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BROKER CARAVAN™

TUESDAY, APRIL 3, 2018

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

BRENTWOOD PRIVATE RIM VIEW ESTATE



5 BEDROOMS | 6 BATHROOMS | POOL | TENNIS COURT | \$10,999,000 | Web# 17292414

MARCI R BARON

Realtor®

M: 310.387.9829

Marci.Baron@elliman.com

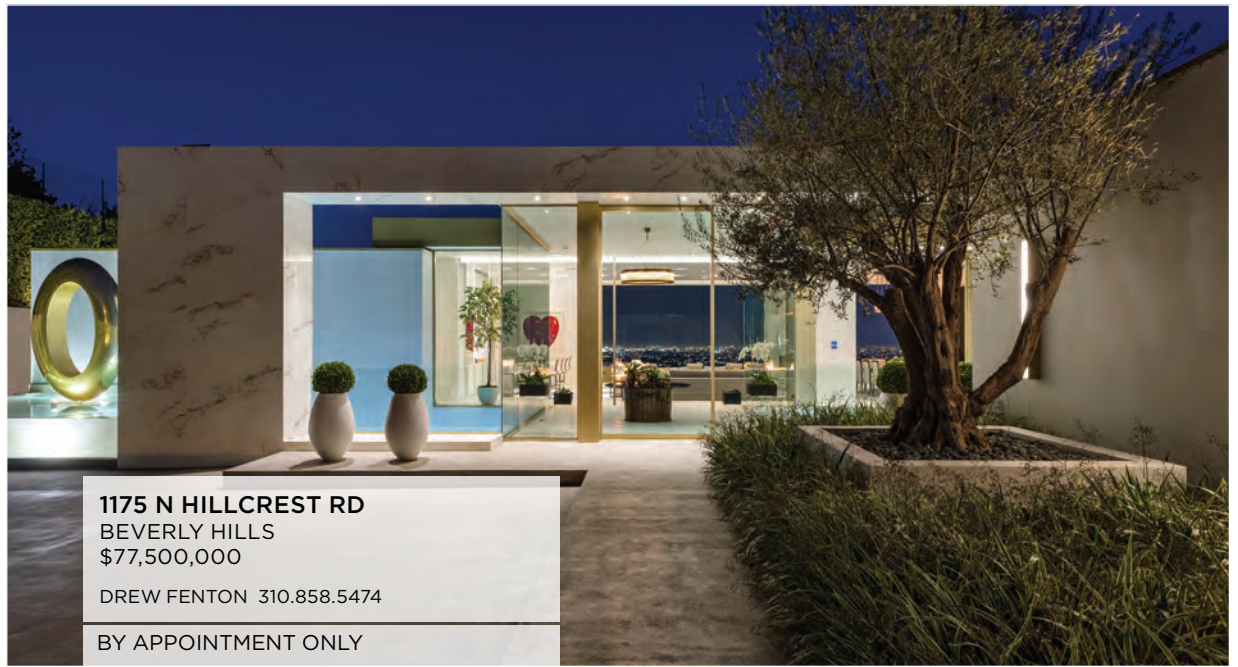
CalBRE# 01031934

 **Douglas Elliman** EST. 1911
REAL ESTATE

elliman.com/california

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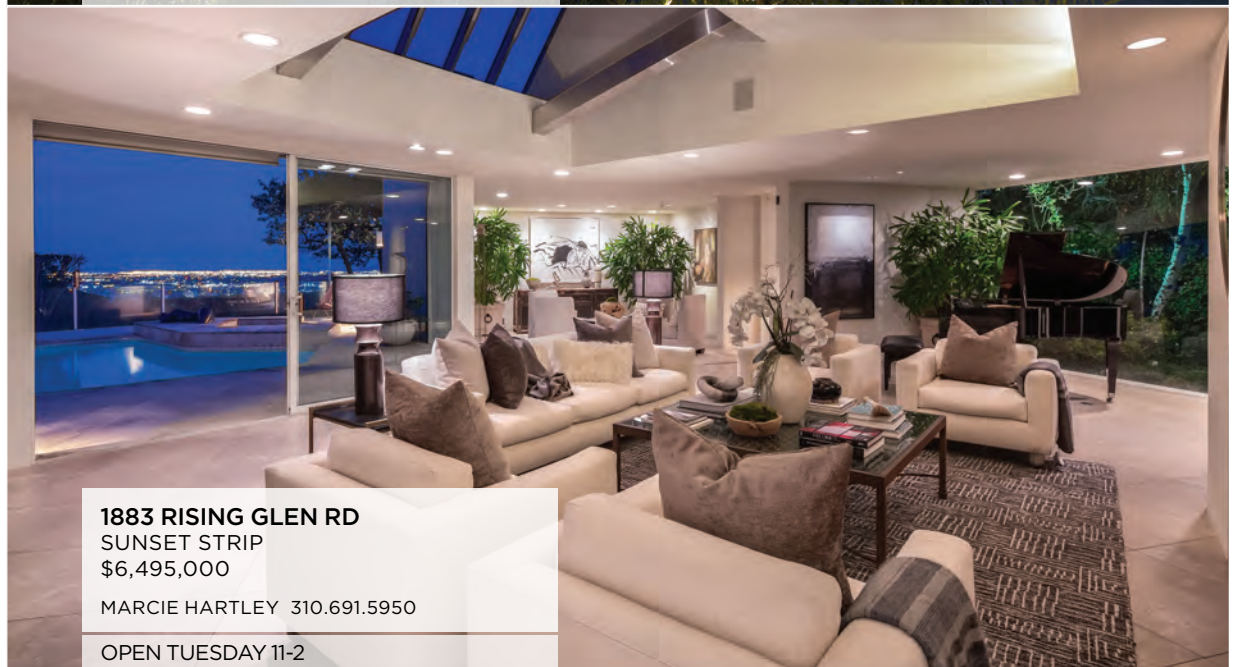
HILTON & HYLAND



1175 N HILLCREST RD
BEVERLY HILLS
\$77,500,000
DREW FENTON 310.858.5474
BY APPOINTMENT ONLY



8516 HEDGES PL
SUNSET STRIP
\$15,900,000
TYRONE MCKILLEN, PATRICK FOGARTY
310.779.2415
BY APPOINTMENT ONLY



1883 RISING GLEN RD
SUNSET STRIP
\$6,495,000
MARCIE HARTLEY 310.691.5950
OPEN TUESDAY 11-2



2701 VIA ELEVADO
PALOS VERDES
\$18,900,000
DAVID KONHEIM 310.809.9999
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2000 LA BREA TER
HOLLYWOOD HILLS
\$11,750,000
BRETT LAWYER 310.858.5402
OPEN TUESDAY 11-2



1244 MORAGA DR
BEL-AIR PLACE
\$37,000,000
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HILTONHYLAND.COM



Irving Gill, Architect



Open Tuesday, April 3, 10am-2pm and Thursday, April 5, 10am-2pm

The Miltimore House, 1911

First offering since 1952.

"Designed in 1911 for Mrs. Paul Miltimore, this house is considered the most significant surviving residence by architect Irving Gill in Southern California." The residence, #11 on South Pasadena's Register of Cultural Heritage Landmarks, is also listed on the National Register of Historic Places.

- *Online Archive of California*, University of California.

