

AREA
3
SUNSET STRIP -
HOLLYWOOD HILLS WEST

\$5,000 Bonus to Buyer's Agent*



- Motivated Seller -



- Spanish Oasis -



- Seller Wants Offers -

8623 Franklin Ave.
Hollywood Hills, 90069

3 Bedrooms • 4 Bathrooms
Home Theater • Pool w/ views
Finished Basement

New Price:
\$2,849,000

“Life is Short, Start with Dessert!” Serving up the Sweetest Deal: \$5,000 Sprinkled on top of your commission, Dig in and Enjoy the Rewards!

*Call Jane for more details!



Jane Schore
Realtor®

323.573.6562

jschore@sbcglobal.net

www.ShoppingWithSchore.com

CalBRE #00980877

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AREA
3

SUNSET STRIP -
HOLLYWOOD HILLS WEST



PRIME SUNSET STRIP!
OPEN TUESDAY 11:00 TO 2:00PM



1317 CORDELL PLACE, PRIME SUNSET STRIP

SOPHISTICATED AND INVITING IN EVERY ASPECT, THIS LOWER DOHENY TRADITIONAL CAPTURES GLAMOUR AND STYLE OF OLD HOLLYWOOD WITH ALL THE CONVENIENCES AND TECHNOLOGY OF MODERN LIVING. LOCATED ON QUIET CUL-DE-SAC, FULLY RENOVATED, EXTRAORDINARY DESIGN AND ATTENTION TO DETAIL - PERFECT FOR INDOOR/OUTDOOR ENTERTAINING. DRAMATIC LIVING ROOM WITH BEAMED CEILING OVERLOOKS STUNNING POOL/SPA, CITY VIEWS, AND OPENS TO PATIO WITH FIREPLACE. STATE-OF-THE-ART KITCHEN, FORMAL DINING ROOM AND SEPARATE WOOD-PANELED MEDIA ROOM/OFFICE. LIGHTING, WHOLE-HOUSE SOUND, SECURITY AND MORE ARE FULLY AUTOMATED WITH CONTROL4 TECHNOLOGY. CHARMING AND RUSTIC WRITER'S COTTAGE WITH CITY VIEWS, STONE FLOORS AND FIREPLACE, AND LARGE BRICK PATIO. TROPHY PROPERTY FOR THE MOST DISCERNING BUYER!

WWW.1317CORDELLPLACE.COM OFFERED AT \$4,569,000



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LUXURY

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(310) 777-6351 james@jameshancock.com



AREA
4

Open July 11, 2017 11am-2pm

BEL AIR – HOLMBY HILLS



1110 N BEVERLY GLEN BLV
 BEL AIR, CALIFORNIA 90077

Lower Bel Air 1 mile north of Sunset in Beverly Glen Canyon. 3-story home boasting 4 beds and 4 baths. Built in 1992 with over 3,600 sq. ft. of living space. Hardwood floors, recessed lighting, formal dining room, family room and a chef's kitchen. Master suite has fireplace, sitting area,

walk-in closet and en-suite bathroom. The rear, outdoor yard provides a great backdrop for play and entertaining. The 2-car garage has direct entry into the home. Tremendous value with Warner Elementary.

Offered At **\$1,595,000**



Steven Foonberg
 (310) 474-1013

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





RESIDENTIAL
BROKERAGE

OPEN TUESDAY, 7/11 11-2PM & SUNDAY, 7/16 2-5PM

AREA
6

BRENTWOOD



11820 Mayfield Avenue #103, Los Angeles, CA 90049

\$795,000

Bright and spacious condo in prime Brentwood location. Two bedrooms, two bathrooms, plus den (with closet) that easily converts back into a third bedroom. Living areas feature genuine hardwood floors and recessed lighting. Living room with gas fireplace opens to covered balcony with sunny south-western exposure. Efficient kitchen with ample storage features granite countertops and newer stainless appliances. Master suite with walk-in closet and en suite bath with dual vanities and jetted tub. In-unit laundry. Two tandem parking spaces. Unbelievably low HOAs for a building with a pool. Westside living at its finest.



GEOFF BORYS REALTOR®

(310) 490-3563 geoff@geoffborys.com

Coldwell Banker Residential Brokerage-Beverly Hills North

CalBRE #01928098

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Heart of Village-Chic-Done

AREA
6

BRENTWOOD



706 S WESTGATE AVE

OPEN TUESDAY 7/11 - 11AM - 2PM

Designed by the award winning firms of Chu + Gooding and Artechco, this bright, open home features 2-3bedrooms/3bathrooms, 2 story Great Room w/floor plan, gallery hall & a "floating staircase". Soaring ceilings throughout offer the ultimate space for any art collector. An uber

chic kitchen shines w/Viking appliances, designer cabinetry opening to a private yard complete w/spa and fire pit. The 2nd level has a loft library & Master w/ 2 bathrooms/large walk in closet. A separate studio offers the perfect retreat from the main house.

Offered At **\$2,425,000**



BERKSHIRE HATHAWAY
HomeServices
California Properties

Bill Coveny
310-994-2344

9696 Wilshire Blvd - Beverly Hills
www.706southwestgate.com

billcoveny3@gmail.com

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AREA

9

BEVERLYWOOD VICINITY

1525 S. Durango Avenue | Beverlywood Adj.



\$2,249,000

6 Bed | 4.5 Bath | 3,452 SF

Jeremy Ives

310.858.1902
jeremy@jeremyives.com
jeremyives.com



Spectacular 6BR New Construction with Exceptional Style and Luxury

Custom built with modern luxury and exceptional style. This Traditional 2-story features open-concept entertaining areas with wonderful flow from elegant living room to formal dining area leading to state of the art kitchen with center island and expansive family room. Ideal bedroom layout with 2 bedrooms and 1.5 baths downstairs and 4 bedrooms plus 3 bathrooms up, including impressive ensuite master with balcony, spa-like bathroom and large walk-in closet. High-end finishes and detailing include hardwood floors, stainless steel appliances, Caesarstone counters, built-in interior/exterior speaker systems, 2-zone HVAC, NEST thermostats, camera security system and ample storage space throughout. Private grassy yard, multiple fruit trees, detached 2-car garage and gated driveway area, perfect as extra patio space/play area. A true trophy property and conveniently close to Beverly Hills, Century City and Pico/Beverly shops.

1525SouthDurangoAvenue.com

[jeremyivesgroup](#) [jeremyivesrealtor](#)



COMPASS

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Unique two unit complex in desirable South of Melrose Design District



341 Huntley Drive | West Hollywood
Offered at \$1,450,000

This renovated Classic 2 beds, 2 baths California bungalow unit nestled behind a privacy hedge and gates on one of the best streets in West Hollywood West boast an open concept living/dining and kitchen, breakfast bar, separate Laundry, bonus loft, vaulted ceilings, hardwood floors, spa-like master bath, updated electrical & plumbing, private front and rear yard with parking for two cars.

341huntley.com



343 Huntley Drive | West Hollywood
Offered at \$2,195,000

Stylish new custom built contemporary 2-story, 2 beds, 2.5 baths plus office unit w private lap pool, spa, outdoor fireplace + covered patio with 2-car parking set behind a privacy hedge with gated entry. This unit features an open floorplan, custom kitchen with breakfast bar, fireplace in living and master bedroom, central vacuum, vaulted ceilings, hardwood floors and formal entry.

343huntley.com



BRIAN MAZURKIEWICZ
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310.386.9086 mobile
brianm@aaroe.com
westside-lifestyle.com

JOHN AAROE GROUP

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AREA
10
WEST HOLLYWOOD VICINITY



Amazing Investment Opportunity at West Hollywood Duplex BY APPOINTMENT ONLY



1336 N Fairfax Avenue, West Hollywood

Gated fabulous duplexes built in 2006; Unit 1: Approx. 1,336: 3 Bed & 3.5 Baths, Unit2: Approx. 1,334: 3 Bed & 3.5 Baths with garage & extra parking. Oversized 3rd Floor Deck w/fabulous panoramic Hollywood Hills & City Views. Open spacious floor plan with chef's kitchen, island & stainless PRO Series Appliances. Large master suite, High Ceilings, and wood floors. Front & Back landscaped yard. Amazing Investment opportunity with projected income of \$20,000 month.

Offered at \$3,575,000



Ginger Glass
Broker • Agent • Attorney
CalBRE #01478465
310.927.9307
ginger@gingerglass.com



GLOBAL LUXURY

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HUGE AND SPECTACULAR!!!

AREA
31

PLAYA DEL REY



6501 Vista Del Mar
OPEN 06/20/17 11AM-2PM

First time on the market. Rare one-of-a-kind property currently configured as a Duplex with two huge apartment units plus a studio. With some configuration, you could have one large single family home. Or, live in larger Unit A and collect rent from smaller Unit B. Unit A features 3 beds, 3

baths. Unit B features 2 beds, 2.5 baths plus large bonus room for use as a third bedroom, office or entertainment center. Nearly 900 sq ft deck space. Enjoy stunning, vertical 360 degree unobstructed views.

Offered At **\$3,295,000**



Jim Lisi
310-753-8026

1219 Morningside Drive
Manhattan Beach, CA 90266
OSSIA.GROUP



AREA
72
SHERMAN OAKS

4334 KESTER AVENUE | SHERMAN OAKS

OPEN TUESDAY | 11 - 2



For more details
Visit 4334KesterAve.aaroe.site

Completely renovated charming 5bd, 4ba Tudor home in the most coveted Sherman Oaks location. Dramatic 2-story entry with leaded glass and sweeping double staircase. Wood floors, formal living room, formal dining room, oversized family room with fireplace and built-in bookcases, all leading out to enchanting yard with spa. High end eat-in kitchen. Large master suite with sitting room and cozy fireplace. **Offered at \$2,099,000**



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JOHN AAROE GROUP

Remodeled View Home

CONTACT ROBERT PITTS BY E-MAIL: robertpittsestates@gmail.com
www.robertpittshomes.com

Ladera Heights Finest

Open House
Sunday, July 16th From 2-5PM



5319 Bedford Ave. - Ladera Heights

- 7 Bedrooms + 6 Baths
- Master suite has ocean and city views + remodeled bath
- Formal living and dining with fireplace and sliding doors leading to rear yard
- New hardwood floors and Paint
- Media room
- New remodeled kitchen has Island, custom cabinets, backsplash and stainless steel appliances
- Entertainers rear yard with outdoor kitchen
- SqFt 4,743 Lot size 8,970
- 2nd Master on 1st floor



OFFERED at \$1,550,000

Robert
PITTS
ESTATES
310-259-4137
310-915-6500

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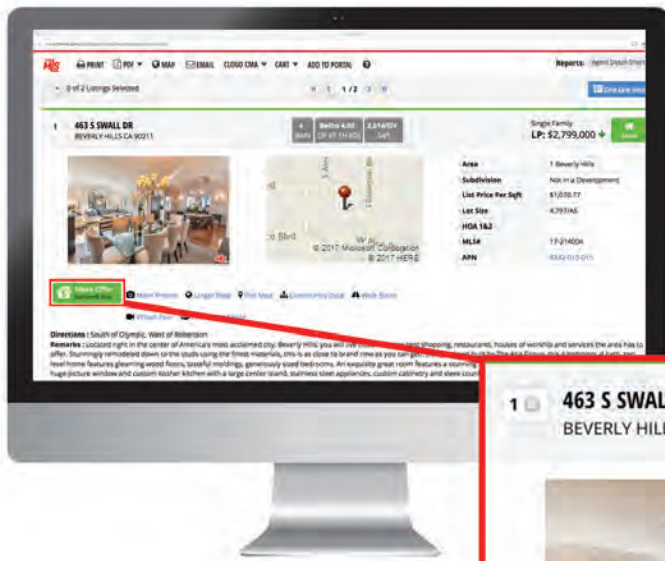
The Private Client Group



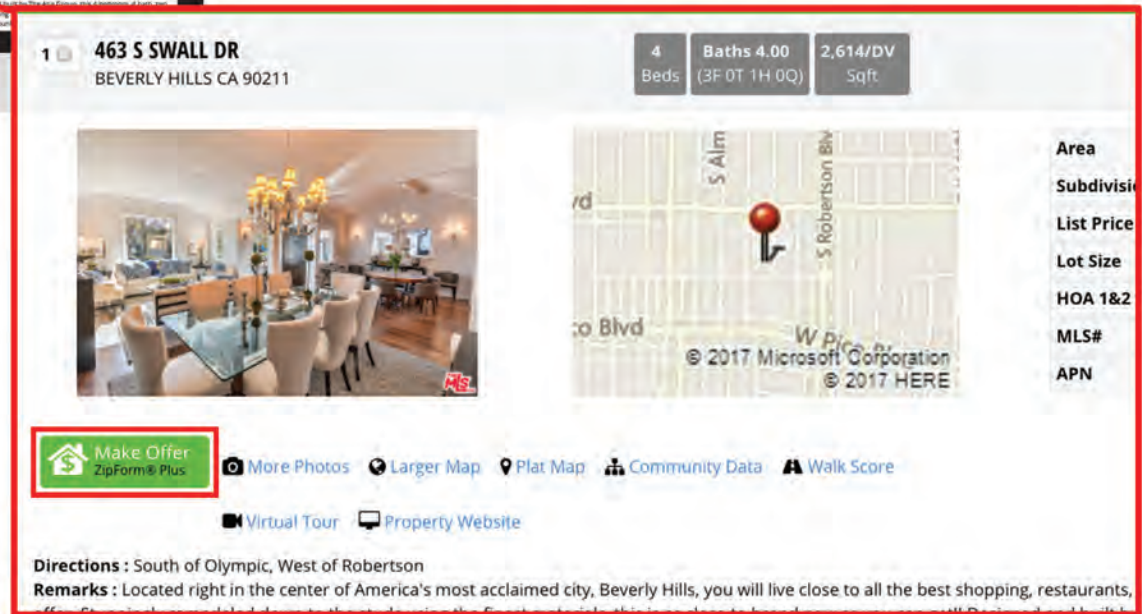
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6330 San Vicente Blvd., #100
Los Angeles 90048

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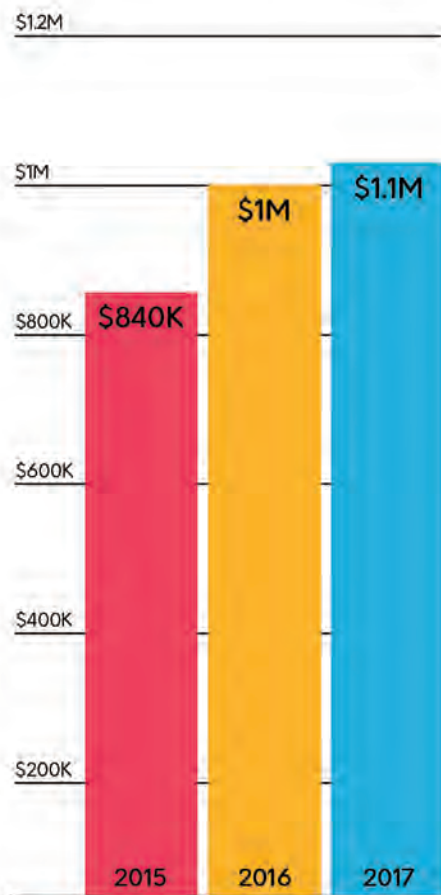


MARKET STATISTICS

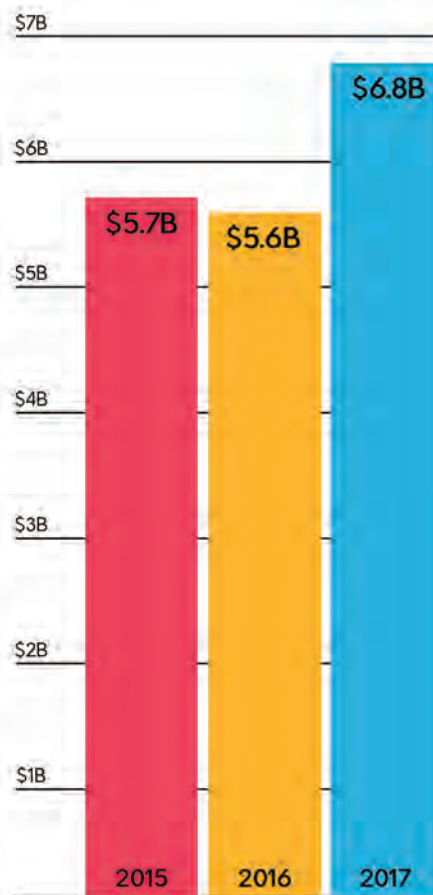
For The MLS™ Primary Areas (From Downtown LA to Pacific Coast Highway)

Single-Family Homes: Jan. 1, 2015-June 15, 2015 v. Jan. 1, 2016-June 15, 2016 v. Jan. 1, 2017-June 15, 2017

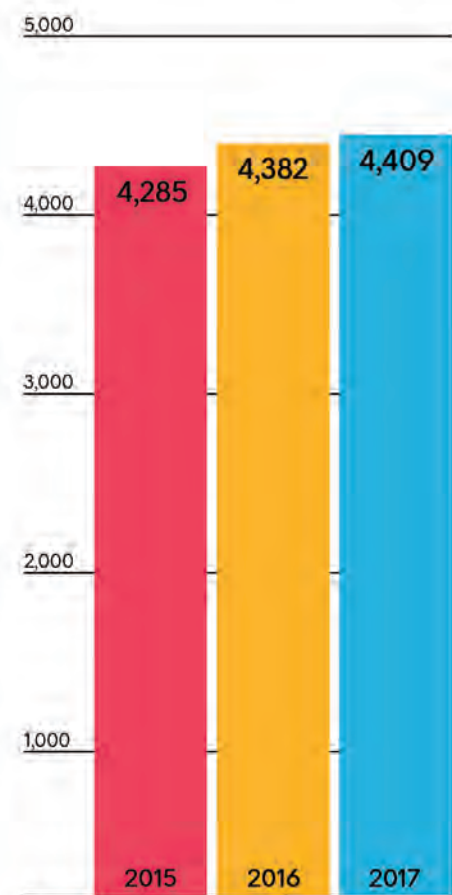
Median Sale Price



Sales Volume



Sold Listings



themslclaw



themlsofchoice



themlsofchoice



The MLS™




themlstrainer

Information herein deemed reliable but not guaranteed. Data subject to change.

TUESDAY

01 Beverly Hills Single Family

335 TROUSDALE PL	Open	11-2	NEW
\$27,500,000	5+7	MODERN	




TROUSDALE ESTATES HOME

The most elegant tasteful organic modern ever built in Trousdale. Just completed over 4 year renovation and all the finishes had to be the best not done for spec! Huge scale, Explosives 270 views from downtown, ocean to the Getty center sunset. Huge sun filled back yard. Properties like this don't come often and rarely exist bring clients that are sophisticated and have an eye for style and taste.

MLS#17-247096
BRANDEN & RAYNI WILLIAMS 310.691.5935
HILTON & HYLAND

WILLIAMS & WILLIAMS

805 N LINDEN DR	Open	11-2	NEW
\$14,450,000	5+5	2sty-SPANISH	



STUNNING CALIFORNIA SPANISH

Beautifully restored, this classic Wallace Neff redesigned for today's luxury lifestyle. The dramatic formal living room features hand painted cathedral ceilings & fireplace overlooking beautifully landscaped patios and gardens. Stunning white marble & beautiful wood floors offer a sophisticated look to this Classic California Spanish style estate.

