

01 Beverly Hills Single Family

616 N ARDEN DR	Open 11-2	592G7	NEW
\$6,995,000	6+7	MEDITERRANEAN	



MLS#14-755089


Drew Fenton
HILTON & HYLAND 310-858-5474

PRESTIGIOUS MEDITERRANEAN VILLA

Light and Bright Mediterranean Villa on Prestigious 600 block of Arden. Recently renovated by a top designer and move in ready. Over 6,700sqft with high ceilings and french doors that lead out to manicured grounds. Step down LR with vaulted beamed ceilings, large FDR that seats 12. Oversized Family Room and Gourmet Kitchen. Impressive Master Suite with 2 additional bedrooms up. Secondary Master Suite down with maids. Pool and Detached Guest House. Complete Privacy Behind Gates.

Blf-Ins,Dshwshr,GbgDsp,HoodFn,Intrcm,Otr

514 N WALDEN DR	Lunch 11-2	632F2	NEW
\$5,499,000	4+5	1sty-SPANISH	



MLS#14-754921


MICHAEL J. LIBOW
COLDWELL BANKER-BH S 310-285-7509

REDONE TO PERFECTION ON A MOST DESIRABLE ROAD!

SUNLIT CALIFORNIA SPANISH GEM REDONE TO EXACTING STANDARDS OF STYLE & TASTE. STUNNING NEW KITCHEN AND BATHS. GORGEOUS WIDE-PLANK WOOD FLOORS. LOVELY LIVING ROOM WITH HIGH BEAMED CEILING. 3 BEDROOM SUITES + EASILY CONVERTIBLE DEN (4TH) W/BATH. FANTASTIC "GREAT" ROOM WITH DUAL FIREPLACES OPENS TO GLORIOUS GROUNDS W/ PATIOS, FIREPIT, BBQ, POOL, SPA, LAWNS, PARTY ROOM (REPURPOSED OVER-SIZED GARAGE). ONE GUEST BD W/PRIV PATIO & FOUNTAIN. 5- STAR HOTEL LIVING ON A MOST DESIRABLE WESTEND FLATS' ROAD!

WWW.514WALDEN.COM

1014 LAUREL WAY	Open 12-2	592E6	rev
\$11,745,000	6+8.5	MEDITERRANEAN	




MLS#13-701527

Valerie Fitzgerald
COLDWELL BANKER-BH N 310-285-7515

Newer Tuscan Mediterranean Villa on one of Beverly Hills north of Sunset most coveted streets Laurel Way. Gated and private, enter through double glass and iron doors into an entry with 20 foot ceiling bursting with light. Designed with a great open floor plan and all the rooms in the right places. This home is approximately 11,200sqft with high ceilings and large windows throughout including French doors which open to the beautiful back yard.

BBQ,Blf-Ins,Cbl,Dshwshr,Elvtr,Other

1435 LOMA VISTA DR	Open 11-2	592G4	rev
\$6,900,000	4+5	ARCHITECTURAL	



MLS#14-747633

Annie Constantinesco
WEA 310-860-8899

NEWLY PRICED, EXCITING, & LUXURIOUS

Exquisite 1-stry Architectural home. Large open floor plan w/soaring ceilings, skylights, clean lines & huge walls of glass. Stepdown living rm w/views of outdoor landscaping & city lights. State of the art kitchen-great rm combo w/custom cabinetry. Stunning formal dining rm. Spectacular Master Ste w/his & her dressing rms & lg tiled shower + 3 family BRs & BAs. Cutting edge cozy media rm. South facing, sundrenched pool & spa area. Exquisite dining crtyrd. Gated motor crt w/direct entry garage.

BBQ,Blf-Ins,Dshwshr,Dryer,Frzr,Other

01 Beverly Hills Condo / Co-op

1220 ROXBURY DR, UNIT 302	Open 11-2	632/F3	NEW
\$1,675,000	3+3.5	CONTEMPORARY	



MLS#14-733217

David Solomon
BERKSHIRE HATHAWAY 310-979-3798

BH ADJACENT HUGE FRONT FACING PENTHOUSE

Stunning front penthouse spanning the entire floor w/no common walls in elegant small complex. Rare opportunity to own a home like unit that includes 3 bedrooms & 3.5 baths plus den in over 3300 square feet of gracious living all on one level. Extremely light bright unit w/views of Century City & tree tops. Steps away from Beverly Hills & Roxbury Park. Formal entry opens to a very large living room w/ wood floors & floor to ceiling sliding glass doors, & dining room w/ fireplace.

www.RoxburyPenthouse.com

411 N OAKHURST DR #210	Refresh. 11-2	632H1	red
\$1,259,000	+279000	3+3	



MLS#14-733217

Grace Kim
COLDWELL BANKER - HP (213) 700-6833

LUXURIOUS MEDITERRANEAN STYLE CONDO

"The Oakhurst" situated in prime Beverly Hills. Front facing unit overlooking tree-lined street. Spacious living room with fireplace, opening to private balcony with tree top view. Formal entry with Guest bedroom with en-suite bath. gleaming hardwood floors, Crown molding throughout, Recessed lighting, Kitchen with stainless steel appliances, granite counter tops and breakfast bar. Master suite with fireplace, direct access to patio, big walk-in closet.

Cbl,Dshwshr,Grbg Disp,Hood Fan,Intrcm

411 N OAKHURST DR #401	Open 11-2	632H1	rev
\$1,338,800	2+3	MEDITERRANEAN	



MLS#14-742745


Tracey Hannum
NELSON SHELTON 310-488-3836

STUNNING NEW PRICE AT THE FABULOUS PENTHOUSE IN THE OAKHURST

The moment you enter PH 1 you are impressed by the magnificent 15' ceilings with clerestory windows and open flowing living areas bathed in sunlight. It has the advantage of privacy as it is a corner rear southwest facing location providing views of Century City and Beverly Hills from 3 balconies. The living areas and bedrooms are all on one level and have a perfect configuration for entertaining. The den may also be a 3rd bedroom. The kitchen has an eat-in breakfast area. A truly special home.

2 BEDROOMS PLUS A DEN

277 S SPALDING DR #401	Open 11-2	632F3	bom
\$2,295,000	3+3.5	FRENCH	



MLS#13-719495

Gina Martino
THE AGENCY 424-230-3702

BOM & REDUCED \$200,000! READY TO SELL! BRING YOU CLIENTS!

Proximate to all in the BH Triangle, this exceptional penthouse is now available in the coveted Beverly Spalding. Soaring foyer, with its art deco chandelier & Donghia wall coverings, invites you inside to explore 3,334 sq. ft. /AS of pure luxury. This sophisticated, 3 bd + 3.5 ba residence has walnut plank flrs & opulent Venetian plaster walls. 2 story library leads to a pvt rooftop patio. Lavish master suite w/ sitting area, sumptuous bath with slabs of onyx marble & custom walk-in closet.

Blf-Ins,Cbl,Cent Vac,Dshwshr,Dryer,Other

Do RIGHT by Your Sellers

Put their Property in the MLS

Listings in the MLS Get More Exposure
More Offers & More Money




FOR SALE


THE MLS
.COM

TUESDAY


02 Beverly Hills Post Office Single Family

14039 AUBREY RD Open 12-2 562B6 \$7,995,000 6+8 CONTEMPORARY	NEW
	Mulholland Estates. Beautiful Mediterranean w stunning entry, high ceilings, 2 story living rm w FP huge windows, gorgeous grey oak stained hardwood floors. Library, office & formal dining rm to die for. Kitchen w huge center island, breakfast rm, wine refrigerator, all open to enormous family rm w FP movie theater & built ins. Included are rich cabinetry, wall to wall windows, built in bar all open to stunning new pool & beautifully landscaped yard w fabulous views. Also for Lease at \$35,000.
MLS#14-753331 Valerie Fitzgerald 310-285-7515 COLDWELL BANKER-BH N	BBQ,Blt-Ins,Dshwshr,Dryer,Grbg Disp


12022 CREST CT Open 11-2 \$5,850,000 6+6 2sty-FRENCH	NEW
	EUROPEAN ESTATE IN THE SUMMIT Beautiful European-inspired home in the prestigious guarded community of the Summit in Beverly Hills. Grand entry w marble floors & detailed crown moldings. Exquisite formal dining room, large living room & paneled family room. Large master suite w marble baths & his & hers' closets. One of the largest backyards in the community with grassy yard, gorgeous pool, spa and rare ocean to Catalina views. A wonderful opportunity to live in a custom designed beautifully hand-crafted home!
S Frankel, A Afshar CBBHN, NOURMAND	www.stevefrankel.com

9784 DRAKE LN Open 11-2 592C1 \$4,950,000 4+5	NEW
	GATED AND PRIVATE With a 2 story living rm & vaulted ceilings, this 4bd, 4.5 bath has been equipped w/top of the line appliances & the finest finishes. The open liv/din kit "great room" has a woodburning fp at either end, a refurbished 10" stove custom. Huge master w/vaulted beamed ceiling, master bath w/floors of stone imported from Italy & custom crafted walk in closet. The floors are all 9" plank oak, 2nd floor gallery library that overlooks the great room. Separate outdoor spa plus room for a pool.
MLS#14-753473 Kelly Sutherland 310-678-4830 COLDWELL BANKER-BH S	Dshwshr,Dryer,Intrcm,Micro,Fridg,Other


1850 N BEVERLY DR Open 11-2 \$2,499,000 5+4 MEDITERRANEAN	NEW
	THE ULTIMATE IN PRIVACY Situated behind a gated, long driveway this 5 BD, 4 BA Italian Villa offers the ultimate in privacy & sophisticated style. The stunning foyer w/ soaring ceilings & flanked by a grand staircase highlights the craftsmanship & luxurious finishes of this home. Off the foyer the formal living room opens to the private poolside courtyard perfect for entertaining. The generous master suite includes a fireplace, walk in closet, & dramatic private balcony w/ French pocket doors.
Josh & Matt Altman 323-791-9398 HILTON & HYLAND	www.thealtmanbrothers.com

1507 TOWER GROVE DR Open 11-2 \$2,295,000 3+3 CONTEMPORARY	NEW
	CONTEMPORARY BHPo HIDEAWAY Sited on one the best od Beverly Hills Post Office's quietest streets. A contemporary architectural designed for entertaining with an open floor plan and two large outdoor patios with views. Three bedroom suites with 2 full redone baths and powder room. Designer stainless steel kitchen with Sub Zero refrigerator and new cabinetry. A state of the art media room with stadium style seating. Romantic hillside hot tub on rear patio. Multi camera video security system.. Live Among The Stars
MICHAEL EISENBERG 310 748 5410 KELLER WILLIAMS BH	DESIGNER KITCHEN, MEDIA ROOM, SAUNA,

9520 DALEGROVE DR Open 11-2 592F2 \$2,195,000 3+3.5 TRADITIONAL	NEW
	GORGEOUSLY REMODELED "SMART" POOL HOME W/TRANQUIL VIEWS This 3 bd en-suite is enriched w/designer finishes. High ceilings, walls of glass and an open layout. Chef's kitchen with Viking appliances and Calcutta Polished counters. Top of the line Pella Windows and Doors. Master bathroom with wall to wall Carrera Marble and Louvre Mosaic Tiles with a Steam shower. Every room programmed in a mini-Ipad. Automate lights, music, alarm, A/C, cameras, blinds, music, infinite possibilities with one touch. www.9520DalegroveDrive.com
MLS#14-755045 LeHoa Miller 424-276-7587 TELES PROPERTIES	Blt-Ins,Dshwshr,Grbg Disp,Hood Fan,Micro

9711 OAK PASS RD Open 1-2 \$1,795,000 2+2 1sty-MID-CENTURY	NEW
	MID-CENTURY MODERN TREE-HOUSE ON GATED OAK PASS DRIVE A grown-up tree house, this mid-century is set in a grove of CA oaks atop its own knoll, with vistas out over Benedict Canyon. Original 1954 structure fully upgraded by owner to designs of Bruce Bollander, AIA post-2000. Move-in condition, spectacular landscaping, w/bfp, two bedrooms, library, home office, open kitchen & dining area. Added modernist loggia off ELK & fenced private garden off master with sunken fire pit & seating. Call agent at intercom, entry "9711"; park on street & walk up.
Michael D. Phillips 310-927-9189 CROSBY DOE ASSOCIATE	Stove, refrigerator

1129 MAYBROOK DR Refresh. 12-2 592C6 \$3,480,000 3+5+0000 5+5 MID-CENTURY	red
	REDUCED! PRIME LOCATION! MID-CENTURY FIXER! First time on market in 55 years! Single level L-shape 5bd+5ba Mid-Century built home on lush park-like grounds in quiet, flat North of Sunset location. Open floor plan- lanai w/walls of glass for ideal indoor-outdoor flow. Views of pool/ verdant grounds from public rooms & from master bd on its own private wing. Spacious public rooms- liv & family rm each w/fireplace+ formal dining rm. Designed to be gated for privacy. Great location w/access to Rodeo Dr/Beverly Hills world class shopping.
MLS#14-732735 Bess Hochman 310.291.4111 HOCHMAN ADVISORS	BBQ,Dshwshr,Dryer,Grbg Disp,Washer,Other

1441 SUMMITRIDGE DR Open 11-2 592D5 \$4,895,000 4+5 MODERN	rev
	ABSOLUTELY GORGEOUS NEW CONSTRUCTION Stunning architectural with breathtaking views! Perfect for entertaining with open floorplan, spacious living and dining rooms, 12 ft. high ceilings,French oak hardwood floors throughout. Master suite/ lux master bath, designer finishes and walk-in closet. 3 additional en-suite bedrooms, office, media/theater room with surround sound. Modern kitchen with Thermador appliances, glass countertops, custom cabinets. Rooftop deck, firepit, gated courtyard entry. Huge basement. Great BHPo location!
MLS#14-739465 Dominique Jeramaz 310-531-2910 CITY REAL ESTATE	Cbl,Dshwshr,Frzr,Micro,Rng/Ovn,Other

1353 BRAERIDGE DR Open 11-2 592D5 \$3,195,000 3+4 CONTEMPORARY	rev
	COMPLETELY RENOVATED BEVERLY HILLS CONTEMPORARY The property has been completely renovated with hardwood floors throughout, a gorgeous gourmet kitchen and redone bathrooms. Home has a large formal dining room, a family room that opens to private courtyard, and a formal living room. There are two ensuite bedrooms, plus a very large master suite with beautifully appointed master bath. The den leads to a patio with gorgeous grounds that circle a swimming pool with expansive lawns. Off the pool is a charming guest suite with full bath.
MLS#14-749277 Joseph Babajian 310-623-8800 RODEO REALTY - BH	www.joebabajian.com

TUESDAY

03 Sunset Strip - Hollywood Hills West Single Family

8213 MONTEEL RD	Open	11-2	593A4	NEW
\$3,990,000	5+6	SPANISH		



AUTHENTIC SPANISH! SEE FULL PAGE AD ON PAGE 41!

This meticulously restored 1926 Spanish offers a glimpse into the glamour & elegance of old Hollywood. From the moment you enter the lush landscaped grounds you're captivated by this romantic home. The original wood door opens to a 2 story foyer w/a beautiful curved stairway. The gracious living room has the original fireplace, stenciled wood beam ceilings & French doors to a private patio. The formal dining room w/ a fantastic ceiling detail has access to its own patio.

MLS#14-754149	
Eric Lowry COLDWELL BANKER-SUNS	213-507-0950
Bit-Ins,Dshwshr,Grbg Disp,Other	

1505 VIEWSITE TER	Open	11-2	NEW
\$3,395,000	2+2	CONTEMPORARY	



GATED AND PRIVATE WITH EXPLOSIVE VIEWS

Exceptional contemporary with explosive west facing city and ocean views on privileged cul-de-sac street. With a grand scale, this home has a 2 story living room, gourmet chef's kitchen with top-of-the-line appliances, luxurious master suite and designer details throughout. Lush landscaped grounds include grassy yard, sunny swimmers pool and dining / entertaining pavilion to enjoy the city below which offers the best of in and outdoor living to enjoy the ultimate Southern California lifestyle.

www.1505viewsite.com	
Aaron Kirman Paul Stukin JOHN AAROE GROUP	424-249-7162

2066 N ALTA VISTA AVE	Refresh.	11-2	592H3	NEW
\$2,500,000	3+3	2sty-POST & BEAM		

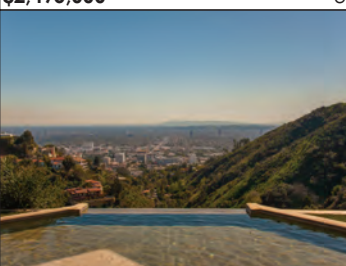


PRIME LAUREL CANYON

Walled and gated, this stunning two-story Laurel Canyon post and beam on a sleepy cul-de-sac sits on over half an acre. Professionally landscaped grounds are surrounded by greenery and entirely private. 3 bedrooms, 3 bathrooms. High-beamed ceilings and oak floors. Walls of glass overlook the pool and spa and offer sunrise views over the San Gabriel mountains. Gorgeous kitchen. One-bedroom detached guest house of approx. 650 sq. ft. with a separate entrance has skylights and beamed ceilings.

Dshwshr,Dryer,Grbg Disp,Rng/Ovn,Fridg	
Thomas O'Rourke BERKSHIRE HATHAWAY H	310-770-0221

2407 CARMAN CREST DR	Open	11-2	593-D2	NEW
\$2,495,000	3+3	1sty-MID-CENTURY		



STUNNING MID-CENTURY WITH JETLINER VIEWS

Single-level, gated & private at the end of a cul-de-sac in the prestigious Outpost Estates, within close proximity to Runyon Canyon. Walls of glass open to a beautiful water feature & views that are simply mesmerizing. Features include three fireplaces, hardwood floors, Control 4 Automation, direct access from the absolutely immaculate garage (with electric car chargers), solar power, a fantastic kitchen w/ indoor bbq grill & a sumptuous master suite you won't ever want to leave.

www.2407CARMANCREST.com	
G. Holcomb & M. Rutstein PARTNERS TRUST BH	310-500-3921

2199 SUNSET PLAZA DRIVE	Open	11-2	592H4	NEW
\$2,190,000	2+1.5	CONTEMPORARY		



BREATHTAKING CITY TO OCEAN VIEWS!!

Situated high above Sunset Plaza, this beautiful 2 story home has clean, contemporary lines, open floor plan & walls of glass overlooking spectacular jetliner views of the city and ocean. The bright open living room and dining room feature high beamed ceilings, dark hardwood floors & french doors that open to a large wrap around deck. The lower level has 2 generously sized bedrooms & a family room, all with french doors opening onto a covered patio & large grassy area, perfect for entertaining.

www.2199sunsetplaza.com	
Suzanne Clayton DILBECK ESTATES	818-427-7093

2440 ACHILLES DR	Open	11-2	593	NEW
\$1,849,500	4+3.5	2sty-CONTEMPORARY		



CALIFORNIA COOL

This 4 + 3.5 has it all. Soaring ceilings, open flr plan, well-proportioned rms. Light streams thru. The kitchen, equipped w/ stainless steel appliances, granite cntr island, European cabinetry is the quintessential hangout overlooking grassy yd. For larger crowds, move the party into adjoining family rm w/ f/p or dining rm for formal affairs. Relax in romantic master suite w tranquil canyon vu, city lights, walk-in closet, sitting area, bath w/ Carrera finishes, spa tub & steam shower.

Debra Ziven/Kris Mooney RODEO REALTY, INC.	310 722-8084
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8672 FRANKLIN AVE	Open	11-2	592J5	NEW
\$1,295,000	4+3	MID-CENTURY		




FANTASTIC NEW LISTING!

Fantastic mid-century modern! Bring your Designers and Architects! Amazing City Views! Incredible opportunity to remodel or build! 4 bedrooms, 3 baths.

www.8672franklin.com	
D. Mann & K. Marshall COLDWELL BANKER-BH N	310-777-6362


8115 LAURELMONT DR	Refresh.	11-2	593A2	NEW
\$1,100,000	3+2	RANCH		



The best of Laurelmont. 3 bedroom, 2 baths. Fresh and clean, light and bright. Hardwood floors, corner fireplace, great art space, walled and gated yard. 2-car garage which could double as an art studio with a/c. Open cook's kitchen with stainless steel appliances. Short distance to schools, Sunset Strip or Hollywood.

Dshwshr,Grbg Disp,Rng/Ovn,Fridg,Wshr	
Thomas O'Rourke BERKSHIRE HATHAWAY H	310.770.0221


8115 LAURELMONT DR	Refresh.	11-2	593A2	NEW
\$1,100,000	3+2	RANCH		



The best of Laurelmont. 3 bedroom, 2 baths. Fresh and clean, light and bright. Hardwood floors, corner fireplace, great art space, walled and gated yard. 2-car garage which could double as an art studio with a/c. Open cook's kitchen with stainless steel appliances. Short distance to schools, Sunset Strip or Hollywood.

Dshwshr,Grbg Disp,Rng/Ovn,Fridg,Wshr	
Thomas O'Rourke BERKSHIRE HATHAWAY H	310.770.0221

8115 LAURELMONT DR	Refresh.	11-2:15	593A2	NEW
\$1,100,000	3+2	RANCH		



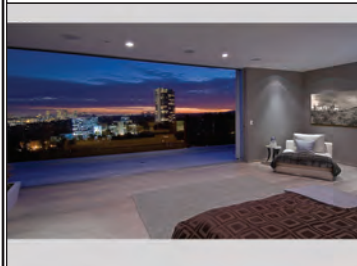
BEST OF LAURELMONT/WONDERLAND SCHOOL

Located on a sunny knoll along a cul-de-sac. Canyon views from every room with city lights from the front bedroom. Open floor plan with wrap around wood-burning fireplace, granite breakfast bar, built-in bookshelves, art niche and large picture window. Hardwood floors and granite counters throughout. French doors and frosted glass and wood doors throughout. New stainless steel appliances. Completely fenced yards filled with rose bushes, miniature fruit trees. -

Dshwshr,Grbg Disp,Rng/Ovn,Fridg,Wshr	
Thomas O'Rourke BERKSHIRE HATHAWAY H	310.770.0221

TUESDAY


2123 BEECH KNOLL RD	Refresh.	11-2	NEW
\$1,099,000	4+2		
	CHARMING LAUREL CANYON VIEW HOME IN WONDERLAND SCHOOL DIST.		
Reminiscent of the mid-century houses built by Robert Byrd. The open plan living area has beamed ceilings, 2 original brick FP's and a cooks kitch with sep laundry room and pantry. Doors off the dining area lead to the patio-perfect for entertaining. 1 BR with access to a sunny patio, plus an office and full bath complete the main level. Upstairs, 3 BR, all with jetliner views and high beamed ceilings, and well appointed bathroom. Recently remodeled down the the studs with most systems updated.			
Tori Horowitz	323 646 0334	DEASY/PENNER & PART.	