5 Bedrooms, 3 Bathrooms

\$ 4,000,000

crosbydoe.com/tour/miltimore

Crosby Doe 310.428.6755

Ilana Gafni 310.779.7497

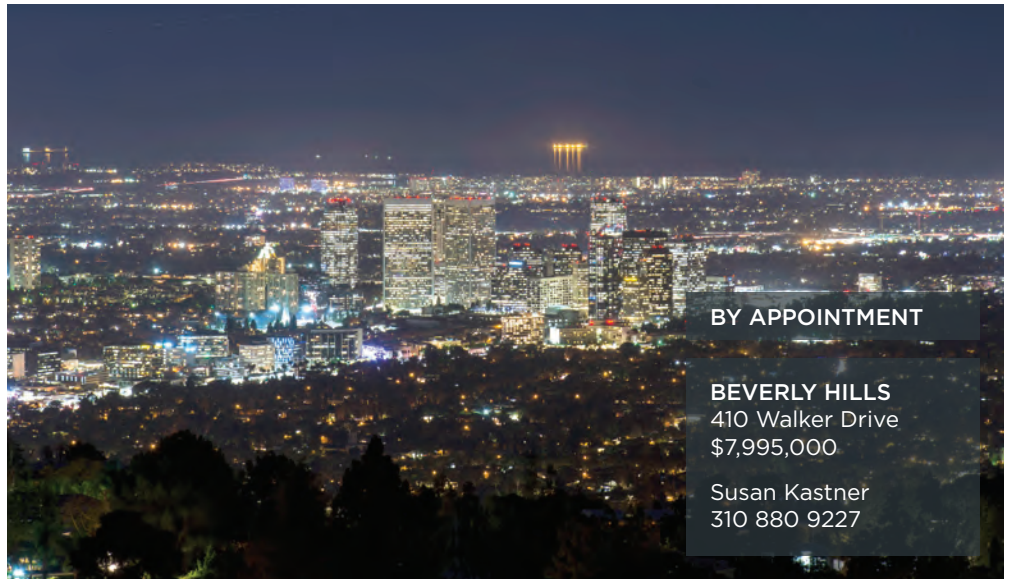
Beverly Hills: 310.275.2222



BY APPOINTMENT

BIRD STREETS
1588 N. Doheny Drive
\$2,695,000

Katy Landrum
310 601 0868



BY APPOINTMENT

BEVERLY HILLS
410 Walker Drive
\$7,995,000

Susan Kastner
310 880 9227



BY APPOINTMENT

SANTA MONICA
802 San Vicente
Boulevard
\$8,500,000

Charles Pence
310 403 9238

Jeff Nowinski
424 744 0784

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51 offices | 1700+ real estate professionals | \$14 billion annual sales | Ranked 7th in the nation



BY APPOINTMENT

LOS ANGELES
1420 Bienvenida
Avenue
\$5,995,000

Richard Stearns
310 850 9284

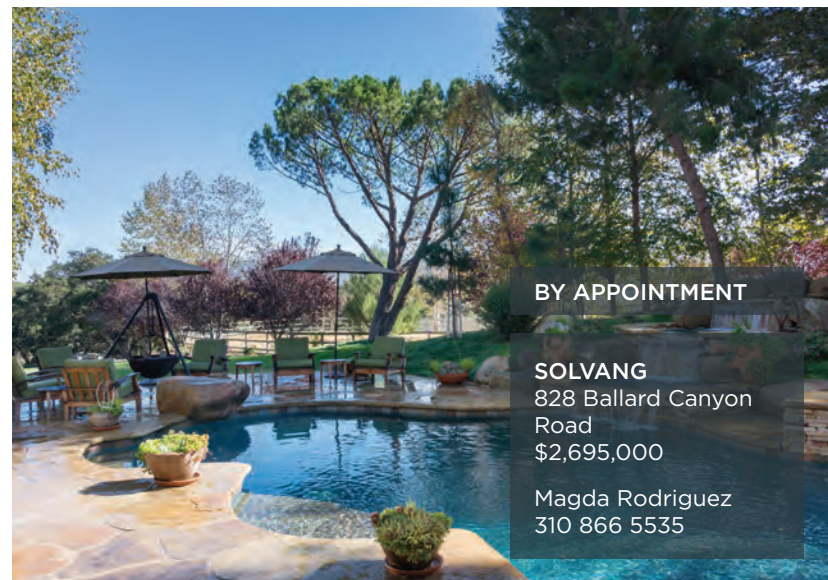


BY APPOINTMENT

BEVERLY GROVE
449 N. Fuller Avenue
\$4,490,000

Brian Wiener
310 382 8557

Monty Abramov
(Co-List)
310 989 2217



BY APPOINTMENT

SOLVANG
828 Ballard Canyon
Road
\$2,695,000

Magda Rodriguez
310 866 5535



NEW LISTING

SILVER LAKE
2525 Ivan Hill Terr
\$1,195,000
Brandon Road
626 354 2640



NEW LISTING

SHERMAN OAKS
15436 Valley Vista Blvd
\$2,345,000
Craig Strong
310 439 3225



NEW LISTING

BEVERLY HILLS P.O.
2753 Deep Canyon Dr
\$2,849,000
Afa Shafa
310 748 8050



NEW PRICE

SUNSET STRIP
2811 Seattle Drive
\$1,999,999
Jimmy Bayan
323 445 2674



BY APPOINTMENT

MALIBU
6790 Las Olas Way
\$1,825,000
Bryan Abrams
818 266 4300



BY APPOINTMENT

VENICE
22 Navy St #303
\$1,395,000
KJ Marmon
Brandon Sanford
310 749 4995

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BY APPOINTMENT

HOLLYWOOD HILLS
7797 Torreyson Drive
\$5,995,000

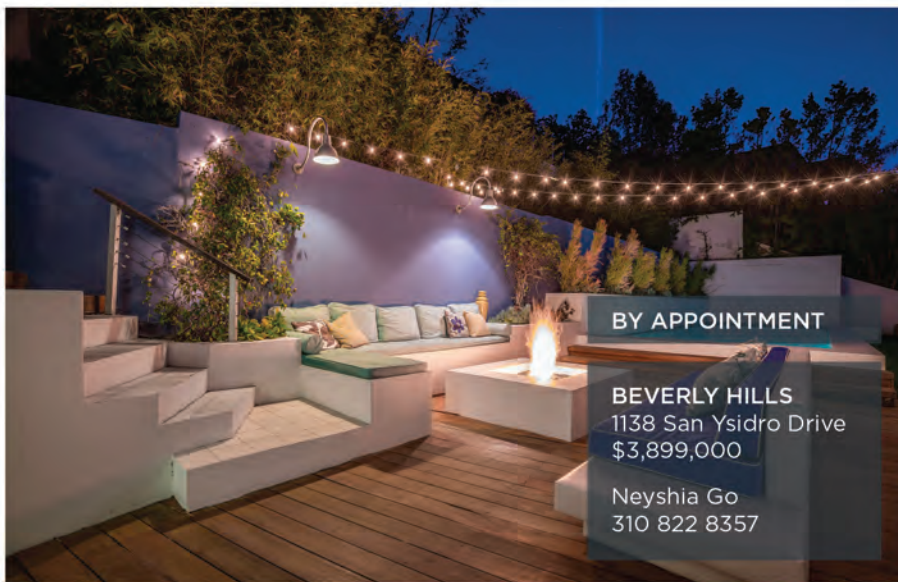
Aaron Kirman
424 249 7162



NEW LISTING

HOLLYWOOD HILLS
2829 Westbrook Ave
\$2,125,000

Tish Rackley
310 729 5185



BY APPOINTMENT

BEVERLY HILLS
1138 San Ysidro Drive
\$3,899,000

Neyshia Go
310 822 8357



NEW LISTING

HANCOCK PARK
508 S. Rimpau Blvd
\$4,995,000

Bret Parsons
310 497 5832



RENDERING

BY APPOINTMENT

PARK HILLS HEIGHTS
4150 Hillcrest Drive
\$2,595,000

Brian Courville
JB Fung
310 622 0312



NEW PRICE

HANCOCK PARK
533 N. Arden Blvd
\$2,299,000

Sandra Monteon
323 394 1189

1201 STONE CANYON ROAD
BEL AIR

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6 BEDROOMS | 7 BATHS | 2.5 ACRE LOT