Aaron Kirman 424-249-7162
JOHN AARO GROUP

Alarm System, Built-Ins, Dishwasher

510 USHER PL	Open	11-2	NEW
\$13,995,000	0+0		




DEVELOPMENT OPPORTUNITY

Trousdale Estates offers some of Beverly Hills' most lucrative development opportunities. This one story mid century modern is perfectly situated with ample flat land for building out. The current home offers the perfect situation of a living space that opens right onto the deck with unobstructed views. Renderings have been created for a stunning modern home to be developed further transforming this already prestigious neighborhood into a hot bed of significant architecture.

J.Babajan/T.Woods 3106238800
RODEO REALTY

WILLIAMS & WILLIAMS

702 TRENTON DR	Lunch	11-2	NEW
\$7,495,000	5+7.5	ARCHITECTURAL	



PRIME BH-NORTHWEST FLATS!

A rare opportunity to Reimagine, Remodel, or Rebuild! Built in 1963, this original design by John Elgin Woolf, "Architect to the Stars", was enhanced by Arri/Lecron Design Studio circa 1993. Situated in a prime location, in the northwest flats of BH 90210, just a stone's throw from the best of Beverly Hills & Century City, world class shopping, restaurants & hotels! If walls could talk, what a story to be told by this grand dame of old Hollywood grandeur w/ its inviting, dramatic open spaces.

Kris Mooney/Debra Ziven (310)714-8401
TELES PROPERTIES

WILLIAMS & WILLIAMS

623 WALDEN DR	Open	11-2	NEW
\$6,995,000	5+6	MEDITERRANEAN	




CLASSIC BEVERLY HILLS ESTATE

This stunning and magnificent home is priced to sell and ready to move in. The deal of BH Flats is here! Recently refreshed, close to shopping and restaurants, and is located in the highly desirable "west" Beverly Hills flats. This gated 5 Bedroom 6 bath home boasts vaulted ceilings, French doors throughout, large kitchen, butlers pantry and maid's quarters, all leading to pool and separate Guest House. Do not let this entertainer's dream pass you by.

MLS#17-237398
Pate Stevens 310-467-7253
NOURMAND & ASSOCIATE

WILLIAMS & WILLIAMS

460 CASTLE PL	Lunch	11-2	NEW
\$6,500,000	3+4	MID-CENTURY	



RARE OPPORTUNITY TO PURCHASE A TROUSDALE ESTATES DEVELOPMENT

Step into a world of elegance & sophistication with a long line of Hollywood history. Many icons have called Trousdale Estates home, from Elvis, the Rat Pack and Richard Nixon to today's most influential celebrities. Designed by Charles Wong AIA in 1962, this Trousdale Mid-Century, once home to Bob Hope's agent, is the perfect renovation project or new development opportunity. Tucked away on a quiet cul-de-sac on an over-half-acre lot on an oversized pad.

MLS#17-208356
BRANDEN & RAYNI WILLIAMS 310.691.5935
HILTON & HYLAND

WILLIAMS & WILLIAMS

208 N ELM DR	Open	11-2	NEW
\$3,600,000	4+4	1sty-COUNTRY ENGLISH	



90210 N OF WILSHIRE HOME W/ POOL & GUEST HOUSE

Prime North of Wilshire 4+4 property. Good size home w/ formal living w/FP, dining, powder & eat-in kitchen. 7,500 sf lot offers large backyard, pool & spa. 4 bedrooms consist of 3 bdrm main house & private guest house w/ 3/4 bath which can also serve as a great pool house, play room or maid's quarter. Enjoy the BH lifestyle & the great BHUSD school system. Home is close proximity to downtown BH filled with restaurants, coffee houses, markets & more. Property also for lease at \$9,700 / month

MLS#17-245944
Peter Gabayan 310-409-9797
COLDWELL BANKER BHS

www.208elm.com

251 N WETHERLY DR	Refresh.	11-2	NEW
\$3,480,000	4+3	2sty-TUDOR	



STORY BOOK HOME IN BEVERLY HILLS

Walk into this rare and one of a kind story book home in prime Beverly Hills. First time on the market in 45 years! This charming home features 3000 square feet, 4 bedrooms and 3 bathrooms. Enjoy a spacious living room and dining room that opens to the kitchen with a breakfast area. Finish your day in the delightful backyard with refreshing sauna and a dip in the jacuzzi tub. Walk to all the trendy restaurants and shops and enjoy the classic mystique of Beverly Hills.

MLS#17-247744
Catherine Shakib Kamran 310 430 5346
KELLER WILLIAMS BH

Grbg Disp, Hood Fan, Rng/Ovn, Fridg

618 N ARDEN DR	Open	11-2	red
\$13,995,000	8+10	TRADITIONAL	



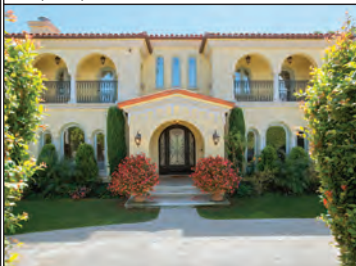
ELEGANCE ON ARDEN

Classic 8 bedroom + 10 bath East Coast Traditional meticulously designed with the finest quality. Elegant formal living room with fireplace, hardwood floors & beautiful windows. Gourmet kitchen features large center island & marble counter tops. Pocket doors open up to outside living room with built-in BBQ and pizza oven that overlooks manicured gardens, pool and spa.

MLS#17-223620
Myra Nourmand 310-888-3333
NOURMAND&ASSOCIATES

BBQ, Bit-Ins, Dshwshr, Dryer, Grbg Disp

517 N BEVERLY DR	Open	11-2	rev
\$11,995,000	7+8	3sty-MEDITERRANEAN	



GORGEOUS MEDITERRANEAN IN THE FLATS


Gorgeous Mediterranean in the flats of Beverly Hills. Large entry leads to perfectly scaled public rooms. The ultimate kitchen with Carrara marble and the finest appliances. Magnificent family room with arched French doors opens to a veranda, pool, spa and guest house. On the lower level are a screening room, wine cellar, massage room and multi-purpose room. Large master suite and bath with two huge closets. 6 more bedrooms and 7 baths. Double gated driveway. Minutes from downtown Beverly Hills.

MLS#17-236864
Edward Fitz 424.230.3757
THE AGENCY

WILLIAMS & WILLIAMS

TUESDAY

712 WALDEN DR	Refresh.	11-2	rev
\$9,250,000	5+6	2sty-MEDITERRANEAN	



ELEGANT UPDATED MEDITERRANEAN ON LARGE LUSH LOT

ALSO FOR LEASE AT \$25,000/MONTH! SPACIOUS & GRACIOUS UPDATED 2STY MED ON SUPER PRIME WESTEND FLATS 700 BLOCK. DRAMATIC 2STY TERRAZZO ENTRY W/SWEEPING STAIRCASE. LOVELY ROOMS W/ DARK WD FLOORS & MOULDINGS. BRAND NEW CENTER-ISLE KITCHEN W/TOP APPLIANCES. 4 GENEROUS BDRMS UP & MAID'S QUARTERS DOWN. MASTER SUITE W/DUAL BAS/WALK-INS/BALCONY. HUGE FAMILY RM W/BAR & SEP LARGE OFFICE OVERLOOK LUSH GROUNDS WITH PATIOS/POOL/LAWN/MATURE FOLIAGE. STRONG CURB APPEAL ENHANCED BY AN ELEVATION ABOVE THE ROAD.

MLS#17-232412
 MICHAEL J. LIBOW 310-285-7509
 CBRB - BH S WWW.712WALDEN.COM

143 N ARNAZ DR #304	Open	11-2	rev
\$1,249,000	2+3	MEDITERRANEAN	



LUXURIOUS TOP FLOOR

Luxurious top floor 2bed+2.5 bath in highly desirable neighborhood/school district. Near shops and restaurants. Spacious open flr pln. Floor to ceiling French drs, Juliet balconies w/western sunset vus in spacious LR & DR w/ sep. den area w/ custom built-ins, hardwood floors & theater surround sound. High ceilings, recessed lighting, plantation shutters & FPs in LR & MB. Gourmet kitchen w/ granite, island, gas range, & built-in SS appliances. In-unit Indry w/ s/s wash/dry & sink. Gtd parking.

MLS#17-240530
 Michele Hall 310-850-1357
 COLDWELL BANKER BW Parking Passes for Broker Tour Provided

463 S SWALL DR	Open	11-2	rev
\$2,699,000	4+4	TRADITIONAL	




STUNNING NEW REMODEL IN BEVERLY HILLS

Stunningly remodeled down to the studs using the finest materials, this is as close to brand new as you can get!! 4 bedroom, 4 bath, two level home features gleaming wood floors, tasteful moldings, generously sized bedrooms. An exquisite great room features a stunning formal living room with gorgeous tiled fireplace, huge picture window and custom Kosher kitchen with a large center island, stainless steel appliances, custom cabinetry and sleek countertops.

MLS#17-236226
 Milstein/Silver 310.867.5598
 KELLER WILLIAMS BH www.463Swall.com

01 Beverly Hills Income

9965 9969 DURANT DRIVE	Refresh.	11-2	NEW
\$7,695,000			



COVETED INCOME PROPERTIES ON RARE DOUBLE LOT IN PRIME BH

A once-in-a generation opportunity to purchase two rare, high-demand, adjacent multi-family properties in prime Beverly Hills on a coveted double lot (two separate APN.'s) on a lovely wide street just behind The Peninsula Hotel & within walking distance to Century City. One property is a remodeled & spacious Triplex & the 2nd one was a duplex turned into a SFR w/ great floor plan. Potential to build 8-unit condominiums (Buyer to verify). Ideal for Owner User/ Investor/ developer.

MLS#17-243118
 Mazda Houghoughi 310-271-4040
 ELITE PROPERTIES REA Blt-Ins,Cbl,Dryer,Grbg Disp,Rng/Ovn

01 Beverly Hills Condo / Co-op

447 N DOHENY DR, UNIT 402	Open	11-2	NEW
\$3,950,000	3+4.5		



Opulent turnkey includes "like new" furnishings, approx. 4,083 sq. ft. (w/ additional 449 sq. ft. in 3 terraces) penthouse w/ city views. Expansive windows make this light filled 3 bdr. 4.5 ba. residence a paradise w/ mahogany doors, limestone and brushed walnut floors. The gourmet chef's kitchen features Italian sycamore cabinetry, granite counters, Viking appliances, private dining room. The elaborate mstr suite w/ sitting room/den and terrace has his & her marble baths. Concierge, 24 hr sec.

MLS#17-216916
 Brian Adler 310-713-2867
 COLDWELL BANKER Furn. Penthse 3bd. 4.5 ba. 4,083 sq. ft.

9544 W OLYMPIC BLVD	Open	11:30-2:30	632F3	red
\$3,195,900	3375000	Triplex	2sty-FRENCH NORMANDY	



PRICE REDUCTION! CONVERTED 4-PLEX TO 3-PLEX, 2 APTS VACANT

REDUCED TO \$3,195,900.00. BEAUTIFUL UPDATED PROP. WITH TWO VACANT APTS.* 9544 HAS APRX. 1,400 SF, 2BR+1.5BA, APRX. RENTAL VALUE \$3,500. MO.* 9546 HAS APRX. 1,125 SF, 1BR+1.5BA, APRX. RENTAL VALUE \$2,750. MO.* REAR OWNER'S TOWNHSE, APX. 2,224 SF, 4BR+3.5BA, CURRENTLY RENTED MO. TO MO. AT \$5,381.75 MO. *BUILDING HAS A/C+FA. HEAT, NEWER KIT'S W/ S.S. APPLIANCES +W&D, HRD.WD FLRS & FRIT & BACK DRS.*4 BLKS TO ROXBURY. PK.*7 BLKS TO BEV. H.H. SCH.* TOTAL INTERIOR SQ.FT. 4,749. GROSS AN. INC \$139,581.00.

MLS#17-216916
 Craig A. Brick 310-275-1908
 BEV. HILLS RLTY GRP NEW KIT+SS APPL+W&D+HDWD FL+A/C+FA.HEAT

460 N PALM DR #305	Open	11-2	rev
\$4,495,000	3+4	CONTEMPORARY	




LARGEST UNIT AT "460 PALM" BEVERLY HILLS LUXURY RESIDENCE

Unprecedented luxury residence in prime Beverly Hills' newest (2015) "5-star" concierge doorman condominium building, "460 Palm." Rare ultra spacious 3600 SF, 3BD/4BA, is the largest floor plan available. An entertainer's dream with amazing city views, sliding Fleetwood windows, seamless indoor/outdoor floor plan, modern gourmet Chef's kitchen, private home theater, & outdoor terraces.

MLS#17-242076
 ST.JAMES-CANTER 310.704.4248
 BERKSHIRE HATHAWAY www.460Palm305.com

01 Beverly Hills Lease

712 WALDEN DR	Refresh.	11-2	rev
\$25,000	5+6	2sty-MEDITERRANEAN	



ELEGANT UPDATED MEDITERRANEAN ON LARGE LUSH LOT

ALSO FOR SALE AT \$9,250,000! SPACIOUS & GRACIOUS UPDATED 2STY MED ON SUPER PRIME WESTEND FLATS 700 BLOCK. DRAMATIC 2STY TERRAZZO ENTRY W/ SWEEPING STAIRCASE. LOVELY ROOMS W/DARK WD FLOORS & MOULDINGS. BRAND NEW CENTER-ISLE KITCHEN W/TOP APPLIANCES. 4 GENEROUS BDRMS UP & MAID'S QUARTERS DOWN. MASTER SUITE W/DUAL BAS/WALK-INS/BALCONY. HUGE FAMILY RM W/BAR & SEP LARGE OFFICE OVERLOOK LUSH GROUNDS WITH PATIOS/POOL/LAWN/MATURE FOLIAGE. STRONG CURB APPEAL ENHANCED BY AN ELEVATION ABOVE THE ROAD.

MLS#17-232458
 MICHAEL J. LIBOW 310-285-7509
 CBRB - BH S WWW.712WALDEN.COM

443 N PALM DR #303	Open	12-2	rev
\$2,795,000	3+3	CONTEMPORARY	



443 N PALM DR #303

Amazing opportunity to live on beautiful Palm Drive in this newer Modern doorman building. This totally remodeled, 2 story duplex with 3brs is breathtaking and offers every modern amenity important to today's luxury buyer. Only 13 private residences. This home offers high ceilings, a large open living room, dining room, top of the line chef's kitchen, which opens to family room - with tons of light from surrounding windows.

MLS#17-218168
 Valerie Fitzgerald 310-285-7515
 COLDWELL BANKER RESI Dshwshr,Dryer,Micro,Rng/Ovn,Fridg,Other

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

8900 ALTO CEDRO DR	Open	11-2	rev
\$16,995	6+5	1sty-MID-CENTURY	



MID CENTURY TROUSDALE LEASE W/ TENNIS COURT & POOL

Located in the famed Trousdale Estates lies this open & bright mid-century masterpiece. Drive down the long driveway on this over 60,000 square foot lot, to find this ultra clean 5,000 square foot original home with the perfect indoor/outdoor floor plan. This spacious 6 bedroom/6 bath home includes a tennis court, oversized pool, and a sweeping canyon panorama. Truly a comfortable lifestyle here. Complete with an abundance of storage space and a 3-car garage.

MLS#17-242844
Rochelle Maize 310-968-8828
NOURMAND & ASSOCIATE
Bit-Ins,Dshwshr,Micro,Rng/Ovn,Fridg,

9528 DALEGROVE DR	Refresh.	11-2	NEW
\$3,950,000	4+6	TRADITIONAL	



OFFERING GREAT PRICE FOR RAPID SALE

For family reasons, must sell. 240-degree mountain/canyon views. Fully renovated, Melinda Ritz interiors. Wide archways, hi ceilings, exposed beams, dark-wood floors. 1,100-bottle wine storage. Handsome library. Kitchen has full-ceiling skylight, dining area. 1 office/bedroom downstairs. Upstairs: master w/fireplace, balcony, spa-style bath; sitting rm/study; 2 more en-suite bdrms. Lush landscaping, waterfalls, pool/Jacuzzi, outdoor kitchen, fireplace. Be on vacation year-round.

Joyce Rey 310-285-7529
COLDWELL BANKER

02 Beverly Hills Post Office *Single Family*

1350 BENEDICT CANYON DR	Lunch	11-2	NEW
\$12,495,000	6+9	3sty-VILLA	



5-STAR RESORT LIVING IN LOWER BHPO!

NEWER GATED MANSE WITH OFF-STREET PARKING GALORE! SUNLIT ROOMS, HIGH CEILINGS, MOULDINGS, WOOD & STONE FLOORS, FRENCH DOORS. REDONE WITH EXQUISITE TASTE AND FINISHES. GRAND-SCALE ENTERTAINING. MASSIVE FORMAL DINING RM. MAMMOTH MASTER SUITE W/ DUAL BATHS/ENORMOUS CLOSETS/FP/BALCONY. WET & DRY SAUNAS. GYM. WINE STORAGE. LARGE FAMILY ROOMS ON EACH LEVEL. PROFESSIONAL-QUALITY THEATRE! 5 CAR DIRECT-ENTRY GARAGE. ELEVATOR TO ALL LEVELS. HOTEL-STYLE YARD W/PATIOS/GLAM CABANA/OUTDOOR KITCHEN/POOL/SPA.

MLS#17-247590
LIBOW/GRANT/SILL 310-285-7509
CBRB/JOHN AAROE

1465 LINDACREST DR	Open	11-2	red
\$5,150,000	4+5	2sty-SOUTHERN COLONIAL	



SOUTHERN COLONIAL FORMER CELEBRITY HOME

Gorgeous Southern Colonial set back from the street, stately and features 5 fireplaces. A brick walkway takes you past 9 shuttered windows to the formal entry. A large formal living room is flooded with light and opens to an adjacent sun room which could be an office or art studio. There is a paneled den, formal dining and a kitchen - farm rm with beamed ceilings and a stone fireplace. The master has her & his baths + closets. Above the 3 car garage is a large guest house that's an ideal home office.

MLS#17-200858
Gary Gold 310.741.0505
HILTON & HYLAND
<http://1465lindacrest.com>

9610 OAK PASS RD	Open	11-2	NEW
\$6,950,000	4+6	ARCHITECTURAL	




FANTASTIC ARCHITECTURAL HOME ON OAK PASS ROAD

Stunning Marshal Lewis designed home on one of the most coveted streets in LA. Open floor plan with soaring ceilings and walls of glass. All public rooms look out to majestic canyon views. Sited on 3.8 acres. Light and bright living room with hardwood floors and fireplace. Large dining room, movie theatre and gym. Great master suite with dual walk-in closets. Resort-like living with manicured gardens and pool. 3-car garage. Extremely private. Located on one of the few gated streets in the city.

S Frankel, C Gambino 3102813981
CBBHN, WEA
www.SteveFrankel.com

2552 BENEDICT CANYON DR	Open	11-2	red
\$3,750,000	3+3	TRADITIONAL	



BENEDICT ESTATES ONE-OF-A-KIND ARCHITECTURAL

Benedict Canyon Estates hidden enclave just minutes from Beverly Hills Hotel. Remodeled by renowned AD Top 100 designer. For those with the most exquisite and discerning taste. Single level home done to perfection. Private rear property grounds include lush gardens and newly redone pool/spa. Every room with its own outdoor access. A newly added Five star master bedroom suite with fireplace, huge walk in closet, Japanese style soaking tub, steam shower, & private patio.