1271 ST IVES PL	Open	11-2	592H5	rev
\$5,495,000	3+5		ARCHITECTURAL	
	HEAD ON CITY VIEWS			
Panoramic City to Ocean Views, Stunning Architectural, completely remodeled from head to toe. An Entertainers Paradise! Large Balconies, custom two hole putting green. Three bedroom suites! Gourmet Kitchen, designer Hardwood Floors, Professional Theater, Elegant Office, Master Suite "To Die For" with Jaw Dropping Views! Resort Style Pool and Spa with waterfall and amazing pool cabana! Secluded private view estate not far from Sunset Blvd.				
MLS#14-731403		Joe Convery 310-806-0708		
SIGNATURE PROPERTIES		Dshwshr,Grbg Disp,Rng/Ovn,Fridg,Wshr		

3151 OAKCREST DR	Lunch	11-2	593D1	NEW
\$875,000	3+3		2sty-CONTEMPORARY	
	SPARKLING, RENOVATED CONTEMPORARY, MOVE-IN. COME FOR LUNCH!!			
Chic modern contemporary with great design and style. Custom features throughout, recently updated with great attention to detail and ready for new buyer! Gorgeous Master suite, new bathrooms with lovely, accented tiles and fixtures. Large gourmet kitchen, stainless steel appliances, handsome cabinets and center island. Large living room with fireplace and spacious dining. Private front entry, new decks, 2 car garage. A very special and unique home, high ceilings, hwd. firs. Offered at \$875,000.				
MLS#14-755139		Gaye Kruger 310-300-3258		
NOURMAND & ASSOCIATE		Blf-Ins,Cbl,Dshwshr,Dryer,Grbg Disp.		

7759 TORREYSON DR	Open	11-2	563A7	rev
\$3,995,000	5+6		CONTEMPORARY	
	CONTEMPORARY ESTATE IN THE HOLLYWOOD HILLS			
Situated amongst some of Hollywood Hills' most important architectural properties this estate was designed by architects Briedenbach & Cuen. Featuring soaring ceilings w/ massive walls of glass allowing natural light to flood the interiors. Open floor plan highlights great walls for art and a comfortable indoor/outdoor flow. Mature landscaping, artist W. Garett Carlson created a private tropical oasis w/ sunny swimmers pool & spa perfect for enjoying the best of the Southern California lifestyle				
MLS#14-748605		Aaron Kirman 424-249-7162		
JOHN AAROE GROUP		BBQ,Blf-Ins,Cbl,Dshwshr,Dryer,Other		

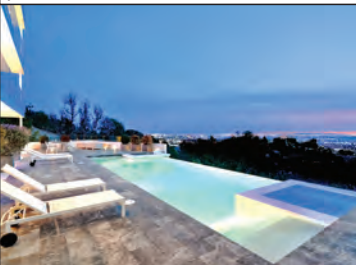
9034 BURROUGHS RD	Refresh.	11-2	NEW
\$15,800	4+4		
	FABULOUS CAPE COD		
Cape Cod in idyllic Hollywood Hills. Two story, 4 bdr, 4 ba. Light filled rooms, high ceilings,and French doors that lead out to beautifully landscaped yard, and luxurious pool and spa. Canyon views, city light view from mstr. Spacious L/R, separate D/R, den and bar. Great for entertaining! Located in coveted Wonderland School District. 1 yr lease, avail May 1			
MLS#14-733263		Carole Caria 323-363-0023	
COLDWELL BKR BHN			

8261 WOODSHILL TRL	Open	11-2	593A4	rev
\$3,595,000	2+3		CONTEMPORARY	
	UPDATED CONTEMPORARY WITH JETLINER VIEWS			
A contemporary piece of artistry exists in this exquisite Sunset Strip home with jetliner, ocean, city and mountain views. Open living room and dining room with double high volume ceilings and curved walls of glass that open to private terrace and pool. Close proximity to Chateau Marmont.				
MLS#14-738485		Aaron Kirman 424-249-7162		
JOHN AAROE GROUP		Dshwshr,Dryer,Elvtr,Frzr,Grbg Disp,Other		

7269 OUTPOST COVE DR	Open	11-2	593C2	red
\$3,475,000	3+3		MID-CENTURY	
	SOPHISTICATED AND CASUAL CALIFORNIA LIVING AT ITS BEST!			
Immaculate Mid-Century estate nestled at the top of the Hollywood Hills. Located off a cul de sac, this gated & private home has a large motor court w/room to park over a dozen cars. LR & frml DR have floor to ceiling windows & French drs. Gourmet kitchen w/state of the art stainless steel appliances. "Museum-quality" w/custom built-ins throughout. Spacious master suite w/floor to ceiling windows & city views. Lush landscaping, heated salt water pool, patio area, rotunda & grassy yard.				
MLS#14-733263		Joyce Essex Harvey 310-777-6375		
COLDWELL BANKER-BH N		www.7269OutpostCove.com		


1573 VIEWSITE DR	Open	11-2	592J4	rev
\$1,685,000	3+3		MID-CENTURY	
	DESIGNER DONE ARCHITECTURAL MID-CENTURY FEATURING PANORAMIC CITY AND CANYON VIEWS			
Designer done architectural Mid-century featuring panoramic city and canyon views located in the prestigious lower Sunset Plaza area. With a rooftop deck overlooking the city, private beautifully landscaped backyard with cabana and hot tub, this home is perfect for entertaining friends and family. Architectural details thruout include wood beam ceilings, french doors that look out to yard, floor to ceiling windows exposing impressive views, granite counter tops & newly finished blonde oak floors				
MLS#14-751875		Natalie Elias 310-439-3412		
WESTSIDE ESTATE AGEN		Blf-Ins,Cbl,Dshwshr,Dryer,Frzr,Other		

03 Sunset Strip - Hollywood Hills West Condo / Co-op

7080 MULHOLLAND	Lunch	11-2	rev
\$7,390,000	3+4		
	JUST REDUCED \$435,000!!!		
Just Reduced \$435,000!! Stunning Brand New Architectural Hollywood Hills Estate. Built in 2014, this Sleek, hip and one-of-a-kind define this masterpiece of modernism, with its panoramic city views. The indoor-outdoor design is a home you must see in person to completely take it in. State of the art smart home that you would expect of a home this caliber. Featuring an indoor-outdoor living experience, w/ full height sliding glass panels that open completely, showcasing views, the pool & beyond.			
MLS#SR13228054CN		Jennifer Winchell 818-371-5535	
RODEO REALTY		Lunch Served	

1525 N HAYWORTH AVE	Open	11-2	593B4	NEW
\$549,000	2+1		MID-CENTURY	
	TOP FLOOR UNIT IN STYLISH MID CENTURY BUILDING UNIT #205			
Sexy & sleek top floor unit in a stylishly hip mid century building. Light & bright throughout this 2 bedroom + 1 bath is perfectly located to all the Sunset Strip has to offer. Features: hardwood and stone floors, HVAC, in unit W/D, recessed lighting, bathroom w separate tub/shower & vintage tile, updated kitchen w granite counter tops & all your modern amenities, 1 car parking & storage. Building features: secure access & pool. This quintessential home is what you've been waiting for!				
MLS#14-751875		Linda Chamberlain 323.828.7269		
NOURMAND AND ASSOC.		Fridge, stove, dishwasher		


TUESDAY

6712 HILLPARK DR #206	Refresh.	11-2	593E2	NEW
\$365,000	1+1			
	LARGE MODERN CORNER UNIT W/ HUGE PRIVATE PATIO!			
This unit shares no sidewalls, is one level, no steps; it has beautiful wood floors, lots of closets, wood blinds, smooth ceilings, newer central heat & air, newer dishwasher & stove. The complex has beautiful courtyards and resort like amenities: 2 pools, spa, tennis courts, gym, saunas, rec room, dog park and the building has earth quake insurance! Great location.... close to Hollywood and the Valley, minutes to Hollywood Bowl & Hollywood's trendies spots, metro and the studios.				
MLS#14-755265				
Jennifer Gainey	323-559-6742	Dshwshr,Grbg Disp,Rng/Ovn,Fridg		
JOHN AAROE GROUP				

10325 GREENDALE DR	Open	11-2	592	NEW
\$14,750,000	5+7		3sty-COUNTRY ENGLISH	
	COUNTRY ENGLISH BEL AIR ESTATE			
Stately gated estate on approx. 1.6 acres. Grand entry w/ living room, library, media/family room w/ beautiful details & fireplaces. Formal dining room w/ hand painted dome & opens to outside patio. 4 bdrms + the master w/ two fireplaces, sitting room w/ large wrap around balcony. Plans for a TC & guest house. Amenities: pool/spa, guest house, gym, wine room, 6 car garage. Elevator & orchard. This is a very special home of elegance and quality, show it and take a walk in your private park.				
Linda May & Sheila Rose 310.777.6247				
COLDWELL/BERKSHIRE Alarm system, Elevator, Built-Ins, Other				

03 Sunset Strip - Hollywood Hills West Income

6908 WOODROW WILSON DR	Open	11-2	593D1	NEW
\$1,395,000				
	GREAT INVESTMENT OPPORTUNITY & AN INCREDIBLE VALUE!			
Two beautiful homes on 1 property, each w/separate & pvt. yard areas perfect for living & entertaining. Live in one house & rent the other or lease out both homes. Both homes can be delivered vacant! The main house is a charming 3BD+2BA, arched doorways, updated kitchen & an ideal floor plan. The 2nd house is a craftsman style w/1BD + loft, views of the Hollywood sign & is currently leased for \$2,250/month. 2-car garage & several out-door areas. Great neighborhood w/ Valley View Elem. close-by!				
MLS#14-751375				
Sally Jones/ Bryce Lowe	310.691.7888	www.6908woodrowwilson.com		
JOHN AAROE GROUP/ CB				

11766 WETHERBY LN	Open	11-2	591G3	NEW
\$7,995,000	5+6.5		3sty-MEDITERRANEAN	
	CLASSIC MEDITERRANEAN ESTATE IN GUARD GATED BEL AIR CREST			
This Mediterranean Villa on close to 1/2 acre is located in Bel Air's most popular gated community, Bel Air Crest. You're greeted by a 2 story formal entry & elegantly appointed rooms, taking advantage of canyon views. You'll adore the step down living room, generous dining room & gourmet chef's kitchen w/ high-end appliances & butler's pantry. In summer, indulge in the outdoor covered gazebo, pool, outdoor kitchen & bbq area. Featuring a gym & in-law apartment, you'll soon feel right at home!				
Christophe Choo 310 777 6342				
COLDWELL BANKER-BH N BelAirCrestHomeForSale.com				

04 Bel Air - Holmby Hills Single Family

124 UDINE WAY	Open	11-2		NEW
\$22,000,000	7+10			
	SPECTACULAR BEL AIR ESTATE OVERLOOKING BACC			
At the end of a cul de sac in prime lower Bel Air, a Mediterranean villa with incredible scale & craftsmanship. Behind iron gates & up a long pvt driveway that leads to a lg motor crt. Gorgeous public rms, stunning hrdwd flrs thru-out, lg LR, theater/media rm, grmt kit w/open family rm, library, formal DR, gym, & much more. 7 BRs, 10 BAs, incredible master ste w/luxe his & hers baths & walk-in closets. Designed by one of the top architects. Light, bright & open. Infinity pool overlooking BACC.				
Kurt Rappaport 310-860-8889				
WEA				

2638 BASIL LN	Open	11-2	592	NEW
\$1,795,000	5+4			
	CHARMING CALIFORNIA SPANISH OVER 3600 SQ FT			
Charming 2-Story California Spanish in Bel Air Ridge features: over 3600 sq ft, 5 bdrms, enchanting master bdrm w walk-in closets, fireplace & wood beamed ceilings. Impressive living rm w cozy fireplace & french drs that open to an inviting private courtyard. A lrg formal dining rm, open eat-in kitchen, family rm w frplce. Extras: Community clubhouse, 2 pools, tennis crts, fitness ctr, 24 hr sec patrol, Roscomare school dist, 3 car garage but current owner using the 3rd garage as work space.				
Connie De Groot 310 913-1184				
GIBSON INTERNATIONAL				

11459 BELLAGIO RD	Refresh.	11-2	591H7	NEW
\$18,995,000	10+12		3sty-VILLA	
	SPECTACULAR VIEWS & FINISHES			
Sequestered up a long gated driveway in prestigious Bel Air location sits this exquisite 10+12 European Villa. Stunning 2-stry foyer w/ flawless craftsmanship & masterful custom finishes in all public areas incl libr & media rm. Ideal for lrg scale entertaining this hm is surrounded by panoramic city to ocean views, 2 elegant pools, a spa, manicured lawns & lush landscaping. The det 2 stry 5+2 GH, pool hse, outdoor kit, racquetball crt & gym provide an unmatched feeling of luxury & perfection.				
MLS#14-754341				
David Kramer	310-691-2400	11459bellagioroad.com		
HILTON & HYLAND				

2341 DONELLA CIR	Open	11-2		NEW
\$1,349,000	3+2		TRADITIONAL	
	SPACIOUS MID-CENTURY TRADITIONAL IN PRESTIGIOUS BEL AIR!			
Located on a cul-de-sac street in prestigious Bel Air! The heart of the home is the large, step down living room w/ stone fireplace that opens to a large backyard w/ pool. Spacious & bright eat-in kitchen has great storage & counter space & opens to a large formal dining room or potential den. Large master bdrm looks out to the lovely yard- 2 closets (one is a walk-in) & ensuite bath. 2 add. large bdrms. Convenient access to both the Westside & Valley + Roscomare Elem.School District!				
Sally FJ/ Rebecca Davis 310.691.7888				
JOHN AAROE GROUP www.2341donella.com				

REMINDER

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

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

1540 BEL AIR RD	Refresh.	11-2	592A5	red
\$2,175,000	3+4		2sty-TRADITIONAL	
	BEL AIR EAST GATE			
Significantly reduced price! Impressive East Gate Entrance. Fabulous 2 Story Traditional scenic mountain views, peaceful courtyard patio entry. Hardwood floors open kitchen/family room. Beautifully Decorated Interior with formal living room and Study. Master with large walk-in closet + Second Bedroom Up ... Library & guest suite with bath down. ... Charming FLAT garden areas with Pool plus spa. Quiet serenity.				
MLS#14-750153				
Drew & Brooke	310-749-7124	Enter the Land of Enchantment		
SOTHEY'S INT'L RLTY				

TUESDAY

1121 STONE CANYON RD	Open	11-2	592A5	rev
\$14,800,000	5+5	SOUTHERN COLONIAL		



MAGICAL STONE CANYON ESTATE

One of the most beautiful settings in prime lower Bel Air. Nearly 1.5 acres (58,966 sq. ft.) of magical grounds. Perfectly sited with a creek running in the front yard under two romantic bridges that lead to the main residence, the picturesque house is set back far from the street. The park-like backyard features a rolling lawn, an abundance of mature sycamore trees, pool, spa and large guest house. The main residence has four bedrooms and four baths, with stately public rooms

MLS#14-748147
D. Fenton & S. Frankel 310-858-5474
HILTON & HYLAND

Rng/Ovn,Fridg

2347 GREENFIELD AVE	Open	11-2	632/C6	NEW
\$1,449,000	3+3	1sty-TRADITIONAL		



STUNNING WESTWOOD 3BD/3BA TRADITIONAL

Gorgeous designer home. All 3 bd/3 ba are en-suite- the roomy master has a walk-in closet & bath w/ marble, dual sinks, soaker tub & sep shower. Cook's kit shines w/ custom cabinetry, high-end appliances. Kit opens to a bright/ spacious lg rm designed to focus on a flatscreen. French doors lead to lovely grassy yd perfect for outdoor dining. Lg windows throughout let light stream in & high-pitched ceilings in lv rm & mstr bd add to the open flp. This is the home you've been waiting for!

Melinda and Scott Tamkin 310-493-4141
JOHN AAROE GROUP BW

www.2347Greenfield.com

2239 QUEENSBOROUGH LN	Open	11-2	591G3	rev
\$6,280,000	7+7.5	CONTEMP MED		



DRAMATIC HOME IN PRESTIGIOUS BEL AIR CREST!

Dramatic 9,000 sqft, 7BD+7.5BA home in prestigious guarded Bel Air Crest, newly renovated. Magnificent view of hills, golf course & Getty. 2-story entrance features graceful stairway & see-thru vacuum elevator. Library/den, flows to the spacious family rm. Forever views from the formal dining rm, huge living rm, & new chef's kitchen. Master suite w/ sitting area, 2 baths, spa tub, sauna & walk-in closets. Exquisite yard w/ covered patio, dining pavilion & pool. Clubhouse & tennis courts.

MLS#13-685675
Sally Forster Jones 310-691-7888
JOHN AAROE GROUP

www.queensboroughlane.com

2151 GLENDON AVE	Refresh.	11-2	632C5	NEW
\$1,350,000	4+3	2sty-TRADITIONAL		



SPACIOUS 4+3 PLUS DETACHED STUDIO CLOSE TO WESTWOOD CHARTER!

Lovely gated 4 bedrooms, 3 baths traditional home conveniently located within blocks of prestigious Westwood Charter School! Great layout includes living room with fireplace and skylight, formal dining room, and granite eat-in kitchen with breakfast bar. 4 large bedrooms including 2 master suites. French doors off kitchen opens to large backyard, perfect for BBQs and entertaining. Additional detached studio with bathroom and private entry. Rare attached garage. Move-in ready, a must see!

MLS#14-753927
Jimmy Su 310-721-8878
BERKSHIRE HATHAWAY

www.2151glendon.com

05 Westwood - Century City Single Family

376 DALEHURST AVE	Open	11-2	NEW
\$5,495,000	3+3		




PRIME LITTLE HOLMBY LOCATION

Captivating estate set high atop a grassy knoll on a 20,441 sf corner lot in Little Holmby. Brick pathways lead to columned front entry. 2 stry foyer w/circular staircase. Impressive liv rm w/wood flrs, crown moldings, frplc & French drs. Airy dining rm leads to lrg gracious sunrm. Mstr bdrm ste; 3 walk-in clsts & fab office. 2 addtl ensuite bdrms. 2car gar w/office attached. Pvt & lush entertainer's paradise, anchored by brick crtyrds, pool/spa, fountains, putting green, & roses, roses!

Mark & Lynn Rogo 310-777-6213
COLDWELL BANKER BHN

2144 MIDVALE AVE	Open	11-2	632C5	NEW
\$1,275,000	4+2.5	COUNTRY ENGLISH		



UPDATED 4 BED/2.5 BATH COUNTRY ENGLISH

Spacious (2,319sf) 4 bed/2.5 ba Country English with beautiful updates throughout. Remodeled kitchen & bathrooms, incredible rear master suite w/ walk-in closet & french doors to rear deck & yard. Hardwood floors, central a/c/heat & filled w/ natural light. Westwood Charter School.

Chad Lund & Patty Best 310-801-2641
TELES PROPERTIES, IN

139 S GLENROY AVE	Refresh.	11-2	631J1	NEW
\$1,950,000	4+4	TRADITIONAL		




TRADITIONAL HOME IN WESTWOOD

Large living room with high beam ceiling and hardwood floors. Formal dining room, family room with wet adjacent den. 3 bedrooms upstairs and 1 bedroom downstairs. 3068 Per owners appraisal.

MLS#14-753259
Doris Saffizadeh 310.888.3369
NOURMAND&ASSOCIATES

Dessert Will be Served

11268 CASHMERE ST	Open	11-2	631J2	NEW
\$1,200,000	2+2	1sty-COTTAGE		



FIRST TIME ON THE MARKET SINCE 1950 - WESTWOOD HILLS

First time on the market since original Buyer bought in 1950. Westwood Hills cottage. Come personalize this original 2 bedroom, 1 and 3/4 bath plus den or add on. Original hardwood floors protected under carpet. Lovely yard with fruit trees. Circular driveway on a corner lot. Brick wood burning fireplace in living room. Lots of original charm. Large kitchen with built-in dining area. Great opportunity to restore or create. Trust sale with no court confirmation needed

MLS#14-754791
Rena Wellman 310-621-7691
CAMPBELL WELLMAN PRO

1927 PROSSER AVE	Open	11-2	NEW
\$1,595,000	3+2	2sty-COUNTRY ENGLISH	




JEWEL BOX IN PRIME WESTWOOD

ENCHANTING AND STUNNING COUNTRY ENGLISH RENOVATED TO PERFECTION. EXUDING CHARM THROUGHOUT. RICH, DARK HARDWOODS. BEAUTIFUL PITCHED, BEAMED CEILINGS. FORMAL LIVING ROOM WITH FIREPLACE. SEPARATE DEN. MAGNIFICENT OPEN KITCHEN WITH HUGE ISLAND. A CHEF'S DREAM. KITCHEN OPENS TO OUTDOOR DINING ROOM WITH FIREPLACE. OVER SIZED MASTER WITH TONS OF CLOSETS AND ROMANTIC BAY WINDOW OVERLOOKING YARD. 2 ADDITIONAL BEDROOMS HAVE GARDEN VIEWS. ENTIRE SECOND FLOOR FUNCTIONS AS PLAYROOM FOR KIDS. JEWEL BOX.

Jordana Leigh 310-383-1701
RODEO REALTY

10773 WELLWORTH AVE	Refresh.	11-2	632B3	bom
\$1,649,000	3+3	1sty-TRADITIONAL		



THEIR LOSS IS YOUR GAIN

Located in one of the best streets in Westwood, this charming house offers 3 bedrooms, 3 baths, dark hardwood floors and high ceilings throughout. All rooms are flooded with natural light by many windows wrapping the house. Large living room with fire place will add warmth to your nights.The Kitchen is updated with granite counter tops, Viking appliance, beautiful cabinetry and is open to the dining room. Master bedroom opens to a large grassy backyard with a built-in BBQ. See you there!


MLS#14-748569
Fariba Ramin 310-600-1314
NELSON SHELTON

BBQ,Cbl, Alarm,Rng/Ovn,

TUESDAY

05 Westwood - Century City Condo / Co-op

10122 EMPYREAN WAY #103	Open	11-2	632F4	NEW
\$1,795,000	2+3	FRENCH		



LIGHT, BRIGHT & AIRY

Relaxed sophistication at Le Parc! Quality abounds in this updated sun-filled unit featuring tall ceilings, large walls for art, stone and wood floors, and fabulous built-ins. Generous dining and living room w fireplace lead to spacious double terraces w lush verdant views. Gourmet kitchen boasts granite counters, stainless appliances, built-in desk and eating area. Beautiful master bedroom w spa like bath plus two walk-in closets. Second guest bedroom suite is currently den/office.