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gregory@kaserealestate.com



1336 N. FAIRFAX AVENUE
W. HOLLYWOOD

LISTED AT \$3,499,900

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6 BEDROOMS | 7 BATHS | GRAND

MICHAEL GOLA 310.527.1070

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5413 TAMPA AVENUE
TARZANA

LISTED AT \$2,399,000

BY APPOINTMENT

5 BEDROOMS | 4 BATHS

MEHRY ZIAI 310.897.0762

www.5413TAMPA.com
mehry@mehryziai.com



kw
KELLERWILLIAMS.

beverly hills 310.432.6400

brentwood 310.826.8200

hollywood hills 310.623.1300

1131 S. TOWER ROAD
BEVERLY HILLS
LISTED AT \$6,995,000

OPEN TUESDAY 11-2PM

6 BEDROOMS | 6 BATHS

HUGH GEHRKE 310.770.1713
PAT JAMESON 818.523.5659

www.HUGHGEHRKE.com
hugh@hughgehrke.com



758 N. MCCADDEN PLACE
HOLLYWOOD
LISTED AT \$2,169,000

OPEN TUESDAY 11-2PM

4 BEDROOMS | 2 BATHS | DUPLEX

THE SUNSET TEAM
ALEX LOMBARDO 310.274.3900

www.758MCCADDEN.com
info@thesunsetteam.com

942-944 S. LUCERNE BLVD
HANCOCK PARK
LISTED AT \$1,600,000

BY APPOINTMENT

6 BEDROOMS | 4 BATHS

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THE ART OF LIVING

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BROKERS OPEN TUESDAY 11 - 2

The Cork House



HOLLYWOOD HILLS | TheCorkHouseLA.com | 5BD/7BA | \$28,000,000 | web: 0027922

This newly constructed Bird Streets Masterpiece, The Cork House, boasts expansive and incomparable views from all three floors courtesy of the rare 300 feet of frontage. The cork tree, a symbol of resilience and intention, served as an inspiration for the construction; a single tree was integrated into the home's design early on. The contemporary design offers a spacious, open floor plan that includes 5 bedrooms, 7 full bathrooms, 3 powder rooms, and a 4-car garage. Natural light pours throughout the nearly 10,000 square foot home from the Fleetwood automatic pocket doors and the floor-to-ceiling windows, making this house the embodiment of indoor-outdoor living. Entertainers will be delighted by the custom wine/tequila cellar, state-of-the-art Bulthaup kitchen, and multiple gathering spaces. The home offers a wellness alcove, wide plank walnut and Italian breccia stone floors, furnishings from top LA designers, fine art sculptures, and a subterranean projector room beneath the glass-bottom pool. 5,000± sq. ft. of patio space invite you to dine al fresco, watch the sunset from the glass-bottomed infinity pool, or relax in the secluded backyard jacuzzi. No detail was too small in creating a home that represented the highest standards in luxury.

ANDREW WILSON

Andrew.Wilson@sothebyshomes.com | 949.274.5674



BEL-AIR | 1432MoragaDrive.com
7BD/6BA | \$7,249,000 | web: 0356073
Steven Moritz, Caroline Cagle 310.871.3636



MALIBU | 23146MariposaDeOroSt.com
4BD/4.5BA | \$6,495,000 | web: 1300389
Wailani & Cormac O'Herlihy 310.980.1195



MALIBU | 4400Encinal.com
6BD/6.5BA | \$6,100,000 | web: 1290610
Melanie Berlind 310.629.5043



BHPO | 1908NBeverlyDrive.com
4BD/4.5BA | \$2,950,000 | web: 0027964
Drew, Dean, Brooke 310.777.5135



HOLLYWOOD HILLS | 2444 Holly Drive
4BD/5BA | \$2,489,000 | web: 0287349
Clifford Wadama 323.762.6259



LOS FELIZ | 1940 North Western Avenue
6BD/5BA | \$2,175,000 | web: 0287351
Jeffrey Young 213.819.9630

GREATER LOS ANGELES BROKERAGES

Beverly Hills | Brentwood | Los Feliz | Malibu | Pacific Palisades | Pasadena | Santa Monica | Sunset Strip
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\$12,450,000 · Medical Clinic for Sale/Lease
Ryan Ole Hass · (323) 893-7253



714 16TH ST · SANTA MONICA
\$4,895,000 · 5 bed · 4.5 bath · 4,100 sf · 7,481 sf lot
Andréa Martin · (310) 720-7187



120 OUTRIGGER MALL · MARINA DEL REY
\$3,950,000 · 5 bed · 5.5 bath · 5,034 sf
C. Montgomery-Duban | D. Wächter · (310) 433-8009



1790 VIEWMONT DR · SUNSET STRIP
\$2,700,000 · 3 bed · 2.5 bath · 2,850 sf · Double lot
J. Yarfitz | J. Steiner · 213.610.4448



18 HORIZON AVE · VENICE
\$2,695,000 · 3 bed · 2.5 bath · 2,214 sf · 2,699 sf lot
Julie Kirschbaum · (310) 308-8686



310 WASHINGTON BLVD #105 · MARINA DEL REY
\$1,580,000 · 3 bed · 3 bath · 1,960 sf
Christine Chang · (626) 676-4554



1607 S OGDEN DR · LOS ANGELES
\$1,575,000 · 3 bed · 3 bath · 2,075 sf · 6,000 sf lot
David Wilcox · (323) 404-1900



3918 S SYCAMORE AVE · BALDWIN HILLS
\$1,475,000 · 4 bed · 5 bath · 2,750 sf · 9,735 sf lot
Joe Nasr · (424) 299-9595

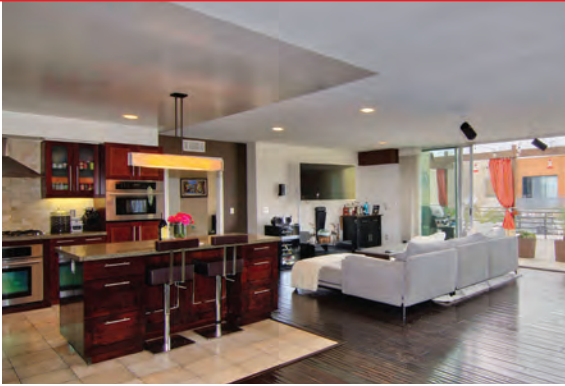
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122 BAYVIEW DR · HERMOSA BEACH
\$1,375,000 · 3 bed · 2 bath · 1,542 sf
Ryan Ole Hass · (323) 893-7253