MLS#17-211650
Joyce Rey/Timothy D. 310-285-7529
COLDWELL BANKER
Dshwshr,Dryer,Frzr,Grbg Disp,Hood Fan

10051 CIELO DR	Refresh.	11-2	NEW
\$4,950,000	3+3	2sty-SPANISH	



FALCON LAIR STABLES

1920's Spanish that was part of Valentino's Falcon Lair Estate. Beautifully remodeled with antique mantels, chandeliers, and sconces. High ceilings & tons of light w/indoor outdoor layout and lush landscaping makes you feel like you are in the Mediterranean. 50' saltwater swimming pool and spa. Sound system & flat screens throughout. Wet bar. Totally private. Great for entertaining. 52,000+/- square foot lot. Could develop & build up to 15,000sf house. Surrounded by 20+ million dollar homes.

MLS#17-244642
Yvette Busot 310-897-8369
BHHS BH
TURN KEY

9336 HAZEN DR	Open	12-2	rev
\$3,495,000	4+3	MODERN	




9336 HAZEN DR

Modern, new and the best offering for a crazy sexy home with a fabulous open floor plan for living and entertaining. This home draws the gloriously private backyard with tropical landscapes and rock waterfall - "inside" so you live the true California lifestyle. Open floor plan, rich wide white oak floors, open kitchen - family room, flexible floor plan with 3 beds on separate wing and master entire upper floor. This is the one you've missed - see it ASAP! Can be bought furnished.

MLS#17-222170
Valerie Fitzgerald 310-285-7515
COLDWELL BANKER RESI
Bit-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Ovn

2383 BOWMONT DR	Open	11-2	NEW
\$4,250,000	4+5		




HAMPTONS IN BHPO

Gated and private East Coast traditional on large lot with guest house. Charming light-filled spaces set amongst gorgeous grounds. A truly magical setting in one of BH most desirable locations.

Jonah Wilson 310.858.5465
HILTON & HYLAND
HiltonHyland.com

02 Beverly Hills Post Office *Land*

2526 BENEDICT CANYON DR	Open	11-3	NEW
\$850,000	Land		




ESTATE-SIZED LOT IN BHPO

NOTHING LIKE IT AT THIS PRICE! PRIME DEVELOPMENT OPPORTUNITY FOR DEVELOPER OR END-USER! DON'T MISS OUT ON THIS BEAUTIFUL LOT ON ONE OF THE BEST STRETCHES OF BENEDICT CANYON. BUILDING SITE WITH GENTLE UPSLOPE ON OVER 1/2 ACRE, SET AMIDST MULTI-MILLION DOLLAR ESTATES AT THE START OF TENNIS COURT ROW. A NATURALISTIC SETTING WITH WONDERFUL SUNNY EXPOSURE.

MLS#17-244320
Brad Downs 310-435-3225
RODEO REALTY - BH
North of Hutton

02 Beverly Hills Post Office *Lease*

10051 CIELO DR	Refresh.	11-2	592 C5	rev
\$14,500	3+3	2sty-SPANISH		



TURNKEY


Turnkey furnished or unfurnished rental. 1920's Spanish that was part of Valentino's Falcon Lair Estate. Master suite w/sitting area, fireplace, and spa-like bathroom w/ steam shower, clawfoot double backed tub, radiant heating. High ceilings & tons of light w/indoor outdoor layout and lush landscaping makes you feel like you are in the Mediterranean. Very private on over an acre. 50' saltwater swimming pool. Sound system & flat screens throughout. Cook's kitchen w/Viking appliances.

MLS#17-238370
 Geoffrey Lands 310-339-5757
 BHHS BH

BBQ, Built in Speakers, WiFi, Flatscreen

03 Sunset Strip - Hollywood Hills West *Single Family*

8661 HILLSIDE AVE	Open	11-2	NEW
\$4,495,000	3+4	ARCHITECTURAL	



IMMACULATE ARCHITECTURAL SUNSET STRIP STUNNER

Featuring the most high-end finishes, enter this 4800 SqFt masterpiece through a striking formal entry complete with a 3-story waterfall. Disappearing walls of glass open to reveal sweeping views of the city which tie together an incredible indoor-outdoor living experience. Boasting the finest modern amenities & technology, each level integrates living with entertaining. Massive rooftop deck feat. pool, tub, bathroom, & endless city views. Theater, elevator, chef's kitchen, wine storage, & more.

MLS#17-247708
 Josh & Matthew Altman 310.819.3250
 DOUGLAS ELLIMAN

www.TheAltmanBrothers.com

8625 WONDERLAND AVE	Open	11-2	NEW
\$3,749,000	6+6	TUDOR	




Exquisitely redesigned 1931 Tudor in an enchanting and private setting in Laurel Canyon. This stunning blend of period details and modern luxury living features intimate and dramatic spaces designed with impeccable taste.

MLS#17-244214
 Sacha Radford 310-617-4464
 THE AGENCY

BBQ Dshwshr Dryer Grbg Dis Hoodfan other

2425 SOLAR DR	Open	11-2	NEW
\$2,749,000	3+3	MODERN	



MODERN GETAWAY WITH SPECTACULAR VIEWS

For more information please go to www.2425Solar.com

A.LASCANO B.FARRUGIA 424.253.5489
HILTON & HYLAND

www.2425Solar.com

7772 WILLOW GLEN RD	Open	11-2	NEW
\$2,495,000	4+4	TRADITIONAL	




GATED HALF ACRE HAMPTONS-STYLE VIEW ESTATE!

Private Promontory Lot Nestled Under Sycamore Trees of Famed Laurel Canyon w 180° Views Of Hollywood Hills. Park-like Grounds Greet You Through The Gardens To The Entry Of This East Coast Inspired Colonial. Soaring White Beams In The Grand Living Rm w Rich Dark Hardwds. Farmhouse Kit w Lux Appliances, Island & Patio. Family Rm w White Brick Fireplace & Bar. Outdr Entertaining Areas Inc. Lounge Area, Alfresco Dining, Fountain & Daybed Gazebo. Master Ste w 2 Walk-Ins, Carerra Bath & Clawfoot Tub.

MLS#17-247574
 Jason Reitz 323-656-1800
 ROCK REALTY GROUP

www.7772WillowGlen.com

7720 FIRENZE AVE	Open	11-2	NEW
\$2,375,000	4+4	1sty-POST & BEAM	



BEAUTIFUL POST AND BEAM

This stunning Post and Beam is located on a secluded street off Woodrow Wilson Dr. The home has been completely updated from top to bottom from the gourmet kitchen to expansive dining room that opens to the back patio and pool that has views of the canyon below.

Aaron Kirman 424-249-7162
JOHN AARO GROUP

Built-Ins, Cable, Dishwasher

1316 SUNSET PLAZA DR	Lunch	11-2	NEW
\$2,295,000	2+2	TRADITIONAL	



SUNSET PLAZA GEM

Stunning traditional estate positioned in Hollywood Hills & just steps away from the prestigious sunset strip. Needs some updates but great living space. 2 bedroom, 2 bath with approx. 2,408 sqft. This home perfectly exhibits the balance of private tranquil living and entertaining opportunity. With a wrap around patio the visionary possibilities are unlimited. Sunset strip chic, there are a pleather of shops & restaurants within walking distance.

Rick & Lynn 424.274.2533
KW SILICON BEACH

WWW.1316SUNSETPLAZA.COM

2127 WHITLEY AVE	Open	11-2	NEW
\$1,895,000	3+3.5	SPANISH	




BEAUTIFULLY REMODELED AND RESTORED SPANISH HOME IN HISTORIC

Beautifully remodeled and restored Spanish home in Historic Whitley Heights. Currently being used as a single family residence but zoned as a duplex. Upstairs is two bedrooms and two-and-a-half baths, light bright and open with a very high-end kitchen and bath remodel. Downstairs is one bedroom, plus office. Live in the top, rent out the bottom, rent the entire property out, or use the entire place as a single family residence. There are so many options with this special property.

Jackie Smith 213-494-7736
THE AGENCY

1916 SUNSET PLAZA DR	Open	11-2	NEW
\$1,799,000	2+2	1sty-TEAR-DOWN	



DEVELOPMENT OPPORTUNITY! RTI PENDING UPPER SUNSET PLAZA

RTI pending upper Sunset Plaza development opportunity with uninterrupted views from DTLA to the ocean. Plans by Award Winning TreLease Architecture to build ~4,400 sq ft of internal space.

JuliaDeLorme & BlairChang 3107291649
SOTHEBYS & THE AGENCY

<http://www.1916sunsetplaza.com/>



TUESDAY

8604 LOOKOUT MOUNTAIN AVE Open 11-2		NEW
\$1,350,000	3+2 1sty-RANCH	
LOVERS RETREAT		
<p>Jim Morrison said it best "Welcome to Love street", also known as "Lookout Mountain" The heart and soul of music, art & dance; the place where eclectic people create together. Here's your chance to own this California seamless indoor/outdoor mid-century 3 bed ranch with your own private back yard, pool & parking for 4 vehicles. Steps away from the renowned Wonderland elementary school, one of LA's best kept secrets: Pace restaurant and the colorful Canyon Country store.</p>		
Branden & Rayni Williams 310.691.5935 HILTON & HYLAND		Williams&Williams

9010 HOPEN PL Open 11-2		rev
\$13,500,000	3+4.5 MID-CENTURY	
MAGNIFICENT BIRD STREETS ESTATE		
<p>Located in the sought after Bird Streets, this custom home is a modern homage to the Case Study Houses, which redefined mid-century architecture. The expansive living space features walls of glass opening to the outdoor entertainment area with dramatic fire pits and an infinity pool with a cascading wall of water. A premiere-worthy screening room with windows looking directly into the swimming pool provide an entertainment paradise.</p>		
MLS#17-243348 Greg Holcomb 3105003925 PARTNERS TRUST		

2808 OAK POINT DR Refresh. 11-2		NEW
\$899,000	2+1.5 3sty-MID-CENTURY	
BEAUTIFUL MID-CENTURY IN THE HOLLYWOOD HILLS		
<p>Turnkey 2BR/1.5BA features an open floor plan w/ high ceilings, cherry hardwood floors, built-in bookshelves & dramatic step-down living room w/ arched entry. Dining area features large picture window & half-bath w/ mosaic tile floors. Bright, sunny kitchen opens to outdoor patio and lush, terraced gardens. Second level boasts two sun-drenched bedrooms w/ canyon views, ample closet space, and large bath w/ double vanity. Attached garage w/ laundry area and plenty of storage. WWW.2808OAKPOINT.COM</p>		
The Kostrey Collection 310-621-4341 NOURMAND & ASSOC.		Fridge, Dishwasher, Range

1317 CORDELL PL Open 11-2		rev
\$4,569,000	3+3 1sty-TRADITIONAL	
SOPHISTICATED LOWER DOHENY TRADITIONAL!		
<p>Capture the glamour & style of Old Hollywood w/ all the conveniences & technology of modern living. Located on quiet cul-de-sac, fully renovated, extraordinary design & attention to detail-perfect for indoor/outdoor entertaining. Dramatic LR w/ beamed ceiling overlooks stunning pool/spa, city views, & opens to patio w/ FP. State-of-the-art kitchen, FDR & separate wood-paneled media room/office. Charming & rustic writer's cottage w/ city views & patio.</p>		
MLS#17-221366 James Hancock 310-777-6351 COLDWELL BANKER RESI		Bring or Send Clients!

2015 OUTPOST DR Open 11-2		red
\$3,595,000	4+5 FRENCH NORMANDY	
OUTPOST COMPOUND WITH NEW PRICE!		
<p>Impressive French Normandy compound walled and gated in the heart of the Outpost Estates. High walls and lush landscaping create an extremely private prk-like setting with beautiful gardens. A dramatic entry. leads to an expansive stp-dn living rm. Major grounds. Impressive Formal dining Rm. Professional chef's gourmet kitchen with marble counter-tops. Major mstr ste with luxurious bath. Incredible theater/family rm and wine cellar. Full outdoor kitchen. 60 ft long private pool.</p>		
MLS#17-241318 Neal Baddin 323-793-7405 COLDWELL BANKER RESI		BBQ,Blt-Ins,Dshwshr,Frzr,Grbg Disp,Other

1461 RISING GLEN RD Open 11-2		rev
\$2,850,000	4+3 OTHER	
4BR/3BA WITH VIEWS 1/2 MILE FROM SUNSET STRIP!		
<p>Secluded retreat with city views in a highly coveted Hollywood Hills location between Sunset Plaza and the Bird Streets! Features open concept, single-level floorplan with seamless indoor/outdoor transition. Kitchen has high end stainless steel appliances, oversized range, double sinks and double dishwashers. The master bedroom flows to a tranquil backyard with stunning city views. Minutes from some of the most desirable restaurants, shopping, hotels, nightlife and entertainment in Los Angeles.</p>		
MLS#17-235200 Brooke Elliott 310-463-2944 PARTNERS TRUST		Dshwshr,Frzr,Rng/Ovn,Fridg

8416 GRAND VIEW DR Refresh. 11-2		red
\$3,495,000	4+4 POST & BEAM	
REMODELED POST & BEAM WITH EXTRAORDINARY PROMONTORY VIEWS!		
<p>A rare opportunity! 4 Br + 3.5 Ba Post & Beam renovation with a 300 degree view of the entire LA basin featuring soaring wood ceilings, large living room with stone fireplace, gourmet kitchen with top-of-line appliances, two master suites with huge walk-in closets, three fireplaces and wrap-around decks. The over half acre lot includes a patio with fire pit, bar and 12-person spa tub, as well as a flat grassy area. Gated driveway and parking for 8 cars. Don't miss this sensational property!</p>		
MLS#17-242216 Lisa Pierce 310-922-9784 GIBSON INTERNATIONAL		12-person Spa Tub, Outdoor Bar, Fire Pit

1916 MOUNT OLYMPUS DR Refresh. 11-2		rev
\$2,399,000	4+3 CONTEMP MED	
LAUREL CANYON HIDEAWAY		
<p>The perfect, modern retreat in Laurel Canyon's popular Kirkwood Bowl just minutes away from the Sunset Strip and Ventura Blvd. Surrounded by mature trees with canyon views, the 2 story home was built in 1962 and features a live-work space of 1,435 sq. ft. of living space with 2 beds, 2 baths, a large open kitchen-dining-living room experience with great natural light and good outdoor space for entertaining. Two car off street parking. A very peaceful home in the heart of legendary Laurel Canyon.</p>		
MLS#17-244616 Todd Scott Cloutier 310-709-9588 RODEO REALTY INC.		Cing Fan,Dshwshr,Dryer,Grbg Disp,Hood

6996 LA PRESA DR Open 11-2		red
\$1,795,000	3+3 CONTEMPORARY	
LAUREL CANYON HIDEAWAY		
<p>The perfect, modern retreat in Laurel Canyon's popular Kirkwood Bowl just minutes away from the Sunset Strip and Ventura Blvd. Surrounded by mature trees with canyon views, the 2 story home was built in 1962 and features a live-work space of 1,435 sq. ft. of living space with 2 beds, 2 baths, a large open kitchen-dining-living room experience with great natural light and good outdoor space for entertaining. Two car off street parking. A very peaceful home in the heart of legendary Laurel Canyon.</p>		
MLS#17-221668 Aaron Kirman 424-249-7162 JOHN AAROE GROUP		Blt-Ins

8529 RIDPATH DR Refresh. 11-2		rev
\$1,115,000	2+2 2sty-MID-CENTURY	
LAUREL CANYON HIDEAWAY		
<p>The perfect, modern retreat in Laurel Canyon's popular Kirkwood Bowl just minutes away from the Sunset Strip and Ventura Blvd. Surrounded by mature trees with canyon views, the 2 story home was built in 1962 and features a live-work space of 1,435 sq. ft. of living space with 2 beds, 2 baths, a large open kitchen-dining-living room experience with great natural light and good outdoor space for entertaining. Two car off street parking. A very peaceful home in the heart of legendary Laurel Canyon.</p>		
MLS#17-231884 Brian Ades 310-503-8080 SOTHEBY'S - SUNSET		Range/Oven/Fridge/Dishwasher

TUESDAY

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

1145 HORN AVE #E	Open	11-2	NEW
\$1,295,000	2+3	3sty-ARCHITECTURAL	




GORGEOUS ARCHITECTURAL TOWNHOME JUST STEPS FROM SUNSET

Striking tri-level architectural townhome in the heart of the Sunset Strip. This reimagined one-of-a-kind unit features an open floor plan on the first floor with a spacious living and dining room that seamlessly connects to a high-end Poliform kitchen. Ideal indoor/outdoor flow with easy access to a private, gated, 600+sf terrace with lush landscaping - the only unit in complex with such exclusive use space. End unit with glass doors & windows on 3 sides.

MLS#17-247678
Robert Kallick 323-775-6305
SOTHEBY'S LOS FELIZ

Amazing location and views

7135 HOLLYWOOD #405	Open	11-2	rev
\$699,000	1+2	MODERN	



"BRAND NEW CONSTRUCTION!"

NEW CONSTRUCTION "HOLLYWOOD VERSAILLES TOWERS" AN EXCLUSIVE, FULL SERVICE, LUXURY HIGH-RISE BUILDING. VALET. 24 HOUR SECURITY. RECENTLY RENNOVATED LOBBY HAS 24 HOUR SECURITY AND FRONT DESK CONCIERGE. THIS UNIT IS "BRAND NEW" WITH MAPLE HARDWOOD FLOORS, CUSTOM WINDOW COVERINGS, CUSTOM CABINETRY, QUARTZ COUNTERTOP, RECESSED LIGHTING. THE FINEST CRAFTSMANSHIP AND MOST DURABLE PRODUCTS USED. POOL, GYM, CLOSE TO SHOPPING AND RESTAURANTS IN THE HEART OF HOLLYWOOD. DEN CAN BE USED AS OFFICE.

MLS#17-245130
Katharyn Bracci
PLG ESTATES

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

03 Sunset Strip - Hollywood Hills West *Lease*

1518 COURTNEY AVE	Refresh.	11-2	NEW
\$12,000	3+2.5	2sty-COUNTRY ENGLISH	



ENCHANTING COUNTRY ENGLISH GEM

1920's Classic Country English oasis for indoor/outdoor living. Custom details, large living with built-ins & fireplace, formal dining, dark hardwood floors, Chef's kitchen with Carrera marble, center isle & stainless steel appliances. Cozy den with fireplace. French doors open to a large porch overlooking lush garden with fruit trees and saltwater pool. Master suite with high wood beamed ceilings, gorgeous master bath. Welcoming and airy. Entertainer's dream. Could be rented fully furnished.

MLS#17-232676
Aron Kirman 424-249-7162
JOHN AAROE GROUP

Dshwshr,Dryer,Frzr,Hood Fan,Intrcm,Other

Sewit Eshetu 3109623069
RODEO REALTY BRENTWD

Build-in

04 Bel Air - Holmby Hills *Single Family*

227 COPA DE ORO RD	Open	11-2	592B7	NEW
\$19,995,000	6+9			




WHISPERING PINES MANOR

Please visit www.227CopaDeOro.com for more information. The crown jewel of coveted Copa de Oro.

MLS#17-246874
Drew Fenton 310.858.5474
HILTON & HYLAND

DrewFenton.com

457 CUESTA WAY	Open	11-2	NEW
\$17,995,000	6+7	3sty-CONTEMPORARY	




AMAZING PRIME A+ EAST GATE BEL AIR. CITY VIEWS + 1.3 ACRES!

Amazing prime A+ Bel Air location, by the East Gate entrance and 400 Block of Bel Air Road. Located in a neighborhood of \$100M homes, property offers tremendous potential for development or remodel to create your own magnificent estate. Current modern home built in 1990 w/ 6BR + 7BA. Set on a huge 1.3 acre lot, down a long private driveway with sweeping views from Downtown to Century City. A seldom offered, trophy estate opportunity in old Bel Air's most prestigious Lower East-Gate enclave.

