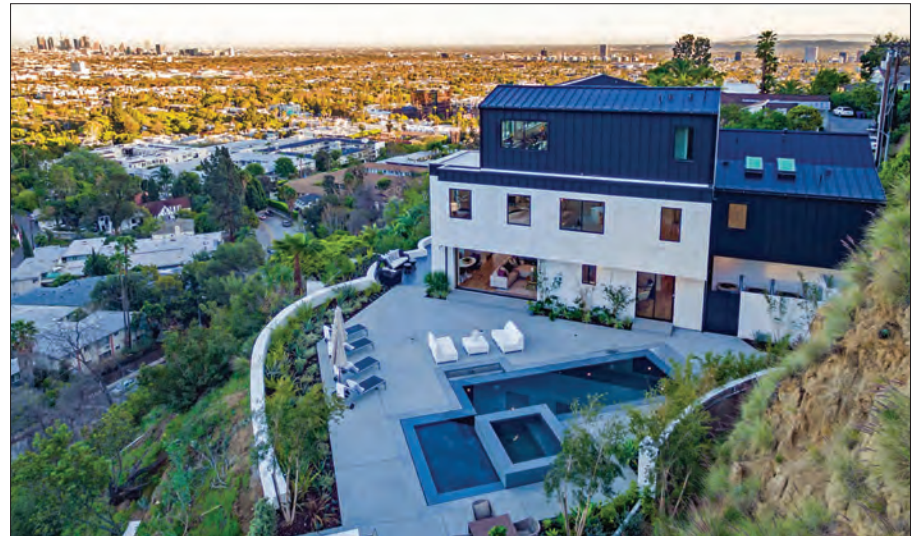


1690 CRESCENT HEIGHTS BLVD.  
SUNSET STRIP  
OFFERED AT \$2,100,000

## STUNNING ARCHITECTURAL WITH PANORAMIC VIEWS

Spectacular modern farmhouse overlooking the vast L.A. skyline. Standing-seam metal roof, oversized windows, retractable walls of glass, oak plank floors and custom cabinetry create a bold new level of design. Industrial steel and glass front door opens to an impressive entry with distressed stone floors, fireplace and great views that opens to a flat yard and deck. Loft-like living room with a wall of windows highlights both canyon and city views. Open-spaced kitchen den leads to zero-edge pool, spa, fire pit and outdoor kitchen. Sumptuous master suite with balcony, fireplace, gorgeous bath with quartz counters and dual closets. Three additional bedrooms suites and a versatile open loft space. Entertain in the posh hangout space complete with built in bar, 3/4 bath and large outdoor deck, all with top of the world views. This newly built estate is sited at the end of a cul-de-sac only moments above the Sunset Strip and minutes away from Hollywood. Live the ultimate L.A. lifestyle!