5160 MEDINA RD · WOODLAND HILLS
\$969,999 · 3 bed · 3 bath · 2,184 sf · 16,911 sf lot
A. Winston | J. Sturman · (310) 651-0336



586 MOUNTAIN VIEW · ALTADENA
\$859,000 · 4 bed · 2 bath · 2,022 sf · 9,618 sf lot
Patty Lopez · (424) 301-0900



2160 CENTURY PARK EAST #1007 · CENTURY CITY
\$825,000 · 2 bed · 2 bath · 1,053 sf
A. Winston | J. Sturman · (310) 651-0336



14685 1/2 SHERMAN WAY 1/2 · VAN NUYS
\$534,900 · 3 bed · 3 bath · 1,390 sf
Ericka Gonzalez · (323) 333-2350



309 21ST PL · SANTA MONICA
\$20,000/mo · 4 bed · 3.5 bath · 4,117 sf · 7,597 sf lot
Olga Laron · (310) 849-9687



10100 EMPYREAN WAY #101 · CENTURY CITY
\$6,995/mo · 2 bed · 3 bath · 1,053 sf
A. Winston | J. Sturman · (310) 651-0336



505 HUNTLEY DR · WEST HOLLYWOOD
\$5,400/mo · 2 bed · 2 bath · 1,411 sf
C. Montgomery-Duban | D. Wächter · (310) 433-8009

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WEST HOLLYWOOD
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323.848.4949

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caravan/gourmet broker lunch



2201 Linda Flora Drive, Bel Air

Offered at \$5,595,000

5200 SF state-of-the-art, technological smart house, 6 en-suite bedrooms, 7 bathrooms, game room, upstairs family room, decks to enjoy breathtaking views, pool & basketball on a 22,000 lot on a flat long cul-de-sac street.

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WESTSIDE ESTATE AGENCY



THE GREY ESTATE HOLMBY HILLS | \$77,500,000

Renowned architect Howard Backen provides a seamless connection between interior and exterior. Tall steel and glass paneled doors disappear into pristine cubes of concrete creating the ultimate in CA living. Landscape architect Miranda Brooks & design idioms by Atelier AM. A sense of intimacy, warmth and informality pervades. Co-listed.

Stephen Shapiro (310) 860-8888 | CalBRE# 01257836



ONE-OF-A-KIND BEACH COMPOUND, NEVER BEFORE ON MARKET MALIBU | \$50,000,000

Never before on the market. Very private beach-side estate on a park-like setting of 3 natural manicured acres with mature trees, panoramic ocean views, tennis court, pool, newly renovated 2-story home with panoramic views, & path to beach. Co-listed.

weahomes.com/listing/33218-pacific-coast-hwy
Kurt Rappaport (310) 860-8889 | CalBRE# 01036061



REMARKABLE ARCHITECTURAL BEVERLY HILLS | \$35,000,000

This home has it all including large pool & spa, tennis court, guest house with huge gym, theater, master with his & hers all facing view. Privacy, 7 total bedrooms, extraordinary in all detail. The home is most dramatic with interiors by Kelly Wearstler. Huge outdoor living room with fireplace. Exterior kitchen and more. Co-listed. vimeo.com/187210423

Stephen Shapiro (310) 860-8888 | CalBRE# 01257836



THE RUTHERFORD HOUSE, AN ART DECO MASTERPIECE BEVERLY HILLS | \$31,900,000

Meticulously renovated & adorned with lavish finishes. Boasts an impressive collection of 1920 & 1930's fixtures from notable European/Parisian artists, decorative laylights, and exceptional details. Picturesque backyard features pool & pool house with bar, gym and spa, reminiscent of Hollywood Regency glamour. Co-listed. weahomes.com/listing/rutherford-house

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



LOWER TROUSDALE'S BEST LOCATION BEVERLY HILLS | \$33,750,000

"The Skouras Residence". Behind gates with an expansive motor court and beautiful views, this classic 1956 Harold Levitt is timeless and in impeccable condition. On a large lot (39+k sq. ft.) rests this one-story signature Trousdale masterpiece with private swimming and sunning areas. weahomes.com/listing/skouras-residence

Stephen Shapiro (310) 860-8888 | CalBRE# 01257836



31851 W. SEA LEVEL DRIVE MALIBU | \$5,250,000

Extensively reimagined and remodeled ocean view oasis that was transformed with impressive scale and volume. This Malibu Oasis is tucked behind gates with 3 bedrooms with en-suite bathrooms, a bonus room, fireplace, state-of-the-art home theater, infinity pool, lush trees & landscaping. Steps to the beach. weahomes.com/listing/31851-w-sea-level-dr

Wendy Carroll (310) 990-2285 | CalBRE# 01188306

WEAHOMES.COM



WESTSIDE ESTATE AGENCY

BEVERLY HILLS | 210 North Canon Drive, Beverly Hills, CA 90210 (310) 247-7770
MALIBU | "In The Country Mart" 23410 Civic Center Way, Malibu, CA 90265 (310) 456-1171
MIAMI | 2100 Ponce de Leon Blvd, 7th Floor, Coral Gables, FL 33134 (305) 447-1471

Unparalleled character abounds in not one but TWO separate Spanish homes on this spacious corner lot. This unique opportunity features two 2 bed / 1 bath homes, each with their own lush and private patio oasis. The Waring home also has a bonus 3rd bedroom and 2nd bath. Classic Spanish charm includes barrel ceilings,



Just Listed!
758 N McCadden Pl
\$2,169,000

Open Tuesday, April 3rd
from 11am to 2pm



and decorative fireplaces, as well as timeless built-ins, light fixtures, and gorgeous wood flooring. Ideal property for Owner/Investor, or creating one's own private compound. Located just a block north of Hancock Park, amongst all the desirable restaurants and shops the Larchmont Village/Hollywood area has to offer.

758McCadden.com

The Sunset Team
Alex Lombardo & Roberto Seixas
9000 W. Sunset Blvd. Suite 1100
West Hollywood, CA 90069
310 274 3900 | info@thesunsetteam.com
thesunsetteam.com | BRE# 01385866

KW HOLLYWOOD HILLS **KW DOWNTOWN LA**
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Alex Lombardo
BRE 01234576



Roberto Seixas
BRE 01307767



THE SUNSET TEAM
REDEFINING REAL ESTATE
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THE OPPENHEIM GROUP
REAL ESTATE

PRIVATELY GATED SUNSET STRIP CONTEMPORARY

This privately gated contemporary estate is located just above the Sunset Strip. With soaring ceilings and an open floor plan, the home is replete with Brazilian walnut hardwood floors throughout, Jerusalem stone accents, and Fleetwood doors - sunlight soaks every corner of the home through large floor-to-ceiling glass. This Hollywood Hills gem wouldn't be complete without a game room, theater room, and an expansive private backyard with an infinity-edge pool and grassy yard.