G.Moesser / N.Davidson 3107709014
SOTHEBY'S & RODEO

+++ Location w/ 400 Blk Bel Air Rd Front

1714 STONE CANYON RD	Open	11-2	NEW
\$16,500,000	8+12	NEO	




PRIME BEL-AIR NEO CLASSICAL COMPOUND SITED ON OVER 4 ACRES

On a prime Bel-Air lot of over 4 acres, this classically inspired estate features a grand entrance foyer with 30ft ceilings, elevator, versatile home theater room and a detached 2 bedroom, two story guest house. Exquisite and tasteful finishes throughout include detail crown molding, imported marble, fine hardwood floors, Corinthian columns, and rare stones in the bathrooms and counter tops.

Aaron Kirman 424-249-7162
JOHN AARO GROUP

Alarm System, Built-Ins, Dishwasher

10824 CHALON RD	Open	11-2	NEW
\$12,950,000	6+6	MEDITERRANEAN	



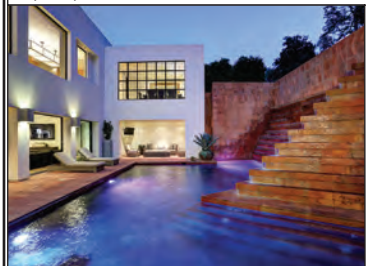
MEDITERRANEAN ON BEL-AIR COUNTRY CLUB

This gorgeous 1930's Mediterranean style home sits on over 30,000 square feet of beautifully manicured grounds, overlooking the Bel-Air Country Club. When you walk outside it is as if you're at a private resort. Fall in love with the amenities including 3 waterfalls, private gardens, a sparkling pool, romantic spa, outdoor meditation/ message area & more. Located directly on the esteemed Bel Air golf course, this serene escape is truly magnificent.

MLS#17-232676
Aron Kirman 424-249-7162
JOHN AAROE GROUP

Dshwshr,Dryer,Frzr,Hood Fan,Intrcm,Other

1150 BROOKLAWN DR	Open	11-2	NEW
\$7,950,000	4+6	2sty-MODERN	



ULTRA SLEEK MODERN IN HOLMBY HILLS

Ground-up remodel by award-winning architect designer, Tim Campbell. Expansive use of glass & sliding doors opening up on to famed Luis Barragan pool & fountain. Large Media/Game room with sunken bar, main level bedroom suite, powder room and large entertaining areas that allow for the perfect indoor, outdoor experience. Upstairs features a loft-like open kitchen/great room. Formal Dining room. Sexy master suite. There are two additional bedroom suites. Beautiful living.

Steve Frankel 3102813981
COLDWELL BANKER

www.stevefrankel.com

2586 CASIANO RD	Open	11-2	NEW
\$3,995,000	6+6.5	2sty-MEDITERRANEAN	



MEDITERRANEAN IN UPPER CASIANO WITH VIEWS!

Located at the end of a cul-de-sac sits this beautiful Mediterranean upper Casiano home. Grand living room with high ceilings and fireplace, formal dining room and large den. Gourmet kitchen with center island, granite countertops and high end appliances. Sumptuous master suite with sitting area, his and hers closets and bathrooms. The large private back yard has a pool, spa and grassy area. Unobstructed views!


MLS#17-248310
Josh Flagg 310.720.3524
RODEO REALTY - BEVER

Range, Refrigerator, Fireplace



TUESDAY

11316 CHALON RD	Open	11-2	NEW
\$2,180,000	4+5	MID-CENTURY	




**UPPER BEL AIR OPPORTUNITY
STUNNING CANYON VIEWS**

Welcome To Bel Air on the prestigious Chalon Road where nostalgia resonates in this Mid-Century style single story home as you lounge on your spacious 4 bedrooms 4.5 baths with patio overlooking breathtaking and serene Canyon views. A Gourmet Kitchen with DCS Stove and built in BBQ, Sub Zero refrigerator, and provides multiple culinary options. Use your imagination to restore this classic home or build your own two-story to suit on this beautiful view lot. *rendering pictured

Frieda Hassid 310.600.0145
GIBSON INTERNATIONAL

1116 LINDA FLORA DR	Open	11-2	rev
\$6,995,000	5+6	MODERN	



MLS#17-245578

Di Prizito | Rey 310-266-2777
COLDWELL BANKER

1116LindaFlora.com

Sexy and Sophisticated w/ unobstructed breathtaking panorama views. Remodeled to the studs featuring, grand entry w/ explosive 20' + ceilings with a seamless open concept floor plan, state-of-the-art Fleetwood windows and pocket sliding doors. Materials of stone, glass, and wood are combined to create a stunning impact. Approx. 5,290sf w/ fireplaces in living room and master suite, spacious eat-in kitchen, dining area, gym, study, bar, game area, pool and spa on rare flat pad with epic views.

1110 N BEVERLY GLEN BLV	Open	11-2	NEW
\$1,595,000	4+4	3sty-TRADITIONAL	



BEL AIR - WARNER ELEM - 3,600+ SQ. FT.

Lower Bel Air 1 mile north of Sunset in Beverly Glen Canyon. 3-story home boasting 4 beds and 4 baths. Built in 1992 with over 3,600 sq. ft. of living space. Hardwood floors, recessed lighting, formal dining room, family room and a chef's kitchen. Master suite has fireplace, sitting area, walk-in closet and en-suite bathroom. The rear, outdoor yard provides a great backdrop for play and entertaining. The 2-car garage has direct entry into the home. Tremendous value with Warner Elementary.

Steven Foonberg (310) 474-1013
WESTSIDE REALTY GRP

www.StevenFoonberg.com

15450 MILLDALE DR	Open	12-2	rev
\$3,795,000	4+5	CONTEMPORARY	




15450 MILLDALE DR

Lovely mid Century, approximately 4000 square feet on 24,000 + square foot lot usable, in upper Roscomare close to Roscomare Elementary and some of the best private schools. Updated with open floor plan and walls of glass looking out to a massive grassy yard and pool. Gated and private in lush setting this 4 bedroom 5bath (office could be 5th bedroom) has a great floor plan. Large open great room- huge family room/ screening room- tons of skylights and fabulous chef's kitchen.

Valerie Fitzgerald 310-285-7515
COLDWELL BANKER RESI

Blt-Ins

901 STONE CANYON RD	Open	11-2	red
\$10,900,000	6+5	SPANISH	



MAJESTIC 1.2 + ACRES IN LOWER BEL AIR

A once-in-a-lifetime magical & storied property becomes available for the first time in over 80 years. Located a block away from the famed Hotel Bel-Air, there lies the romantic park-like grounds on over 1.2 acres in Prime Lower Bel-Air. Former celebrity owned estate by legendary Actress Lupita Tovar and Hollywood Agent/Producer Paul Kohner, this property was host to a multitude of Hollywood events. Owner-user or investor-developer upside opportunity.

MLS#17-231468
Joyce Rey/Timothy D. 310-285-7529
COLDWELL BANKER

04 Bel Air - Holmby Hills Lease

11813 GWYNNE LN	Open	11-2	rev
\$9,750	4+4	3sty-CONTEMP MED	



ENJOY THE BEST OF BEL AIR CREST! !

Imagine living in this wonderful home in Bel Air Crest! 4/3.5, 3 levels with elevator, updated kitchen, new wood floors. Den, finished basement, home theatre system. Three car garage with lots of storage and direct access to house. 24 hr. guard gate, community pool, gym, club house, children's playground, tennis & basketball courts. You will love living here!

MLS#17-222110
Carole Schiffer 310-442-1384
COLDWELL BANKER BW

Blt-Ins,Cent Vac,Dshwshr,Elvtr,Frzr,Etc

1324 STRADELLA RD	Refresh.	11-2	red
\$2,295,000	2495000	3+3	



AMAZING OPPORTUNITY

Incredible 180 degree views, which can be taken in from every room in the house as well as the floor-to-ceiling window at the stair landing. Open living-bar-dining space, a kitchen with breakfast bar and den. Upstairs includes a master suite, 2 other bedrooms and a bathroom and laundry room. Lovely outdoor patio and yard, and wrap-around deck accented with beautiful planters. Award-winning Roscomare School. Neighbor 1298 Stradella and the adjacent lot at 14-acre is also for sale at \$7.9 mil

MLS#17-230072
Mitra Berman 310-387-6199
NELSON SHELTON REAL

www.1324Stradellard.com

05 Westwood - Century City Single Family

10541 WYTON DR	Lunch	11-2	NEW
\$2,929,000	4+3	2sty-TRADITIONAL	



MAGNIFICENTLY SITED LITTLE HOLMBY TRADITIONAL WITH VIEWS

Magnificently sited in Little Holmby, a stone's throw from UCLA & Warner Ave School, beloved Traditional blends function, form & charm. Large open kitchen/family room & living room open out to two patios, a large, flat lawn & terraced landscaping w/ fruit trees. Views of the Westside from upstairs & down. Its flowing floorplan perfect for those who love to entertain. Master suite + two bedrooms up. One bedroom suite down. Ample closet space, generous rm sizes and extra storage. Large bonus rm.

MLS#17-231142
Larry Young 310.777.2879
BERKSHIRE HATHAWAY

www.10541Wyton.com

1993 STRADELLA RD	Open	11-2	red
\$1,995,000	4+5	CONTEMPORARY	



WARM AND GRACIOUS CONTEMPORARY HOME

Just Reduced! Bold Modern entryway. Glamorous Living room with soaring ceilings, fireplace and hardwood floors. French doors flank the living room and open onto enormous patio with magnificent panoramic canyon views. There is a romantic interior courtyard with conversational fire pit, all designed for large-scale entertaining. Remodeled chef's kitchen with Carrara marble island and dining area. Beautiful living in Bel Air!

MLS#17-231142
Steve Frankel 310-281-3981
COLDWELL BANKER RESI

www.stevfrankel.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

TUESDAY

149 GREENFIELD AVE		Lunch	11-2	NEW
\$1,895,000	3+2	MID-CENTURY		



MID-CENTURY ON ONE OF WESTWOOD HILLS' MOST FAVORED AVENUES

Light & bright, open Mid-Century seamlessly blends the in & out of doors. Sensible floorplan. Public rms & master open to the backyd patio spaces & pool. Great rm punctuated by the orig. fireplace & casual dining/media area w/ beamed ceiling flowing into a galley kitchen w/ breakfast area. Opposite is the living area. Sizable master featuring two large walk-ins. Direct access from a large two-car garage w/ laundry area. Close to UCLA, Westwood & Brentwood Vlg, & Century City, Warner Ave School.

Larry Young 310.777.2879
BERKSHIRE HATHAWAY

www.149Greenfield.com

10450 WILSHIRE BLV, UNIT 6E		Open	11-2	NEW
\$988,000	2+2.5	TRADITIONAL		




THE CHURCHILL 6E

Extremely spacious, light-filled corner unit at The Churchill, a classic mid-century tower on the Wilshire Corridor. An elegant, gracious formal entry opens to a sprawling open floorplan with enormous living/dining/den areas and northerly views through the floor-to-ceiling glass windows. Originally designed as a 3 bedroom condo, one bedroom has been converted to an extra-large den/media room, which can be easily changed back to a 3rd bedroom. Additional features include an oversized master...

T. Rustad P. Maurice 310-623-8825
RODEO REALTY - BH

Churchill6E.com

200 S THURSTON AVE		Lunch	11-2	NEW
\$1,495,000	2+2	SPANISH		



WELL-MAINTAINED WESTWOOD HILLS SPANISH

Well-maintained sunny vintage Spanish in highly-desirable Westwood Hills on a corner lot. Two bedroom, two bath with a bonus room & bath attached to the two-car garage. Living room with fireplace. Formal dining room. Kitchen with breakfast area. Wood floors. Fresh new landscaping with grassy yard. Pretty back patio space, perfect for al fresco entertaining & lounging. Warner Ave School. Close to UCLA, Westwood & Brentwood Vlg. Views of the Getty Museum.

Larry Young 310.777.2879
BERKSHIRE HATHAWAY

www.200Thurston.com

10535 WILSHIRE #1810		Open	11-2	NEW
\$799,000	2+2	18sty-CONTEMPORARY		



SWEEPING VIEWS OF WESTWOOD

Sweeping vus from 18th-floor North-facing 2-bd, 2-ba condo. Frml entry opens to kitchen, dining area, LR w/high ceilings, electric FP & a lg balc. Unit has 2 full ba, central H&AC, & W/D. The 2nd bd has built-in shelves & cabinets. The mstr bd has a lg walk-in closet, 2nd lg closet, a pvt ba, & built-in cabinets and shelves. Complex features 24-hr sec, lg pool, spa, 3 tennis courts, sauna, gym, rec rm, BBQ area, outdoor garden patio, gated grg w/ 2 spaces, guest parking, & low HOA dues.

MLS#17-244536
Murray Weisberg 310-481-6260
SOTHEBY'S INTERNATIO

AC,Washer/Dryer,Grbg Disp,Rng/Ovn,Other

2218 MALCOLM AVE		Open	11-2	NEW
\$1,399,000	3+2	SPANISH		



ROMANTIC SPANISH FILLED WITH NATURAL LIGHT AND CHARACTER

Enter covered front gated porch to formal entry and living room with barrel ceilings, fireplace and large picture window. Spacious formal dining room w/ dramatic picture window opens to sunny breakfast room with built-ins & kitchen w/ separate laundry room including side yard access. Master suite w/ large closet, bonus space (great for home office) & backyard access. Attached 3/4 master bathroom w/ white tiled finishes. Beautiful privately landscaped backyard & gated driveway.

MLS#17-246430
Chad Lund 424-202-3295
TELES PROPERTIES

www.2218malcolmavenue.com

1200 CLUB VIEW DR #301		Open	11-2	rev
\$3,540,000	2+3	CONTEMPORARY		



BEVERLY WEST RESIDENCES

Beverly West is an ultra-luxe private, 22-story boutique high-rise overlooking the Los Angeles Country Club with 35 breathtaking, light-filled residences. 360° Views stretch east from Beverly Hills to Hollywood and Downtown, south to Century City and west to the Pacific. Beverly West is the ultimate in Southern California luxury living with amenities ranging from a 24-hour doorman and concierge service, security team, and valet, to a saltwater pool and Pilates studio.

MLS#17-219178
Jeff Hyland Bill Simpson 310.994.0455
HILTON & HYLAND

BeverlyWestResidences.com

05 Westwood - Century City Condo / Co-op

10380 WILSHIRE BLV, UNIT 1902		Open	11-2	NEW
\$4,295,000	3+3.5	CONTEMPORARY		



EXQUISITE 3+3.5 CONDOMINIUM IN LA TOUR

Exceptional designer-done apx. 3,190 sq.ft., 3 bdrm & 3.5 bath in the prestigious full-service building La Tour. Located on the 19th floor w/breathtaking North-facing city & mountain views. Completely redone w/the highest level of taste, quality, & materials. Fabulous open floor plan w/ high ceilings & floor-to-ceiling windows throughout. Private formal foyer leading to the expansive great room combining the living room, family room, dining room, incredible chef's kitchen, & spacious terrace.

Jade Mills 310-285-7508
COLDWELL BANKER

Elevator, Range/Oven, Refrigerator

10128 EMPYREAN WAY #204		Open	12-2	632F4	rev
\$2,099,000	2+3	FRENCH			




HUGE REDUCTION ! GREAT OPPORTUNITY TO CREATE YOUR OWN LUXURY

FABULOUS FIXER at Le Parc Century City's Premiere Condo. Excellent Unit Location in Building #1, quiet scenic views of landscaped grounds. LRG Spacious floor plan. 2 en-suite bedrooms, 2.5 baths. Formal Living Room w/FP. LRG Den with custom woodwork. Formal Dining Room. Eat in Kitchen with granite counter tops. LRG Master and Bath with TWO WALK IN CLOSETS. NO COMMON WALLS. 2 Balconies. High Ceilings, Formal Entry, TWO side by side gated parking spaces closest to elevator, guest parking.

MLS#16-180686
John A Lucy 310-415-7691
KW HOLLYWOOD HILLS

Grbg Disp,Rng/Ovn,Fridg

10445 WILSHIRE BLV, UNIT 1802		Lunch	11-2	NEW
\$1,199,000	2+2	CONTEMPORARY		



SEE FULL PAGE AD ON 17. COME BY FOR LUNCH & ENJOY THE VIEWS!

Spacious (1922SF) 2bedr 2ba corner unit w/2 lg balconies in the full service Grand w/amazing panoramic views. Condo features a lg living rm w/hardwood floors, fp, balcony w/ downtown city views, open granite kitchen w/breakfast bar & stainless steel appliances, bar area, laundry rm, split bedroom format, mstr w/seating area & balcony w/ unobstructed views of the North, large walk in closets, marble master bath w/double sinks, stall shower, tub & loads of storage, 2nd bedroom w/views & a lg closet.

Jonathan Sands 310.704.6612
COLDWELL BANKER BH N

www.10445wilshire1802.com

10128 EMPYREAN WAY #103		Open	12-2	rev
\$1,850,000	2+3	FRENCH		



ELEGANT LE PARC CONDO


Wonderful remodeled 2bed/2.5 bath Le Parc condo. Highly desired first floor inside location with Huge patio for entertaining and fountain views! Formal entry leads to open floor plan with large living/dining room, high ceilings, moldings, remodeled kitchen and baths. Lovely master suite with 2 walk in closets opens to patio. 2nd bdrm suite can be office/den. Kitchen w/top appliances & breakfast area opens to 2nd patio. 24 hour Guard gated, security, pool, spa, gym, tennis courts. Great location

MLS#17-241942
Lori Hashman Berris 310-880-3061
SOTHEBY'S INT REALTY

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

TUESDAY

10660 WILSHIRE BLVD #609	Open	12-2	rev
\$1,495,000	3+4	1sty-CONTEMPORARY	



BRAND NEW LISTING!

3 + 3.5 rear facing corner unit - 2,426 sqft. Remodeled condo boasts great open concept floor plan + big views! Huge living room, beautiful wall of built-ins, large balcony +city light views. Sleek newer kitchen with custom wood & glass front cabinets & stainless-steel appliances. Roomy master suite, huge walk-in closet, separate vanity area, views of Century City! Full service Wilshire Manning. Amenities include a resort style pool & spa, fitness center & social room. 24 hour security & valet.

MLS#17-240804
Mark & Lynn Mirisch Rogo 310-777-6213
CB BHN

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

706 S WESTGATE AVE	Open	11-2	NEW
\$2,425,000	2+3	2sty-ARCHITECTURAL	



PRIME VILLAGE-CHIC ARCHITECTURAL-- SEPARATE STUDIO-PVT YD/SPA

Designed by the award winning firms of Chu + Gooding and Artecho, this bright, open home features 2-3bedrms/3bas, 2 story Great Rm w/fpl, gallery hall & a "floating staircase". Soaring ceilings throughout offer the ultimate space for any art collector. An uber chic kitchen shines w/Viking appls, designer cabinetry opening to a private yd complete w/ spa and fire pit. The 2nd level has a loft library & Master w/ 2 bas/lg walk in closet. A separate studio offers the perfect retreat from the main house.

Bill Coveny 310-994-2344
BERKSHIRE HATHAWAY

www.706southwestgate.com

06 Brentwood Single Family

11808 KEARSARGE ST	Open	11-2	NEW
\$5,100,000	4+5	ARCHITECTURAL	



MID-CENTURY MODERN::HARALAMB GEORGESCU & KURT KRUEGER

A gated, ficus-lined drive leads to a pristine white stucco and glass compound overlooking a forested arroyo. Originally designed by Haralamb Georgescu, the current house has been totally renovated by architect Kurt Krueger. 4 bed/ 5 bath. 2-story living room overlooked by a den and office. Enjoy yard-sized deck w/ pool, spa and covered lounge. Standing apart from the main house, a new glass pavilion with bathroom and cooking facility serves as a guest house, work room, gym or office.