MLS#14-754967
Sally Aminoff 310 409 8900
COLDWELL BANKER-BH N

Blt-Ins,Cbl,Dshwshr,Dryer,Grbg Disp

10364 ALMAYO AVE, UNIT 403	Open	11-2	632/E5	NEW
\$895,000	2+2	CONTEMP MED		



CORNER PENTHOUSE WITH TUSCAN STYLE TERRACE

From the circular entry with travertine floors to the open floor plan kitchen/living/dining/den areas, this Penthouse in a newer Courtyard Mediterranean building is filled with architectural detailing such as wood flooring, curved walls & crown moldings. French doors open to a private oversized terrace with treetop views for lounging or dining. The carpeted master suite has walk in closet, dual sinks, separate tub & shower. All this & more on a tree-lined street near Century City & Rancho Park.

Greensweig Group 310-569-2427
TELES PROPERTIES

stove, ref, washer/dryer, dishwasher

1819 HOLMBY AVE, UNIT 403	Open	11-2	632-D4	NEW
\$749,000	2+2.5	CONTEMPORARY		

Light-filled 2bd + 2.5ba + den Penthouse w/ 2 Balconies & lrg, private roof top patio. Central A/H. Side by side W/D w/storage area. Walking distance to Century City restaurants & theaters.

Rada Roberts 310-871-9763
COLDWELL BANKER- BW

1440 VETERAN AVE #336	Open	11-2	632B4	NEW
\$439,000	2+1	2sty-TRADITIONAL		




REMODELED 2 STORY LOFT STYLE CONDO IN RESORT BUILDING

This beautiful resort style complex features; 24 hour security guard, gated parking, renovated gym w/ steam & sauna, meeting room, lush landscaping, waterfalls, koi ponds, pool & spa. The loft style 2 story condo has soaring ceilings in the living rm overlooking pool and grounds. Kitchen w/ granite counters & stainless steel appliances. Updated spa-like bathroom. Upstairs has 2nd bedroom loft, plus additional bonus 3rd bedroom/office and 1/2 bath. HOA includes all utilities & eq ins.

MLS#14-754331
Scott McIntosh 310-979-3942
COLDWELL BANKER-BREN

www.1440Veteran336.com

10345 WILKINS AVE #101	Open	11-2	632D3	red
\$1,025,000	2+3	MEDITERRANEAN		



MAJOR PRICE REDUCTION! NOW PRICED TO SELL

One of the most gorgeous condos in Westwood! This Luxurious 2bd+2.5ba unit in newer contemporary Mediterranean 16 unit Building (completed in 2012). Perfect for entertaining, this private Gorgeous sunlit (southern & western exposures) unit has an open living & dining area, w/ high ceilings, fireplace, custom built-in entertainment center, & hardwood flrs, that open outdoors thru tall wood French doors & windows to an extremely rare huge private wraparound landscaped terrace.

MLS#14-734703
St. James + Canter 310-291-1029
BERKSHIRE HATHAWAY

www.10345Wilkins.com


OPEN HOUSE STATUS LEGEND

NEW - new (Automatic Status)
NEW* - new not yet listed
red - reduced

rev - review (Automatic Status)
bom - back on market

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

1333 S BEVERLY GLEN #506	Open	11-1	632D2	rev
\$1,365,000	2+3	CONTEMPORARY		



SOPHISTICATED, STUNNING HOME

Very Rarely does a property come on the market fully furnished w/ the finest quality of design and finishes. This stunning sophisticated home has been extensively updated th/o by a well known designer w/no expense spared. Exquisite finishes & meticulous attention to detail th/o this home. A state-of-the-art media projection system, a chef's gourmet kitchen, media den, stunning bathrooms, open floor plan for grand entertaining. Overlooking the city lights of century city & large outside balcony.

MLS#14-740685
Karen Misraje
PARTNERS TRUST BEVER

Blt-Ins,Dshwshr,Dryer,Elvtr,Grbg Disp

10350 WILSHIRE #404	Open	11-2	632D2	rev
\$1,350,000	2+3	CONTEMPORARY		



RARELY AVAILABLE SW CORNER 2 BEDRM+DEN CONDO AT THE DIPLOMAT

SW corner unit. Two bdrm+den w/treetop and city lights vus. Hdw flrs+ Lrg windows thruout. Gracious frml entry w/pwdr rm flows to liv rm w/frplce+ dining. Gourm Ktchn w/ brkfst area w/ plenty of cabinets and storage. A fab den perfect for tv viewing or as hm ofc. En suite guest bdrm/ba. Luxe Mstr bdrm w/his/hers wlk in clsts+mstr ba w/stm shwr & soaking tub. Lndry rm. Lrg outdoor patio for entertaining or watching the sun setting. 2 prkg spaces and extra storage. Pool & gym. 24 hour services.

MLS#14-752543
Jane Siegal 3107776371
COLDWELL BANKER-BH N

Dshwshr,Grbg Disp,Rng/Ovn,Fridg

06 Brentwood Single Family

2410 MANDEVILLE CANYON RD	Open	11-2	591D7	NEW
\$5,395,000	4+6	1sty-CAPE COD		




PRIVATE TWO-ACRE CELEBRITY COMPOUND

This exquisite compound is the former country retreat of Oscar winner, Eva Marie Saint. Reminiscent of summers in Connecticut, a beautifully renovated home with sophisticated taste and endearing charm, it is exudes a calm and happy energy. Grand living and dining rooms, and an amazing outdoor terrace with fireplace, hold host to the most fabulous parties. Amazing guest quarters; studio/projection room.

MLS#14-744349
Mary Lu Tuthill 310-979-3990
COLDWELL BANKER-BREN

Blt-Ins,Dshwshr,Fridg

12345 DEERBROOK LN	Open	11-2	NEW
\$4,495,000	5+4	MID-CENTURY	



MID-CENTURY REVIVAL

Spectacular Harry Gessner mid-century post/beam, newly remodeled by award winning Griffin Enright offering dramatic panoramic city & ocean views. Glass walls, lightwells & clerestory windows filling the spaces w natural lighting. Fleetwood sliders open to patio, pool & cantilevered floating wood deck for indoor/outdoor integration. Redwood ceilings, floating staircase, chef's kitchen w Sub Zero & Wolf appliances; European cabinets & fixtures; marble & stone fireplaces. Tile, oak & walnut floors

Susan Perryman 310-261-1960
HILTON & HYLAND

susan@map-development.com

3227 MANDEVILLE CANYON RD	Open	11-2	591D4	NEW
\$3,800,000	4+5	SPANISH		




STUNNING SPANISH STYLE HOME

This elegantly appointed 4 bed/4.5 bath home was recently re-designed by William Hefner Architecture and incorporates classic Spanish features with modern amenities and custom finishes in the quiet and tranquil setting of Mandeville Canyon. Featuring 'Great Room' with chef's kitchen and dining and family rooms; formal living room with feature fireplace, office, laundry, master bedroom retreat, three jnr suites. Nestled in charming landscaped gardens with three car garage and circular driveway.

MLS#14-751121
Rosalind Armitage 310 255 5409
SOTHEBY'S INT'L RLY

www.3227mandevillecanyon.com

TUESDAY


12324 25TH HELENA DR	Open	11-2	631/F3	NEW
\$3,100,000	3+3	2sty-TRADITIONAL		
	LOVELY BRENTWOOD TRADITIONAL WITH LOADS OF CHARM			
Marvelous 25th Helena offers a 3 bd/ 3 ba home w/ office. Designer details throughout incl. chef's kitchen w/ marble counters & stainless appliances. Formal dining rm w/ lovely vus, Living rm w/ French doors lead to patio & pool deck + 3rd bedroom/office make up the first level. Upstairs is the master suite w/ fp & walk-in closet, 2nd bedroom & potential 3rd bd that has been converted to a large closet/storage area. The private backyard is complete with saltwater pool & amazing canyon vus.				
Melinda and Scott Tamkin JOHN AAROE GROUP BW	310-493-4141	www.25thHelena.com		


13430 CHALON RD	Open	11-2	631D1	rev
\$6,750,000	3+6	OTHER		
	MAGICAL BRENTWOOD RETREAT			
Approx. 1.37-acre tennis court estate w/exceptional privacy & inspiring canyon/city view. Main level of the elegant residence has gracious living rm, formal dining rm with view deck, superb kitchen, family rm w/salt-water reef tank, expansive master suite w/dual baths/closets. Lower level has lovely guest suite, office/den, laundry rm & outside guest/maids quarters, all opening to salt-water pool/spa, glorious patio & magical gardens beyond! Co-listed with Ania Patterson, Kerry Patterson Co				
Paula Ross Jones SOTHEBY'S INT'L RLTY	310 880 9750	www.chalonretreat.com		

814 MAJORCA PL	Open	11-2	631/F1	NEW
\$2,738,000	4+3			
	NEW LISTING - NOT TO BE MISSED			
Located on a quiet cul-de-sac, this extensively remodeled home features finest materials & designer finishes. Ideal floor plan, w/ gourmet kitchen opening to family room. Living room w/ pitched ceilings, fireplace and french doors opening to an outdoor paradise - outdoor living room, kitchen, FP, pool and spa. Master suite has luxurious bath, w/ steam shower, sep spa tub. Wide plank wood floors. Attached oversized two car garage.				
Melissa Alt TELES PROPERTIES	424-202-3232	Refrigerator, stove, dishwasher		

221 S CLIFFWOOD AVE	Open	11-2	631F4	rev
\$5,995,000	4+4.5			
	AVAILABLE FOR THE 1ST TIME IN OVER 50 YEARS.			
Classic 1941 2 sty Williamsburg Colonial perched on a gentle knoll on almost 1/2 acre (21,030 sq ft per assessor's map) of tree-filled grounds affording grt privacy & lovely cross canyon settings in BW Park. Perfectly situated midway between San Vicente & Sunset and surrounded by extraordinary estates. Gracious entry leads to a formal living room w/ FP, FDR & fam rm which opens thru French drs to patios, pl & lush garden. Remodel, expand or to create a magnificent estate w/ park-like grounds.				
David Offer BERKSHIRE HATHAWAY	310-820-9341	www.221southcliffwood.com		

211 SOUTH BUNDY DRIVE	Open	11-2	631G3	NEW
\$1,895,000	3+2	SPANISH		
	CHARMING TRADITIONAL SPANISH IN THE HEART OF BRENTWOOD!			
Just minutes from Brentwood shopping/ dining and convenient freeway access, this adorable 3BR charmer feels like a Spanish countryside escape w/ mature rose bushes, climbing vines, a tall front hedge & tree-lined yard. One BR downstairs & two up. Open LR w/ tall ceilings, exposed wood beams & cozy wood burning fireplace that opens to family room and formal dining room. Breakfast room off kitchen. Private, sun-drenched grassy backyard w/ mature citrus trees- Welcome Home!				
Dana Cataldi PARTNERS TRUST BW	310-804-9207	www.211bundy.com		

13610 BAYLISS RD	Open	11-2	631C1	rev
\$2,995,000	4+3	2sty-CONTEMPORARY		
	MAGNIFICENT SETTING WITH MOUNTAIN VIEWS OF MANDEVILLE			
Remodeled 4 bed 3 ba. Huge lot 34,500 gorgeous prof. landscaping, drip sys.,pl & spa. Waterfall & pond. Nu kitch granite counter tops, SS appls & backsplash. F/R off the kitch. Hrwrd flrs L/R & D/R. Planked porcelain tile flrs rest of house. Lrg mstr ste. built-ins, vaulted ceiling,sumptuous bath dual sinks, cstm counter tops, cstm shower, lots of storage. Windows & doors in most of house are triple paned Pella. Newly installed solar panels. Semi-circular drvwy stone with stack stn pillars.				
The Handler Team RODEO REALTY- BRENTW	310-873-4115	Blf-Ins,Cbl,Dshwshr,Grbg Disp,Hood Fan		

11331 ELDERWOOD ST	Open	11-2	631-H2	NEW
\$1,269,000	3+2	1sty-TRADITIONAL		
	PICTURESQUE CHARMER W/ CURB-APPEAL, SET BACK OFF THE STREET!			
Gracious living rm w/fpl, bay window & classic bookshelves. Formal Dining rm has wainscoting & crown moldings. Bright, cheerful eat-in kitchen w/vintage details, white subway tiles & separate laundry rm. Excellent floor plan includes Large Master Suite w/custom closets & French drs to private grassy yard & patio area. Master bath w/double sinks & separate tub/shower. 2 additional beds have built-ins & share a bathroom w/separate tub/shower. Incredible natural light, hwdw flrs, central A/C, etc.				
Lisa Mansfield SOTHEBY'S BRENTWOOD	310-481-4313	Charming 3 Beds + 2 Baths + Grassy Yard		


197 BELOIT AVE	Open	11-2	631H2	rev
\$2,235,000	4+3	2sty-TRADITIONAL		
	FABULOUS CUSTOM IN BRENTWOOD			
Fantastic Northern Californian Custom home created in 2006. Located on the tranquil west side in The Brentwood Glen. This 2 Story home is wonderful for entertaining inside and out. Includes a formal living room and dining room, chef's kitchen opening to the family room with fireplace. One en-suite bedroom is located on the first floor with the remaining three bedrooms on the second. The fourth bedroom could be an office with a private entrance. Must SEE! See schedule for showing times.				
Randy Forbes Jr. GIBSON INTERNATIONAL	3103457082	Dshwshr		

06 Brentwood Condo / Co-op

12137 LA CASA LN	Open	11-1	631F1	red
\$2,595,000	2995000	3+3	2sty-ARCHITECTURAL	
	REDUCED!!!			
First time on market in over 43 years - On .8 of an acre this 1970's architecture is very private with large rooms - views from every room in a unique and serene setting with beautiful views of mountains, Getty and Mt. St. Mary's and city lights. Beautiful sunrises and fresh air tucked away above Sunset. Located on a gorgeous drive and a quiet cul-de-sac. 1.2 miles form Barrington Village. Owner occupied.				
Patty Cornwall BERKSHIRE HATHAWAY	310-430-0201	MLS#14-747523		

11863 DARLINGTON AVE #406	Open	11-2	631H4	NEW
\$1,299,000	2+3	MEDITERRANEAN		
	PRIME BRENTWOOD LOCATION			
One of the largest penthouses in Brentwood's most sought after building. 3 custom sky lights create a bright, elegant setting. Quiet & private corner unit w/ only one common wall. 2 spacious bedroom suites plus an office nook. Rich hardwood floors, crown mouldings, gas fireplace & East facing terrace. High end kitchen w/ Viking/Bosch appliances and Italian cabinetry. Large master suite w/ sitting area, spacious walk-in closet & luxurious travertine bathroom w/ double sinks.				
Daniel Brown BERKSHIRE HATHAWAY	310.820.9318	Dshwshr,Dryer,Elvtr,Frzr,Grbg Disp,Other		

X 11743 KIOWA AVE #402		Lunch	11-2	631H4	NEW
\$899,000	2+3	4sty-CONTEMPORARY			



PENTHOUSE IN THE HEART OF BRENTWOOD

Penthouse No. of Wilshire in the heart of Brentwood with privacy and tranquility. Lots of natural light in every room, Bamboo floors and upgraded in the last few years. Two bedroom suites including a large master bedroom with a walk-in closet, master bath with dual sinks, sleek frame-less shower and a spa tub. In Unit laundry, private balcony with a city view facing south/west direction, only one common wall and a guests powder room. Low association fee that includes earthquake ins. A must see!

MLS#14-753619
Dennis Kamrany 310 699 7010
BERKSHIRE HATHAWAY

281 S BARRINGTON AVE #C5		Open	11-2	631H3	red
\$599,000	619000 2+2	CONTEMPORARY			



CONTEMPORARY CLASSIC

Tranquil, top-floor unit in the sought after Brentwood Sunset. Renovated in 2007 with many updates, such as a built-in book case, new cabinets, newly installed carpet, wood flooring in the kitchen, fireplace, huge private porch and approval for private laundry. The unit is more than 1200 sq ft and has 2 bedrooms plus a private den overlooking the Japanese Garden and Ponds. This desirable, gated complex has two swimming pools with spa and is a close to the Brentwood Village & Brentwood Center.

MLS#14-743739
R. Stearns, M. Kitching 310-500-1367
PARTNERS TRUST

Cbl,Dshwshr,Grbg Disp,Intrcm,Other

11901 W SUNSET #104		Open	11-2	631G3	rev
\$499,000	0+1	1sty-TRADITIONAL			



BRENTWOOD PIED-A-TERRER


A CLASSIC 1950'S STUDIO IN THIS CALIFORNIA GARDEN COURTYARD COMPLEX WITH HISTORIC TIES TO HOLLYWOOD STARLETS. THIS OVERSIZED STUDIO HAS WOOD FLOORS, CROWN MOULDINGS, FULL KITCHEN AND BATH, LAUNDRY AND STONE TERRACE. QUIET AND SECURE ON MANICURED GROUNDS WITH POOL, SPA AND GYM. A RARE OFFERING

MLS#14-751337
Timothy Enright 310-652-6600
THE ENRIGHT COMPANY

Blf-Ins,Dshwshr,Grbg Disp,Fridg

07 West L.A. *Single Family*

1939-1945 PURDUE AVE		Open	11-2	632A6	rev
\$2,995,000	3+5	ARCHITECTURAL			



GALLERY STYLE ARCHITECTURAL COMPOUND

Blt by the Janss family, this remarkable Architectural compound defines the indr/outdr lifestyle of Southern California. Formerly used to showcase contemporary works of art, the free-flowing space of the grt rm provides a setting for grand entertainment. The 2nd flr hosts the loft-like 3bd, 2ba sleeping level. Next dr a 1+1 bungalow overlooks a scenic botanical garden. Located in W. LA near trendy Sawtelle, this architectural gem makes for an alluring retreat from urban living. 1945purdueave.com

MLS#14-745277
David Kramer 310-691-2400
HILTON & HYLAND

Co-Listed with Beth Green 310-691-5917

2250 GRANVILLE AVE		Open	11-2	632A7	rev
\$939,000	3+3	TRADITIONAL			




WWW.2250GRANVILLE.COM

Impressive Spanish style contemporary home has a very modern loft like feeling. There are high ceilings and light filled rooms. A well-appointed and contemporary kitchen has a nice sitting area and is next to the dining room. The living room has 20-foot ceilings, fireplace, a multitude of windows and opens to a walled and private patio, which is great for entertaining while enjoying breezy summer days.

MLS#14-748991
Sherri Noel 310-994-8721
KELLER WILLIAMS-SM

Cing Fan,Dshwshr,Dryer,Rng/Ovn,Fridg.

07 West L.A.		Condo / Co-op			
1253 GRANVILLE AVE #102		Open	11-2	631J5	NEW
\$995,000	4+4	CONTEMP MED			




1253 GRANVILLE AVE #102

Stunning luxury townhome! Immaculate unit with all of the finest finishes. This unit has a gorgeous kitchen w/ stainless steel Viking appliances & granite counters. Large light & bright dining & living rooms w/ gleaming hardwood floors and a fireplace. Two story master bedroom with 20 ft ceilings with loft, romantic fireplace, over-sized bathroom & 2 walk-in closets. Spectacular private rooftop deck. Attached garage w/ direct entrance and lots of storage. (4th bedroom was opened to create one

MLS#14-754263
Margie L. White 310 922-3332
WESTSIDE PROPERTIES

11428 NATIONAL BLV, UNIT 101		Open	11-2	672-C1	NEW
\$895,000	3+2.5	4sty-CONTEMP MED			



STUNNING TOWNHOME IN SMALL 6 UNIT BUILDING BUILT IN 2005!

2,000+ sqft Townhome feels like a single family home! Open, airy Living rm w/fpl leads to Dining rm w/balcony. Eat-in kitch w/Granite counters/backsplash & SS appliances. Wonderful bonus space/Den downstairs leads to direct access 2 car private garage. Upstairs has 3 beds including a Master Suite w/balcony & double closets. Master bath has double sinks & separate tub/shower. Large rooftop deck w/Century City views! Fantastic natural light throughout, hdwd flrs, central A/C. Mar Vista Elementary

MLS#14-754263
Lisa Mansfield 310-481-4313
SOTHEBY'S BRENTWOOD

3 Beds + 2.5 Baths + Den + Roof Top Deck

11722 OHIO AVE #202		Open	11-2	631J5	NEW
\$675,000	3+3	MODERN			



LUXURY RESIDENCE IN WEST L.A!

LUXURY RESIDENCE BUILT IN 2010 IN THE HEART OF WEST L.A. TURN-KEY CONDO. FEATURES INCLUDE: KITCHEN WITH CAESARSTONE COUNTERS, TILED BACKSPASH AND STAINLESS STEEL APPLIANCES. HARDWOOD FLOORS THROUGHOUT, CENTRAL AC, MASTER-SUITE WITH BATHROOM AND CUSTOM CLOSETS. HIGH CEILINGS, FIREPLACE IN LIVING ROOM, 2 PRIVATE BALCONIES, LAUNDRY INSIDE UNIT. SELLER HAS ALSO INSTALLED ELECTRIC EV CAR CHARGER IN PARKING SPACE. FURNISHED ROOF DECK WITH LOUNGE SEATING, TABLE & CHAIRS AND BBQ GRILL. LOW HOA \$275.

MLS#14-754867
Michael Kayem 310-739-8029
RE/MAX ESTATE PROPER

Dshwshr,Grbg Disp,Rng/Oven

1312 S SALT AIR AVE #216		Open	11-2	631H5	NEW
\$649,000	2+2	CONTEMPORARY			




FABULOUS SINGLE LEVEL PENTHOUSE CONDO IN WEST L.A

Beautiful 2 bedrooms + 2 baths with approximately 1307 sq ft in a great location, only steps to Brentwood. Dramatic high ceilings w/sweeping sunlight throughout. Plantation shutters in living room and master bedroom. Condo is surrounded by lovely landscaped atrium. Tiled formal entry. Redone kitchen with tile and stainless steel appliances. Large buffet - wet bar area. Breakfast bar with granite counter tops. Inside full size laundry.

MLS#14-754237
Gary Limjap 310.586.0339
COLDWELL BANKER - SM

Blf-Ins,Dryer,Elvtr,Grbg Disp,Intrcm

11535 ROCHESTER AVE #101		Refresh.	11-2	631J5	NEW
\$599,900	2+3	MEDITERRANEAN			



BEAUTIFUL CONDO BRENTWOOD ADJACENT

Beautiful 2 br 3 br Mediterranean South facing condo in Brentwood adjacent location!! Bright and airy living. Central location, minutes to the trendy shops and restaurants on Santa Monica Blvd.