SUNSET STRIP

1700 QUEENS CT.

\$6,499,000 | 4^{BED} 6^{BTH} 6,009^{SQ. FT.}

OPEN TUESDAY 11-2PM

1700QUEENS.COM

JASON OPPENHEIM
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jason@ogroup.com | 310.990.6656

OGROUP.COM

8606 Sunset Blvd. | West Hollywood, CA 90069

23920 LINDEN TERRACE | CALABASAS

6 BEDS | 10 BATHS | 11,676 SQ FT
POOL | TENNIS COURT | 1.3 ACRE
OFFERED AT \$6,950,000

23920LINDENTERRACE.COM



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MARC & RORY SHEVIN | 818.251.2476 | TheShevins.com | LIC # 00559629/00671618 | bhscalifornia.com

PALISADES | PASADENA | SANTA BARBARA | SANTA MONICA | SHERMAN OAKS | STUDIO CITY | VENTURA

conditions, and features of property. Information is obtained from various sources and will not be verified by broker or MLS. Buyer is advised to independently verify the accuracy of that information. Lic# 01317331

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4-BR, 4-BA Web# 17258480 Michelle Oliver M: 310.500.6111



BEVERLY HILLS | 525 NORTH PALM | \$5,685,000 | 2-BR, 4-BA
Web# 18325948 Jeeb O'Reilly M: 310.980.5304



CHEVIOT HILLS | 3133 GILMERTON AVENUE | \$7,000/MO | 3-BR, 2-BA
Web# 18323476 Michelle Oliver M: 310.734.2653



LA QUINTA | 79251 TOM FAZIO LANE | \$3,248,888 | 4-BR, 7-BA
Web# 17291340 Josh Reef M: 310.728.9228



MALIBU | 197 PARADISE COVE ROAD | \$1,975,000 | 3-BR, 2-BA
Web# 18324814 Juliette Hohnen M: 323.422.7147



MARINA DEL REY | PRICE IMPROVEMENT | 4016 TIVOLI | \$2,590,000
4-BR, 5-BA Web# 17287188 Stacy Blair Young M: 310.367.7654
Dan Lackey O: 310.995.1142



SUNSET STRIP | 1416 BLUEBIRD AVENUE | \$6,495,000 | 5-BR, 6-BA
Web# 18318978 Jeeb O'Reilly M: 310.980.5304 Tori Barnao M: 323.633.1878
Gersh Gerhunoff M: 213.359.0328



SUNSET STRIP | 2100 SUNSET PLAZA DRIVE | \$18,000,000 | 6-BR, 11-BA
Web# 18298932 Juliette Hohnen M: 323.422.7147



SUNSET STRIP | NEW LISTING | 1714 QUEENS COURT | \$1,395,000
2-BR, 2-BA Web# 18324686 Eric Purcell O: 310.595.3882



VENICE | 123 BREEZE AVENUE | \$1,495,000 | 2-BR, 2-BA Web# 18298926
Juliette Hohnen M: 323.422.7147



WEST HOLLYWOOD | NEW LISTING | 8814 BETTY WAY | \$1,295,000
3-BR, 2-BA Web# 18324426 Eric Purcell O: 310.595.3882



WEST HOLLYWOOD | 7615 HAMPTON | \$1,655,000 | 3-BR, 2-BA
Web# 18320054 Jeeb O'Reilly M: 310.980.5304



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OPEN TUESDAY 11-2



GORGEOUS HOME IN THE FAIRCREST OPEN TUESDAY 11-2

Beverlywood | 5953 Spelthorne Lane | \$1,799,000 | 4-BR, 3-BA | Gorgeous 4 bedroom 3 bath home in The Faircrest, an exclusive newer community of 60 homes located near Fairfax and Venice. This highly upgraded former model home features many designer items that weren't available through the builder including an amazing floor to ceiling stone fireplace and many built-ins throughout the house. The large great room is perfect for entertaining. **Web# 1835228 Lunch and refreshments will be served with coffee cart provided by Portfolio Escrow.**



TOM LAZAR

Realtor®

O: 3233024125

M: 310.625.3855

Thomas.Lazar@elliman.com

CalBRE# 01962037



elliman.com/california

VIEW

HACIENDA DE LA PAZ

FEATURED
Properties

PALOS VERDES PENINSULA - LOS ANGELES | \$40,000,000
REPRESENTED BY JADE MILLS 310.285.7508 & TIFFANY MILLS 310.849.9592
CalRE# 00526877 & CalRE# 01333921

COLDWELL BANKER RESIDENTIAL BROKERAGE

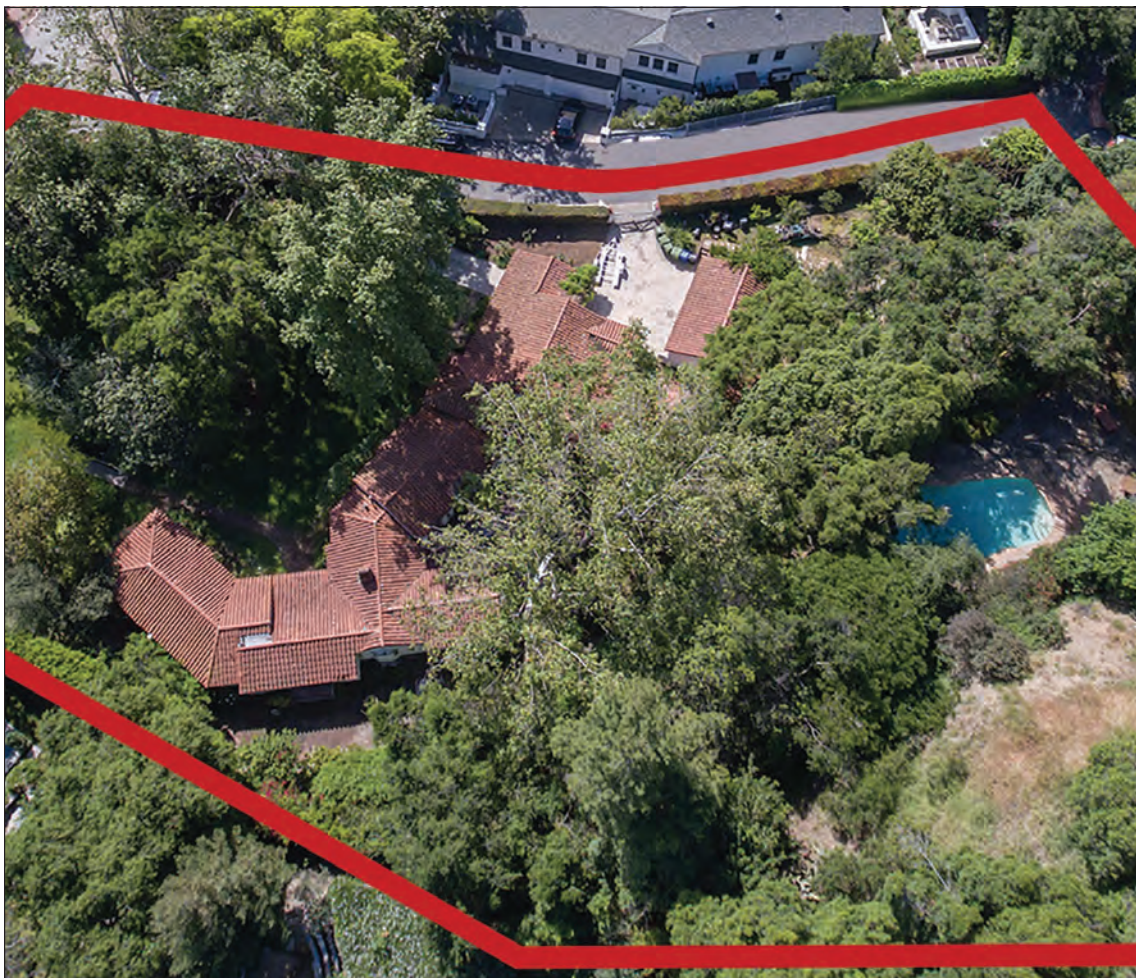
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BANKER** 