MLS#17-244962
Mike Deasy/Sara Clephane 310-909-4648
DEASY PENNER & PARTN

Blt-Ins,Clng Fan,Dshwshr,Dryer

12258 RENFREW RD	Open	11-2	NEW
\$2,250,000	5+3	TRADITIONAL	




DESIRABLE BRENTWOOD CUL-DE-SAC

Filled with character & craftsmanship, this 5+2.5 Traditional is full of possibilities! Features include living room w/ fireplace, built-ins and an exposed beamed cathedral ceiling w/unique touches throughout. Large formal dining rm leads you to the oversized kitchen complete w/island, eating area & indoor BBQ. Downstairs master w/fireplace & loads of natural light. Second floor is comprised of 3 bedrooms & 1 full bath. Located in a prime location. Trust Sale, no court confirmation required.

MLS#17-242870
Nancy Sanborn 310-777-2858
BERKSHIRE HATHAWAY

www.SanbornTeam.com

12616 W SUNSET BLVD	Open	11-2	NEW
\$4,500,000	4+4	MODERN	




BEAUTIFULLY REMODELED CONTEMPORARY JUST OFF THE SUNSET STRIP

4 bd 4 ba 4k+ sqft home feat open flr plan w/ soaring ceilings, hardwood flrs & high-end finishes throughout. Entertainer's dream compound, complete w/ chef's kitchen w/ fine Italian range, large kitchen island, wine cellar, dining area & living rm w/ fireplace. Incredible indoor/outdoor flow w/ pocket sliding doors that lead to your backyard & pool w/ a stunning 2,400 sqft rooftop deck w/ amazing views. An amazing opportunity to own an exceptional property in a great neighborhood.

MLS#17-246170
Josh & Matthew Altman 3108193250
DOUGLAS ELLIMAN

www.TheAltmanBrothers.com

409 S BUNDY DR	Refresh.	11-2	NEW
\$2,050,000	3+2	2sty-TUDOR	



CHARMING ENGLISH TUDOR ON A HUGE 7,088 S.F. LOT!

Charming 1920's English Tudor on a 7,088 s.f., lot (per assessor). First time on Market in 58 years. Downstairs- 3 BEDS, 2 BA, wood paneled den! Upstairs- 2 add. bedrooms, adds additional 1,000 s.f. (buyer to investigate) Private deep lot! Property is a probate sale, court confirmation IS required. Property is being sold "as-is", with no representations or warranties implied or expressed by seller, seller's agent and / or representatives. Buyer to investigate .

MLS#17-244524
Ian Brooks 310-428-6569
BERKSHIRE HATHAWAY

FRST TIME ON MARKET IN 58 YRS/ PROBATE !

162 N CARMELINA AVE	Open	11-2	NEW
\$3,650,000	3+4	SPANISH	



EXTRAORDINARY CHARMING SPANISH HOME!

Located on one of Brentwood's most prestigious streets NORTH of SUNSET. Situated on a 8,900 sq ft beautiful, lushly landscaped private lot, this home exudes warmth & style w/custom architectural detailing & beautiful hardwood floors throughout. Featuring an elegant oversized family room w/fireplace where the GLASS SLIDING doors open up to a spacious backyard featuring an outdoor BBQ, bar area, fireplace, all the while showcasing the sparkling waterfall pool and 4 charming fountains.OPEN SUNDAY!

MLS#17-247602
Svetlana Krol 310-560 5262
NELSON SHELTON REAL

600 MORENO AVE	Open	11-2	red
\$5,495,000	4+4	SPANISH	



HUGE \$700K REDUCTION! CLASSIC SPANISH IN PRIME FLATS OF BW

Classic 1926 2 sty Span on lg 14,625 sq ft (per assr map) broad corner lot w/ 97.5' of frontage on one of Westside's most desirable sts. Available for 1st time in 33 years! Set under the canopy of towering historic redwood tree & surrounded by mature hedging, this rare offering affords grt privacy & the very best BW lifestyle. Situated midway between San Vicente & Montana (surrounded by estate properties), this charming home represents a rare opportunity to remod, expand or build your dream home.

MLS#17-232576
David Offer 310-820-9341
BERKSHIRE HATHAWAY

www.600moreno.com

247 N KENTER AVE	Lunch	11-2	NEW
\$3,549,000	3+4	TRADITIONAL	




JOIN US FOR TACO TUESDAY!

Charming traditional home in the heart of Brentwood that sits on a large lot over 12,500 square feet. Available for first time in over 30 years. This resort like style home is surrounded with mature trees, lush landscaping that is very private with an enormous pool. The Single story house offers three bedrooms and three and a half baths, detached pool house, recording studio and garage. All of the rooms open to the front or back yard with indoor /outdoor living spaces.

MLS#17-244054
Mitra Moradifar 310-383-7253
KELLER WILLIAMS RLTY

3411 MANDEVILLE CANYON RD	Open	11-2	red
\$3,695,000	5+6	ARCHITECTURAL	




REDUCED, MODERN ARCHITECTURAL, LARGE LOT

Tucked away in Mandeville Canyon, rests an urban oasis with modern comforts. Set on nearly one acre of solitude, this 5-bed, 6-bath private architectural gem is a one-of-a-kind offering. Featuring an open floor plan throughout, spacious rooms are connected seamlessly as they lead you through French doors and onto a striking pool veranda with an outdoor kitchen/dining area creating the ultimate space for entertaining.

MLS#17-232760
Mary Ann Musico 323-939-1112
SOTHEBY'S INT REALTY

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

2265 WESTRIDGE RD	Open	11-2	rev
\$2,350,000	3+4	CONTEMPORARY	




BRENTWOOD MODERN WITH OCEAN AND MOUNTAIN VIEWS

Updated Modern with ocean and mtn views. Gated courtyard entry leads to home with an abundance of natural light and wraparound decks. High end custom kitchen with top of the line SS appliances and cabinets & breakfast area to enjoy views. High ceilings & hardwood floors in the living room with fireplace, dining room, and family room. Master suite has a beautiful fireplace and doors open to enjoy the views. Remodeled spa like master bathroom and walk-in closet. Two other bedrooms and two baths.

MLS#17-230180
Mary Beth Woods (310) 463-1599
COLDWELL BANKER RESI

Cbl,Dshwshr,Dryer,Frzr,Grbg Disp,Other

11901 W SUNSET #204	Open	11-2	red
\$1,075,000	2+2	CONTEMPORARY	



STUNNING REMODELED BRENTWOOD CONDO-REDUCED

ELEGANT REMODELED 2 BEDROOM CONDO IN PRIME LOCATION. QUIET SET BACK FROM STREET WITH BEAUTIFUL GARDEN EXPOSURE FROM ALL ROOMS. STUNNING LIVING/DINING ROOM WITH HARDWOOD FLOORS THROUGHOUT. KITCHEN WITH HIGH END STAINLESS STEEL APPLIANCES & BUILT INS, MASTER SUITE W/ REMODELED BATH AND WALK IN CLOSET. PRIVATE 2 CAR GARAGE. COMPLEX BOASTS LUSH GARDENS, POOL, SPA, GYM & GUEST PARKING. CLOSE TO BRENTWOOD VILLAGE & FREEWAY. SHOW COLD!

MLS#17-218742
Lori Hashman Berris 310-880-3061
SOTHEBY'S INT REALTY

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

06 Brentwood *Condo / Co-op*

11847 GORHAM AVE #209	Open	11-2	NEW
\$1,200,000	2+3	1sty-CONTEMP MED	



FRONT UNIT WITH 2 BALCONIES AT "THE WESTGATE"!!!

BRIGHT 2 + 2.5 FRONT, SW EXPOSURE AT "THE WESTGATE" IN THE HEART OF BRENTWOOD. SECOND BED-RM & LIV-ROOM W/ BEAUTIFUL WOOD FLOORS, TWO BALCONIES, FP. MASTER-BEDRM CARPETED W/ LARGE & ORGANIZED WALK-IN CLOSET, NEUTRAL COLORS, MARBLE BATHS. GRANITE KITCHEN W/ BREAKFAST BAR. SXS WASHER-DRYER,BUILT-IN REFRIGERATOR. 2 PARKING SPACES,TANDEM + ASSIGNED STORAGE CAGE. COMPLEX HAS 24-HOUR CONCIERGE, CONF-ROOM, GYM & INDOOR SPA, 30 GUEST PARKING SPACES. WALK TO TRENDY SHOPS & RESTAURANTS ON SAN VICENTE BL.

MLS#17-242960
Afa Kamran 310-415-2688
NELSON SHELTON

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

07 West L.A. *Single Family*

2616 TILDEN AVE.	Open	11-2	632 C7	NEW
\$1,995,000	5+4	2sty-TRADITIONAL		




INCREDIBLE WESTSIDE VALUE WITH OVER 2700 SQUARE FEET!

This warm & welcoming Traditional has the perfect floor plan for enjoying Westside lifestyle. An exceptional great room/kitchen opens to the enormous back yard. Upstairs are 4 bedrooms & 3 baths with a guest bedroom/office downstairs. Elegant master bedroom has vaulted ceilings & opens to a spacious deck with treetop views. Choose between Clover, Overland or Richland Ave. Elementary! Centrally located by the Westside Pavilion & moments to Expo Line.This one will make your heart beat faster!

MLS#17-235220
Carla Winnie 310 344-4740
GIBSON INTERNATIONAL

www.2616Tilden.com

11820 MAYFIELD AVE, UNIT 103	Open	11-2	NEW
\$795,000	2+2		




BRIGHT AND SPACIOUS CONDO IN PRIME BRENTWOOD LOCATION

Bright and updated 2 bed + 2 bath + den in stellar Brentwood location. Gas fireplace in living room. Recessed lighting. Kitchen with granite counters and stainless appliances. Central A/C, in-unit laundry, hardwood floors, two parking spaces, sunny pool.

Geoffrey Borys 310-490-3563
COLDWELL BANKER BHN

Other

11917 TENNESSEE PL	Open	11-2	NEW
\$1,249,000	2+2	1sty-MODERN	



STUNNING NEWLY RENOVATED MODERN HOME TWO BLOCKS TO EXPO LINE

Stunning, newly renovated modern home a few short blocks to the Expo train line station. The beautify landscaped front entry yard with a new wooden patio & front porch leads into the house with vaulted ceilings & LED lighting throughout. Kitchen with top-on-the-line finishes & fixtures & a huge Calcutta marble center island. Step down den with French doors opening to the backyard and patio. Master bathroom with modern fixtures & finishes. Possible zoning change to LAR1.5 for added potential.

Emory Donelson 310-801-4023
RE/MAX ESTATE PRO.

www.JohnEmory.com

07 West L.A. *Condo / Co-op*

1020 GRANVILLE AVE, UNIT 208	Open	11-2	NEW
\$599,000	2+2		



FANTASTIC UNIT IN PRIME BRENTWOOD

Do not miss this great single level, 2BR/2BA unit in prime Brentwood location. Unit features wide open floor plan, formal master bedroom & bath, dining area, updated kitchen (with large center island that opens to living room), large balcony & two covered parking spaces. The floor to ceiling windows & sliders provide wonderful natural light. Enjoy walking to hip San Vicente shops, restaurants & cafes (including Whole Foods, Ralph's, Katsuya, The Tavern, Coffee Bean & more).

Brian Maser 310-795-8010
MASER CONDO SALES

07 West L.A. *Condo / Co-op*

1747 S BARRINGTON AVE #101	Open	11-2	NEW
\$1,399,000	4+3.5	CONTEMP MED	



BEAUTIFUL TOWN HOME

Beautiful town home, close to everything you need. Expo Line, Restaurants, Shopping. 4 bedrooms, 3.5 baths, master has fireplace and large beautiful closet. Gorgeous hardwood floors, crown moldings and recessed lighting. Gourmet kitchen with granite counters, custom imported Italian cabinetry and large eat-in area. High ceilings and sun decks. Large loft with patio and a roof top deck. Laundry room with additional storage space and private garage with direct entry. No common walls!

MLS#17-244272
Karen Parcel 310-230-3766
BERKSHIRE HATHAWAY H

Cbl,Cing Fan,Dshwshr,Frzr

11500 SAN VICENTE BLVD #219	Refresh.	11-2	red
\$1,675,000	2+3	2sty-CONTEMP MED	



REDUCED! BEAUTIFUL AND ELEGANT CONDO IN BRENTWOOD

Beautiful and elegant. Elegance awaits you as you enter into the marble foyer w/circular stair case. Living room with impressive two story soaring ceilings and balcony. Large formal dining. Kitchen has granite counters, top of the line appls, walk-in pantry and breakfast area w/French doors opening to patio. Upstairs Master bedroom suite has two walk-in closets and a one of the prettiest master baths in the building with granite counters, marble floors, spa tub. Freshly Painted and New Look!

MLS#16-188906
Sandy Strick 310-993-0555
COLDWELL BANKER BHN

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

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

1901 BARRY AVE	Open	11-2	NEW
\$1,125,000	3+3	2sty-CAPE COD	



GORGEOUS, SPACIOUS TOWNHOME

You'll feel as if you're home as soon as you enter this gorgeous, spacious townhouse. This corner unit has 3 bedrooms, 3 baths, windows on all sides, high ceilings, skylights, private patio with tree top views. There are lots of closets, a fireplace, sitting room/office, balcony upstairs, only one common wall, direct entry private garage and much more. Near shops, restaurants and transportation.

Kaaren Kurtzman 310-741-4010
JOHN AAROE GROUP

Refrigerator, stove, dishwasher,

1250 S WESTGATE AVE #302	Open	11-2	NEW
\$899,000	3+3	2sty-CONTEMPORARY	



STUNNING 3 BEDROOM + LOFT IN WEST LA!


Amazingly redone 3 bedroom +loft townhouse style penthouse unit with roof top deck in Prime West LA adjacent to Brentwood. Open concept floor plan with 20+ foot ceilings and redone kitchen with stainless steel appliances, quartz counters, new cabinets +more. Also features central heat/air, new hi end laminate flooring, newer bathrooms, laundry in unit, gated/secured building and more! Not to be missed!

MLS#17-247664
WALKER SPANIER GROUP 310-709-6807
KELLER WILLIAMS

Scott Walker & Neil Spanier

08 Cheviot Hills - Rancho Park *Single Family*

3087 MCCONNELL DR	Open	2-5	NEW
\$3,799,000	4+5.5	MEDITERRANEAN	



MEDITERRANEAN RETREAT IN THE HEART OF CHEVIOT HILLS

Country Club Estates. Courtyard entry & dramatic 2-story foyer with sweeping staircase. Living room w/fpl. Paneled study/guest suite. Formal dining room. Gourmet chef's kitchen w/oversized island, 3 dishwashers, 2 Sub Zero frigs, breakfast banquette and great room with glass doors open to the outside entertaining space w/BBQ, TV, grass, pool and spa. Upstairs are a palatial master suite with sitting area, fpl, balcony, dual walk-in closets and 5-star lux bath and 3 additional bedroom suites.

MLS#17-247874
Ben Lee
CB - BHN

10367 CHEVIOT DR	Refresh.	2-4	NEW
\$3,495,000	6+7	SPANISH	



EXQUISITE 2017 REMODELED SPANISH COLONIAL ESTATE - 4,647 SF!

The ultimate modern remodel of classic Spanish architecture and charm. Only the best materials throughout; extensive use of Italian marble & quartz, new large open Koshier Kitchen Design w/ Viking and Sub-Zero appliances- kitchen flows into a massive family room w/ 25' ceilings ; All 6 beds / 7 baths lavishly redone, 3 custom fireplaces, wine room, etc. Seriously upscale, extremely spacious, private, bathed in natural light, coveted school district-the best quiet hills location of Cheviot Hills!!

MLS#17-245926
Holden Forrest 310-734-2116
KW BEVERLY HILLS

Great Value at Only \$752 Price Per SF!

10287 CHEVIOT DR	Refresh.	11-2	NEW
\$1,749,000	3+2	TRADITIONAL	



UNIQUE OFFERING~ A MUST SEE HOME

Situated above the street with a drought tolerant rain garden, this beautifully updated Traditional has large, sun-filled Living and Dining Rooms with gleaming hardwood floors. Gorgeous updated kitchen has granite counters, ctr island, and high end ss appliances. Direct access Garage has permitted Bonus/Maids Room addition. The backyard consists of a large patio and the private garden beyond is fully planted with vegetables and fruit trees and is replete with a top of the line Hen House.

Lori Poret 310 210-5154
COLDWELL BANKER RESI

A/C, tankless water heater, Ring system

09 Beverlywood Vicinity *Single Family*

1525 S DURANGO AVE	Open	11-2	NEW
\$2,249,000	6+4.5	2sty-TRADITIONAL	



SPECTACULAR NEW CONSTRUCTION W/EXCEPTIONAL STYLE AND LUXURY

Spectacular 6BR+4.5BA BVWD Adj. new construction, custom built w/modern style & luxury. Open-concept flr plan featuring elegant living rm opening to formal dining area. State of the art kitchen w/ss appls & expansive family rm leading to outdoor area. Master suite w/balcony, lrg walk-in & spa-like bath. Hrdwd flrs, high-end fixtures, Caesarstone counters & ample storage thruout. Prvt grassy yard, detached 2-car garage, 2-zone HVAC, NEST, security system and so much more. A true trophy property!

MLS#17-246228
Jeremy Ives (310) 858-1902
COMPASS

1525SouthDurangoAvenue.com

1612 S CORNING ST	Open	11-2	NEW
\$1,095,000	3+2	1sty-SPANISH	



GREAT CRESTVIEW NEIGHBORHOOD OPPORTUNITY

Lovely original detailed Spanish home in highly desirable Crestview neighborhood situated on a very quiet block of Corning St. Large living room with coved ceiling and fireplace opens to formal dining room. Galley Kitchen with charming breakfast room. Wide center hall leads to 3 bedrooms and 1.75 bathrooms. Large grassy yard with delicious fruit bearing trees.

MLS#17-248112
Nancy Ross/ Laura Barton 310-500-3983
PT BEVERLY HILLS

Blt-Ins,Dryer,Rng/Ovn,Refrig

10 West Hollywood Vicinity *Single Family*

730 WESTBOURNE DR	Open	11-2	NEW
\$1,799,000	2+1	1sty-SPANISH	



WEST HOLLYWOOD DESIGN DISTRICT OPPORTUNITY! LARGE WDR2 LOT!

Multiple options present themselves with this fantastic opportunity in the heart of the West Hollywood Design District. Hard to find lot of approximately 6809 sq ft, zoned WDR2! Currently a charming 2 bd, 1 ba Spanish home with hardwood floors, coved ceilings, updated kitchen with granite counters, and Cherrywood cabinets and remodeled bath. Exceptional lot and location just off of Melrose High Street, proximate to some of the hottest shops and restaurants.

MLS#17-247674
D Banchik & M Collins 310-777-2866
BHHS CA PROP & CB

Dshwshr,Grbg Disp,Rng/Ovn,Fridg

829 N ORLANDO AVE	Open	11-2	rev
\$5,250,000	4+6	SPANISH	



BE WELL IN OUR WELLNESS STUDIO

Magnificent, best in class new modern luxurious Spanish home. Entertainer's delight on the best street in the West Hollywood area. This is the best of the best from the highly acclaimed Stewart-Gulrajani Design Team. Quality and craftsmanship are abundantly clear. Privately gated and hedged. Warmth and charm with the high ceilings and richly arched walls. Inviting open and spacious gourmet kitchen and family room that overlooks the saltwater pool and spa.