MLS#14-749677
Anna Kadinowa 323.828.5023
KELLER WILLIAMS-SANT

Blf-Ins,Dshwshr,Elvtr

TUESDAY

1242 S BARRINGTON AVE #211 Open 11-2 631J5		NEW
\$549,000	2+2 CONTEMPORARY	
		
<p>LOCATION! LOCATION! LOCATION! CONVENIENT...WEST L.A. CONDO</p> <p>Location, location, location! This lovely unit, close to shops & restaurants in a very walkable neighborhood, has a great open floor plan with a spacious kitchen that opens to a large dining area & living room with cozy fireplace. Generous balcony off of living room overlooks tree top view. Master bedroom has large walk-in closet & an updated bathroom. Spacious second bedroom with large closet. Updated second full bathroom. The complex has a lovely pool and sundeck, as well as a gym & sauna.</p>		
MLS#14-752251		
Mary Ortiz 917-743-8703		Dshwshr
KELLER WILLIAMS HOLL		

3059 DANNYHILL DR Open 11-2 632F6		rev
\$1,850,000	4+3 TRADITIONAL	
		
<p>CHEVIOT HILLS RANCH STYLE HOME</p> <p>California Country Club Traditional/Ranch Style single story home close to the Beverly Hills Country Club. Owner retiring so this large home is on the market for the first time. Large rooms throughout have a great entertainment flow. Great location on a gentle hill, elevated from the street. Large living/dining room combination, family room with fireplace and wet bar, 4 beds, 2 full baths and powder room, all in original condition. Forced air heating. Come and make it your dream home!</p>		
MLS#14-752789		
Ron Wynn 310.621.1772		Grbg Disp
COLDWELL BANKER-MONT		

11500 TENNESSEE AVE #113 Open 11-2 632B6		rev
\$795,000	2+3 ARCHITECTURAL	
		
<p>AMAZING ARCHITECTURAL LOFT!</p> <p>2 bed/3bath grnd flr Architectural TH, near trendy Sawtelle Dist. retail boutiques/rest, w/ qual finishes; Caesarstone cntnrtops, Italian cab, stainless appl, wd & concrete floors, rollup door w/access to large patio. Master suite w/ lg walk-in closet, separate tub/shwr & double vanity, + bonus rm w/ closet could convert to a 3rd bed/ofc. Secure bldg access w/ countless amenities; beautiful lush lobby, open air courtyard, gym, spa w/ outside bath/shwrs, electric car charging stations, BBQ area.</p>		
MLS#14-747749		
Mary Young 310-255-3416		Dshwshr, Dryer, Grbg Disp, Micro, Fridge
BERKSHIRE HATHAWAY		

09 Beverlywood Vicinity *Single Family*

1137 S CAMDEN DR Open 11-1 632-G3		NEW
\$2,600,000	4+3.5 2sty-SPANISH	
		
<p>RENOVATED 2-STORY SPANISH ON TREE-LINED CAMDEN DRIVE</p> <p>Stunning Spanish Perched on a Gentle Slope in Wonderful Beverlywood/Bev Hills Adj Neighborhood. Renovated w/ Modern Conveniences & Authentic Spanish Details. Down: Step-Down Living Room w/Beams & Fireplace, Formal DR, Chef's Kitchen w/Viking Appli, 1 Bedroom w/Full Bath, Media Room or 5th Bedroom w/Powder Rm. Upstairs: 3 Bedrooms Inc. Enormous Master Suite w/His&Hers Walk-In Closets & Stunning Bath w/Spa Tub, Dual Sinks & Marble Counters. Large Yard, Widened Driveway & Gated. 3-Car Garage.</p>		
MLS#14-753315		
Heidi Davis 213.819.1289		
KW LARCHMONT		

12222 WILSHIRE #312 Refresh. 11-2 631H5		rev
\$720,000	2+2 1sty-CONTEMPORARY	
		
<p>WILSHIRE'S BEST LUXURY CONDO VALUE</p> <p>Experience luxury and corridor style services and amenities here in Wilshire's best condo value buy. Metro living and great restaurants and shopping deserving of a high "walk score" are steps away to this bright, ready move-in, south facing corner unit. Spacious, large rooms, concrete floors, granite and wood finishes, concierge and amenities including pool/spa, fitness room and common area entertainment room. Secure parking with ample guest parking and electric car charges. Laundry inside.</p>		
MLS#14-751569		
MICHAEL HIATT 310-481-4342		Washer/Dryer, Fireplaces
SOTHEBY'S		

1245 S CAMDEN DR Open 11-2 632G4		NEW
\$2,450,000	4+3.5 TRADITIONAL	
		
<p>EXCEPTIONAL 4BR UPDATED TRADITIONAL ON 10,000+ SQFT LOT</p> <p>Exceptional 4BR+3.5BA updated Traditional on large 10,000+ sqft lot on coveted Camden Drive. Warm & elegant w/ideal flr plan, this home features gracious foyer leading to spacious living rm w/fp, formal dining rm, gourmet eat-in kitchen, guest rm w/bath & lrg family rm opening to sprawling grassy backyard, patio areas & sport court. 3 BRs & 2 addtl BAs occupy upper level including master suite w/luxurious custom bath. Hrdwd flrs & 2 car garage/large bonus room complete this true must see home.</p>		
MLS#14-753315		
Jeremy Ives 310-858-1902		1245SouthCamdenDrive.com
TELES PROPERTIES		

1734 GRANVILLE AVE #6 Open 11-2 631J6		bom
\$729,000	4+4 CONTEMPORARY	
		
<p>IMPRESSIVE TRI-LEVEL TOWNHOME IN WEST L.A.</p> <p>One of the bedrooms was combined w/the master bedroom to create one large master suite. Direct access to 2 car private garage. Large private rooftop sundeck w/mountain & city views. Good open floor plan w/large office/den area. Granite fireplace in living room. Central heat and a/c. Spacious kitchen with granite counter-tops and eat in breakfast area. Vaulted ceilings in Master Suite. Ample closets & storage space. Low homeowners dues. Close to park with tennis courts, play area and pool.</p>		
MLS#14-731587		
Gary Limjap 310-586-0339		www.1734Granville.com
COLDWELL BANKER - SM		


08 Cheviot Hills - Rancho Park *Single Family*

2910 PATRICIA AVE Open 11-2 632E6		red
\$2,145,000	5+4 TRADITIONAL	
		
<p>STATELY MANOR ENGLISH COUNTRYSIDE ESTATE</p> <p>Stately manor. Pvt & remod feat crown moldings, HW floors, fp in lvng rm & views. French drs in FDR open to grassy yard. Updated kitchen w/: ss apps, Kirkstone counters, storage, breakfast rm. Laundry rm, family rm/den & office or BDs. 1700 sf added during remod. Upstairs BDs w/ high ceilings, views & lg closets. Master BD lg w/ views, walk-in closet, BA w/ limestone flrs, marble counters, spa tub, steam shwr & dble vanity. Addtl area off BD perfect for office, gym. Overland School district.</p>		
MLS#14-736945		
Benjamin S. Lee 310-858-5489		Dshwshr, GrbgDisp, Hood Fan, Rng/Ovn, W/D
COLDWELL BANKER-BH N		

1421 ROXBURY DR Open 12-2 632F4		NEW
\$1,075,000	3+1 TRADITIONAL	
		
<p>NEW LISTING! HUGE POTENTIAL! OPEN 12-2 TODAY</p> <p>New listing in Beverlywood. Traditional 3 bedroom 1 bath. Great opportunity in fabulous Location, close to all. Original traditional home with 3 bedrooms and 1 bath. Charming living room with fireplace. Large backyard. Walking distance to temples, markets, restaurants and parks. Home has not been remodeled in years so bring your imagination! Vacant and easy to show.</p>		
MLS#14-754979		
Lori Hashman Berris 310-880-3061		Grbg Disp, Rng/Ovn
SOTHEBYS INTL REALTY		

8933 HARGIS ST Open 11-2 632H6		NEW
\$889,900	4+3 ARCHITECTURAL	
		
<p>Beautiful gated remodeled 4 bed 2 1/2 bath home . Great living or invest opportunity. All new hwdwd flooring, newly done master bath, brand new kitchen with tile floor granite counters, new cabinetry new stainless steel appliances. new 4 ton AC unit and 200 amp electrical panel. copper plumbing throughout. 2 car garage with laundry room, washer/dryer included. Owners used property as duplex, renting front 2 bed, 1 bath and living in back 2 bed 2 bath. there are 2 laundry rooms, one for each unit.</p>		
MLS#14-743413		
Robert Glinert 310-908-1700		Dshwshr, W/D, Hood Fan, Micro, Rng/Ovn, Other
KELLER WILLIAMS BEVE		

09 Beverlywood Vicinity Condo / Co-op

8516 CADILLAC AVE #3	Open 1-2 632J6	NEW
\$339,000	2+3 2sty-CONTEMPORARY	
	GREAT VALUE TOWNHOME IN BEVERLYWOOD ADJACENT LOCATION. DESIRABLE SPLIT-LEVEL TOWNHOME IN GREAT BEVERLYWOOD ADJACENT LOCATION. THIS BRIGHT AND SPACIOUS FLOORPLAN WELCOMES 3 PRIVATE PATIOS, A MARBLED FIREPLACE, FULLY-EQUIPPED & UPDATED KITCHEN & BATHS, MASTER W/ HUGE WALK-IN CLOSET. A/C, SEMI-PRIV GARAGE. SUPER CLOSE TO CULVER CTY ARTS DISTRICT & EASY ACCESS TO DOWNTOWN, BH, VENICE BEACH, HOLLYWOOD & MUCH MUCH MORE!	
MLS#14-755053	Brian Maser 310-795-8010	www.MaserCondoSales.com
MASER CONDO SALES		

10 West Hollywood Vicinity Condo / Co-op


1226 N KINGS RD #4	Open 11-2 593A5	NEW
\$785,000	2+3 CONTEMPORARY	
	RARE WELL LOCATED TOWNHOUSE WITH ATTACHED GARAGE Rare 2 BR + 2.5 BA townhouse has attached two car garage w/direct entry. Dramatic skylit Living Room with gallery wall and gas fireplace opens to private patio. Eating bar in Kitchen/Dining Room. Updated granite and stainless kitchen. Gorgeous contemporary baths with stone and decorative mosaic tile. Powder room downstairs. Upstairs each bedroom has its own en-suite bath. Laundry inside unit. Central A/C Heat. Great storage.Plantation shutters and gorgeous hardwood floors throughout.	
MLS#14-753881	PKellogg/PDougherty 310-729-1371	www.1226NKings04.com
COLDWELL BANKER-BH N		

10 West Hollywood Vicinity Single Family

8925 ROSEWOOD AVE	Refresh. 11-2 592H7	NEW
\$1,695,000	3+3 FRENCH NORMANDY	
	ENCHANTING STORYBOOK FRENCH NORMANDY 3BED/3BATH HOME... Ideally located in West Hollywood West. Exquisitely remodeled with the utmost attention to detail! Spacious living room w/ fireplace & gorgeous, period, diamond paned windows that look out onto the charming private courtyard. Chef's kitchen w/ Jenn-Air appliances. Large master bath w/ dual sinks. Shutters/designer window treatments throughout. Finished garage. Private rear yard & patio. Gated driveway & hedged front yard allow for added privacy.	
MLS#14-754651	Clinton Wade 310-433-0633	www.8925Rosewood.com
JOHN AAROE GROUP		

851 N SAN VICENTE BLV, UNIT 123	Open 11-2 592/H6	NEW
\$774,000	2+2.5 2sty-MEDITERRANEAN	
	TURNKEY TOWNHOUSE AT THE DESMOND! Chic, stylish townhome at the DESMOND located in the heart of West Hollywood! Features include: Open floor plan, bamboo floors, fireplace, plantation shutters, spacious gourmet kitchen with granite counters and stainless appliances. Two master suites. Great outdoor space including large private balcony off of one master suite and spacious patio off of living room. 2 side by side parking places. Beautiful complex with landscaped courtyard. Don't miss this GEM! Turnkey!	
nikki hochstein 310.968.1116	RODEO REALTY	Dishwasher, Garbage Disposal, Range/Oven

701 WESTBOURNE DR	Open 11-2 592J7	rev
\$3,195,000	3+4.5 2sty-CONTEMPORARY	
	SPECTACULAR NEW CONSTRUCTION WWW.701WESTBOURNE.COM Exceptional new designer showcase home. Open plan features over 3600 sq ft of living space, 3 BDR's, 4.5 baths, bedroom balconies. Designer showcase including: Poggenpohl kitchen; Miele appliances; Porcelanosa tiles in bathrooms; top designer fixtures; deck and cabana tiles from Country Floors; and a Crestron home automation technology system. Entertainer's backyard, with huge deck, covered cabana outdoor living area, pool bath, salt water pool, spa & grassy yard. This is a must see property!	
MLS#14-737469	Rande-Todd-Ron 310.429.8191	www.OmegaGroup.LA
KELLER WILLIAMS		

818 N DOHENY DR, UNIT 203	Refresh. 11-2	NEW
\$749,000	2+2 1sty-CONTEMPORARY	
	2ND FLOOR W/SUNSET STRIP VIEWS IN DOHENY PLAZA! Great price for a 2 bedroom 2 bath at the coveted Full Service Doheny Plaza right across the street from Beverly Hills (one of the Top Buidlings in the area) with views of The Sunset Strip and lush Green trees. Building offers phenomenal Guest suites that have just been remodeled and can be rented for \$100 a night for home owners guests, Heated Pool with incredible sunning area, 24 hr doorman, Valet, on-site manager, blocks from the some of LA's finest dining (Soho House/BOA etc).	
Jeffrey Hobgood 310-305-7653	SOTHEBY'S BEV HILLS	Full Srvc Bld w/Pool/ Valet/Guest Bdrms

7315 WARING AVE	Refresh. 11-2 593C6	rev
\$799,000	2+1 SPANISH	
	MELROSE VILLAGE PRISTINE SPANISH BUNGALOW W/ YARD Absolutely gorgeous 1920's Spanish Bungalow in prime Melrose Village location. Pristine condition home featuring beautiful hardwood floors, large living w/ barreled ceilings & fireplace, large formal dining room w/ art-deco ceiling & chandelier, updated kitchen w/ stainless steel appliances, laundry/utility room, sweet breakfast room, large master w/ good closet space, renovated bathroom, fantastic deck & cute grassy yard perfect for entertaining & warm summer nights.	
MLS#14-753177	Jimmy Martinez 323.377.0548	www.7315Waring.com
PARTNERS TRUST BH		

1221 N KINGS RD #311	Open 11-2 593A5	NEW
\$539,000	2+2	
	PRIME WEST HOLLYWOOD LOCATION! This spacious & bright 3rd floor front corner unit has both eastern & southern exposures & features smooth ceilings throughout. There is a large en-suite master with a walk in closet & balcony plus a second bedroom with a full wall of closets. The updated kitchen has tile floors, granite counter tops & a breakfast area. The L shaped living/dining room features a balcony, a gas fireplace & newer carpeting. There are 2 side by side parking spaces. Co-Listed w/ Victor Kaminoff of Hilton & Hyland.	
Eric Lowy 213-507-0950	COLDWELL BANKER-SUNS	Blf-Ins,Dshwshr,Grbg Disp,Rng/Ovn,Fridg

REMINDER


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

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



TUESDAY

1134 ALTA LOMA RD #114	Open	11-2	592J6	NEW
\$475,000	1+1	CONTEMPORARY		




STUNNING REMODELED SPACIOUS CONDO!

Located on one of the most highly sought after streets in the heart of prime West Hollywood. Enjoy peace & serenity in this bright & beautiful unit just moments away from the best WEHO & the Sunset Strip have to offer. Featuring hardwood floors, crown moldings, recessed lighting, granite counters, stainless appliances, new plantation shutters, custom built-ins, fireplace, & private balcony. Immaculate building boasts

MLS#14-754545
St. James + Canter 310-291-1029
BERKSHIRE HATHAWAY

www.stjamescanter.com

2355 OCEAN AVE	Refresh.	11-3	671H6	NEW
\$1,750,000	2+2	2sty-SPANISH		



VENICE CANALS HACIENDA
2355OCEAN.COM

Elegant 2 bedroom hacienda on Ocean Avenue @ Linnie Canal. Custom tile, iron, woodwork throughout. Beautiful lush private garden oasis w/bbq. Wood burning fireplace warms living room & dining room w/ wet bar & wine fridge. Lovely & perfect for entertaining. Bedrooms, bath spa tub, office upstairs. Downstairs living room, dining room, kitchen flow to garden & detached two car garage. Short walk to beach through Canals. 7 min walk to city's best restaurants & finest boutiques on famed Abbot Kinney

MLS#14-753391
Layla Bodet 310-710-5708
CB - MONTANA AVE

BBQ,Dshwshr,Dryer,Frzr,Grbg Disp,Other

1234 HAVENHURST DR #7	Open	11-2	593A5	NEW
\$439,000	2+2	MID-CENTURY		



FANTASTIC MID CENTURY UPDATED PIED-A-TERRE

Fantastic Mid Century Modern unit in great location. Conveniently close to shopping, restaurants and day/night activities. Updated kitchen and baths, bright airy and spacious rooms. Large closets and storage spaces. Updated electrical, updated A/C. Large sparkling sun glistening pool, updated interior pool area. 1st Brokers Open Tuesday April 29, 11-2. Showings by appt only.

MLS#14-753983
Reuben Pacheco 323 466 5358
JOHN AAROE GROUP

Dshwshr,Grbg Disp,Rng/Ovn,Fridg

1143 LAKE ST	Refresh.	11-2	671-J4	NEW
\$1,395,000	6+4	2sty-TRADITIONAL		



FANTASTIC OPPORTUNITY IN LARGE VENICE HOME!

Terrific opportunity for expansive 6 BR home in the heart of Venice! Brimming w/natural light from abundant windows & French doors, LR has wood burning fp & hardwood floors. DR flows into KT w/stainless appliances & elegant oak cabinetry. Central foyer leads to MBR w/ ensuite bath & family room, which opens to lush back patio through French doors. 2 BR, 2BA& den. 3 BR upstairs w/1 BA. Backyard w/ bricked patio, pergola & mature, tropical landscaping. This is indoor/outdoor living at its best!

MLS#14-737361
Tami Pardee/Louis Leal 310-907-6517
PARDEE PROPERTIES

Refrigerator, Oven/Range, Dishwasher

723 WESTMOUNT DR #203	Lunch	11-2	592J7	rev
\$629,000	2+2	CONTEMPORARY		




COME FOR LUNCH 11-2. PARKING WILL BE PROVIDED!

Prime Tri-West 2 bed 2 bath single level condo with recent updates in the heart of West Hollywood. Living room & Master suite each open to private balcony overlooking pool and Pacific Design Center. Stainless steel appliances, granite counter tops, washer/dryer hook-ups in unit. Secured gated side by side parking w/elevator, Pool & Gym! Just up the street from Urth Cafe, Pacific Design Center, shops, restaurants and everything else West Hollywood has to offer. Parking will be provided!

MLS#14-753489
Gwen Tanguay 310-390-6655
REDWOOD REALTY

Parking will be Provided!

225 RENNIE AVE	Open	11-2	671G4	red
\$1,599,000	3+2	2sty-ARCHITECTURAL		



NORTH OF ROSE BEAUTY

Rare opportunity to own a beautiful "North of Rose" home with architectural integrity & details. This updated English charmer has 3 bedrooms plus an office, 2 bathrooms, a gorgeous remodeled kitchen with Viking stove, designer bathroom finishes, fireplace in living room, zen-like xeriscape w/ fountains, lpe deck, and outdoor fireplace. One car garage. Zoned R2

MLS#14-737361
Nation & Whitley 310-701-9778
TELES PROPERTIES, IN

www.225RennieAvenue.com

1230 HORN AVE #522	Open	12-2	592H5	rev
\$395,000	1+1	CONTEMPORARY		



\$395K CONDO - DON'T MISS!

Open noon to 2pm. Enjoy open living/dining concept w/wood floors. French doors to covered patio overlooking foliage. FP in the living room. On-site Manager. Amenities include a pool, spa, sauna. For parking while previewing: drive to the top of Horn. There are 3 driveway entrances on the right. Turn in the first one and park in a space before the gate inside. Very desirable location: close to a host of fine restaurants & shops! North of Coffee Bean & Tea Leaf on Sunset.

MLS#14-750833
Laura Pardini
COLDWELL BANKER-BH N

Open Noon to 2pm.

107 CLUBHOUSE AVE	Refresh.	11-2	671G6	rev
\$1,595,000	2+1	CALIFORNIA BUNGALOW		



JEWEL BOX BY THE BEACH!

Absolutely stunning & sophisticated home that is the true Venice jewel box! Beautiful wide planked hardwood floors, cozy fireplace and strategically placed windows that allow copious light & ocean breezes. Vaulted ceilings open to a surprise loft space w/built in book shelves Amazing outdoor space which gives the perfect indoor/outdoor flow w/ multi-levels of outdoor space that include, a built in BBQ w/ seating, a hot tub, surfer outdoor shower and more- you won't want to miss it!

MLS#14-750115
Tamra (Tami) Pardee 310-907-6517
PARDEE PROPERTIES, I

Dshwshr,Grbg Disp,Micro,Rng/Ovn,Fridg

11 Venice Single Family

11 Venice Condo / Co-op

249 WINDWARD AVE	Open	11-2	671H6	NEW
\$1,895,000	4+3	COUNTRY ENGLISH		



RARE AND HISTORIC TWO-STORY ENGLISH COTTAGE STYLE RESIDENCE

Near the coveted Windward Circle section of Venice. Only two blocks from the beach as well as the fashionable shops and restaurants of Abbot Kinney, this warm and bright architectural gem boasts 4 bedrooms, 2 fireplaces, elegant dining room, gourmet kitchen, high ceilings, stained glass windows and both an interior brick courtyard and rooftop sundeck that are perfect for entertaining. There is also a two car garage and - unheard of in Venice - 2 additional parking spots.

MLS#14-754877
E. Bregman / P. Margolis 310.699.7038
BERKSHIRE HATHAWAY

Free Valet Parking at Open

1626 ELECTRIC AVE	Refresh.	11-2	671/J6	NEW
\$1,795,000	2+3	3sty-ARCHITECTURAL		




STUNNING ARCHITECTURAL, SECONDS TO ABBOT KINNEY

Architectural Venice Living at its best - 1/2 block to Abbot Kinney! This beautiful loft-style home has dramatic 15' ceilings, w/ 14' glass garage door/wall opening the LR onto the lushly planted garden-the perfect example of indoor/outdoor living! Extremely private & tucked off the quiet 1-way street, this home is flooded w/ natural light. Pvt, gated 3-car parking. The stunning roof deck w/ 360 degree unobstructed views w/ adjoining wet bar & fridge is an entertainer's dream!