GLOBAL LUXURY

WHERE EXCELLENCE LIVES



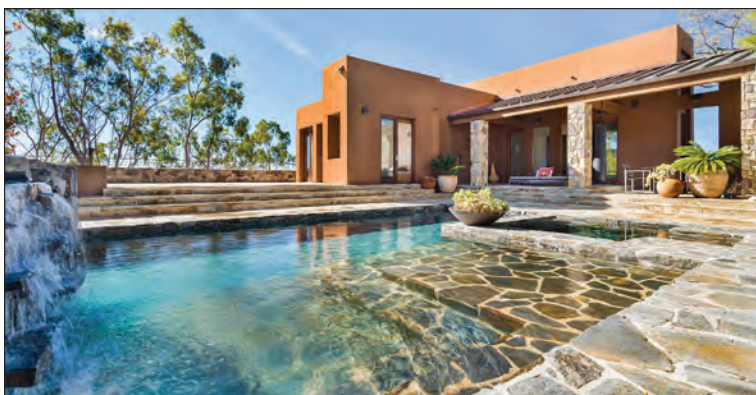
MAJESTIC CELEBRITY ESTATE
BEL AIR | \$9,995,000
Represented by: Joyce Rey & Timothy Di Prizito
310.285.7529 | Joyce@JoyceRey.com
CalRE#00465013, CalRE#01433017



MEDITERRANEAN W/ VAST BLUE OCN VIEWS
MALIBU | \$3,650,000
Represented by: Angela Wong
818.222.0023 | Angela.Wong@camoves.com
CalRE#00990276



4BD+3BA TRAD. W/REMODO. KIT, OCEAN VUS.
MALIBU | \$2,395,000
Represented by: Mary Beth Woods
310.571.1358 | mwoods@marybethwoods.com
CalRE#00470539



GRAND OCEAN & MTN VIEW ESTATE W/ POOL
MALIBU | \$5,850,000
Represented by: Katherine Berlyn
310.880.8977 | homes@kmalibu.com
CalRE#01439431



MAGICAL BEACH SETTING ON A GATED STREET.
MALIBU | \$6,400,000
Represented by: Susan Monus
310.589.2477 | susan@susanmonus.com
CalRE#00827409

COLDWELLBANKERLUXURY.COM

Arcadia 626.445.5500

Beverly Hills North 310.777.6200

Beverly Hills South 310.273.3113

Brentwood 310.820.6651

Calabasas 818.222.0023

Glendale 818.240.1111

Hancock Park North 323.464.9272

Hancock Park South 323.462.0867

La Cañada Flintridge 818.790.3334

Los Feliz 323.665.5841

Malibu Colony 310.456.3638

Malibu West 310.457.6550

Manhattan Beach 310.802.5700

Marina del Rey 310.301.3500

Montecito 805.969.4755



TROUSDALE HOLLYWOOD REGENCY
 BEVERLY HILLS | \$8,695,000
 Represented by: Steve Frankel
 310.281.3981 | homes@stevefrankel.com
 CalRE#01195571



VIEWS FROM DOWNTOWN TO CATALINA.
 PACIFIC PALISADES | \$5,350,000
 Represented by: Ali Rassekhi
 310.359.5695 | rassekhi@gmail.com
 CalRE#01183331



6BR/8BA VIEWS OF RUSTIC CANYON POOL/SPA.
 PACIFIC PALISADES | \$11,498,000
 Represented by: Nicholas Borrelli
 626.484.7975 | nborrelli@coldwellbanker.com
 CalRE#01481673

COLDWELL BANKER RESIDENTIAL BROKERAGE

Pacific Palisades 310.454.1111
 Palos Verdes 310.378.5201
 Pasadena 626.584.0050

Playa Vista 310.862.5777
 San Marino 626.449.5222
 Santa Barbara 805.682.2477

Santa Monica Montana 310.458.0091
 Santa Monica Wilshire 310.829.3939
 Sherman Oaks 818.995.2424

Studio City 818.788.5400
 Sunset Strip 310.278.9470
 Venice 424.280.7400

Ventura 805.648.5051
 Westchester 424.702.3000
 Westlake Village 805.495.1048

A&D

ARCHITECTURE & DESIGN



ON A CLEAR DAY ONE CAN LITERALLY SEE FOREVER!

The beauty of a glass house is in its unobstructed views and the seamless blending with Mother Nature's glory. It's always been an architectural marvel, and a benchmark of purist modernism. When Philip Johnson designed his famous 1949 Glass House in New Canaan, CT, he stunned the architectural world, which generated questions about maintenance, insulation, durability, breakability, security and of course, privacy. It was indeed a landmark moment in architecture. Today, glass has become a singular art form and is clearly not the same product it once was. Enter Sky-Frame, a Swiss-based company (the U.S. branch is in Culver City) that is creating state-of-the-art aluminum sliding glass door systems that contain a self-cleaning track which disappears quietly into the walls of one's home. The glass material is so advanced that it's nearly impossible to discern any sort of barrier between the resident and the great outdoors. "A view, not a window," is their motto, as there's hardly a trace of hardware in sight. According to Nic Neumann, CEO of Sky-Frame, Inc., "Our frameless sliding doors have enormous appeal to some of the most cutting-edge architects around the world because Sky-Frame enables the concept of free-flowing space championed by architects Le Corbusier and Mies van der Rohe. Instead of inserting a window into a wall, the whole wall becomes a window." L.A.-based practitioners Steven Ehrlich, Hagy Belzberg and Shubin Donaldson, who desire a perfect 'view' for their clients, have incorporated Sky-Frame into their residential and commercial projects for its sophisticated technology and versatility, including highly curved and angular glass doors, and the revolutionary new Pivot door which opens with a gentle push (seen at top right).



www.sky-frame.com

Photography by: Sky-Frame

ARCHITECTURAL HOMES OF THE WEEK

ARCHITECT: TIM CAMPBELL



SUNSET STRIP | \$19,995,000

On a promontory w/jetliner city to ocean views. Magnificent nu Modern classic mid-century.

STEVE FRANKEL 310.281.3981

CalRE#01195571

ARCHITECT: NEUTRA AND EHRlich, FAIA



SUNSET STRIP | \$5,625,000

The Loring House by Richard Neutra. One of Neutra's finest examples of Mid Century boxcar.

STEVE FRANKEL 310.281.3981

CalRE#01195571

ARCHITECT: BOSS-AGNEW



LOS ANGELES | \$2,995,000

An exciting light-filled design statement with seamless indoor/outdoor flow.

JOAN CAPLIS 310.748.2208

CalRE#00629011



645 COMSTOCK AVE
LOS ANGELES 90024



\$8,499,000 | OPEN TUESDAY 11-2

Just under 1 acre per assessor. 5 BR's + 5.5 Baths plus pool house with bath and dressing room. Detached 3 car garage and artist studio/workshop. Over 100 trees surround this private & gated single story residence designed by noted architect Sumner Spaulding. One of LA's most prestigious neighborhoods across from Holmby Park and The Armand Hammer Golf Course.