MLS#17-206786
Paul Wylie 323-515-9585
LAMERICA REAL ESTATE

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



Property Website & Virtual Tour

Available for all your Active, Back-up, and Pending listings.

TUESDAY

10 West Hollywood Vicinity *Condo / Co-op*

341 HUNTLEY DR	Open	11-2	NEW
\$1,450,000	2+2	1sty-CALIFORNIA BUNGALOW	




Renovated Classic 2 bedroom California bungalow. Unit is nestled behind a privacy hedge and gates on one of the best streets in West Hollywood West. Unit boasts an open concept living/dining and kitchen, breakfast bar, vaulted ceilings, bonus loft, hardwood floors, spa-like master bath, updated electrical & plumbing, and private yard with parking for two cars. 341Huntley.com

MLS#17-246272
 Brian Mazurkiewicz 310-386-9086
JOHN AAROE GROUP

See Full Page Ad. 341Huntley.com

1155 N LA CIENEGA #805	Open	11-2	NEW
\$879,000	2+2	MODERN	



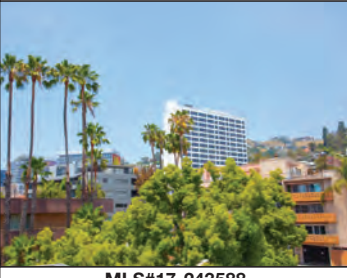
WEST HOLLYWOOD WITH VIEWS!!!!

Stunning Done Corner unit at Westview Towers with Fabulous Southwestern Views. This highly coveted 8th floor view corner unit features 2 bedrooms & 2 full bathrooms & is updated with high quality finishes. The high-end kitchen opens to the living area & has beautiful, sleek white cabinetry, white stone countertops, designer backsplash & stainless steel appliances. Recessed lighting & new wood flooring throughout the unit. Living room opens to private balcony w/dramatic city views.

MLS#17-247908
 David Martinez 310-945-7752
KELLER WILLIAMS BH

Dshwshr,Hood Fan,Micro,Rng/Ovn,Fridg


1260 N KINGS RD #3	Open	11-2	NEW
\$759,000	3+2	TRADITIONAL	



Enjoy panoramic views from the rooftop deck of this three-level West Hollywood townhouse. The home features a light and bright living room, open and spacious with high ceilings and a wood-burning/gas fireplace. Great floorplan with an open, functional kitchen and breakfast bar. 360 degree views from the roof top deck. This West Hollywood Architectural gem features endless opportunities.

MLS#17-243588
 Magnus Hellberg 3105001357
PARTNERS TRUST BH

8530 HOLLOWAY DR #312	Open	11-2	NEW
\$699,000	2+2	CONTEMPORARY	



TOP FLOOR CORNER CONDO 2BR/2BA W/ CITY VIEWS

This sunny condo has southeastern exposure and a large private patio. Tastefully updated with hardwood floors, recessed lighting and remodeled kitchen and bathrooms, this home is totally turnkey. The master bedroom has a walk-in closet and a private bathroom with a tub. The second bedroom has French doors with glass panels that could be a bright home office. Two assigned side-by-side parking spaces are in the building's gated garage.

MLS#17-247056
 Jason Woodruff 310.770.3101
KELLER WILLIAMS HH

Cing Fan,Dshwshr,Grbg Disp,Micro

1215 N OLIVE DR, UNIT 209	Open	11-2	NEW
\$619,000	2+2	1sty-CONTEMPORARY	




BEST VALUE FOR 2 + 2 CONDO IN WEST HOLLYWOOD

Spacious updated 2 bedroom is move-in ready. Formal entry leads to large open living spaces, with parquet hwood floors, FP, dry bar, private, quiet north facing balcony & quiet Large master suite w/WIC. Freshly painted throughout, new carpeting. Remodeled kitchen opens to LR. Common laundry room located down the hall & around the corner. 2 side x side parking spaces. Building is meticulously kept with bright west facing swimmers pool with access is just down the hall from the unit. Low HOA dues.

MLS#17-247056
 Allie Riley/M.Collins 310-467-4567
TELES | CB

RileyandCollins.com

906 N DOHENY DR #420	Open	11-2	NEW
\$608,000	1+1	4sty-CONTEMPORARY	



Beautiful and bright unit in one of the best areas of West Hollywood. Conveniently located in between the Sunset Strip and Santa Monica Blvd in the quiet, desirable neighborhood of "The Norma Triangle." This unit boasts an updated kitchen with newer appliances, cozy breakfast bar, spacious living room with gas fireplace, private balcony overlooking the glistening pool and sun deck below, and an expansive master suite that features a large walk-in closet. Community has a pool, sauna and gym.

MLS#17-245346
 Ivan Estrada 323-574-2317
DOUGLAS ELLIMAN

Frzr,Hood Fan,Micro,Rng/Ovn,Fridg

851 N SAN VICENTE #113	Open	11-2	red
\$995,000	2+3	TRADITIONAL	



The inviting living dining area with hardwood floors and a fireplace has expansive doors that lead to a patio. Work space or den with bath are just off the eat-in kitchen with upgrades too numerous to mention. Upstairs are dual master suites with full walk-in closets. Both have separate tub and shower baths and one features a balcony. Side by side parking and of course all of this is walking distance to the best West Hollywood has to offer. Conventional financing available for the Desmond.

MLS#17-234924
RED Real Estate Group
KW LARCHMONT

www.851SanVicente.com

817 N ALFRED ST #205	Open	11-2	red
\$938,000	2+2.5	CONTEMPORARY	




NEWER CONSTRUCTION CONTEMPORARY CONDO NEAR MELROSE PLACE!

This newer construction contemporary two bedroom / two and a half bath condo is located near West Hollywood and Melrose Place and the best cafes, dining, shopping & entertainment in Los Angeles. This south facing and private condo features 1,340 Sq Ft of living space with upgraded finishes and includes a chef's kitchen with stainless steel appliances, a spacious master bedroom with en-suite master bathroom w/large party shower plus a spacious walk-in closet. A second bedroom w/en-suite bthrm.

MLS#17-235892
 Tom Scrocco/Randy Isaacs 310-281-4343
CBBS

www.817Alfred.com

343 HUNTLEY DR	Open	11-2	rev
\$2,195,000	2+3	2sty-CONTEMPORARY	



Rare free standing newer custom built contemporary 2-sty, 2 bedroom, 2.5 bath plus office unit with private lap pool, spa & 2-car parking set behind a privacy hedge with gated entry. Unit features an open floorplan, custom kitchen with breakfast bar, two fireplaces, vaulted ceilings, hardwood floors and formal entry. Unit is more like a SFR with no shared walls, its own outdoor areas and only a shared driveway. Great way to get into a newer property in desirable West Hollywood design district.

MLS#17-243954
 Brian Mazurkiewicz 310-386-9086
JOHN AAROE GROUP

See Full Page Ad. 343Huntley.com

1155 N LA CIENEGA #706	Open	11-2	rev
\$849,000	2+2	1sty-ARCHITECTURAL	



OPPORTUNITY KNOCKS! A FANTASTIC PLACE TO CALL HOME!

Opportunity knocks - first time on the market in a generation. Westview Towers sun-drenched 2 bdrm corner unit features unobstructed city views. 9 ft ceilings in living room & bedrooms. Large balcony. Building features a resort-style pool, valet parking & concierge. Bring your designer & make this space your own or move right into this well cared for unit. Great location steps from Sunset Plaza. Nothing else like it at this price - a fantastic place to call home.

MLS#17-242494
 Jim Noonan 310-801-8182
COLDWELL BANKER BHN

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

TUESDAY

10 West Hollywood Vicinity *Income*

8210 WILLOUGHBY AVE	Open	11-2	NEW
\$2,000,000		MEDITERRANEAN	
			
<p>A GREAT OWNER/USER OPPORTUNITY.</p> <p>A light and bright 1920s Mediterranean duplex. Dramatic living rooms. Custom cook's kitchens. Original tile main baths and additional half baths. Each has outdoor space, central HVAC, and laundry. Character galore.</p>			
<p>MLS#17-247814 MarkMeyerEstates.com 310.365.8565 KELLER WILLIAMS</p>			


936 N HARPER AVE	Lunch	11-3	NEW
\$1,799,000	Units	CALIFORNIA BUNGALOW	
			
<p>EXCELLENT 4 PLEX COME HAVE LUNCH</p> <p>Amazing 4 plex located in prime West Hollywood 2 units delivered vacant perfect for owner user bring your clients!! Great opportunity for developers Serving Taco'c for Lunch!!</p>			
<p>Tyler Giles 310 428 0563 SOTHBEYS</p>			

859 N FULLER AVE	Open	11-2	NEW
\$1,698,000			
			
<p>VINTAGE SPANISH TRIPLEX</p> <p>Welcome home to this vintage Spanish triplex on a lushly landscaped corner lot in the heart of Hollywood, featuring a large and spacious 3 Bed & 2 Bath upstairs unit flooded with natural light, living room with beamed ceilings, french doors leading to two balconies, formal dining room, enclosed sunporch, spacious kitchen with service porch, original hardwood floors and a fresh coat of paint. The two downstairs units are charming as can be and each feature 2 Beds 1 Bath, nice flowing floorplans</p>			
<p>MLS#17-247166 Lori Ramirez 626-862-6289 COLDWELL BANKER RESI</p>			

10 West Hollywood Vicinity *Lease*

1471 HAVENHURST DR #3	Open	11-2	NEW
\$8,500	2+3	SPANISH	
			
<p>LEASE AVAILABLE IN RENOWNED ARCHITECTURAL BUILDING</p> <p>The Andalusia is a world renowned meticulously restored masterpiece with iconic courtyard. Featuring 2 double-story living rooms, 2 beds, 3 baths, plus office/den, 2 wood burning fireplaces, parking for two and washer dryer in unit. The Andalusia is a world renowned meticulously restored masterpiece with iconic courtyard. Featuring two double views of serene fountain and planted gardens and the Hollywood Hills above the Sunset Strip. Minutes from Chateau Marmont.</p>			
<p>MLS#17-243862 Victoria Romeyn 3107708218 THE AGENCY</p>			

11 Venice *Single Family*

550 RIALTO AVE	Open	11-2	NEW
\$12,950,000	3+4	2sty-MODERN	
			
<p>MODERN VENICE COMPOUND</p> <p>This incredibly sophisticated Windward Circle home designed by famed LA architect Frederick Fisher AIA sits on a rare double lot just seconds from Venice Beach and famed Abbot Kinney Blvd. Set behind a secure courtyard entry, this home, with extensive light oak flooring/cabinetry and illuminated by soft natural light, features a large combination living-dining room with corner fireplace, private library with extensive built-ins, and gourmet kitchen.</p>			
<p>Aaron Kirman 424-249-7162 JOHN AARO GROUP</p>			

717 CALIFORNIA AVE	Open	11-2	671H5	NEW
\$3,950,000	2+1	MID-CENTURY		
				
<p>LEGENDARY VENICE PROPERTY OF JAY GRIFFITH</p> <p>Dramatically situated on an oversized 8,207 sf triangular lot, the longtime residence of renowned landscape designer Jay Griffith is a one-of-a-kind Venice property. Expansive grounds share only 1 property line with neighbors & are uniquely positioned to enjoy the best sunlight exposure of any lot west of Lincoln Blvd. The stunning compound has served as a horticultural laboratory for decades & is filled with magnificent specimen plants, impressive sculptures & artistically cultivated gardens.</p>				
<p>MLS#17-243576 Jenniffer Hughes 310-383-7299 BULLDOG REALTORS</p>				

2477 GLYNDON AVE	Lunch	11-2	NEW
\$3,150,000	3+5	MODERN	
			
<p>INCREDIBLE VENICE NEW CONSTRUCTION</p> <p>Soak in the Venice lifestyle w/ open concept interior, which flows to the gorgeous outdoor courtyard & pool area. The open living area w/ fireplace & pocket sliding doors, an indoor/outdoor exp. ideal for entertaining. Smart home tech controls & engineered hardwood floors throughout along w/ designer finishes in the kitchen & bathrooms. Master suite includes a walk-in closet & stunning bath w/ soaking tub & skylights. Relax on the roof top deck equipped w/ fire pit & enjoy the evening sunsets.</p>			
<p>MLS#17-231128 Jonathan Pearson 310-907-6517 HALTON PARDEE</p>			

2429 CLEMENT AVE	Refresh.	11-2	NEW
\$2,799,000	4+3	2sty-CONTEMPORARY	
			
<p>BEACH INSPIRED CONTEMPORARY</p> <p>Newly renovated home offers the best in indoor/outdoor life w/ lush gardens, two fountains and gated privacy. First level bedroom/study, kitchen w/ Carrera counters, island with sink & light filled living room opening onto stone patio. Upstairs master bedroom features 15' pitched ceilings, skylights & generous ensuite w/ Carrera & stone bathroom spa. Located in the coveted Coueur d Alene school boundary, a few blocks to Venice canals, Abbot Kinney and the beach.</p>			
<p>Winston Cenac 310-963-9300 BULLDOG REALTORS INC</p>			

628 SAN JUAN AVE	Open	11-2	red
\$2,450,000	2500000	4+2	
			
<p>JUST REDUCED & PRICED BELOW THE COMPS</p> <p>Incredible opportunity blocks from Abbot Kinney: duplex offers chance to own high income-producing property or convert to SFR. Gated and surrounded by bamboo, the property is private and secure, with multiple outdoor entertaining areas, & newly built pool. Remodeled kitchens and baths, tankless water heaters, and newer appliances. Currently a legal duplex, comes with approved plans to convert into a single family home and add square footage. Units will be delivered vacant.</p>			
<p>MLS#17-238428 Juliette Hohnen 323-422-7147 DOUGLAS ELLIMAN</p>			




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

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

TUESDAY

11 Venice *Condo / Co-op*

700 MAIN ST #10	Open	11-2	rev
\$1,749,000	1+2	ARCHITECTURAL	



LIVE/WORK LOFT IN HEART OF VENICE

Opportunity to live in the architecturally elegant Dogtown Lofts. This two-story loft with open floor plan & floating mezzanine and many upgrades such as surround sound built in speakers, caesar stone kitchen countertops, Miele appliances, a Sub-Zero refrigerator, control 4 home automation system, and patio with astro turf. Large bedroom upstairs & a separate space for creative inspiration or opportunity to create a second bedroom. The building is pet friendly, includes 2 covered parking spaces.

MLS#17-241746
Diana Braun COMPASS 310-866-5039
Diana Braun Group - 310.866.5039

310 TAHITI WAY #304 Open 11-2 **NEW**

\$849,000	2+2	CONTEMPORARY
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TOP FLOOR 2 BED & 2 BATHS WITH VIEWS OF THE MARINA!

Enter into this unit which features an open floor plan, vaulted ceilings, wood floors, fireplace, living room, dining room & enclosed patio. Chefs kitchen with SS appliances & quartz counter tops. Large master bedroom with en suite bathroom & enclosed patio. Spacious second bedroom. Separate Laundry room, pool, tennis courts, gym & security parking. Moments to Marina del Rey jetty, Venice Beach & Abbott Kinney.

MLS#17-247788
Sawaii & Pilot 310.899.3588
COLDWELL BANKER RESI
Blt-Ins,Dshwshr,Rng/Ovn,Fridg

11 Venice *Lease*

1342 ABBOT KINNEY BLV	Lunch	1-2	NEW
\$25,000	3+4	ARCHITECTURAL	



SENSATIONAL ABBOT KINNEY ARCHITECTURAL

Experience the beauty & drama of this exciting modern living space created by Venice architect Dennis Gibbens. Fabulous open interiors w/ high ceilings, luxurious finishes & walls of glass are built around a serene private courtyard. Upstairs are 3 BR, incl/ a dramatic master suite w/ 15' ceilings, soaking tub & walk-in closet. Above it all is an expansive sky deck w/ built-in bbq, outdoor shower, delightful ocean breezes & sunset views. Available furnished or unfurnished. Simply gorgeous!

Jerry Jaffe TELES PROPERTIES 310-403-4925

13 Palms - Mar Vista *Single Family*

3547 MOUNTAIN VIEW AVE	Open	11-2	NEW
\$6,195,000	6+6	2sty-TRADITIONAL	




SECLUDED 19,000 SQFT COMPOUND IN SILICON BEACH

Privately nestled in the desirable Silicon Beach and Mar Vista Elementary district, experience this secluded view compound filled with tranquility. This 6,000-square-foot home features two kitchens, five bedrooms, five bathrooms and a family room with three sets of double doors. Upstairs has additional living space, master bedroom, dual closets, office and media room. A detached guest house offers a sixth bedroom and bath. This view property wraps around a rare 19,000-square-foot lot.

Cindy Ambuehl THE AGENCY 424.321.4947
Views | Pool | Spa | Guest House

12 Marina Del Rey *Single Family*

128 ROMA CT	Open	11-2	rev
\$2,950,000	4+5		



LOCATED IN THE CENTER OF MARINA DEL REY'S SILVER STRAND

Masterfully redone by world-renowned designer Anne Hauck, every detail of this impeccable 3-story, private rooftop home was created with a careful artistic eye. Step inside to a magazine-worthy dining & living room, connected by an open floor-to-ceiling fireplace. The kitchen is crafted to hold everything yet show nothing. Wander upstairs to your master suite, complete with 2 balconies, seating area, walk-in closet & five-star bathroom.

MLS#17-241018
D. Kramer A. Powers HILTON & HYLAND 310-691-2400
www.DavidKramerGroup.com

3101 COLBY AVE	Lunch	11-2	NEW
\$3,495,000	4+6	MODERN	




STUNNING MAR VISTA MODERN!

Designed & built without compromise, this stunning modern has a seamless, zenlike flow. The open kitchen is complete w/ designer appliances. Both the formal dining room & family room w/ fireplace have floor to ceiling sliders which open to the patio & pool. The main house feat 4 bedrooms incl a large master w/ 2 custom walk-in closets, spa-inspired soak tub, walk-in shower w/ total body spray system & fireplace! The 2-story cabana is a modern addition perfectly positioned on this over-sized lot.

Nancy Osborne HALTON PARDEE 310-907-6517
rng/ovn,dshwshr,wtr purfr,wshr/dryr,frdg

12 Marina Del Rey *Condo / Co-op*

33 REEF ST #3	Open	11-2	NEW
\$1,895,000	2+3	CONTEMPORARY	



BALINESE PARADISE ARCHITECTURAL

As seen on HGTV. Escape to a Balinese paradise, 50 steps to the Pacific Ocean on the exclusive Marina del Rey peninsula. The sleek architecture with its linear beauty and articulated forms create a unique interplay of light and air. The grand entrance of this 4-story beach home welcomes you into a lavish guest suite. Expansive skylights soar over 20 feet high. Modern kitchen with Viking appliances. Stunning master suite sits on the 3rd floor. Private roof top deck overlooking the Marina.

MLS#17-245802
Lindsay Rae Galbraith SOTHEBY'S INTERNATIO
Blt-Ins,Dshwshr,Dryer,Grbg Disp,Micro

3740 WASATCH AVE	Open	11-2	NEW
\$2,195,000	4+3	CAPE COD	



STUNNING CUSTOM-BUILT CAPE COD IN HOT MAR VISTA

High ceilings & grand staircase surrounding a formal living room w/ fireplace & formal dining room w/ dark hardwood floors. Kitchen has high-end stainless steel appliances, an island w/ breakfast bar & windowed alcove. Exit kitchen/family room to a large deck. 3 bedrooms on 2nd floor & guest bedroom w/ bath. Laundry room, 2-car garage, heat/AC, new roof & recently installed solar panels. Entire interior of the house was just repainted.