MLS#14-750115
Tami Pardee/Louis Leal 310-907-6517
PARDEE PROPERTIES

Refrigerator, Oven/Range, Dishwasher

TUESDAY

422 E SOUTH VENICE BLV, UNIT 102 Refresh. 11-2 671/J6 \$1,545,000 3+3 2sty-ARCHITECTURAL NEW	
	ARCHITECTURAL TOWNHOME SECONDS TO THE BEACH & ABBOT KINNEY Architectural home in the heart of it all! Spacious open floor plan w/ polished concrete floors & tiled fireplace. Balcony is perfect for BBQing or enjoying your morning coffee. Kitchen has custom cabinets w/ gourmet Gaggenau appliances. Bonus room is ideal for a home office or den w/ its own patio. Upstairs, the master suite has gorgeous hardwood floors, en suite bath & WIC. Abundant windows & skylights flood home w/ light. Gorgeous roof top deck makes this the ultimate in Venice beach living!
Tami Pardee 310-907-6517 PARDEE PROPERTIES	Refrigerator, Oven/Range, Dishwasher

12 Marina Del Rey Single Family

3012 YALE AVE Lunch 11-2 672A6 \$1,895,000 3+4 ARCHITECTURAL rev	
	BEAUTIFUL ARCHITECTURAL IN GOLDEN TRIANGLE! Beautiful architectural in heart of the Golden Triangle! Open floor plan w/ natural light flowing through strategically placed windows & sky-lights, hi-volume ceilings and French Oak floors, w/sleek modern finishes. Gourmet chef's kitchen has professional SS appliances. Sliders open to back yard w/ lg covered deck w/ built in Viking BBQ. 3 spacious ensuite BRs. Master w/ custom built in wardrobe! Designer tile, lighting w/Hansgrohe fixtures. 3 car garage. Secs from Washington and AK- a must see!
MLS#14-753845 Tamra (Tami) Pardee 310-907-6517 PARDEE PROPERTIES, I	Blt-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Ovn

12 Marina Del Rey Condo / Co-op

310 WASHINGTON BLVD #601 Open 11-2 701J1 \$1,579,000 4+3 3sty-ARCHITECTURAL NEW	
	DECORATOR PERFECT CANAL FRONT TOWNHOUSE Many custom upgrades, unique architectural details, large patio w/ fire pit. Washed with light, this 4 bd, 3 ba, open floor plan has ideal outlook to the canal. Open entertainer's kitchen features top of the line appliances including wine fridge and lge granite breakfast bar. Elan smart phone automation with built in iPad for home controls. White washed oak flrs, exquisite light fixtures, inside laundry room, private garage w/ direct access, guest parking, gym. Close to beach and restaurants.
MLS#14-744549 Lyon & Orsini (310) 496-5999 GIBSON INTERNATIONAL	Blt-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Ovn


4628 GLENCOE AVE, UNIT 1 Refresh. 11-2 672/C6 \$749,000 3+2.5 NEW	
	IMMACULATE AND ELEGANT MARINA TOWNHOME! End unit 3bd/2.5ba TH w/amazing light, dramatic high ceilings & featuring a stunning wall of built-ins w/entertainment center. Brick patio w/your own garden oasis. Open kit w/Viking 6-burner gas range & double oven. All windows have plantation shutters, crown molding, recessed lighting, smooth ceilings. Add'l features incl, custom built-ins in Mstr closet, display cabinet in dining area, fpl and hwd flr in LVRM. New HVAC system, sec sys, prvt 2 car gar. Walk to playground & the New Marketplace.
Melyssa Peters (310) 428-1178 TELES PROPERTIES	

13 Palms - Mar Vista Single Family

3540 S BARRINGTON AVE Lunch 11-2 672C2 \$2,103,000 3+4 2sty-ARCHITECTURAL NEW	
	FABULOUS CUSTOM ARCHITECTURAL ON QUIET "LITTLE BARRINGTON" Send your clients -1rst showing Tues 4/29, 11 to 2, & 6 to 7 twilite.Extraordinary home custom bilt by designer & builder as their own. Well thought out flexible open concept floor plan, great for entertaining. Many custom features of highest quality. Custom standing seam copper room. Copper sink in cook's kitchen. 1st floor office lrg enuf for 4th bdrm. 2nd floor family rm could be 5th bdrm. 52 ft salt water pool & spa. A wonderful one of a kind property in sought after MV Elementary district.
MLS#14-755245 Donald White 310-874-5703 REALTY MINDED	

3604 GREENWOOD AVE Open 11-2 \$1,950,000 4+3.5 2sty-ARCHITECTURAL NEW	
	CALIFORNIA RUSTIC MODERN Brand New Construction by AIH Development, this California Rustic Modern is wrapped in warm cedar and exudes casual elegance. Designed to the highest levels of taste and located in the highly desirable Mar Vista "Wood Streets". Featuring a see through fireplace in the living room while the dining room and kitchen open to the large grassy yard and patio. Stunning master suite which features tree top views with a spa style bath. A separate 2 car garage includes flexible work / studio space.
Mark Kitching 310-500-1367 PARTNERS TRUST - OP	

3741 WADE ST Open 11:30-1:30 672B4 \$1,425,000 4+3 CONTEMPORARY NEW	
	BEAUTIFUL STREET IN VERY DESIRABLE AREA OF MAR VISTA Beautiful street in very desirable area of Mar Vista. Warm inviting home with living room, dining area, separate family room with gorgeous fireplace. Family room opens to large, wonderful yard with extra room attached to garage for office/work-out/or play. Redone sunny kitchen. Three bedrooms downstairs and master suite up with huge closet, luxurious bath, fireplace and balcony. Two miles from the beach and close to shopping and cafes. Also available for Lease. Co-listed with Jackie Cohenca
MLS#14-754589 Rona Kaufman 310-962-8797 TELES PROPERTIES, IN	CIng Fan,Dshwshr,Dryer,Grbg Disp

3116 KELTON AVE Open 11-2 \$1,389,000 3+3 MEDITERRANEAN NEW	
	WWW.3116KELTONAVE.COM This custom home designed by the previous owner/architect has lovely features not often seen in this area. If you are looking for something special, then this is a must see. Newer construction with three bedrooms and three bathrooms, hardwood floors, a wood burning fireplace and flooded with light, you'll fall in love. The spacious kitchen opens to the dining room as well as to the deck, which overlooks the private backyard.
Sherri Noel 310-994-8721 KELLER WILLIAMS-SM	

11619 FRANCIS PL Open 11-2 672D2 \$1,260,000 4+3 TRADITIONAL NEW	
	TIMELESS...CLASSIC..."MAD MEN" COMES TO MAR VISTA! Located at the end of a sleepy quiet cul-de-sac on OVER "10,000 sq. ft." of a park like setting, this 4 bedroom 3 bath home is perfect for any size family. Meticulously maintained with lots of natural light and numerous upgrades, this home is complete with all of the original character, integrity and charm of the stylish 50's. Also, it boasts oak hardwood floors throughout and a detached two car garage. Don't miss this exciting opportunity to own a real Mar Vista Jewel!!!
MLS#14-755155 D. Giffin / L. Selznick 310.820.9356 BERKSHIRE HATHAWAY	Cbl,Dshwshr,Dryer,Frzr,Grbg Disp,Other



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347 South Robertson Blvd.
 Beverly Hills Ca. 90211

www.mglandsur.com
 EMAIL: Info@mglandsur.com

TEL: (310) 659-0871 | FAX: (310) 695-0845

TUESDAY


4320 STEWART AVE	Open 11-2 672D5	NEW
\$924,500	2+2 1sty-CONTEMPORARY	
	MARINA ADJACENT HOME	
Great Home with swimming pool plus separate studio in highly sought after Marina Del Rey Adjacent area. This single story home has 2 bed-2bath and large family room with wood burning fireplace overlooking beautiful pool. New Kitchen with adjacent laundry room. Original hardwood floors in bedrooms, living room and dining area. Detached double car garage. This home is light and bright and has separate large studio/office overlooking the pool. Lot size is 6647 s.f. Seller has selected services		
MLS#14-752705		
Luis Martin 310-704-2089		
RE/MAX ESTATE PROPER		
Dryer,Rng/Ovn,Wshr		

943 CENTINELA AVE	Open 11-2 631G5	NEW
\$3,650,000	4+4.5 3sty-CONTEMPORARY	
	ARCHITECTURAL CONTEMPORARY	
A John Powell designed contemporary retreat. The gated home evolves from the street to a 2-story gallery filled with light and room for art. The gallery opens to a large living room, formal dining room, and family room. The gourmet kitchen includes Viking range, Subzero, granite countertops, double ovens and warming drawers. Home includes a media and wine room. Stone floors lead to indoor/outdoor entertainment areas with large decks and a large private yard overlooking a creek.		
MLS#14-752803		
Sondra Browning-Off 310-387-1996		
SOTHEBYS INT. REALTY		
BBQ,Blt-Ins,Cent Vac,Dshwshr,Dryer,Other		

11314 BIONA DR	Open 11-2 672D3	NEW
\$895,000	3+3 TRADITIONAL	
	BEAUTIFULLY REMODELED HOUSE	
EXTENSIVELY REMODELED HOUSE FEATURES ADDITIONAL 600SF OF BONUS BASEMENT WITH BED, BATH & KITCHENETTE. MAIN HOUSE HAS 3BR & 2.5BA. NEW COPPER PLUMBING & ELECTRICAL. NEW CENTRAL A/C, FRESH PAINT. UPDATED KITCHEN WT CUSTOM CABINETS, BEAUTIFUL GRANITE COUNTER TOPS & STAINLESS STEEL APPLIANCES. REMODELED BATHS WT DESIGNER TILES & VANITIES. FLOORING IS REFINISHED HARDWOOD. 2 CAR GARAGE. LANDSCAPED FRONT & BACK WT ARTIFICIAL GRASS, AVOCADO AND ORANGE TREES, BASKETBALL HOOP. LOVE WHERE YOU LIVE,MUST SEE!		
MLS#14-754929		
Damoan Songhorian 3107703344		
KELLER WILLIAMS RLTY		
Dshwshr,Frzr,Grbg Disp,Micro,Rng/Ovn,		


X 1045 23RD ST	Lunch 11-2 631/F6	NEW
\$3,500,000	4+4.5 2sty-ARCHITECTURAL	
	STUNNING SANTA MONICA ARCHITECTURAL	
Stunning Architectural 4 bed/4.5 bath, 3300 sq ft home designed by DUB Studios in prime SM neighborhood. This is indoor/outdoor living at it's finest! Gorgeous open floor plan downstairs with custom Modernist Italian cabinetry, Miele appliances, elegant finishes and warm mahogany floors throughout. Fleetwood sliders open to gorgeously landscaped backyard with outdoor dining room and living room. Upstairs are 4 beds, 4 baths - Master Bedroom has its own roof-top deck. Don't miss this one!		
Tami Pardee 310-907-6517		
PARDEE PROPERTIES		
Refrigerator, Oven/Range, Dishwasher		

13 Palms - Mar Vista Condo / Co-op

12411 PACIFIC AVE, UNIT 202	Open 11-2 672-C4	NEW
\$599,000	3+2 1sty-MODERN	
	ELEGANT MODERN DESIGN	
Elegant Modern Design "Habitat Pacific" built in 2006 by an award winning architect.Amazing one level, 3 bedrooms, one master suite with walk in closet and 2 baths features: 11 ft high ceilings, Italian kitchen cabinets with granite counter tops, stainless steel appliances, inside laundry, double pane aluminum windows and a gas fireplace.This unit is specially located with no common walls.Close to Venice Beach and just a short walk to Mar Vista's Farmers Market.Open House 4/27 2-5pm,4/29 11-2pm		
Madeline Kolsnyk 310.869.1712		
POWER BROKERS INT'L		
www.12411PacificAve202.com		

9 SEA COLONY DR	Open 11-2 671-F5	NEW
\$2,900,000	3+3 MODERN	
Wonderful Beach Twnhm w/fantastic views. 24hr guard gated community. 2 car garage. Open DR,w/ step down LR, pvt patio. Rare oppty to live in this amazing area near Main Street & Third St Promenade.		
Judi Hannes 310-614-2362		
COLDWELL BANKER- BW		

12016 WASHINGTON PL, UNIT	Open 11-2 672D4	NEW
\$519,000	2+2 3sty-CONTEMPORARY	
	EVERYTHING YOUR CLIENT WANTS IN A CONDO	
TOP FLOOR, STYLISH CONTEMPORARY 2 BEDROOM, LOFT AND 2 BATH CONDO WITH SPACIOUS LIGHT-FILLED FLOOR PLAN, HIGH CEILINGS, LAUNDRY INSIDE AND 2-CAR SIDE X SIDE SECURE GARAGE PARKING. GREAT WESTSIDE LOCATION AND VALUE! WILL SELL FAST!		
MICHAEL HIATT 310-481-4342		
SOTHEBY'S		
Fireplace, Washer/Dryer		

338 E RUSTIC RD	Open 11-2 631B7	NEW
\$2,595,000	2+1 ARCHITECTURAL	
	DESIGNER ROY MCMAKIN	
White oak floors run throughout to differentiate space; wing chair signifies sitting room while 4 re-interpreted Mennonite chairs surround farmer dining table. Finely lacquered cabinetry define kitchen w/ 2 sinks, bluestone & butcher block counter tops, roll-out pantry - all w/ top-of-the-line fixtures & appliances. Master encompasses more of designer's furnishings & another Dutch door leading to rear garden, outdoor dining, fountain & firepot. Second structure provides gym or garage/studio.		
MLS#14-754543		
Mike Deasy 310-275-1000		
DEASY/PENNER & PARTN		

14 Santa Monica Single Family

133 WADSWORTH AVE	Open 11-2 671F4	NEW
\$4,499,000	4+4 VICTORIAN	
	CHARMING VICTORIAN COTTAGE	
Victorian character cottage loaded with old world charm and whimsical detail at every turn. Built in 1902, this beach getaway is the perfect setting to kick your shoes off and start relaxing. From the sun-drenched, wraparound front porch, to the original period windows, this home is truly the epitome of beach living. The house offers 4 large bedrooms and 3 1/2baths in the main house totaling 2,600SF. A quaint guesthouse/studio is located at the back of the house. This is a must see home.		
MLS#14-754577		
A. Lascano & B. Farrugia 424-253-5489		
HILTON & HYLAND		
Dshwshr,Grbg Disp,Rng/Ovn		

438 11TH ST	Open 11-2 631D7	NEW
\$2,195,000	3+2 SPANISH	
	OLD WORLD SPANISH	
Wonderful opportunity to build new or remodel this charming 3 BD 1 3/4 BA Spanish in Santa Monica. Living room with fireplace and vaulted ceiling, dining room, kitchen, breakfast room and laundry. Lot has alley access. Conveniently located near trend-setting Montana Ave, the beach Palisades Park and 3rd St. Promenade.		
MLS#14-755029		
Davis / Armitage 310.502.4943		
BERKSHIRE HATHAWAY		
None		

OPEN HOUSE STATUS LEGEND

NEW - new (Automatic Status) **rev** - review (Automatic Status)

NEW* - new not yet listed **bom** - back on market

red - reduced

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

TUESDAY

492 E CHANNEL RD	Open 11-2	NEW
\$2,049,000	3+3 1sty-CALIFORNIA BUNGALOW	
	SANTA MONICA CANYON HIDEAWAY	
Escape to the private setting of this pristine, beach-chic bungalow in the exclusive Santa Monica Canyon. This 1,927 sq ft 3 bedroom, 3 full bath contemporary has been renovated extensively and is Eco-friendly living at its finest. Comes complete with solar panels, blue jean insulation, Eco-friendly bamboo flooring and reclaimed wood throughout. This gated home has a fabulous outdoor entertaining area. A rare opportunity to live the Santa Monica Canyon lifestyle in a spectacular home.		
Sandy Pearson GIBSON INTERNATIONAL	310-622-7162	www.492eastchannel.com


425 12TH ST	Open 11-2	631D7	rev
\$3,595,000	6+6	SPANISH	
	PREMIER LOCATION NEAR SHOPPING, HIKING, BEACH AND WEST SIDE		
Welcome to an extraordinary 6 bedroom home on the coveted tree lined 400 block of 12th St, 2 blocks north of Montana and close to the bluffs, ocean, Promenade and Country Mart. Incredible professionally designed chef's kitchen (published) with top of the line appliances, finishes and amenities. Opens to huge family room with fireplace and skylights. Large secluded grassy yard with built in BBQ area, spa and gazebo. House was substantially renovated and upgraded in 2007.			
MLS#14-744269	Richard Stearns PARTNERS TRUST BW	310-850-9284	Blf-Ins,Rng/Ovn,Fridg

1127 OZONE AVE	Refresh. 11-2	NEW
\$1,149,000	3+2 TRADITIONAL	
	NEW LISTING IN PRIME SUNSET PARK	
Stunning 3 bedroom, 2 bath on desirable quiet Sunset Park street. Skylight filled entry hall leads to a spacious updated kitchen, dining & family room with beautiful hardwood floors and fireplace. French doors open up to redwood deck & grassy yard w/mature trees. Garage converted to guest room/office, washer dryer area & tons of additional storage. Master suite w/sliding Shoji doors. Updated bathrooms. Walk to Whole Foods, minutes from the beach.		
Jennifer Kleinert COLDWELL BANKER-BHS	310-281-4591	www.1127Ozone.com


14 Santa Monica Condo / Co-op

101 OCEAN AVE #B200	Open 11-2	671C1	NEW
\$3,950,000	2+3	ARCHITECTURAL	
	WHITE WATER VIEWS FROM THIS SPACIOUS CONDO		
Amazing Ocean white water views from this totally remodeled,spacious condo. This very hard to find 2900 square foot condo on Ocean Avenue has 2 large bedrooms and an office/den/media room. There is a gorgeous open kitchen with all Miele, Wolf, Waterworks appliances with stone and wood finishes. Custom walnut floors and custom lighting throughout. Separate dining room/area. Three patios, two with expansive ocean views. Owner spared no cost in the very recent updating. Must see to appreciate			
MLS#14-753383	Kaaren Kurtzman GIBSON INTERNATIONAL	310-622-7464	Blf-Ins,Cbl,Dshwshr,Grbg Disp,Micro,Othe

937 CENTINELA AVE	Open 11-2	631G5	red
\$3,250,000	3995000	4+4 ARCHITECTURAL	
	\$750,000 REDUCTION TWO COMPLETE HOMES ON THE CREEK		
Welcome to a spectacular and unique residential compound in Santa Monica. A property that combines a prime creekside location and quiet street with a well designed and crafted main house and fantastic full second house. Each house has been remodeled and upgraded with lovely surfaces, amenities and appliances. The main house has soaring double height ceilings, great creek vistas and an open contemporary floor plan.			
MLS#14-733633	Stearns Smith PARTNERS TRUST BW	310-850-9284	Dshwshr,Micro,Rng/Ovn

311 HILL ST #4	Refresh. 11-2	671F4	NEW
\$1,169,000	2+3	CONTEMPORARY	
	VALET PARKING PROVIDED		
Contemporary townhome,light, bright,3 blocks to Santa Monica Beach. This end unit offers exceptional views north to Malibu & south to Palos Verdes. Numerous features include updated cook's kitchen, great for entertaining, with steps out to dining and patio. Master bedroom offers spacious walk-in closets and bathroom with soaking tub. Living room features open space layout, fireplace and generous light from east/west facing windows.Direct access parking and expansive downstairs patio.			
MLS#14-754539	Winston Cenac BULLDOG REALTORS	310-963-9300	Dshwshr,Grbg Disp,Micro,Rng/Ovn

703 12TH ST	Open 11-2	631D7	rev
\$4,050,000	5+5	SPANISH	
	PRICED TO SELL!		
Spanish-inspired custom home by Robert Ramirez, truly exemplifies our Southern California lifestyle. High ceilings, views to open terraces & inner courtyards, wrap-around roof top terrace w/seating frames the master sitting room, garden fountains in the open courtyards & lush backyard. Formal entry, open staircase, living room w/fireplace, dining room, library/den, family room w/fireplace, cook's kitchen/center island, breakfast area, master suite w/large sitting room, writer's tower room & more			
MLS#14-734875	Gaby Schkud COLDWELL BANKER - SM	310-586-0308	Blf-Ins,Dshwshr,Dryer,Frzr,Grbg Disp

130 OCEAN PARK #232	Open 11-2	671F4	NEW
\$900,000	1+1.5	CONTEMPORARY	
	TOTALLY REMOLDED UNIT IN THE PRESTIGIOUS SEA COLONY III		
Features include new bamboo flooring throughout, retextured walls, raised ceilings in the kitchen, LED lights, built-in bookshelves, stainless steel appliances, fireplace, new heating and air system and large balcony. Master bedroom is spacious with new built-in cabinets and en suite bathroom that has been completely remodeled with marble counter tops and nickel plated fixtures. Additional features include two parking spaces and separate storage area.			
MLS#14-754997	Steve Sawai COLDWELL BANKER-MONT	310.899.3584	Blf-Ins,Dshwshr,Dryer,Grbg Disp,Micro

537 LINCOLN BLVD	Open 11-2	631D7	rev
\$3,868,000	5+5	2sty-MEDITERRANEAN	
	WWW.537LINCOLN.COM		
Best buy north of Montana for a 10 year new house, by J Charles! Dramatic stairway leads to sumptuous Master Suite + 3 bedrooms upstairs! Formal dining room, sunken living room, office/library/den downstairs, along with a family room off the gourmet chefs kitchen! Grassy backyard, two car detached garage, understated elegance found thru-out this smart home with EV outlet, network wire, sec system, etc...			
MLS#14-744253	Joyce Gofflieb BERKSHIRE HATHAWAY	310-283-8931	Blf-Ins,Dshwshr,Grbg Disp,Hood Fan,Ntrwk

830 BAY ST #4	Open 11-2	671F3	NEW
\$880,000	2+3	CONTEMPORARY	
	SHOWSTOPPER OCEAN PARK 2BD+LOFT TOWNHOME!		
With soaring ceilings, floor-to-ceiling windows, incredible volume & light, this contemporary architectural townhome in Ocean Park is a showstopper. 2 BD + loft/office + priv roofdeck surrounded by greenery & treetop vus. 2nd level open floorplan is perfect for entertaining w a spacious kitch & island, tons of cabinets & counter space, din area & liv rm w fpl. 2 SxS gated parking spaces & xtra storage. Recessed lighting & new paint throughout. Enjoy being close to the beach, Main St & Promenade!			
MLS#14-754951	Noelle Hefflinger RODEO REALTY- BRENTW	310-621-9800	Cing Fan,Dshwshr,Dryer,Grbg Disp,Rng/Ovn

TUESDAY

1138 16TH ST, UNIT 3	Open	11-2	NEW
\$839,000	2+2.5	2sty-MEDITERRANEAN	



GORGEOUS TWO STORY TOWNHOME!