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OPEN TUESDAY 11-2



8080 LAUREL VIEW DRIVE  
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Carpenter School District

**2811 Laurel Canyon Place**

2 BED | 2.5 BATH | ADDITIONAL OFFICE/NURSERY/PLAYROOM/LIBRARY | \$1,249,000

**2811LCPlace.com**

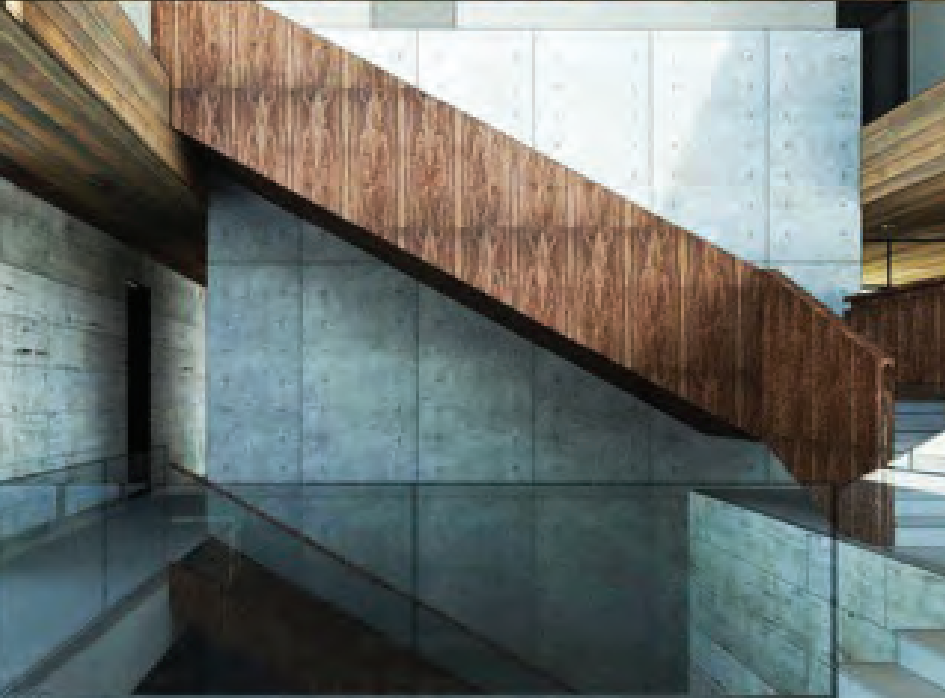
Soaring ceilings and bright light greet you as you enter this charming and spacious home, tucked on a lovely lane in Laurel Canyon. The main open plan living space features a large living room with fireplace, bar area, eat in kitchen and dining room - with sliding glass doors to the outside decks and patio- all flowing together in harmony, suggesting a wonderful place to relax, gather with friends or entertain on a large scale. The ensuite bedrooms are spacious and feature ample closet space, with a walk in in the master suite - and contain newly remodeled bathrooms. Additionally, there is an extra room that is suitable for a variety of needs, suggesting this home is as flexible as it is comfortable. Live in it as is - or take it to the next level with simple upgrades.

- 2 bedrooms plus additional office/nursery/playroom/library
- 2 1/2 baths
- Large back deck
- Remodeled baths and new paint
- Private outdoor spa
- 2 car attached garage

Tori Horowitz, Estate Director, 323.646.0334, torih@compass.com

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1962 STRADELLA RD | BEL AIR  
\$ 3,895,000 | 4 BED 4 BATH



OPEN TUESDAY 11-2  
4414 CORONET DR | ENCINO  
\$ 1,649,000 | 3 BED 3 BATH

MERCER  VINE



OPEN TUESDAY 11-2  
14068 DAVANA TERRACE | SHERMAN OAKS  
\$ 1,895,000 | 4 BED 4 BATH



1312 BEVERLY GROVE | BEVERLY HILLS  
\$ 5,795,000 | 5 BED 5 BATH



OPEN TUESDAY 11-2  
15553 ROYAL RIDGE | SHERMAN OAKS  
\$ 1,549,000 | 4 BED 3 BATH



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# 2044-2046 Corinth Avenue

OPEN TUESDAY APRIL 12<sup>TH</sup> 11-2: 2 UNITS | 2BD/2BA & 1BD/2.5BA | ±2,900 SQ FT TOTAL | ±4,853 SQ FT LOT | \$2,695,000

Don't miss this once-in-a-lifetime opportunity to own the iconic "Mississippi Lofts" Warren Wagner designed duplex in undeniably the finest Sawtelle Japantown location. Sleek and soulful, the striking exterior is wrapped in vintage reclaimed redwood, glass, and galvanized metal, while each townhouse-style unit features breathtaking style and finishes that include the extensive use of reclaimed sustainable materials, Inca Basalt tiling, dark patina steel staircases, and Caesarstone kitchens. Radiant heat flooring, motorized skylights and shutters, CAT5/6 wiring and advanced security systems further distinguish the unique interiors, and sensational succulents and numerous citrus trees embrace the walled and gated grounds. Individual 2-car garages with 2 additional parking spaces per unit are priceless. Featured in several publications, this "GREEN" trophy property provides the savvy owner/user or investor the ultimate live/work setup close to "Silicon Beach," UCLA, and Beverly Hills.

[www.solarduplex.com](http://www.solarduplex.com)



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OPEN TUESDAY, APRIL 12<sup>TH</sup> 11AM — 2PM  
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The image shows a computer monitor displaying the website's search interface. The search filters include Property Type (Single Family), Sale Type (Any), Days in Status (Any), Beds (Any), Baths (Any), Parking (Any), Minimum Price, Maximum Price, Lot Size, Square Footage, Sold Price, Year Built, Land Type, and Open House Dates. Below the search filters is a 'Featured Listings' section with three property cards. To the right of the monitor are several printed 'Broker Caravan' open house guides, one of which is prominently displayed in the foreground. The guide cover features the text 'THE SOURCE OF REAL TIME REAL ESTATE' and an image of a house.

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