MLS#17-247830
Randy Frey BIZZY BLONDES/ KW 310-301-2323
Blt-Ins,Cbl,Dshwshr,Grbg Disp,Hood Fan,

11431 CLOVER AVENUE	Open	11-2	NEW
\$1,975,000	3+3.5	CONTEMPORARY	

This extensively renovated light & bright home is located on a picturesque, tree-lined street in the Westdale Trousdale neighborhood & the coveted Mar Vista Elementary School District.


MLS#17-238520
www.11431clover.com
Jesse Weinberg 800-804-9132
KELLER WILLIAMS

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

11945 MODJESKA PL		Refresh.	11-2	NEW
\$1,828,000	5+4	MID-CENTURY		
MID-CENTURY HOME W/PANORAMIC VIEWS!				
<p>Located at end of quiet cul-de-sac at crest of Mar Vista Hill. Remodel, add on or build your dream home in this ideal location! Main house is 4+3 w/formal liv.rm. w/frpl., formal din.rm. & kitch that opens to fam. rm. Basement would make ideal wine cellar! 4th bdrm. ste. has separate entrance, perfect for guests or separate office. In addition, there is updated 1+1 full guest house plus 2 car garage. Enjoy city light views & only few blocks to the MV Farmers Market & restaurants on Venice Blvd.</p>				
				
<p>MLS#17-248408</p> <p>Stacy Young / Dan Lackey 310-367-7654 TELES PROPERTIES</p> <p>11945modjeskaplace.com</p>				

734 18TH ST		Open	11-2	NEW
\$3,488,000	3+2	1sty-SPANISH		
CHARMING 1 STORY SPANISH HOUSE WITH MANY ORIGINAL DETAILS				
<p>Hardwood floors throughout. Located on a palm tree-lined street in Gillette's Regent Square. Spacious living room w/ high beamed ceilings & fireplace. French doors leading from formal dining room to a very private, tiled patio. The bright, updated kitchen has granite counters + a large breakfast area. All 3 bedrooms are at the back of the house & the converted garage can be an office or a gym. A big back yard is enclosed + has several fruit trees. Ample parking in front of the garage.</p>				
				
<p>Kate Bransfield 3103951133 COLDWELL BANKER</p> <p>Dshwshr,Dryr,Grbg Disp,Rng/ovn,frig,wshr</p>				

3600 MCLAUGHLIN AVE		Open	11-2	rev
\$2,650,000	5+6	CAPE COD		
PAINSTAKINGLY DESIGNED & WELL CRAFTED				
<p>The spacious living & dining rm feature grey hrdwd floors, a frplc & wrap around windows. The voluminous kitchen has a center island & top of the line appliances. The family rm overlooks a backyard that was built for entertaining w/plenty of space for a pool (Owner has a pool design/permit) The mstr suite has it's own fireplace, spa like bathrm & a walk in closet. French doors open to a lrg roof deck w/grey wd tile flooring. No expense was spared on this solar ready home. Schedule a visit today</p>				
				
<p>MLS#17-234890</p> <p>Sherri Noel 310-994-8721 KELLER WILLIAMS-SANT</p> <p>Dshwshr,Dryer,Micro,Rng/Ovn,Fridg,Other</p>				

1010 BROADWAY		Open	11-2	NEW
\$3,296,000	2+3	ARCHITECTURAL		
LIVE + WORK IN STUNNING MODERN DESIGN				
<p>A very unique home designed by architect William Adams, zoned for live+work. This luxurious home features 2 floors with 2 floating mezzanines which create space for additional bedrooms, office or gym. Floor to ceiling windows, Miele appliances, stainless steel Bulthaup kitchen. Amazing roof top deck, perfect for lounging, 360 degree scenic views of the beach, mountains & DTLA. 6-person elevator and 2 car garage with direct access. This is truly a one of a kind architectural masterpiece.</p>				
				
<p>MLS#17-244790</p> <p>Flora Aston 310.480.3585 COLDWELL BANKER RESI</p> <p>Blt-Ins,Dshwshr,Elvtr,Rng/Ovn,Fridg</p>				


13 Palms - Mar Vista Condo / Co-op


3261 SAWTELLE BLVD #104		Refresh.	11-2	671C1	NEW
\$599,000	2+2	SPANISH			
GREAT STARTER CONDO! WHY RENT?					
<p>Private,quiet,move in ready condo in an attractive well kept courtyard building.West facing unit features 2 large sized bedrooms,2 remodeled bathrooms,smooth ceilings,laminate floors throughout,dining area,large living room w/fireplace & huge closet, good sized kitchen,great closet space throughout unit, 2 car SXS parking,additional storage in parking area.Laundry can be added in the unit.This unit is not ground level.Great floor plan for roommate situation. Desirable central Westside location!</p>					
					
<p>MLS#17-246668</p> <p>Linda Semon 310.351.3995 COLDWELL BANKER SM</p> <p>www.3261sawtelle.com</p>					

509 22ND ST		Open	11-2	NEW
\$3,250,000	3+2	2sty-TRADITIONAL		
JUST LISTED: NEAR 22ND/MARGUERITA				
<p>Traditional style home 3bedrms 2 baths for re-doing,expanding, building,etc. Great location near Marguerita Ave. on one of the best streets N of Montana. Franklin School.</p>				
				
<p>Connor Scott Price 310-873-4100 RODEO BRENTWOOD</p>				

14 Santa Monica Single Family

345 17TH ST		Open	11-2	NEW
\$3,699,000	4+3	SPANISH		
GRACIOUS SPANISH HOME IN COVETED GILLETTE REGENT SQUARE				
<p>Known affectionately as "Casa Rosa", this home exudes warmth and charm. Step down living room with detailed ceiling, large bay window facing manicured front yard and French doors that open to large back yard. Formal dining room next to updated kitchen with wine room, and family room that faces the yard. Good sized bedrooms round out the upstairs. Lot size is over 8,900 sqft. Fantastic location to all that Santa Monica has to offer.</p>				
				
<p>David / Anna Solomon 424.400.5905 THE AGENCY</p> <p>www.34517th.com</p>				

1041 21ST ST		Open	11-2	rev
\$4,595,000	6+6	2sty-CONTEMP MED		
TWO RESIDENCES				
<p>TWO Beautiful Courtyard homes in prime Santa Monica . Exceptional Investment and Multi Use opportunity in super desirable Franklin School District. Each custom home is apx 2500 sq.ft w 3 Bdrms/ 2.5 Bths and private office.Many custom, high end features include: high ceilings, elevator, venetian plastered walls, handcrafted wrought iron, maple floors, hand blasted cedar doors, antique tile and MORE. Huge 2400 sq.ft subterranean garage w/direct access to park 5 cars . Rooftop room w/viewing deck.</p>				
				
<p>MLS#17-242270</p> <p>John Paul Brozyna 310-442-1604 COLDWELL BANKER RESI</p> <p>Cbl,Dshwshr,Elvtr,Micro,Phone Sys,Other</p>				

343 SYCAMORE RD		Open	11-2	rev
\$3,395,000	3+3	COTTAGE		
REIMAGINED 1920'S BEACHSIDE COTTAGE				
<p>Enchanting beachside cottage transformed with modern amenities complementing the charm and character of another era. The main living space is fashioned as a Great Room w/ combined living, dining, & open kitchen. Vaulted ceilings, distinctive window detail & French doors usher in the canyon's light and magic. Separate guest house w/ bath & kitchenette. The garage is used as a play room with loft, half bath & French doors to the garden, a verdant canyon oasis with seating areas, fire pit & spool.</p>				
				
<p>MLS#17-238064</p> <p>Frank Langen 3109633891 DEASY PENNER & PARTN</p> <p>Blt-Ins,Dshwshr,Dryer,Hood Fan,Other</p>				



The Source Of Real Time Real Estate™

TUESDAY

14 Santa Monica *Condo / Co-op*

515 OCEAN AVE #606N	Open	11-2	NEW
\$1,989,000	2+2	CONTEMPORARY	




WHITewater VIEWS

The prestigious Park Plaza offers natural light and ocean breezes that fill the condo epitomizing the California lifestyle. The interior features an open floor plan, floor-to-ceiling windows and sliding glass doors that open onto a large balcony. The spacious master bedroom features a walk-in closet with custom built-ins and updated spa-like bathroom. Recessed lighting throughout, side-by-side parking spaces, and extra storage.

MLS#17-246850
Chris Hicks 310.820.9368
BERKSHIRE HATHAWAY

www.515ocean606.com

1528 PRINCETON ST #6	Open	11-2	NEW
\$1,388,000	3+3	CONTEMP MED	




SOPHISTICATED MEDITERRANEAN TOWNHOME IN SANTA MONICA

3 bd + 3 ba with approx. 1816 sqft w/ separate office/den area. Direct access to oversized 2 car pvt garage. Pvt expansive back yard and pvt terrace. Secluded rooftop sundeck. Beautiful courtyard building in newer and secure 8 unit complex built in 2006. (parking permits provided)

MLS#17-247682
Gary Limjap 310.430.0818
COLDWELL BANKER RESI

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

2021 3RD ST #A	Open	11-2	NEW
\$1,750,000	2+2.5	ARCHITECTURAL	



SLEEK AND SOPHISTICATED FRONT FACING TOWNHOUSE

An intimate two unit building moments to the beach, coffee shops, eateries and shopping in prime Santa Monica. No expense was spared updating this gorgeous unit with hardwood floors, lime stone countertops, Control 4 home automation and Viking appliances. Light and bright with plenty of balconies and windows and an open floor plan allowing for great indoor/outdoor living. Featuring an amazing rooftop deck with surround sound, built in Viking grill and breathtaking ocean views.

MLS#17-248214
Peter DiVito (818)942-4262
TELES PROPERTIES

www.2021ThirdStreet.com

1217 YALE ST, UNIT 104	Open	11-2	NEW
\$1,349,000	2+2.5	3sty-MEDITERRANEAN	



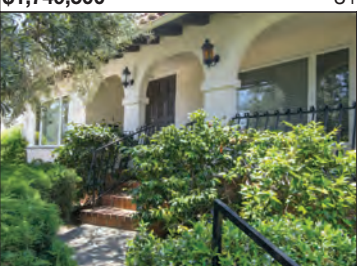
BEAUTIFUL VILLA TOSCANA TOWNHOME

Direct entry through pvt 2-car garage. Light mediterranean features of arched doorways, classic columns, and accent tiles add whimsy and character to the open-flow of the spacious living room, dining room, and kitchen and wet bar spaces on the main floor, perfect for entertaining. Sun-drenched Master Suite with high ceilings and a private balcony, inviting ocean breezes. Fantastic, sunny loft with another private balcony. Huge bonus finished "basement" space off the garage. Low HOA dues.

MLS#17-248214
Robin Walpert 310-480-4980
SOTHEBYS INTL REALTY

www.1217Yale.com

918 21ST ST #A	Open	11-2	NEW
\$1,749,500	3+3	SPANISH	



A SPECTACULAR OFFERING!

Prime Location! Immaculate Condition! Move-in Ready! Huge 3+3 condo facing street, moments from Montana Ave. Private 4-car garage + huge separate basement w/ windows (ideal rec room) on lower level. 1st floor: foyer w/staircase, living, dining, family w/FP opening to large, updated kitchen. Powder, laundry w/service porch entrance. 2nd floor features master suite w/large closets + bath. Two more large bedrooms + bath complete floor. Fully enclosed sun deck on 4th level offers mesmerizing views.

MLS#17-246782
Bret Parsons 3104975832
COLDWELL BANKER RESI

Bret@BretParsons.com

1044 10TH ST #4	Open	11-2	NEW
\$1,199,000	2+3	MODERN	



MUST SEE TOWNHOME IN SANTA MONICA

Spacious townhome in desirable Santa Monica with rooftop sundeck, first floor patio and private 2-car subterranean garage with direct access to unit. Light and bright first floor with hardwood floors and gas-starter fireplace in living room and kitchen with new stainless steel gas stove and microwave. Each bedroom with private in-suite bathroom and master bedroom features it's own loft. A must see and great place to call home with convenient access to shops, restaurants, and major roads.

MLS#17-247030
Brian Selem 310-442-1644
COLDWELL BANKER

New Range/Oven and Microwave

650 PACIFIC ST, UNIT 5	Open	11-2	NEW
\$1,499,000	2+2.5	ARCHITECTURAL	



COOL AND EASY BEACH LIVING

Located in highly sought after Ocean Park, this rare end unit tri-level townhome features soaring ceilings and walls of glass creating great volume and style.

MLS#17-246782
Claire Burns (310)880-5288

2432 7TH ST #4	Open	11-2	red
\$1,649,000	1785000 2+3	3sty-ARCHITECTURAL	



OPPORTUNITY KNOCKS-BOLD NEW PRICE

Architectural TH with amazing light & views. Tranquil, elevated, and set back from the street, this 2 bedroom, 3 bath plus loft feels more like a single-family home. Highlights incl. lg. main suite w/lush atrium-like patio, open floor plan w/cathedral ceilings, skylights and multiple windows bring in tons of natural light, hdwd floors, FP in living room, open loft, central A/C, laundry at bedroom level, SxS parking w/ private storage. Enjoy the beautiful mountain view from Malibu to Pasadena.

MLS#17-236944
Denise Freed 310-592-6332
COMPASS

1217 YALE ST #105	Open	11-2	NEW
\$1,495,000	3+2.5	CONTEMP MED	



SPECTACULAR MEDITERRANEAN TOWNHOUSE

Ready to move in. DON'T MISS THIS STUNNING HOME. 3BD/2.5BA (approx. 250 sqft private sundeck off of the loft + private Gym approx. 200 sqft...all not included in overall square footage) 2 car private garage with direct access. Approx. 650 sqft of wrap around patio off living room and kitchen. Kitchen has Viking appliances, ceramic herringbone floors. Entire unit has been recently remodeled. Luxurious Master suite with walk in closet, master bath w/ spa tub. Inside laundry and GREAT storage!

MLS#17-248438
Carolyn Johnson 310-261-4526
BERKSHIRE HATHAWAY

Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

838 16TH ST #9	Open	11-2	rev
\$1,699,000	2+2.5	CONTEMP MED	



NEW PRICE! STUNNING CONTEMPORARY MEDITERRANEAN VILLA!

This remodeled townhome includes a roof top deck & is in one of the most sought after newer construction buildings. Enter into this bright, sunny designed unit to find new hardwood floors, Chef's kitchen, with Viking & Kitchen Aid appliances, caesar & granite counter tops which opens to a patio for entertaining. Oversized master suite, with walk in closet remodeled bathroom & loft with rooftop terrace featuring a view of the ocean. Steps to Montana Ave restaurants, shops, & beach.

MLS#17-220148
Andrea Pilot/Steve Sawai 310.899.3588
COLDWELL BANKER RESI

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

TUESDAY

1037 18TH ST #4	Open	11-2	bom
\$1,169,000	3+2	CONTEMPORARY	



FRONT FACING 3 + 2 IN FRANKLIN SCHOOL DISTRICT

Beaming with light, upper unit facing west. Open floor plan with hardwood floors, fireplace & recessed lighting. Large master bedroom and a newly updated kitchen with stainless steel appliances, quartz counter tops, tile back splash and skylight. Updated bathrooms also include skylights. W/D in unit. 2-car parking in private garage with large storage unit. HOA dues include EQ. Walking distance to Montana Ave dining & shopping.

MLS#17-236830
Andrew Thurm 310.345.2661
COLDWELL BANKER WSA

Dshwshr,Dryer,Grbg Disp,HoodFan,Etc

629 ERSKINE DR	Open	11-2	NEW
\$3,995,000	5+5	SPANISH	




WWW.629ERSKINE.COM

Enjoy a taste of Pacific Palisades history in this exquisitely renovated 1930 Spanish home, one of the first on the El Medio bluffs. Open the gate to your own tropical paradise with waterfall/grotto/spa, bar w/BBQ, outdoor dining, and fire pit. This elegant, yet comfortable home is gracefully designed to embrace its lush setting, providing a great sense of privacy. Seize this opportunity to own a distinctive home minutes away from the vibrancy of the evolving village center.

MLS#17-231138
Ellen McCormick 310-230-3707
BERKSHIRE HATHAWAY

14 Santa Monica Lease

1739 SUNSET AVE	Open	11-2	NEW
\$11,000	4+5	CONTEMPORARY	



4 BR + 4.5 BA Modern designed home with elevator and spectacular views. Open gourmet kitchen, high ceilings, huge lower level that can used for multitude of purposes. Two spacious decks on 2nd and 3rd level to enjoy beautiful Santa Monica sunsets. This home was built with hardwood and tile floor, cherry cabinets, and granite/marble counter tops throughout. Large garage with storage, washer and dryer. Great neighborhood close to parks, golf course, beach, Venice, and many fantastic restaurants.

MLS#17-241044
Robert Villanueva 310-403-6812
RE/MAX ESTATE PROPER

773 N SWARTHMORE AVE Open 11-2 **NEW**

\$3,600,000	4+5	SPANISH
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PURE ELEGANCE IN THE PALISADES

Brand new custom construction in the coveted Palisades Village area with walking distance to the new Caruso Development, planned theater, restaurants, and Farmers Market. Magnificent Southern California living in this stunning new Spanish Revival home. Abundant and resplendent mature landscaping.

MLS#17-244964
Paul Wylie 323-515-9585
LAMERICA REAL ESTATE

BBQ,Blt-Ins,Dshwshr,Grbg Disp,Hood Fan

15 Pacific Palisades Single Family

14750 BESTOR BLVD	Open	12-2	NEW
\$6,249,000	7+8	3sty-CAPE COD	



LUXURIOUS NEW PALISADES HOME

Stately new Clark Remington Cape Cod Traditional in upper Alphabets near new Caruso Village. 7 BR, 8 BA, paneled den, frml dining rm, bkfst nook, walk-in pantry. Stunningly appointed kitchen w/quartz-top island, Wolf/Subzero appliances. Spacious family room w/fireplace. Covered patio/grassy yard/pool/spa. Gracious master w/fireplace & freestanding tub. Basement has 2 BR, 2 BA, theater, fam rm, 3 car garage. Elevator to all interior floors. Roof deck w/ocean & mtn vus.

MLS#17-237116
EDDIE KAYE/JILLJENSEN 310-339-1668
CB PACIFIC PALISADES

www.14750Bestor.com

17726 CALLE DE PALERMO Lunch 11-2 **NEW**

\$3,399,950	4+5	2sty-MEDITERRANEAN
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SPRAWLING MEDITERRANEAN ESTATE WITH PARK-LIKE GROUNDS

Custom construction can be felt in the impeccable craftsmanship and use of high-end finishes throughout this beautiful estate. The ideal environment for entertaining, the kitchen opens to an expansive family room and bar, all of which flow through French doors to a beautiful outdoor dining area and lush grounds.

MLS#17-243476
Christina Arechaederra 310-776-0945
KELLER WILLIAMS

16832 CALLE DE SARAH Open 11-2 **NEW**

\$3,089,000	5+5	TRADITIONAL
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**** VALUE PACKAGE ** OCEAN - CANYON - MOUNTAIN VIEWS!**

Panoramic VIEWS. Beautiful estate in the Enclave, move-in condition features 5 bedrms, 4.5 baths, Family Rm, Office/Media & VIEW Master w/sitting area, FP, balcony & walk-in-closet. 2-story entrance foyer, center-island kitchen w/breakfast area, Great Rm w/separate dining area, living rm w/FP & Family Rm - all w/VIEWS. The rear yard features custom landscaping w/fire-pit sitting area & Vergola covered patio. Property includes guard-gated access, 24-hr. security & membership in the Summit Club.