Perfectly located North of Wilshire, just blocks from famed Montana Ave. This spacious newly renovated 2|2.5 unit boasts an open floor plan flooded w/ natural light, gleaming hardwood floors, crown moldings, recessed lighting and wood shuttered windows throughout. A gourmet cooks kitchen features stainless steel appliances, beautiful wood cabinetry and granite counter tops; which seamlessly flows to the dining room and opens to the inviting living room with romantic fireplace and private patio.

R. Posin / E. Donelson 310-839-8500
RE/MAX BEVERLY HILLS

www.RoryPosin.com

818 14TH ST #1	Open	11-2	631E7	rev
\$1,675,000	3+3	SPANISH		




WELCOME HOME!

Fabulous, spacious, remodeled front unit. 3 bedrooms, 2.5 baths (all updated) and an office or 4th bed. Wide open flr plan w/hdwd flrs throughout main level in kit, dining, & living rm allow easy access to private patio. Grmt kit w/peninsula w/granite counter tops, custom cherry wood cabinetry, 2 pantries and stainless appliances. Laundry upstairs. Property has lge, gated garage w/2 side-by-side parking and direct access. Loads of storage. Close to everythng SM has to offer!

MLS#14-751593
Susan Cosentino 310.924.9382
SOTHEBY'S INT REALTY

Dshwshr,Grbg Disp,Hood Fan,Rng/Ovn,Fridg

1328 BERKELEY ST #207	Refresh.	11-2	631H6	NEW
\$615,000	2+2	CONTEMPORARY		



Remodeled top floor unit with great floor plan, 2 large bedrooms, 2 bathrooms, granite counters in the kitchen with stainless steel appliances, travertine surfaces in the bathrooms, laundry inside unit, hardwood floors and plenty of windows making the home very light and bright. There is a balcony off the living room giving the home an extra breezy and spacious feel, Lots of storage, Great Santa Monica Location!

MLS#14-752511
Michael Irvine 310 435 3093
BULLDOG REALTORS, IN

Blt-Ins,Cbl,Dshwshr,Dryer,Frzr,Other

428 HILL ST #6	Open	11-2	671G4	rev
\$649,000	2+2	OTHER		



LIGHT AND BRIGHT 2+2 LOCATED CLOSE TO MAIN STREET

Much sought after location in Santa Monica, close to Main Street, the beach, hotels, restaurants and entertainment. This home has hardwood floors, crown moldings in the bedrooms and bright light throughout. The home chef will love the updated stainless steel appliances in the kitchen. Cozy up to the living room fireplace, or enjoy the southern California sunshine on the patio off the dining area. Plantation shutters in the living room and bedrooms. Two full baths and two garage parking spaces.

MLS#14-744041
Ellen Conrad 424-202-3288
TELES PROPERTIES, IN

Dshwshr,Grbg Disp,Hood Fan,Micro,Rng/Ovn

14 Santa Monica Lease

3219 COLORADO AVE, UNIT 2	Open	11-2	631	NEW
\$579,000	2+2			



LOVELY UPDATED CONDO

Tastefully updated 2+2 condo with wood floors, granite counters, custom Venetian blinds, enclosed patio, gas fireplace, master suite with walk-in closet, washer/dryer in unit, gated entry and secure garage with additional storage. Santa Monica schools. Quiet, peaceful unit, yet just minutes to the beach, shops and the best of the westside!

Gary Barkin 310-251-5523
LA REALTY & DESIGN

hrdwd flrs, washer/dryer

123 GEORGINA AVE #8	Open	11-2	671C1	NEW
\$12,950	2+3	TUDOR		



123 GEORGINA # 8 LEASE

AVAILABLE JUNE 1. EXTRAORDINARY TOWNHOUSE RENTAL JUST STEPS FROM OCEAN AVE & PALISADES PARK. THIS PROPERTY WAS MODERNIZED IN 2008 WITH TOP-OF-THE-LINE FINISHES. THE MAIN LEVEL FLOORPLAN IS PERFECT - LIVING ROOM WITH FIREPLACE FLOWS SEAMLESSLY INTO THE DINING ROOM AND KITCHEN. THE SPACIOUS KITCHEN BOASTS STAINLESS STEEL APPLIANCES, BREAKFAST AREA THE UPPER FLOOR HOLDS THE MASTER BEDROOM SUITE. DOWNSTAIRS IS THE 110 INCH HOME THEATER.

MLS#14-747287
Jeffrey Lemen 3104822033
KELLER WILLIAMS-SANT

Dshwshr,Dryer,Frzr,Grbg Disp,Fridg,Other

15 Pacific Palisades Single Family

1024 5TH ST #7	Open	11-2	671D1	NEW
\$555,000	1+1	1sty-TRADITIONAL		



PRIME SANTA MONICA CONDO

Located on gorgeous Palm tree lined street, north of Wilshire, within blocks of the beach, Third Street Promenade, Santa Monica Place, top restaurants and upcoming Metro line. This private 1 bed + bath condominium exudes California beach lifestyle. Top floor location w/abundance of natural light, recessed lighting, plantation shutters, skylight, air conditioning, balcony, subterranean parking, free community laundry in a small gated well-maintained complex with low association dues.

MLS#14-753153
Enzo Ricciardelli 310.255.5467
SOTHEBY'S INT'L RLTY

Cbl

654 ERSKINE DR	Lunch	12-2	NEW
\$3,995,000	5+6	2sty-ARCHITECTURAL	



>STRIKINGLY BOLD ESTATE< >EXTENSIVELY REMODELED<

Grand, oversized rooms boast crisp, soaring walls and ceilings of museum-calibre and warm walnut details to balance design, scale and function for the most discriminating entertainer. A modern "great-room" redefined - the home's core seamlessly joins the sleek and sumptuous designer kitchen with the living rooms and tremendous, breathtaking dining room. Multi level living blends texture and definition w/ 4 en suites plus a separate entry Guest House. Library/6th bed. 860+ sqft of garage. Views.

Robin Walpert 310-480-4980
SOTHEBYS INTL REALTY

www.654Erskine.com

701 OCEAN AVE #210	Open	11-2	671C1	rev
\$2,435,000	2+3	CONTEMPORARY		



FIRST 701 OCEAN CONDO ON THE MARKET IN 4 YEARS

After 4 years, you have a rare opportunity to own the first unit to come on the market in this prime building on Ocean Avenue North of Montana! Gorgeous, clean and updated with Northern ocean views in one of the best buildings on Ocean Avenue. This building offers a spectacular rooftop pool, spa, BBQ and more, an ideal atmosphere for parties and gatherings, with panoramic ocean views, hardwood and marble floors, large balcony, a full-service building with 24-hour Concierge.

MLS#14-753275
Magnus Hellberg 310-500-1357
PARTNERS TRUST BH

Why Advertise? Large Distribution Area

Westside L.A., San Fernando Valley, Greater South Bay, Beach Cities, Palos Verdes, Glendale, Pasadena, Burbank, Most of LA County!

TUESDAY

X 1120 CUMBRE ALTA CT		Lunch	11-2	NEW
\$3,495,000	5+4.5	2sty-CONTEMPORARY		



ENTERTAINER'S PARADISE WITH VIEWS

Contemp luxury nestled in a tranquil post-card setting w/ ocean & cyn vistas. Offering a blend of timeless sophistication & comfortable living, this home enjoys a wonderful firpln w/ tremendous light & vaulted architectural ceils. The gourmet kit boasts a lrg brkfst bar, casual din area & walk-in pantry. Beautiful office w/custom built-ins & fireplace. Swimmer's pool, spa, bbq bar & putting green. Other features incl dramatic entry, sweeping staircase, extra tall doorways, attached 4-car garage.

Michael Edlen CB - PAC PAL	310-230-7373	Built-ins, frig, stove, dishwasher, bbq
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842 JACON WAY		Open	11-2	630H4	NEW
\$1,695,000	3+2	MID-CENTURY			




LIGHT FILLED HOME ON LARGE LOT IN LOWER MARQUEZ NEIGHBORHOOD

Large lot in lower Marquez neighborhood with peek a boo ocean views from existing single story home & yard. This light filled, 3 bedroom, 2 bath home opens onto a large grassy yard w/ 2 flat pads. Vaulted beam ceilings & clear story windows create a open & light feeling in the living room. 3 bedrooms plus office or possible 4th bedroom. Both living room & family room open onto grassy yard. Highly rated Marquez Elementary School just down the street, plus near by shopping & restaurants.

MLS#14-748433		
Briar Pecsok PARTNERS TRUST	310-922-4241	www.842jaconway.com

928 ILIFF ST		Open	11-2	631	NEW
\$3,495,000	5+4.5	2sty-TRADITIONAL			




EXQUISITE 5+4.5 LIKE NEW IN THE PALISADES VILLAGE

2008 Construction in the heart of Palisades Village. Exquisite East Coast Traditional home offers 5 bedrooms & 4.5 bath and has a total of 4,188 square feet under roof w/ 3,763 of interior living area. Superior quality throughout features dark solid walnut floors, 10' ceilings, custom moldings, extensive finish carpentry, Carara marble & polished nickel fixtures. Gourmet Kit w/Viking appliances. & center island opens to family room w/ surround sound, loggia & spectacular pool and gardens.

Clara Yang SOTHEBY'S INT'L	310-259-1525	
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X 716 GREENTREE RD		Lunch	11-2	631B6	rev
\$3,995,000	6+3	2sty-RANCH			



NOW STAGED BY ~~~MERIDITH BAER~~~ WWW.716GREENTREE.COM

Ranch styl fam residence. 6+3 on quiet cul-de-sac. Formal dr, sep office, off ma. Enchntng terraced grnds. Huge chef's kit w/ granite island & tons of cntr spc, 6 brnr Wolf range & Viking mic ovn, brkfst area seats 8, & wndrful adj hghly efficient stp dwn pntry. Recessed lighting, attractive framed French drs/wndws, & beautiful hrdwd flrs. Ma bdrm, set at rear of home, has FP, large walk-in closet, sumptuous ma. ba., and verdant vus of the bckyrd landscaping. Cnrvnt loc. See full page ad on p.32

MLS#14-743115		
James Muske COLDWELL BANKER B.H.	310-281-3901	JUST REDUCED \$300,000.00 RUSTIC CANYON

X 361 MOUNT HOLYOKE AVE		Lunch	11-2	631/A2	NEW
\$3,250,000	5+4	2sty-POST MODERN			



AMAZING OCEAN VIEWS!

Stunning views up the coast from this beautiful post-modern gem on the Via Bluffs! This 9758 square foot lot gives you one of the most expansive and breath-taking views of Temescal Canyon, Will Rogers State Beach, Topanga, scenic Malibu and Point Dume. Original home was constructed in 1967 and features 3335 feet of living area. This two-story, 9 room house, 5 BR, LR with fireplace, Dining area, Bar, and Kitchen + 4 baths (three 3/4 baths, 1 full bath, powder room.)

Marco Rufo BERKSHIRE HATHAWAY	310.488.6914	info@marcorufo.com
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1420 CHAUTAUQUA BLVD		Open	11-2	631B4	rev
\$2,785,000	3+2	CONTEMP MED			



AMAZING VIEWS!!!!

AMAZING VIEWS! This Spectacular 2 story home has a beautiful open floor plan light filled with skylights throughout. Gourmet kitchen with custom finishes, alder wood floors.

MLS#14-748349		
Malka Winshman KELLER WILLIAMS BEVE	310-901-9499	Dshwshr,Dryer,Grbg Disp,Hood Fan

733 SWARTHMORE AVE		Open	11-2	631A5	NEW
\$2,495,000	4+3	CAPE COD			




TRADITIONAL HOME NEAR THE VILLAGE!

Classic Traditional close to the Palisades Vig center. The Wisteria draped entry leads to light and bright interior spaces complemented by dark wood floors. Dining Area opens to the Family Room with built in cabinetry and French doors to the entertaining patio and private backyard. Upstairs Master Ste. w/ remodeled bath, fireplace & sitting area and French Doors to balcony overlooking back garden. Move right in and enjoy this home's convenient proximity to the village, schools, parks and beach.

MLS#14-752115		
Ellen McCormick BERKSHIRE HATHAWAY	310-230-3707	www.733swarthmore.com

500 SWARTHMORE AVE		Open	11-2	631A6	bom
\$2,775,000	4+3	RANCH			




VIA BLUFFS

Located in the desirable "Via Bluffs", this home has it all- 4 bedrooms, 3 bathrooms, 2500 sq. ft. of living space and sits on an 8300 sq. ft. corner lot with four outdoor areas. Move in or build your dream home. This is your chance to own a home in one of the most desirable neighborhoods in the Pacific Palisades.

MLS#14-742051		
Bryan McElroy GIBSON INTERNATIONAL	310-849-5072	

15 Pacific Palisades Condo / Co-op

15207 WHITFIELD AVE		Open	11-2	631A4	NEW
\$2,150,000	3+2	RANCH			



GREAT LOT WITH VIEWS

VIEWS, VIEWS! Rare OPPORTUNITY to remodel or BUILD NEW in a great LOCATION close-in to the "Village"! Small 3 bedroom, 2 bath house with LARGE multilevel yard/lot. PRIME area - property ready for expansion - or - new development. * Sold "As-Is" *

MLS#14-753859		
Schammel & Wild COLDWELL BANKER-PAC.	310.573.7737	Cbl,Dshwshr,Grbg Disp,Rng/Ovn,Fridg

17366 W SUNSET BLVD #202		Open	11-2	630G6	rev
\$1,250,000	3+3	CONTEMPORARY			



OCEAN VIEW 3+3 CLOSE TO BEACH

Don't miss the most sought after model in Edgewater Towers with three bedrooms and three baths. Private corner location with aquamarine blue water ocean views by day and on the other side of the unit twinkling mountain lights by night. Walk across the street to "Surfers Beach", or go around the corner to the stores, restaurants and public transportation. Be sure to take a stroll through the nine acres of private shady tree packed nature trails.

MLS#14-744575		
Mike Craig COLDWELL BANKER-PAC.	310.230.2491	BBQ,Blt-Ins,Cbl,Clng Fan,Dshwshr

TUESDAY

15 Pacific Palisades Lease

500 AMALFI DR	Open	11-2	631C6	NEW
\$19,500	4+5	RANCH		

CONTEMPORARY RANCH WITH VIEWS

Quiet, informal ranch occupies south rim of Palisades riviera on broad lot overlooking SM Canyon, SM Palisade & Will Rogers Beach. Open living & dining room, updated kitchen, guest bd & study or convertible den occupy first floor w/ easy flow to dining patio, pool, gardens & viewing terrace. Second floor consists of master & family bd. Garage has been converted to studio above which is guest house. Significant privacy & wonderful views. Short jaunts to Canyon School, Rustic Canyon Park & beach.

MLS#14-754857

Mike Deasy 310-275-1000

DEASY PENNER & PARTN

Dshwshr, Dryer, Micro, Rng/Ovn, Fridg, Other

16 Mid Los Angeles Single Family

1921 S VICTORIA AVE	Refresh.	11-2	633E6	NEW
\$898,000	5+4	MEDITERRANEAN		

WELLINGTON SQUARE BEAUTY

This 1922 Mediterranean beauty in Wellington Square features a welcoming porch leading to a grand foyer and over 3100 square feet of living space including five bedrooms and four baths, formal living room with Batchelder fireplace, hardwood floors through-out, library with Mahogany built-ins and French doors. There is a breakfast room adjacent to the kitchen with French doors leading to a covered patio with views to a manicured yard. The formal stair case leads to four bedrooms and three baths.

MLS#14-754963

Nick Mercado 323-896-9955

KELLER WILLIAMS RLTY

Cing Fan, Dshwshr, Grbg Disp, Rng/Ovn

18 Hancock Park-Wilshire Single Family

712 N WILTON PL	Refresh.	11-2	593/G6	NEW
\$699,000	4+1.25	1sty-CRAFTSMAN		

CLASSIC CRAFTSMAN IN LARCHMONT VILLAGE ADJ

This large and bright 4 bedroom, 1 ¼ bath house is filled with original period details such as hardwood floors; fireplace; pocket doors between living/dining rooms; crown molding; and "crystal" door knobs, to name a few. FDR and cozy breakfast room feature wainscoting and built-in glass front buffets. With more than 2,000 square feet of living space and high ceilings, rooms are generously proportioned. Sizeable covered front porch and spacious private rear yard invite you outside.

James Hutchison (310) 562-5907

COLDWELL BANKER HPN

Blt-ins, freezr, ref, washer

412 S MCCADDEN PL	Open	11-2	633E2	red
\$3,495,000	3575000	5+5	2sty-MEDITERRANEAN	

GREAT NEW PRICE!

Lovingly restored to its original grandeur, this Mediterranean estate reveals classic period architecture. Enter through double center foyer leading to elegant formal LR & DR, enormous gourmet kitchen w/ center island & adjoining family rm, intimate library & powder rm. Upstairs, dramatic foyer w/ vaulted ceilings welcomes you to 5 spacious BR & 3 BA. Impressive MBR has a romantic & private balcony. Outside playroom & office, verdant private garden w/ pool & terrace complete the serene ambiance.

MLS#14-736093

L. Brenner / N. Hartman 323-860-4245

COLDWELL BANKER - HP

Dshwshr, Frzr, Rng/Ovn, Fridg

357 S VAN NESS AVE	Open	11-2	633G2	red
\$1,395,000	4+3	2sty-TRADITIONAL		

REDUCED TO SALE NOW!

REDUCED TO SALE TODAY! Graciously remodeled traditional. Center hall floor plan featuring beautifully detailed crown molding throughout. Dark hardwood flooring, gourmet cooks kitchen with Carrera marble and stainless appliances. Large formal dining room, spacious living room with fireplace, large butlers pantry, 3 bedroom plus maids. 2-car garage with guest unit above. Large, entertaining backyard space. This property is in a HPOZ.

MLS#14-731325

Adrian Grant 310-962-7142

JOHN AAROE GROUP

Blt-Ins

1103 S WILTON PL Open 11-2 633G4

\$1,500,000	5+5	TRADITIONAL	rev
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TRADITIONAL HOME ON A BEAUTIFUL TREE LINED STREET

Country Club Park. Gated, huge 14,000 SF lot, 3,669 S.F as per tax record. 5 bedroom 4.5 baths. Gourmet open kitchen with center island leads to family room to the back yard with swimming pool, guest unit and two car garage. Formal dining room, living room with fireplace, master bedroom with fireplace, home office & den. Huge attic & basement room for wine cellar. Lush backyard with fruit trees. Surveillance camera in entire house.

MLS#14-753551

June Ahn 323.855.5558

COLDWELL BANKER - HP

Blt-Ins, Dryer, Grbg Disp, Hood Fan, Rng/Ovn

18 Hancock Park-Wilshire Condo / Co-op

114 N SYCAMORE AVE	Open	11-2	633D1	NEW
\$895,000	2+2	MEDITERRANEAN		

CONDO IN MAJESTIC MEDITERRANEAN CHARACTER BUILDING!

Rare opportunity to own a condo in a majestic Mediterranean character building w/ grace & charm fully restored for today's modern living. Remote access to driveway. One covered space per condo. Push button Telephone entry system. Double height central hallway w/ dark wood floors & sisal runner. Living room w/ faux batchelder fireplace & large windows for extra sunshine steps up to elegant dining room w/ huge coat closet. Lots of windows. New kitchen w/ carrera countertops. Separate laundry room.

Sheri Bienstock 323-762-2525

KW LARCHMONT

www.thebienstockgroup.com

525 N SYCAMORE AVE #411	Refresh.	11-2	593D7	NEW
\$479,000	2+1	4sty-CONTEMPORARY		

CONTEMPORARY GREAT VIEW TOP FLOOR CONDO

Great designer-done top floor unit in prime location. Washer & dryer in unit. 2 car parking! Balcony. Big Hollywood Hills views! Close to dining, shopping, galleries & entertainment on Melrose, La Brea, Beverly and Grove. Renovated building: heated pool, sauna, exercise area, club room, double glazed. Tasteful contemporary design throughout. Den is used as 2nd bedroom w/closet. Carrara marble, Caesarstone counters, subway tile, LG Stainless appliances, Bamboo floors, Swedish Askö W+D. Must see!

MLS#14-754911

Richard Crowley 323-449-0364

KELLER WILLIAMS RLTY

Cing Fan, Dwasher, dryer, stove, fridge.

Do RIGHT by Your Sellers
Put their Property in the **MLS**

Listings in the MLS Get More Exposure
More Offers & More Money

TUESDAY

18 Hancock Park-Wilshire Income

X 110 S ORANGE DR	Lunch 11-2	633D1	NEW
\$1,789,000	Duplex	2sty-MEDITERRANEAN	



JOIN US FOR LUNCH

Gorgeous Mediterranean duplex perfect for owner-user seeking old world character & today's lifestyle. Updated owner's unit features redone period style baths & beautiful modern kitchen, central ac.. Upper unit is filled with charm, has lovely wedding cake trim and a sun-filled extra room over the porte cochere. Each unit has an inviting outdoor area in the private back garden. Important items replaced building-wide:plumbing, hot water heaters, exterior drains, central heat, 100 amp sub panels.

MLS#14-754481			
Jan Hohenstein	323-428-2845		Dshwshr,Washer,Dryer,Grbg Disp,Frig
KW LARCHMONT			

348-350 N ORANGE DR	Open 11-2	593D7	rev
\$2,600,000			



EACH UNIT AVAILABLE FOR LEASE \$6,200 & \$6,500

Stunning completely remodeled duplex on best street in Hancock park. Each unit is like a house featuring huge living room with fireplace. Beautiful kitchens with center isle and brand new appliances. Huge formal dining room. Large master suite with walk-in closet and two other good size bedrooms en suite. Each of the units has great attention to detail and high ceilings. Security alarm. Wired for sound. Nothing like it exists in the area.

MLS#14-752797			
Susan Smith	310-415-5175		Dshwshr,Grbg Disp,Hood Fan
HILTON & HYLAND			

19 Beverly Center-Miracle Mile Single Family

100 S KILKEA DR	Open 11-2	633-A1	NEW
\$1,650,000	3+2	SPANISH	



LOVINGLY RESTORED COURTYARD SPANISH WITH POOL & LUSH GARDENS

This unique, soulful home with private courtyard entry, offers a large living room with fireplace, formal dining room, detailed ceilings, period-style kitchen and eco-smart air, water and pool systems. The amazing indoor/outdoor flow is highlighted by French doors throughout and a central den leading to an outdoor seating area with overhead trellis. The backyard features a serene pool, Korean grass, fruit trees, organic gardens, converted garage/yoga room with picture window and ample storage.