645comstock.com

PAUL KELLOGG

310.729.1371 | PKELLOGG@COLDWELLBANKER.COM

PAM DOUGHERTY

PAMELA.DOUGHERTY@COLDWELLBANKER.COM | 818.458.4580

COLDWELL BANKER RESIDENTIAL BROKERAGE - BEVERLY HILLS NORTH 301 N CANON DRIVE, SUITE E BEVERLY HILLS, CA 90120

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Montecito Mirage



GLOBAL
LUXURY™

636 LORNA LANE
OPEN TUESDAY 11AM - 2PM
MARY LU TUTHILL & ALICIA WILSON

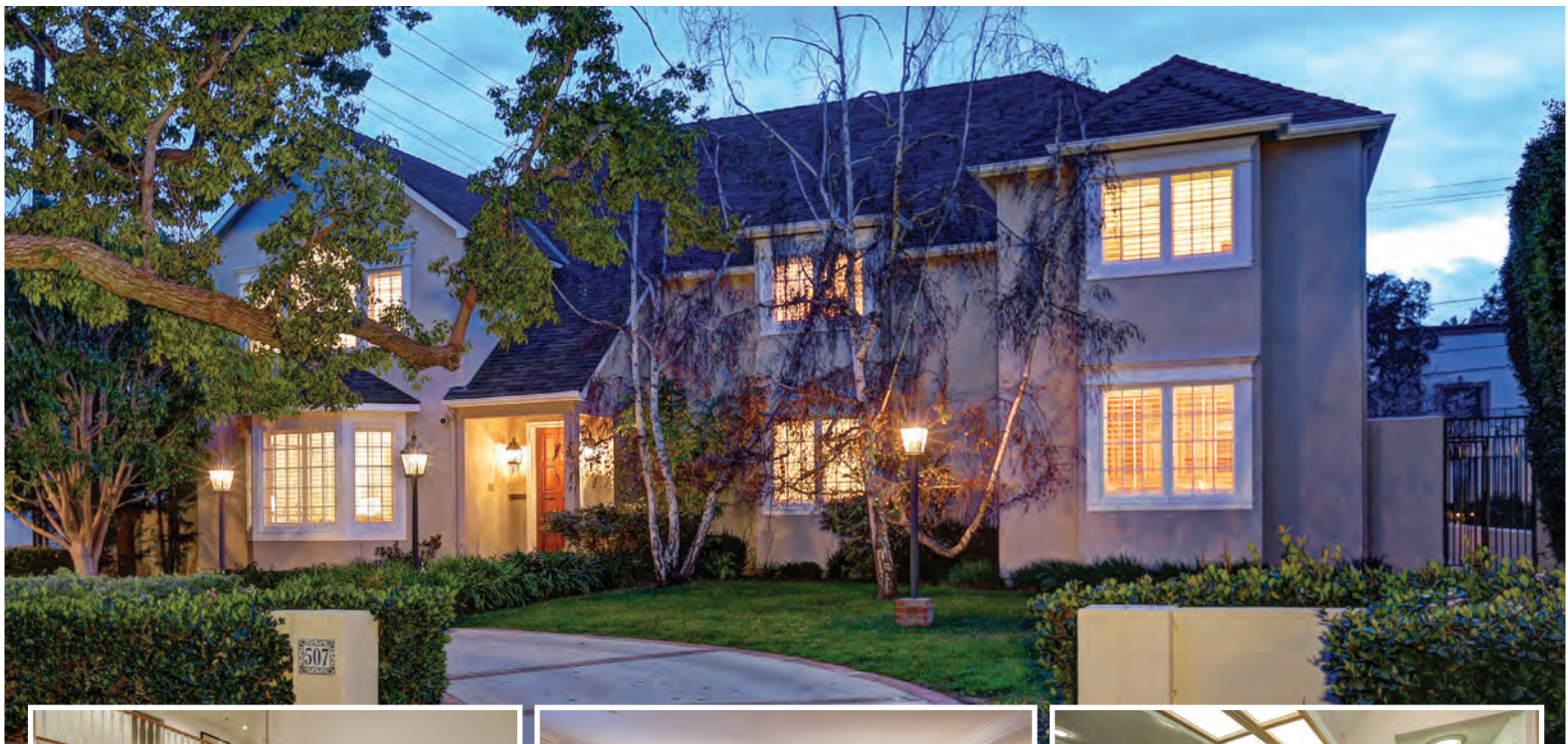


in Brentwood

Entertain with ease in a Santa Barbara style home built to impress. Sip whisky in the sensational Club room, reminiscent of the old Bel Air Hotel bar. After a moonlit dinner on the terrace, enjoy a movie in the theatre. Four en suite bedrooms up. Sumptuous master with spa-like bath. Maid's rm down. Beautiful rear garden for seamless indoor-outdoor entertaining with built in BBQ. Tropical gardens. Pool with splashing water features and fountains. Endless options. Endless fun. Gated on private street. \$4,495,000

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Elegant and Spacious 2 Story Traditional



507 North Maple Drive • Beverly Hills

- Custom built in 1992 for the present owner
- Sunlit rooms and a fabulous central floor plan
- High ceilings, wood floors, mouldings, and French doors
- Dramatic 2sty entry foyer
- Open living/dining rooms for superb entertaining
- Wonderful kitchen/family area overlooks the grounds
- Grand secondary stairwell for ease of access upstairs
- 5 generous bedroom suites
- Voluminous master with huge walk-in and luxe bath
- Large upstairs bonus/recreation room
- Upstairs office/library
- Big gym/massage room downstairs
- Direct-entry garage for privacy and security
- Fantastically functional built-ins in many rooms
- Grounds include patio, lawn, sunken & lit sport court
- Extraordinary traditional curb appeal
- Beverly Hills' Flats most coveted camphor tree-lined road
- A lovingly maintained home ready for its second owner!

Open Tuesday, April 3rd • 11-2

\$7,995,000

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



**GLOBAL
LUXURY®**

COLDWELL BANKER RESIDENTIAL BROKERAGE



Classic 60's Modern on Huge Flat Pad with Panoramic Views



1605 Carla Ridge • Beverly Hills

- First time for sale in over 55 years!
- Prime Trousdale Estates on coveted quiet road
- Spacious and sunlit one story contemporary
- Immaculate freshly-painted condition
- 5 bedrooms 4.5 baths
- Large family room w/bar/fireplace/vaulted ceiling
- Living room with vaulted ceiling and chic fireplace
- Separate formal dining room overlooks the grounds
- Wonderfully updated granite kitchen with top built-ins
- Master suite with views and updated bath
- Uniquely large flat yard w/lawns/patios/pool/views
- Canyon, city, and ocean views abound
- Endless potential for the creative in this one-owner estate!
- Trust Sale – Sold in As-Is condition



Open Tuesday, April 3rd • 11-2

\$7,995,000

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



**GLOBAL
LUXURY®**

COLDWELL BANKER RESIDENTIAL BROKERAGE

2520 Chislehurst Place

\$3,149,000

4 Bed | 3.5 Bath | 3,302 Sq Ft
Los Feliz

Michael Maguire

310.770.2823

michaelm@compass.com

CalBRE 01762981

Brokers Open

**Tuesday, April 3
11am-2pm
Lunch Served**

Reimagined Traditional with Views.