Allison Schwarz	310-433-0056		
COLDWELL BANKER SUNS			
www.100KILKEA.COM			

1717 S ORANGE GROVE AVE	Open 2-5	633A5	NEW
\$995,000	3+3	TRADITIONAL	



JUST LISTED! DESIGNER REMODEL IN PICFAIR VILLAGE

Gorgeously Remodeled Modern Farmhouse Cottage in Hip Picfair Village w Amazing Luxury, Everything New & No Expense Spared! Spacious Master Suite w Mega-Walk-In Closet and Spa-Style Carrera Marble Bathroom w Oversized Shower, Dual Sinks & Vanities and Soaking Tub w Vintage Chrome Faucet & Hand Spray. A Gastro-Pub Style Cook's Kitchen w All New Stainless Appliances and Breakfast Bar Opens To Your Dining Room As Well As Your Screening Room Den Making The Heart Of Your Home Bright and Open!

MLS#14-754173			
Jason Reitz	323-656-1800		www.1717OrangeGrove.com
ROCK REALTY GROUP KW			

X 905 S STANLEY AVE	Lunch 11-2	633/C3	NEW
\$965,000	3+2		



BEST TACOS IN L.A. - COME FOR LUNCH!

Private courtyard entry opens to expansive living room with beamed ceiling, hardwood floors and fireplace. Living room flows into an all new kitchen with high-end stainless appliances and open dining area. Quiet rear master suite includes elegant contemporary touches with his and her sinks. Second bedroom opens to a patio while a large window in the third bedroom looks onto the courtyard. Just steps to museum row, great restaurants and all that Miracle Mile has to offer.

Dia, Ray & Chase	323.462.7200		
KW - LARCHMONT			
dshwshr.gbg@dispsl.com			

19 Beverly Center-Miracle Mile Condo / Co-op

5848 W OLYMPIC BLV, UNIT 109	Open 11-2		NEW
\$649,000	2+2.5	CONTEMPORARY	



STUNNING MIRACLE MILE CONDO

Immaculate split level condo with one common wall and southeastern exposure which affords the space an abundance of natural light. Kitchen with Bosch appliances and dining area merge with the step down living area which provides access to the private garden and the verdant and serene entertaining patio. The second level consists of a guest bedroom with full bath and the generous master suite with oversized closet, generous bathroom with his/her sinks, large tub and private balcony.

MaxNelson/AdrienneMartz	323.578.5221		
THE AGENCY			
www.TheAgencyRE.com			

19 Beverly Center-Miracle Mile Income

8871 BURTON WAY, UNIT 101	Open 11-2	632H1	NEW
\$599,000	2+2	1sty-CONTEMPORARY	



SPACIOUS 2 BEDROOM & 2 BATH IN A GREAT LOCATION

Bright, Spacious 1,481 sqft, front facing 1st floor Unit (NOT AT GROUND LEVEL) in immaculate 15 Unit Complex. Remodeled kitchen w/granite counters. Large master & 2nd bedroom with great closet space. Living room w/fireplace, wet bar, & 2 balconies. Inside washer & dryer, gated 2 car parking, control access building w/elevator. Great location, 2 blocks east of Robertson.

Steven Geller	310 777-6237		
COLDWELL BANKER-BH N			
Other			

6220 LINDENHURST AVE	Open 11-2	633B2	NEW
\$1,399,000		1sty-SPANISH	



BEVERLY-GROVE DUPLEX - PRIME LOCATION!

Located in the popular "Beverly-Grove" area of Los Angeles, this fantastical duplex is everything and a bag of fat-free chips! Minutes away from 3rd St., Wilshire Blvd, and Fairfax Ave, you are in the perfect trifecta of restaurants, shopping, and museums. Bonus 3rd room. Each unit has been updated. Great backyard with lush landscaping and spa. All units are currently tenant occupied and will not be delivered vacant. First lease expires in Dec. 2014.

MLS#14-754783			
Frank Bruno	310-309-7226		www.6220Lindenhurst.com
KELLER WILLIAMS			



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Search for Homes in Southern California.
Now With "Member Only" Features!



TUESDAY

19 Beverly Center-Miracle Mile Lease

122 HARPER AVE	Open	11-2	633A1	rev
\$5,000	3+3	SPANISH		



MLS#14-746025
Lindsay Rae Galbraith 310-916-8622
SOTHEBY'S INTERNATIO

Top of the line remodeled 3 bed 3 bath upper unit. A designers dream! Large master suite with with a spa like bathroom including his and her sinks and walk in closets. Spacious back yard. Located in prime location of Beverly Center/ Miracle Mile. Close proximity to 3rd street cafes, Cedar Sinai, Beverly Center, the Grove, and CBS. Short term or long term lease available. A must see! This one will not last.

Blf-Ins,Cbl,Dshwshr,Dryer,Frzr,Other

20 Hollywood Single Family

931 N OXFORD AVE	Open	11-2	593H6	NEW
\$529,000	3+1	CRAFTSMAN		



MLS#14-754565
Travis Zidek 8187325571
KELLER WILLIAMS LARC

1920'S CRAFTSMAN IN HOLLYWOOD!
LARGE LOT LAR1.5

Welcome Home to beautiful 1920's craftsman bungalow adjacent to Melrose Hills. Be Transformed into a fully upgraded 3 BR + Den, 1 Bath home. Spacious Floor plan includes hardwood floors, new interior & exterior paint, original built-in's. Kitchen granite counters, tile flooring & newer cabinetry. Separate Laundry area. Updated Bath w/ tile floors & new counters. Back yard has fresh landscape, new fence and shed. Zoned LAR 1.5- possibility to build up to 3 units! Buyer to verify. Welcome Home!

Blf-Ins

726 N CITRUS AVE	Refresh.	11-2	593D6	rev
\$1,349,000	4+4	2sty-CALIFORNIA BUNGALOW		



MLS#14-749535
Bill Lustig 310.770.0283
JOHN AAROE GROUP

FABULOUS ON CITRUS - 4 BR, 3.5 BA &
KILLER KITCHEN

Redone 2-story uber bungalow with 4 bedrooms and 3.5 baths. The king-size killer kitchen opens to the living room & generous dining room and is the centerpiece of free flowing space made for serious cooking, entertaining and hanging out. 4 bedrooms include two downstairs - a Master bedroom suite with luxu bath and front bedroom with bath en suite plus two upstairs bedrooms & full bath. The really private yard has a broad deck with pergola & built in seating, lush greenery and play areas.

please visit www.726Citrus.com

20 Hollywood Condo / Co-op

815 N LAS PALMAS AVE, UNIT 306	Open	11-2	593/E6	NEW
\$599,000	2+2.5	3sty-CONTEMP MED		



(310)971-1030
Gunn/Griffiths
PARTNERS TRUST

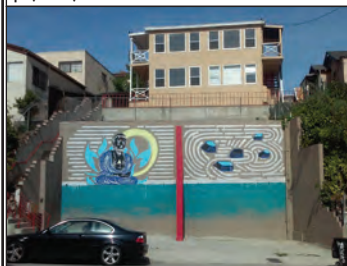
BEAUTIFUL THREE STORY UNIT NEAR
HANCOCK PARK

Lovely three story unit, on beautiful tree lined street near Hancock Park. Large living & dining room w/ huge windows and two story ceiling. Updated kitchen also opens into this area, creating a great flow for entertaining. Downstairs you'll find two spacious bedrooms, each w/ bathroom & balcony and the side by side washer/dryer w/ plenty of storage space. Top floor offers large loft which could be used as third bedroom w/ direct access to the roof top deck, w/ sweeping views.

Stove, Fridge, Dishwasher, Washer/Dryer

21 Silver Lake - Echo Park Income

1157 BELLEVUE AVE	Open	11-2	634F2	NEW
\$1,170,000	CONTEMPORARY			



MLS#14-754843
Natalie Elias 310-775-1141
WESTSIDE ESTATE AGEN

4-UNIT INCOME PROPERTY WITH VIEWS OF
DOWNTOWN LA

Lovely 4-unit income property with Downtown views in one of LA's hottest areas. With light renovation, each unit has the potential of earning \$1950/month. Tons of upside potential! Each unit with private porch and views. 4 parking spaces; separately metered. Buyer to verify with city the possibility of condo conversion potential or building additional units. Located just a block from Angelino Heights and walking distance to restaurants, shops and entertainment in both Silver Lake and Downtown

Blf-Ins,Rng/Ovn,Fridg

22 Los Feliz Single Family

2576 ABERDEEN AVE	Open	11-2	3+4	NEW
\$1,799,000	MID-CENTURY			



Jory Burton 310-860-4515
SOTHEBY'S INTL RLTY

THE BLEEKER RESIDENCE, 1955. HANS
WALLNER AIA

Sited on one of the most important streets in Los Feliz. This gated drive-on estate is a prime opportunity for a major remodel or to build a dream house approx. 6,100 sq. ft. according to a study. Located 3 lots east from the highest recorded sale in Los Feliz history, this 2,563 sq. ft. home features 3 bedrooms, 3 bathrooms, private pool, and a lower level guest quarters all located on an approx. 18,000 sq. ft. lot.

www.2576Aberdeen.com

3611 CADMAN DR	Lunch	11-2	594-C2	NEW
\$1,797,000	4+4	2sty-CONTEMPORARY		



Konstantine/Rick/Carrie 323-270-1725
SOTHEBY'S LOS FELIZ

MASSIVE RENOVATED LOS FELIZ ESTATE ON
SPRAWLING GROUNDS

This beautifully renovated soaring contemporary home with large frontage is set north of the Boulevard on sprawling grounds with the San Gabriel mountains providing a dramatic back drop offering spectacular views. Sweeping open living room with high ceiling and tall sliders leads to viewing deck and opens to dining area with fireplace and chef's kitchen with Thermador stainless appliances and custom tile work and cabinets. Pool, spa, huge grassy yard, terraced fruit orchard and outdoor kit.

www.3611cadman.com

4101 LOS NIETOS DR	Open	11-2	3+4	NEW
\$1,595,000				



Juliette Hohnen 323-422-7147
HILTON & HYLAND

BEAUTIFUL HOME IN THE HILLS OF LOS
FELIZ

This beautiful home provides complete privacy & is ideal for your celebrity clients. Walk through lush Bougainvillea into a magical outdoor setting of the outdoor living room complete w/ F.P. The open floor plan provides generous living spaces & is an ideal setting for entertainment. The home has 3 BD, 4 BA, an office/den, large master suite w/ spa tub & expansive closets. Hardwood floors, newly redone decks & sensational views of LA complete this serene home. Priced to sell, not to be missed.

www.juliettehohnen.com

Questions? Need Assistance?
Contact our Help Desk Department!

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

help!!!

TUESDAY

4032 TRACY ST	Open	11-2	594B3	NEW
\$999,000	2+2	TRADITIONAL		




DREAMY LOS FELIZ POOL HOME

As one steps through the hedgerow stress slips away. The charming front porch beckons come inside as the threshold is crossed the transformation is complete. Here, one may wile away hours while enjoying gleaming hardwoods, cozy fires, sumptuous baths & an ease of entertaining. Traditional w/ modern appointments & updates, life can be a dream on Tracy. Outside, a glistening pool, outdoor kitchen & fireplace make the living area expansive. An oversized garage on a side street saves precious space.

MLS#14-754653
John Barrentine 310-276-6656
KELLER WILLIAMS

Dshwshr,W/D,Stove,Fridge,Micro, other

11426 CULVER PARK DR	Open	11-2		NEW
\$695,000	3+1	TRADITIONAL		



Sunkist Park Cutie Pie on a quiet street close to shops, restaurants and El Marino park. Kitchen with bar area opens onto the dining area and living room. Easy access to the 405 great for commuters. Hardwood floors and freshly painted. Living rooms open onto the back yard. Convenient attached garage.

Heather Coombs Perez 310-259-7419
CAVANAUGH REALTORS

2346 RONDA VISTA DRIVE	Open	11-2	595C4	NEW
\$969,000	3+2.5	TRADITIONAL		



AMAZING MID CENTURY LOCATED IN THE LOS FELIZ AREA


This amazing view home has been extensively remodeled with quality materials while maintaining it's Mid Century origins. Updates include interior & exterior paint, linen wallpaper, new wood floors, period hardware fixtures, 2 baths, sleek kitchen with quartz countertops and stainless steel appliances and a new built in breakfast nook with a beautiful granite table top. Home features 3 beds, 2.5 ba, den/study facing patio. Formal DR, leading to balcony and living room with fireplace. LOCK BOX

MLS#214015542IT
Ralph Suarez 818-203-5661
DILBECK REAL ESTATE

ALSO OPEN THURS. MAY 1 FROM 11AM-2PM

28 Culver City	<i>Condo / Co-op</i>		
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6000 CANTERBURY DR #M226	Refresh.	11-2	672J6	NEW
\$550,000	3+2	1sty-TRADITIONAL		




LOCATION LOCATION LOCATION

THIS BRIGHT RARE TOP FLOOR 3 BED 2 BATH CORNER UNIT LOCATED IN THE CENTER OF THE PINES COMPLEX. MANY DESIRABLE FEATURES INCLUDING PRVT ENTR & LANDING (NO HALLWAYS), HIGH CEILINGS W/CLEARSTORY WINDOWS, LRG BALCONY W/VIEWS OF THE POOL, COURTYARD & DRAMATIC SUNSETS. W/WINDOWS BOTH IN FRONT & BACK ALLOWING FOR EXCELLENT NATURAL SUNLIGHT & CROSS-BREEZE. FANTASTIC FLOW GALLEY-STYLE KITCHEN OPENING TO BOTH DINING AREA & LRG LIVING ROOM, A BIG PRVT MASTER SUITE WITH HIS-AND-HER CLOSETS, & PRVT BATH.

MLS#14-736177
Michael Dronge 310-621-8489
KELLER WILLIAMS BH

Dshwshr, Grbg Dis, Hood Fan, Micro

5615 GREEN OAK DR	Refresh.	11-2	593H2	rev
\$3,299,000	5+6	MEDITERRANEAN		



!QUE BELLA!

The splendor of The Oaks takes on a new meaning in this magical home. The spirit of Californian and Mediterranean architectural style are artfully blended in this stunning new construction. The richly layered textures of wood and classic tile, to the integration of stone and ironwork create a striking balance. The over 20,000 sq foot lot is anchored by a family pool with spa, stone patio & a yard that is large enough for a roll in the grass. What was a blank canvas became an exhilarating space.

MLS#14-744803
Jane Schore 3235736562
COLDWELL BANKER-SUNS

www.5615GreenOak.com

5651 WINDSOR WAY #204	Open	11-2	672J6	NEW
\$319,000	1+1.5	TRADITIONAL		




RARE OPPORTUNITY TO OWN A 1+1.5 CONDO IN FOX HILLS!

This corner unit has tons of light, laminate wood floors, a built-in desk area, master bath with separate tub and shower, and powder room near the entry. Building amenities include a West facing pool & spa with lots of afternoon sunshine, a community room off the pool area with a separate card room/dining area. HOA fees are \$331/month and include water.

MLS#14-755195
Denise Freed 310-482-2293
KELLER WILLIAMS-SM

28 Culver City *Single Family*

11113 BARMAN AVE	Open	11-2	672F4	NEW
\$830,000	2+2	TRADITIONAL		




BRIGHT AND CHARMING VETERAN'S PARK HOME

Bright & Charming Veteran's Park Home features 2 bedrooms, 2 baths, and a large office, which could ideally be used as a third bedroom. Hardwood floors, remodeled kitchen with a large eat in area, and French doors that open to a lovely patio and garden with hot tub are just a few of the features that make this home so desirable.

Christina Arechaederra 310-776-0945
BERKSHIRE HATHAWAY

5950 BUCKINGHAM #603	Open	11-2	672J6	rev
\$375,000	1+2	CONTEMP MED		




RARE VIEW UNIT WITH TOP FLOOR AND CORNER LOCATION

Rare view unit with top floor (6th) and corner location. Wide angle, long unobstructed westerly views, nearly to the ocean! Enjoy ocean breezes and daily sunsets. Large one bedroom with expanded living room and generous adjacent dining area. Numerous upgrades include wide plank cherry toned wood floors throughout and slate floors in kitchen and baths. Master bath has a decorator trough style sink, spa tub with a rain head shower and pebble stone surround.

MLS#14-747459
Martin Feinberg 310.729.6573
KELLER WILLIAMS-SM

Blf-Ins,Clng Fan,Dshwshr,Rng/Ovn

12140 HAVELOCK AVE	Open	11-2	672E6	NEW
\$798,000	4+3	CRAFTSMAN		



CUTE EAST COAST CRAFTSMAN CHARMER--- 2 ON A LOT!

Beautiful big corner lot w/2 diff structures and a wonderful backyard. Extremely cute original house has 3 beds and 2 bathrooms and is around 1,050 sq feet per tax assessor. Major remodel and rear addition w/permits completed in 2007 for a modern garage w 1 Bed/1 Baattached. Home has updated electric and copper plumbing w 2 separate endless hot water heaters. Master shower has a steam room. Fantastic opportunity to own right next to all of the brand new Playa Vista amenities

MLS#13-723643
Robert Valandra 310-428-7172
THE FLYING V REALTY



Most Accurate Real Estate Source

TUESDAY

29 Westchester Single Family

6320 WEST 85TH STREET		Open	11-2	NEW
\$699,000	3+2	TRADITIONAL		



KENTWOOD CORNER LOT

Fantastic opportunity in Westchester neighborhood. Spacious 3 bed, 2 bath home with huge potential. Light and bright living room flows to the eating area and L-shaped kitchen. Additional space near living room could be used as dining room, den or office. Master bedroom features high ceilings, private bath, walk-in closet and French doors to backyard deck. Two car attached garage. Huge corner lot with landscaped front and backyard. Close to restaurants, shopping, LAX and LMU. A must see!

Listing Agent #2 Jerry Carew

MLS#SB14083735MR
Jennifer Stenstrom 310-892-6465
3 LEAF REALTY

30 Hollywood Hills East Single Family

3140 HOLLYRIDGE DR		Open	11-2	NEW
\$2,300,000	3+2.5	2sty-ARCHITECTURAL		



NEW LISTING IN THE HOLLYWOOD HILLS

Welcome to The Nakahouse; a stunning abstract remodel in the Hollywood Hills with landmark views. An AIA housing award winner in 2012, this home's artfully united interior is complete with custom finishes, sliding glass panels, and white epoxy resin floors. Master suite and bedroom wing provide sweeping views and lots of natural light. The synchronized outdoor space is complete with large terraces and sun decks. A one-of-a-kind architectural tour-de-force you must experience in person.

www.TheNakahouse.com

Reichling/Moya 323-395-9084
SOTHEBY'S INT'L RLTY

3001 PASSMORE DR		Lunch	11-2	NEW
\$1,699,000	5+3.5	3sty-COUNTRY FRENCH		



NEW! GATED FRENCH COUNTRY ESTATE IN THE HOLLYWOOD HILLS

Beautiful French Country Estate property on a 30,000sf "drive-on" lot with pool and views. The main house features five bedrooms, all on one floor, and converted Chauffer's quarters. Meandering paths lead through rolling and flat lawns, lush gardens, organic planter boxes, and stone patios. The pool area is adjoined by a covered cabana, perfect for al fresco dining and days spent outdoors with friends and family. A separate 1 bed/ 1ba guest house features views and complete privacy.

www.3001Passmore.com

Bryant | Reichling 323-854-1780
SOTHEBY'S INT'L RLTY

3395 N KNOLL DR		Refresh.	11-2	563D7	NEW
\$1,695,000	2+3	MEDITERRANEAN			



ROMANTIC VILLA FLORA

Villa Flora is a Romantic Hollywood Hills 1937 Mediterranean. Spacious living room has a white washed beam ceiling, fireplace & French doors. The dining room expands out to a garden and large patio for entertaining, while preparations in the chef's kitchen insure the perfect ambience. Gorgeous master suite overlooks the pool it is "home within a home" an office/sitting room, two walk in closets & an elegant white marble bath. Garden level bedroom & guest suite w/fireplace & service bar.

Salt Water Pool, 2 Fireplaces, View


MLS#14-755125
Lisa Arden 310.913.9339
SOTHEBY'S

NEW! The MLS Stats

Get Statistics for ANY Listing Search.

Get statistics that really matter to you and your clients with the MLS Stats option in the Listing Search! It's Easy; Create a Listing Search, click Run Stats, select a Report, then Print or Email to create custom statistics from any Listing Search!

2280 HOLLY DR		Lunch	11-2	593E2	NEW
\$1,589,000	4+4	SPANISH			



GORGEOUS 1927 SPANISH

Fabulous, walled and gated Hollywood Hills classic 1927 Spanish compound with huge pool. Lushly landscaped, private grounds great for entertaining. The home exudes "Old World Charm" with original details throughout, including heavy, beamed ceilings, and distressed hardwood floors. Kitchen and dining room overlook the pool. The master suite along with two more beds and baths occupy the second floor. Just minutes from serene Lake Hollywood, the Bowl, and all the excitement of "the Boulevard".


MLS#14-745591

Dia, Ray & Chase 323.646.0350
KW LARCHMONT

Dshwshr,Dryer,Grbg Disp,Hood Fan,Rng/Ovn

323-646-0350

6406 DEEP DELL PL		Open	11-2	593-F2	NEW
\$1,200,000	4+3	2sty-TUDOR			




AMAZING PRICE...

Tastefully remodeled 2-story Tudor nestled in the famous Hollywood Dell. Designed for the SoCal Lifestyle w/easy indoor/outdoor flow from the living, dining & family rooms. Updated kitchen w/travertine tile counters, wood cabinets, SS appls, walk-in pantry & breakfast bar. Large master suite has sitting area & walk-in closet. Double sinks in master bath w/glass enclosed shower & separate tub. First floor bedroom/home office. Private fenced backyard w/lush hillside views. Garage w/direct access.

Dshwsh,Grbg Disp,Hood Fan,Ovn/Range

Terry Canfield Schmidt 323-854-4607
BHHS - BEVERLY HILLS

3256 VELMA DR		Open	11-2	563D6	NEW
\$1,195,000	4+3	SPANISH			



CHARMING 1927 SPANISH, METICULOUSLY MAINTAINED & UPGRADED!!

Character abounds in this 1927 storybook Spanish resounding of "Old Hollywood". Beautifully and meticulously maintained and upgraded! There are 3bd & 2ba in the main house and a separate att'd guest unit w/ its own bath and entrance. Period pieces include arched doorways, stained glass windows, stunning tile work as well as new custom handmade wrought iron sconces and chandeliers. Verdant gardens provide a peaceful serene surrounding. The quintessential in charm! An absolute must see!