COMPASS

310.230.5478 | [compass.com](https://www.compass.com)

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10350 W Sunset Blvd



Open House
April 3rd, 11am — 2pm

\$27,950,000
7 Bed | 9 Bath | 7,500 Sq Ft
Holmby Hills

1465 Donhill



Open House
April 3rd, 11am — 2pm

\$9,995,000
5 Bed | 7 Bath | 6,378 Sq Ft
Beverly Hills

COMPASS



Sally Forster Jones | Kirby Gillon | Bryce Lowe
310.579.2200
showings@sfjgroup.com
CalBRE(s) 00558939/ 01918939/ 01960253

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**1216 N. KENMORE AVENUE
HOLLYWOOD**

8 BIG BEAUTIFUL UNITS

\$3,199,00

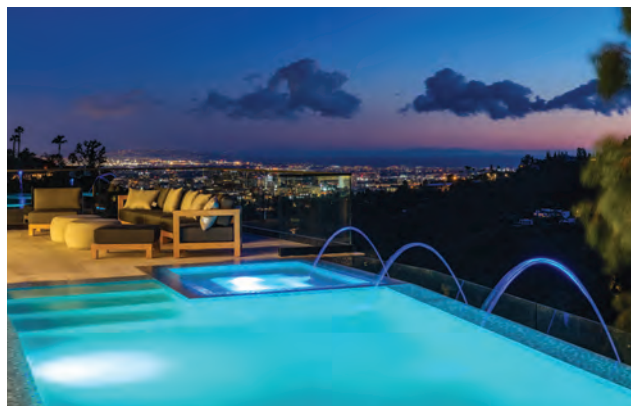
OPEN TUESDAY 11-2PM

 **LEE ZIFF**
REAL ESTATE PROFESSIONALS
www.LeeZiff.com / 310.432.6511

major price reduction ~~\$24,500,000~~

21,500,000

A brand new bespoke estate with magnificent views on Billionaire row.



1469 BEL AIR ROAD

AMALFI
BEL AIR

Represented by Mark Goldsmith
Coldwell Banker Residential Brokerage,
Beverly Hills

P: 310.777.6291

mark.goldsmith42@gmail.com

BRE #01031230

OPEN TUESDAY 11-2

1469 Bel Air Road
1469belairroad.com

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OPEN TUE 11-2

WESTWOOD
2138 Overland Avenue
\$1,525,000

Mimi Stevens-Torp
310 985 5996

Jon Torp
310 985 5995



BY APPOINTMENT

CULVER CITY
4022 Boise Ave
\$1,275,000

Lisa Pound
310 710 6149

Ken Rota
310 486 6008



BY APPOINTMENT

BRENTWOOD
11828 Goshen Ave #2
\$624,000

Adam Rosal
310 880 4523



34

FIRSTTEAM®

WHO'S THE REAL
LUXURY
REAL ESTATE

PACIFIC
UNION
INTERNATIONAL



AARON KIRMAN

PARTNERS



43 BEACH VIEW AVE, DANA POINT

OFFERED AT \$9,995,000

OPEN THURSDAY 11-2

AARON KIRMAN

PRESIDENT, ESTATES DIVISION

424.249.7162 | aaronkirman.com
BRE 01296524

DAVID PENDLETON
FIRST TEAM REAL ESTATE

949.933.8936 | firstteam.com
BRE 01973533

FRANKIE SMITH
FIRST TEAM REAL ESTATE

949.230.2915 | firstteam.com
BRE 01816848



AARON KIRMAN
PARTNERS

1930 BENEDICT CANYON, BEVERLY HILLS

OFFERED AT \$5,490,000

OPEN TUESDAY 11-2PM

MARIA MAHBOUBI

ESTATE AGENT

310.770.7106
aaronkirman.com
BRE 02001512

**PACIFIC
UNION**
INTERNATIONAL

HALEH MAHBOUBI

ESTATE AGENT

310.666.1464
aaronkirman.com
BRE 01894619

NEW LISTING | OPEN TUESDAY 11-2PM
NEWLY RENOVATED MID-CENTURY

PACIFIC
UNION
INTERNATIONAL



TISH RACKLEY
Estate Agent
310.729.5185
tish@pacunionla.com
pacificunionla.com/tishrackley

2829 WESTBROOK AVENUE HOLLYWOOD HILLS

\$2,125,000

Completely renovated Mid-Century home situated on a quiet cul-de-sac off famed Woodrow Wilson. This private sanctuary boasts a new entertainers backyard with built in grill and fire pit. Open floor plan with wide plank oak floors connect the living room, family room, and gourmet kitchen. Large living room with marble fireplace and chef's kitchen features stainless steel commercial grade appliances and white oak cabinetry. Dining area and living room flow through a wall of glass doors to private backyard and patio. 3 generous bedrooms and baths, including master suite with soaking tub, large closet, and private patio. New central sound system, security camera system, HVAC, plumbing, electrical, energy efficient windows, and roof. 2 car garage with ample street parking. [2829westbrook.pacunionla](https://2829westbrook.pacunionla.com)

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AD DESIGN: ©2018 BRET PARSONS CaIRE# 01418010

Mediterranean Mansion Milieu

Designed in 1926 by architectural designer George Barber, DeGarmo House commands a prime parcel in Hancock Park. Built in the spirit of an Italian villa, this estate has it all: grand entrance hall w/powder, generous living room w/stone FP, family room w/bar, charming library, elegant dining room, up-to-date country kitchen, service room, and a maid's room w/bath. Upstairs features four bedrooms and two bathrooms, plus a master suite w/FP, study, dressing rooms and bath. Lushly planted, the grounds showcase private gardens, verdant lawns, a paddle tennis court, garage and motor court. Seldom are homes given such care and consideration: gracious, luxurious, tasteful, and moments away from Larchmont Village.

OPEN HOUSE

Tuesday, April 3, 11am-2pm
508 So. Rimpau Boulevard
Hancock Park, LA 90020
www.508rimpau.pacunion.la



- 17,091 sq. ft. parcel; 5,770 sq. ft. interior (per assessor)
- Beautifully upgraded w/premium products & materials
- Full complement of public & private rooms; 2 fireplaces
- Master suite w/study, dressing rooms & bath
- Four additional bedrooms & two baths upstairs
- Lush grounds + paddle tennis court
- Generous motor court + garage
- Pre-inspection report by David Hext
- Offered at \$4,995,000

**BP
RE** Bret Parsons
REAL ESTATE

(310) 497-5832

Bret@BretParsons.com

OPEN
TUE 11-2



1736 HOLLYVISTA AVENUE | LOS FELIZ

In 1927, while the first “talking picture,” *The Jazz Singer*, was being filmed a block away, this regal Mediterranean was taking shape in Franklin Hills. Today, still commanding the views its street was named for, the home radiates Old Hollywood allure, from painted beams and leaded glass windows to gleaming dark wood floors and well-crafted built-ins. In the living room, a soaring beamed ceiling and fireplace set the scene. A vast arched leaded glass window frames a stunning vista. French doors open to a front patio with city and foothill views. In the well-appointed open kitchen and breakfast area, a pair of French doors leads to a secluded brick and tiled patio with fountain. The nearby den/family area opens to a wraparound entertainer’s patio with breathtaking canyon and city views. Lovingly preserved and sensitively enhanced for modern living, with new electrical, upgraded plumbing, two new fireplaces and seismic retrofitting, this is a legendary star to treasure. Offered at \$1,649,000



**STEVE SANDERS
REALTOR**

323-828-6471
SSanders@PACUnionLA.com