MLS#14-753867

Helbling / Perry 310 849 2485
BERKSHIRE HATHAWAY

310 849 2485

5916 TUXEDO TER		Open	11-2	593G2	NEW
\$949,000	3+2	CONTEMPORARY			



BRONSON CANYON CONTEMPORARY

Updated, 3Bd/2Ba home with clean, bright rooms and ample outdoor space. Kitchen is clean and bright with large bay window, gorgeous countertops and new stove. Master has walk-in closet and bathroom; room opens to brick and gravel rear patio, perfect for entertaining guests or quietly gazing at the stars. A front patio opens off the living room, perched over the two-car garage. Bonus finished basement and separate storage room in addition to the two-car garage.


MLS#14-753389

Coley Laffoon 323-702-5551
HILTON & HYLAND

Dshwshr,Rng/Ovn

323-702-5551

3486 WONDER VIEW PL		Open	12-2	563D7	rev
\$2,349,000	4+3	ARCHITECTURAL			



EXQUISITE ARCHITECTURAL W/VIEWS IN LAKE HOLLYWOOD!

Magnificent architectural at top of hill by Lake Hollywood reservoir, with spectacular city and mountain views. Gracious floor plan that is ideal for either a couple or family. High ceilings and panoramic views bring organic spacious living. w/ lg pl/spa, totally private setting. Pedini kitchen. Build in Audio, sec. system, 2car garage, long driveway. cul-de-sac street.

MLS#14-748079

Gerl Berger 323-878-0541
RODEO REALTY INC.

Dshwshr,Dryer,Grbg Disp,Micro,Rng/Ovn

323-878-0541

TUESDAY

6750 WOODROW WILSON DR		Open	11-2	593D1	rev
\$1,595,000	4+3	CONTEMPORARY			



STUNNING MODERN HOME

This stunning Modern home boasts an open floor plan bathed in soft natural light with perfect flow for indoor/outdoor living. The living & dining rooms open to a private backyard perfect for entertaining while the lower level boasts a private screening room. Exquisite attention to detail & designer touches throughout this home include dramatic hardwood floors & a smart-home system. The gourmet kitchen includes a huge center island, custom built cabinetry, & state of the art appliances.

MLS#14-743039
J&M Altman / W Pinkston 310-982-3607
HILTON & HYLAND

Dshwshr,Frzr,Rng/Ovn,Fridg

31 Playa Del Rey Condo / Co-op

8180 MANITOBA ST #245		Open	11-2	702C3	NEW
\$475,000	2+2	TRADITIONAL			




SPACIOUS, MOVE-IN READY COURTYARD FACING UNIT WITH TREE TOP VIEWS IN RESORT-LIKE PACIFIC CLUB COMPLEX. GREAT LAYOUT WITH BEDROOMS ON EITHER SIDE OF FLOOR PLAN. NEWER DOUBLE-PANED WINDOWS & SLIDING DOOR. SMOOTH CEILINGS AND PERGO FLOORS THROUGHOUT. LIVING/DINING AREA WITH BRICK FIREPLACE OPENS TO A LARGE BALCONY. MASTER BEDROOM WITH LARGE WALK-IN CLOSET. 2 SIDE-BY-SIDE PARKING SPACES. COMPLEX AMENITIES INCLUDE CONCIERGE SERVICE AT ENTRANCE, 2 SPARKLING POOLS, 3 SPAS, GYM & REC ROOM.

MLS#14-755055
Kathy A. Douglas 310-820-9320
BERKSHIRE HATHAWAY

Blt-Ins,Dshwshr,Grbg Disp,Rng/Ovn

32 Malibu Beach Single Family

21520 PACIFIC COAST HWY		Refresh.	11-2	629F6	NEW
\$15,495,000	4+5	MODERN			



LA COSTA BEACH MODERN ON 60 FEET OF BEACH WITH GUEST HOUSE!

The most exciting modern home on the beach in Malibu is a stunning Buff and Hensman post and beam residence. Located on 60 feet of beach, this impressive 3 bedroom residence with detached guest suite has been re-imagined to make the interiors soar matching the beauty and expanse of the ocean views. The ocean side wall of disappearing glass creates an indoor/outdoor flow which enhances the entertaining space of the dramatic great room. This modern, sexy home is a must see for your beach clients!

MLS#14-751389
Susan Monus 310-589-2477
COLDWELL BANKER-MALI

Blt-Ins,Dshwshr,Dryer,Fridg,Satellite

21622 PACIFIC COAST HWY		Refresh.	11-2	629E6	NEW
\$12,995,000	3+4	ARCHITECTURAL			

Beautiful La Costa Beach home done in the very best taste with the finest craftsmanship. Teak floors throughout the property, stainless steel fixtures. Home is easy to show. www.lacostabeachhouse.com

MLS#14-740755
Tracy Lynn Testin 310-940-5578
Antna,Atc Fan,BBQ,Blt-Ins,Cbl
PRUDENTIAL MALIBU RE

34 Los Angeles Southwest Single Family

469 S SHERBOURNE DR		Open	11-2	rev
\$2,700,000	5+5.5	MEDITERRANEAN		



469 S SHERBOURNE DR

Exquisite brand new Mediterranean home features 5 bedrooms, 5 1/2 bathrooms with pool and attached garage. Chefs kitchen with custom made cabinets with Viking appliances. Dining room with architectural wall design. Gorgeous Master Suite with private balcony, fireplace, steam room and a claw foot tub. Lush backyard with a sparkling pool and seating area with grass create a perfect harmony with indoor/outdoor style entertaining home. Just a stroll away from shopping centers and restaurants.

Aviva Markush 818-612-1246

37 Metropolitan South Single Family

223 W 75TH ST		Open	11-2	704-C1	NEW
\$280,000	2+1	1sty-TRADITIONAL			



ADORABLE 2 BEDROOM HOME ON A LARGE LOT

Nice 2 bedroom, 1 bath with living room, formal dining room, and roomy kitchen.
Great investment opportunity! No garage.

Rhonda Payne 213-503-5282
RODEO REALTY

ceiling fans, tankless water heater

39 Playa Vista Single Family

12920 DISCOVERY CRK		Open	11-2	702E1	NEW
\$1,399,000	3+3	3sty-CONTEMPORARY			

Stunning SFH. Pristine condition. High ceilings. Tastefully appointed gourmet kitchen. Sunny living room w/ fireplace. Private master suite w/ huge walk in closet. Master bath w/ huge spa tub & shower

MLS#14-755031
Norma Streams 310-428-5164
Blt-Ins,Cbl,Dshwshr,Grbg Disp,Micro
RODEO REALTY INC.

41 Park Hills Heights Single Family

3519 S COCHRAN AVE		Lunch	11-2	NEW
\$498,000	0+0	1sty-TRADITIONAL		



BALDWIN VISTA BEAUTY

Beautiful Baldwin Vista well maintain 3 bedroom 1 ¼ traditional home nestled away on a quiet, well established tree lined street. Interior freshly painted with new carpet in bedrooms and family/dining rooms. Spacious entry hall, isolated living room has hardwood floors and fireplace. Central heat, laundry room, appliances included. Dining area has wall to wall sliding glass doors that lead to an enchanting manicured backyard, 2 car detached garage.

DeBorah Rugley Wiley 213-840-6283
RE/MAX ESTATE

Stove, Refrigerator, washer, dryer

57 Northridge Single Family

9251 VANALDEN AVE		Open	11-2	500	NEW
\$749,000	3+3	1sty-MID-CENTURY			



HIDDEN GEM HOME IN NORTHRIDGE


GREAT LOCATION!!! FANTASTIC 3 BED-3 BATH HOME! CURB APPEAL WITH CIRCULAR DRIVEWAY, ON A QUIET STREET. BEAUTIFUL BACKYARD WITH STONE LINED POOL, SPACIOUS PATIO AND NICE GRASSY AREA! INTERIOR IS A MOVE-IN READY! HARDWOOD FLOORS! STONE FIREPLACE IN LIVING ROOM! BEAUTIFUL EAT-IN KITCHEN WITH GRANITE COUNTERS AND STAINLESS APPLIANCES! LARGE FAMILY ROOM HAS A WET BAR! SPACIOUS MASTER AND SECONDARY BEDROOMS. SEPARATE LAUNDRY ROOM! THREE CAR GARAGE. AWARD WINNING SCHOOLS! THIS IS A MUST SEE!

Don Heller 424-400-5920
THE AGENCY

www.9251Vanalden.com

60 Tarzana Single Family

19528 BRAEWOOD DR		Open	11-2	560F6	NEW
\$1,199,000	5+3	2sty-OTHER			



FABULOUS FAMILY HOME!!!


Braemer Country Club neighborhood. Upstairs master with walk-in closet, gorgeous views of backyard & surrounding hills. Additional bedroom with full bath downstairs, formal living/dining rooms, eat-in kitchen, family room with wet bar. Grand two story entry looks out to lush, park-like grounds with sparkling pool & BBQ area. Home is clean and move-in ready or remodel to bring these fabulous bones to today's standards.

MLS#14-749913
Stephanie Nahai 310-926-9607
WISH SOTHEY'S INTL

TUESDAY

62 Encino Single Family

5250 LOUISE AVE	Open 11-2	NEW
\$3,495,000	9+10 3sty-TRADITIONAL	




GATED ESTATE WITH POOL, SPORT COURT, INCREDIBLE GROUNDS

Once in a lifetime Amestoy Estates classic Georgian style Traditional on an expansive and oversized lot, steeped with Hollywood history. Very formal floor plan with incredible space, scale, and high quality construction. Beautifully landscaped grounds with multiple patios, gardens, water features, large pool/spa, sport court and privacy. Multiple bedroom wings, library, den, media room, gym, great room, and full guesthouse offer intimate yet spacious living accommodations. Three car garage.

Carrie Berkman Lewis	310.435.5714
PARTNERS TRUST BH	

72 Sherman Oaks Single Family

3335 WOODCLIFF RD	Open 11-2 561H7	NEW
\$2,156,000	3+4 1sty-CONTEMPORARY	



BIG VIEWS AND BEL AIR SCHOOLS!

Spectacular views combined with a prime location in the hills above prestigious Sherman Oaks, create a rare and fully renovated presentation by this contemporary single story home. This 3 bedroom, 3.5 bath home with office features 3,490 sqft of spacious living space on a private 11,360 sqft lot. With a well designed floor plan for family living or grand entertaining, this stunning home embraces its beautiful surroundings with its large windows displaying breath taking mountain and city views.

Dennis Adelpour	310.573.8670
BERKSHIRE HATHAWAY	
BBQ, Blt-Ins, Dshwshr, Dryer, Frzr, Other	

3549 ALANA DR	Lunch 11-2 561F7	NEW
\$1,699,950	6+6.5 3sty-CONTEMPORARY	



ROYAL WOODS BEAUTY

Beautifully Remodeled Home in Prime Area of Sherman Oak; Located in Sought after Royal Woods, Home Features :Elevator, All In-Suite Bdroms., New High End Designer Cabinets, Granite Counter Tops, Built-In Stainless Steel Appliances, Beautiful Glass Backsplash, Huge Master Suite w/Lovely Views and Lots of Closet Space and a Beautiful Pool and Spa! First Floor Layout is Perfect for Guest Unit, In-Laws or Nanny. This Home is made for a Family Who Loves to Entertain!

DAVID FRIEDMAN	818-915-3982
RODEO REALTY	

6323 LONGRIDGE AVE	Refresh. 11-2 532D&	NEW
\$589,000	2+2 1sty-TRADITIONAL	



2 + 2 + OFFICE + POOL

Open Tues/Fri 11-2: Darling Valley Glen 2 Bed + Office with additional entrance from exterior (perfect for home professional). Patio area, pool, and grassy backyard. Pass-thru kitchen, living room, family room, dining area, and a huge master bathroom. Garage, great closet space, and wonderful upgrades throughout: new sewer line, new HVAC, new pool motor, and more...

Denise Rosner	310-508-9482
KELLER WILLIAMS BH	

NO TAX RETURN NEEDED TO QUALIFY!

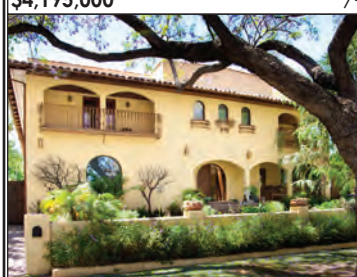


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MORTGAGE

CHRIS FURIE	DAMON GERMANIDES	310-859-0488
BRE 1004991 NMLS 357449	BRE 1794261 NMLS 317894	www.insigniamortgage.com

9595 Wilshire Blvd., Suite 801 Beverly Hills, CA 90212
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4123 STANSBURY AVE	Open 11-2 562B5	rev
\$4,195,000	7+8 SPANISH	



GORGEOUS 7 BD SPANISH WITH FULL 2 BD GUEST HOUSE

Evoking a bygone era in prime Sherman oaks, this graceful Spanish built in 2006 has luxurious materials, handmade finishes and generous rooms . Eclectic and cozy, this Entertainers dream with 7 bd/7.5bth, has a large formal dining rm off the Chef's kitchen, sunny breakfast rm overlooking the garden, media room, & huge great room off the kitchen that spills out to magical covered lounge areas overlooking the sparkling pool and huge play area. 2 bd casita with kitchen completes this dream estate

K Nicholson & C Knizek	310 963-6888
THE AGENCY	
Blt-Ins, Dshwsh, Grbg Disp, Rng/Ovn, Other	

73 Studio City Single Family

11986 LOCKRIDGE RD	Open 11-2 562G7	NEW
\$7,787,000	7+8 MEDITERRANEAN	



ENTRY BY RSVP ONLY TO ALLY@ HILTONHYLAND.COM

Entertainer's resort on 2 private acres in the foothills of highly sought after Fryman Canyon. Double gated community w/a Beverly Park type feel up your own pvt. road. Newly renovated w/high end finishes by European interior designer. Soaring ceilings, wide open hallways, light-filled. Outdoor resort w/infinity pool & spa w/breathtaking views, & heated cabana w/covered lounge. Complete Smart Home that controls multiple aspects of your house via your smartphone or iPad. 5-star hotel living.

Zach & Rita Goldsmith	310-908-6860
HILTON & HYLAND	
BBQ, Blt-Ins, Cent Vac, Fridg	

3942 EUREKA DR	Open 11-2 562J6	NEW
\$1,950,000	4+4 CONTEMP MED	



CONTEMPORARY MEDITERRANEAN MASTERPIECE!

Newly Constructed 4 bedroom/3.5 bath gorgeous entertainers' paradise! This 4100+sq/ft South of the Boulevard gem boasts the highest quality: Oversized en-suite bedrooms, double-pane windows, hardwood floors, Jenn-Air @ appliances, advanced security system, sound system, cable and telephone systems. Outdoor entertaining area comes complete w/pebble bottom multi-light pool/ spa, infinity water fall, fire pit! Perfect location. WALK to everything!

Roger Perry	310-600-1553
RODEO REALTY - BEVER	
Blt-Ins, Dshwshr, Frzr, Grbg Disp, Other	

3460 BERRY DR	Open 11-2 562 J6	NEW
\$1,475,000	2+2 1sty-RANCH	



FIXER ON A FLAT PAD WITH VIEW IN PRIME STUDIO CITY HILLS

FIXER ALERT: Incredible opportunity to remodel, expand or tear down to create a dream home overlooking a spectacular 180 degree Valley view. Property is on a rare flat pad in the hills, gated and private, big flat grassy back yard, on a quiet street surrounded by multi-million dollar homes. Pool, Spa, Cabana and Large Deck in need of repairs. Endless possibilities to rehab in this highly desirable area close to Mulholland Dr, Valley Studios and Hollywood nightlife.

Lynn Teschner	323-610-8565
THE AGENCY BH	
Flat Pad w/ Spectacular 180 degree vu!	

11283 CANTON DR	Open 11-2 562J7	NEW
\$1,050,000	2+1.5 CAPE COD	



STUDIO CITY CAPE COD TRADITIONAL

Perched in a prime Studio City Hills dead end street location, rare turn-key Cape Cod Traditional. Formal entry leads to beamed ceiling, sunny living room, w/ brick fireplace, hrdwd flrs & multi-door access to pool & outdoor dining area. Wonderful formal din rm w/ high ceilings & fully remodeled sleek, warm kitchen w/ cook's appliances & breakfast nook. A tranquil, serene environment in terrific move-in condition, moments from the heart of Studio City in the coveted Carpenter School District.

P. Maurice T. Rustad	310-623-8819
RODEO REALTY - BH	
11283CantonDr.com	

75 Valley Village *Single Family*

11542 HESBY ST	Open	11-2	562H3	NEW
\$679,000	3+2	TRADITIONAL		



VALLEY VILLAGE FIXER

1940's 3 bed, 2 bath fixer in original condition with great floor plan on quiet street with tons of potential. Private backyard with pool and multiple gathering areas built with entertaining in mind. Mature neighborhood with great schools and moments from Valley Village Park!

MLS#14-727637
Carla Winnie 310-622-7418
GIBSON INTERNATIONAL <http://www.11542hesby.com>

44 Westlake Village *Single Family*

32755 WELLBROOK DR	Open	11-2	557A7	NEW
\$1,595,000	5+5	SPANISH		




THREE SPRINGS HOME

Located in the much desired Three Springs area, is this extensively renovated 5 bedroom, 4.5 bath home. Enjoy the airy, bright, open home that features a gourmet kitchen which opens to a spacious family room, formal dining room, living room with vaulted ceilings that opens to the terrace and pool, luxurious master suite, 3 fireplaces, great closet and storage space, newly landscaped.

MLS#14-748315
Donald Heller 424-400-5920
THE AGENCY www.32755Wellbrook.com

93 Eagle Rock *Single Family*

4346 MONT EAGLE PL	Open	11-2	594J1	NEW
\$599,000	3+2	TRADITIONAL		



GREAT EAGLE ROCK HILLS LOCATION WITH VIEWS!

Bright and beautiful traditional home located in Eagle Rock Hills. Amazing location with fantastic living space. Enormous formal dining room with impressive views. Large, light, bright living room with a wood burning fireplace, cathedral ceilings and more views. 3 good sized bedrooms with 1.5 baths. Kitchen full of character and an attached 2 car garage. Great back yard with a grape vine canopy for shade, mature fruit trees and space for entertaining.

MLS#14-753141
Jennifer Akbari 3109625810
COLDWELL BANKER -SM **Dryer, Rng/Ovn, Fridg, Other**

88 Agoura *Single Family*

5922 CAREYBROOK DR	Open	11-5	557J4	NEW
\$2,099,000	7+6			




GREAT CUL-DE-SAC HOME

Newly renovated, light filled Spanish, on a great cul-de-sac; has 7 bedrooms (5 up and 2 down), 5 1/2 bathrooms. Vaulted entry with grand wood staircase. Large living room with fireplace and vaulted ceilings, spacious private dining room. Inviting family room with fireplace and french doors leading to the entertainers backyard with pool, spa, fire pit, barbecue and grassy back yard. Gourmet kitchen features: Viking appliances, marble and granite counters.

MLS#14-735363
Donald Heller 424-400-5920
THE AGENCY www.5922Careybrook.com

260 Palos Verdes Estates *Single Family*

1608 VIA FERNANDEZ	Open	11-1	792G6	rev
\$14,995,000	9+12	MEDITERRANEAN		



MAGNIFICENT PALOS VERDES COMPOUND

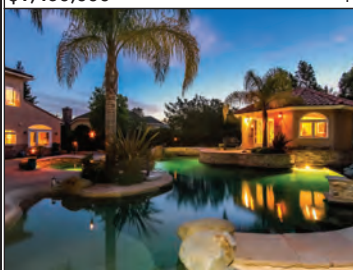
A true world-class Masterpiece set behind gates & up a long private driveway, this magnificent Tuscan Villa is situated on an apx. 1.6 acre knoll overlooking stunning ocean views. Discover luxury, harmony, & your own private resort compound in the exclusive Palos Verdes Estates. Designed by architect Tony Ashai & built in 2006, this estate offers over 15,000 sq.ft. Theater, gym, sauna, & wine cellar. Remarkable grounds w/patios, gardens, N/S tennis court, pool, spa, & sprawling lawns.

MLS#13-724775
Jade Mills 310-285-7508
COLDWELL BANKER-BH S **Blt-Ins, Dshwshr, Dryer, Elvtr, Frzr, Other**

FRIDAY OPEN HOUSES

46 Thousand Oaks *Single Family*

811 PASEO DEL ROBLEDO ST	Refresh.	11-2	526C6	NEW
\$1,450,000	4+3	CONTEMP MED		




One of the most amazing backyards you will ever see! It's truly an entertainer's dream home, featuring Pebble Tech pool which has bridges to the spa and guest house, swim up bar, beach, and BBQ! Permitted guest house is across the bridge of the pool! The rest of the backyard includes a fire pit, fountain, and sports court. The kitchen has a granite counter top island, Wolf cook top, dble oven, built in fridge, and pantry. The fmlly rm has a crystal fireplace. The mstr bdrm has 16ft high cei

MLS#14-753407
Aris Anagnos 805-509-2637
COLDWELL BANKER-VENI **BBQ, Blt-Ins, Cbl, Cing Fan, Dshwshr, Other**

WEDNESDAY OPEN HOUSES

05 Westwood - Century City *Lease*

10700 WILSHIRE BLVD #207	Refresh.	5-7	632B3	NEW
\$4,889	1+1	CONTEMPORARY		




WINE AND CHEESE TWILIGHT OPEN HOUSE

Our 58 one-bedroom, two-bedroom and penthouse residences are expansive, with such sleek architecture and a discreet presence that you're forgiven if you mistake Ashton for an upscale boutique hotel. Residents will enjoy breathtaking Hollywood Hills, Century City Skyline and southern views.

MLS#14-735541
Michael Fiscina 800-789-9140
REALTY GROUP INT'L **W/D, Dshwshr, Micro, Rng/Ovn,**

53 Woodland Hills *Single Family*

21115 DUMETZ RD	Refresh.	1-5	560/B4	NEW
\$899,905	3+2	1sty-MID-CENTURY		



MID CENTURY CLASSIC

Mid-Century Architecture with many classic elements. Living room has view of golf course at Woodland Hills Country Club. Dining room flows seamlessly into family room with gorgeous built-ins and fireplace and opens to the backyard deck and beautiful swimming pool (with safety fence). Natural light pours in through floor to ceiling windows. Remodeled kitchen with skylight. Master bedroom with en-suite bath opens onto private patio.

MLS#14-735541
Mary Cronin 213.300.5995
COLDWELL BANKER