MLS#17-243476
Sharon & John (310) 573-7737
COLDWELL BANKER-PAC.

www.16832callede sarah.com

747 VIA DE LA PAZ Open 11-2 **NEW**

\$5,495,000	5+6	2sty-CONTEMPORARY
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BRIGHT VILLAGE MODERN

This approx. 5,200 sq ft two story residence on approx. 8,300 sq ft site in Pacific Palisades is a Federalist inspired, transitional style home with 5 BD, 5.5 BA, BBQ center, pool and spa. Details include discreet, remotely controlled blinds, and a whole house control system by Savant. The entrance space is highlighted by a grand staircase with a large skylight above. Ideally located just moments from local restaurants, shops, parks, hiking trails and the soon to be completed Caruso Village.

MLS#17-246202
James Respondek 310-255-5411
SOTHEBY'S

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

921 JACON WAY Lunch 11-2 **NEW**

\$2,999,000	4+3	1sty-MID-CENTURY
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UPDATED & OCEAN VIEW MID-CENTURY MODERN

Tastefully redone Mid-Century Modern with tranquil ocean views. Custom designed and completed in 2013, this artistic 2,354 sq ft floorplan sits on a 9,949 sq ft lot, featuring 4 beds, 3 baths, walnut floors, ample natural light and tremendous roof deck and entertaining space. Kitchen completely redone with Wolf and Sub-Zero appliances, connects to living spaces to create an alluring open-floor layout.

MLS#17-248246
Jancula | Montano 3107409719
COMPASS

www.mywestsidehome.com

OPEN HOUSE STATUS

Automatic Status: The MLS™ will automatically assign NEW or REV

- NEW** New, automatic status
- NEW*** New, not yet listed
- RED** Reduced
- REV** Review, automatic status
- BOM** Back on Market

TUESDAY

410 VIA DE LA PAZ	Open	11-2	NEW
\$2,895,000	3+3	TRADITIONAL	

WWW.410VIADELAPAZ.COM

Cherished by the same family for 45 years, this welcoming home is ready for its next incarnation. Be it a modest make-over or a new build, it will continue to boast one of the Palisades' best locations. Only one block to the area's namesake ocean view bluffs, the home sits high on elegant Via de la Paz, and is graced by ocean breezes while offering easy access to the evolving village center. Seize the chance to transform this beloved home into your ideal expression of hearth and happiness.

Ellen McCormick 310-230-3707
BERKSHIRE HATHAWAY

16177 ALCIMA AVE	Open	11-2	NEW
\$2,388,000	3+3	TRADITIONAL	

CLASSIC CALIFORNIA HOME WITH GORGEOUS OCEAN VIEWS

Warm & tranquil home in the Palisades w/ ocean views. This light & bright 3 bedroom + large office +3 bath home sits on an elevated lot north of Sunset. Most rooms lead to enchanted courtyard or outdoor patio. First level features spacious living room w/ wood burning fireplace, master bedroom w/ own private patio and remodeled bath . 2nd level features 2 additional bedrooms & office. Other features include: oversized 2 car garage, life source water system, recently updated landscaping

WALKER SPANIER GROUP 310-430-1513
KW-SANTA MONICA

NEIL SPANIER

1017 ILIFF ST	Refresh.	11-2	red
\$4,249,000	4350000	5+6 2sty-TRADITIONAL	

MAJOR PRICE ADJUSTMENT - PRICED TO SELL . STUNNING TRAD.

Impeccably designed Farm House blends traditional architecture with contemporary finishes. Quiet Alphabet St. on a totally private 6,500 sq. foot lot with room for a pool. This perfect 5 bedroom, 5.5 bath features white oak floors, high ceilings, magnificent gourmet eat-in kitchen, an Wide, airy space of the living, dining, kitchen and family room open to lovely outdoor sitting areas, pergolas, & beautifully landscaped yards. There are 4 large bedrooms upstairs and guest bedroom suite down.

MLS#17-227116
Brenda Catalano 310-777-6240
COLDWELL BANKER RESI

www.1017iliff.com

1545 AMALFI DR	Open	11-2	rev
\$12,750,000	5+8	CONTEMPORARY	

ELEGANCE HARMONIZED

Metro Capital Builders presents their latest Signature Residence in the Northern Riviera. Combining the best elements of Architectural and Nantucket designs. Feel the warm elegant details in this new home of 5 bedrooms, 8 baths, an office, and a 6-car showroom garage. Smart functional craftsmanship creates Voluminous Spaces, Refined Finishes and Transitions. Ready to entertain with a Zero-edge Pool & Spa and built-in BBQ Island. Splendid Mountain Views of Will Rogers Park and out to the Ocean.

MLS#17-243078
Adam & Ally Jaret 310.562.4073
TELES PROPERTIES

1545amalfidrive.com

17624 TRAMONTO DR	Open	11-2	rev
\$2,900,000	3+2	ARCHITECTURAL	

OPEN TUESDAY 11-2PM

Phenomenal ocean, bay, Palos Verdes views from this remodeled architectural. 3+2 w/den, large deck, cactus garden. Hardwood floors, 2 fireplaces. Chef's kitchen, Master w/walk-in closet. Close to town, convenient for shopping, transportation, restaurants. The view will astound you.

MLS#17-237720
Eiko Nobel 310-713-0725
COLDWELL BANKER - BW

16 Mid Los Angeles	Single Family
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1861 BUCKINGHAM RD	Refresh.	11-2	NEW
\$1,695,000	4+3	2sty-CRAFTSMAN	

THE PAST MEETS THE PRESENT - A STUNNING MASTERPIECE

This 1915 Craftsman Revival beauty, in La Fayette Square, is a true oasis in the Mid-City of Los Angeles. Great effort was taken to revitalize and embellish the spaces of this magnificent masterpiece. Grand living room, library, breakfast room, family room, formal dining room, remodeled kitchen, large spacious butler's pantry with built-in wine cooler. There is also a large master en suite, 3 additional bedrooms, a sitting room, laundry room, and another spacious bath and powder room.

Rhonda Payne 213-503-5282
RODEO REALTY

ceiling fans, wine cooler, security sys

16 Mid Los Angeles	Income
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1321 ARLINGTON AVE	Open	11-2	NEW
\$10,479,000	Units	CRAFTSMAN	

BEAUTIFULLY UPDATED 5-UNIT BUILDING! DELIVERED VACANT!

Beautifully updated 5-Unit building in the heart of Arlington Heights! All 5 units have been updated w/new floors, updated kitchens & baths, updated electric & plumbing. Front building offers 4 units & separate, detached rear building w/1 unit. Abundant natural light & ample parking. 2 units w/2 BD + 1 BA & 3 units w/1 BD + 1 BA. All 5 units delivered vacant - set your own market rents! Steps from Pico & public transportation. Minutes from DTLA, Miracle Mile, KTown, Hancock Park & the 10 fwy.

Grant Linscott 323-300-1174
KELLER WILLIAMS RLTY

17 Mid-Wilshire	Income
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201 N CATALINA ST	Open	11-1	634A1	NEW
\$945,000	Duplex	2sty-MEDITERRANEAN		

CHARMING MEDITERRANEAN HOME WITH REAR UNIT

5 bed 3 bth Mediterranean w/original charm and rear unit bit 1966. Living Rm w/decorative fireplace and picture windows. Dining room with wrought iron work and french doors. Family Rm w/fireplace, new flooring, beamed ceiling w/custom stenciling and 3 sets of french doors leading to bucolic private courtyard. Flexible floorplan includes master plus. two other bedrooms which may be walled off for privacy or large master suite w/office. Rear unit - generous living room, kitchen w/laundry hook-ups.

Alan Friedman 626-354-3740
KOTAI REALTY

18 Hancock Park-Wilshire	Single Family
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206 S JUNE ST	Open	11-2	NEW
\$3,495,000	5+5	SPANISH	

SOUGHT AFTER HANCOCK PARK SPANISH

WELCOME TO THIS ROMANTIC 2 STORY SPANISH STYLE 1920'S ESTATE IN HANCOCK PARK ON A 14,000+ SQ. FT LOT. 5 BEDS, 5 BATHS W/BEAUTIFULLY MAINTAINED FINISHES AND EXPOSED BEAM CEILINGS. MULTIPLE FIREPLACES THROUGHOUT ENHANCE THE WARMTH OF THE HOME & EXUDE REFINED SOPHISTICATION THAT SPEAKS TO THE CLASSIC ARCHITECTURE. NOTABLE FEATURES INCLUDE MASTER SUITE W/WALK IN CLOSET, DUAL BATHROOMS, 3 CAR GARAGE & BACK YARD PERFECT FOR ENTERTAINING. PRIME LOCATION NEAR LARCHMONT VILLAGE.

MLS#17-247888
Marc Noah 3109689212
SOTHEBY'S

ESPRESSO BAR

TUESDAY

348 S ARDEN	Open	11-2	NEW
\$2,649,000	3+3.5	2sty-TRADITIONAL	




CLOSE TO LARCHMONT & SOUGHT AFTER MARLBOROUGH SCHOOL!

Nestled on a lush 13,500 sq ft lot with 3beds/3.5baths w/ fresh new paint & carpet up includes a private generous master bedroom w/large balcony overlooking yard. Downstairs, the entry, w/ open 2 story staircase, flows to dining room plus French doors opening to patio & yard. Sun filled living room with fireplace leads to a delightful sunroom that also flows to patio/yard! Butler's pantry & sunny kitchen with more French doors opening to pergola covered patio, 2 car garage HPOZ, 3rd St. School.

MLS#17-246720
Lisa Hutchins 323-460-7626
COLDWELL BANKER RES. Dshwshr, Rng/Ovn

324 N RIDGEWOOD PL	Lunch	11-2	NEW
\$1,665,000	3+2.5		



LOCATED IN LARCHMONT VILLAGE

Beautifully restored Craftsman, located on a lovely tree-lined street. The home exudes warmth & character, w/ period details including beamed ceilings, built-ins, stained-glass, fabulous fixtures & hardware, & a large front porch. Sun-filled kitchen with breakfast area, ample storage space. Updated kitchen & baths. Bright and airy sunroom off front bedroom. Office opens to porch & private, grassy backyard. Updates: electrical, plumbing, HVAC & new oak floors. 1 block away from great park.

Loveland Carr Properties (323) 460-7606
COLDWELL BANKER HPN www.324NRidgewood.com

890 S BRONSON AVE	Lunch	11-2	NEW
\$1,200,000	4+3	SPANISH	




SPANISH COLONIAL - WILSHIRE PARK

Large 4Bed/3Bath Spanish Colonial Revival in Wilshire Park. Front porch/outdoor solarium w/ tree-lined view. Spacious living room w/ fireplace. Cupboard lined kitchen + dining area. 1 st floor features a bdrm, bath, & den. The upstairs features master bedroom with en-suite master bath, walk-in closet, and side room. 2 more bdrms and a 2nd bath upstairs. Loads of closet space plus 2 cellar storage areas and an attic. Backyard patio, lawn and 2 car-garage cement this home as a package deal.

John Duerler 2139242208
HANCOCK HOMES REALTY Dshwshr,Rng/Ovn

1114 5TH AVE	Refresh.	11-2	NEW
\$1,199,990	3+3	COUNTRY ENGLISH	



BEAUTIFULLY RE-IMAGINED TURNKEY COUNTRY ENGLISH HOME!

Owners have meticulously redesigned & perfectly curated every aspect of this home & it shows! This is the picture-perfect, storybook 3BR gem you have been waiting for. Conveniently located in the heart of the city near Hancock Park, Larchmont Village, Koreatown & the new metro rail. Built originally circa-1923, this Country English home retains its authenticity, including beautiful original wood picture window w/ original grid pattern. This gorgeous storybook home is waiting for YOU.

Jerry & Rachel Hsieh 424.242.8856
KW- LOS FELIZ www.JerryandRachel.com

18 Hancock Park-Wilshire Condo / Co-op

631 WILCOX AVE, UNIT 2E	Lunch	11-2	NEW
\$760,000	1+1.5	1sty-CONTEMPORARY	



READY TO MOVE IN!

Lovely one bedroom condo w/views of tree lined street of magnolia trees. Spacious living room & balcony are delightful for indoor-outdoor entertaining. Tile flooring, remodeled baths, recessed lighting and master walk-in closet & storage make this condo pleasing to any discerning buyer. Hancock Park Terrace offers a lushly landscaped, guard-gated community with pool & spa - just minutes from LA Tennis Club, Wilshire Country Club, Larchmont Village and Hollywood Studios.

B Allen/ P Bartenetti (323) 610-1781
COLDWELL BANKER HPN Cable,dshwr,rng/ovn,ref,wshr,dryr,mcrw

18 Hancock Park-Wilshire Lease

110 N ROSSMORE AVE	Refresh.	11-2	NEW
\$14,500	6+4	2sty-COUNTRY ENGLISH	



HANCOCK PARK HOME FOR LEASE OR SALE! SUN 2-5, TUES 11-2

Magnificent 2-story English Estate embodies with classic renovations located in prestigious prime Hancock Park. Lot 20,000, Living area 5,059 SQ.FT 6 bedrooms plus huge library and 4.5 bathrooms. The gorgeous Estate is surrounded by 20,000 square feet of scenic park-like flat grounds. Front View : over \$9 M & \$10 M dollar homes & beautiful garden
For Lease \$14,500 For Sale \$4,199,000

MLS#17-246948
Joyce Kim 213 503-0315
COLDWELL BANKER RESI Blt-Ins

19 Beverly Center-Miracle Mile Single Family

6440 MARYLAND DR	Lunch	11-2	NEW
\$3,985,000	5+6	2sty-ARCHITECTURAL	



ARCHITECTURAL GEM IN HEART OF BEVERLY-GROVE

Stunning elements such as metal cladding,integrated wood siding throughout its open floor plan, this gem has Fleetwood pocket doors to create a seamless flow to the IPE deck yard with 40' lap pool, baja deck and spa. 1,000SF master suite incorporates an indoor/outdoor master bath experience with spa amenities, a private balcony, and a large walk in closet with convenient bar fridge. 15' island and Wolf Appliances in the chef's kitchen.This Crestron automated smart house will be your dream home.

Michele Atias 3105008854
RODEO REALTY www.6440marylanddr.com

616 N FULLER AVE	Refresh.	11-2	red
\$3,150,000	3360000	7+8 2sty-ARCHITECTURAL	




HUGE PRICE REDUCTION - NEW CONSTRUCTION GEM IN BEVERLY GROVE

HUGE PRICE REDUCTION!!!

- Exquisite Architectural Gem in Prime Beverly Grove
- Luxurious New Construction
- 7 Bedrooms + 7.5 Bathrooms
- Home Size: 5,257sf • Lot Size: 7,334sf • Amazing Chef's Kitchen With Viking Stainless Steel Appliances
- Enormous Basement With Media Room • Private Spacious Backyard With Pool, Hot Tub, Waterfall & Fire Pit • Outdoor Kitchen • Direct Access 2-Car Garage & Gated Driveway Parking • Prime Beverly Grove Neighborhood

Gabriela Manakova 310-699-6946
INNOVATIVE PROP STRG BBQ,Dshwshr,Hood Fan,Intrcm,Rng/Ovn

1160 ALVIRA ST	Open	11-2	red
\$1,599,000	4+3	TRADITIONAL	



CARTHAY GEM JUST REDUCED!

This is not your typical South Carthay home. Soaring open beamed living room with fireplace sets a warm tone on cozy nights for two, or entertaining for many. Formal dining leads to charming brick floored courtyard flowing seamlessly to the family room. The cook's kitchen has extensive counter space and a central prep island. There are also 4 bedrooms which are ever so hard to find in this historic preservation area. Rear yard has a deck, giant avocado tree, hot tub and two car garage.

MLS#17-231868
RED Real Estate Group
KW LARCHMONT www.1160Alvira.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

112 N EDINBURGH AVE	Open	11-2	rev
\$3,385,000	4+5	SPANISH	



ENTERTAINER'S BACKYARD

Brand New Casa de Arbolea is an exciting fusion of warm rich Spanish architecture and modern amenities. This stunning home boasts an expansive open floor plan with high ceilings. The outdoors has a pergola trimmed with bougainvilleas looking out to the saltwater pool and Beautiful arches, beamed ceiling, natural finish wide-plank oak floors and smart home wired. Ideal for anyone who likes to entertain & cook, the kitchen has been designed with all exceptional beauty and utility.

MLS#17-228344
Paul Wylie 323-515-9585
LAMERICA REAL ESTATE

BBQ,Blt-Ins,Dshwshr,Frzr,Grbg Disp,Other

842 S CITRUS AVE	Open	11-2	rev
\$3,195,000	5+6	2sty-SPANISH	



SPANISH IN PRIME MUSEUM DISTRICT
WWW.842CITRUS.COM

Exquisite. NEW in 2017! Walled & gated, 5 bedroom, 5.5 bath home features volume ceilings, stunning wide-plank washed hardwood floors, folding walls of glass, separate formal dining & formal living rooms, 4 fireplaces. Cook's kit complete w/ large decorative center island. Exceptional master retreat w/ volume ceiling, french doors, private balcony, stunning quartz marble spa bath, expansive closet. Amazing 2nd floor outdoor patio w/ fireplace. Gorgeously tiled pool, waterfall, spa & more!

MLS#17-214862
Omega Group-Todd Michaud 310.429.8191
KELLER WILLIAMS HH

www.OmegaGroup.LA

534 N SIERRA BONITA AVE	Open	11-2	rev
\$2,795,000	4+5	SPANISH	



WHERE RELAXATION MEETS OPEN FLOOR PLAN


Magnificent Southern California living at its very finest! World class lifestyle Situated in the vibrant Melrose District, close to popular shops and restaurants. This stunning custom new home features high ceilings, natural light, open floor concept, 4 ensuite bedrooms of which the master bedroom boasts a fireplace, large dressing room with custom cabinetry and beautiful master bath with custom vanity, free-standing tub and spacious shower with frame-less door.

MLS#17-227410
Paul Wylie 323-515-9585
LAMERICA REAL ESTATE

BBQ,Blt-Ins,Dshwshr,Frzr,Grbg Disp

19 Beverly Center-Miracle Mile *Condo / Co-op*

155 S SWALL DR #101	Open	11-2	NEW
\$1,075,000	2+2	TRADITIONAL	



BEVERLY GROVE 2 BEDROOM- WALK TO ROBERTSON!

Enter the double wooden doors to this beautifully appointed & recently updated entertainers dream home with over 2,000 sq. ft of living space. This light-filled 2 bedroom 2 bathroom home boasts dark hardwood floors, crown moldings, and plantation shutters throughout. Complete with loads of storage, side by side parking, pool, spa, and recreation room, this home is not to be missed!

MLS#17-237548
Rochelle Maize 310-968-8828
NOURMAND & ASSOCIATE

Blt-Ins,Dshwshr,Dryer,Rng/Ovn,

749 S CLOVERDALE AVE #PH2	Open	11-2	rev
\$1,125,000	2+3	ARCHITECTURAL	



LORCAN O'HERLIHY, AIA. PENTHOUSE W/ PRIVATE ROOFTOP & VIEWS!

Award-winning Lorcan O'Herlihy 2BD+2.5BA+1808SF penthouse w/ private rooftop deck. Entertain in this open 2-story modern feat. an updated modern kitchen, wide oak hardwood floors & tons of natural light. Upstairs, 2 master bedroom suites, designer bathrooms & walk-in closets. Spectacular private rooftop deck with 360 degree city views. In unit laundry, 2 secure parking spaces, and low HOA dues. Discover one of LA's most convenient and central neighborhoods within minutes of everything.

MLS#17-243390
ST.JAMES+CANTER 310.291.1029
BERKSHIRE HATHAWAY

www.749CloverdalePH2.com

19 Beverly Center-Miracle Mile	<i>Income</i>	
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6135 LINDENHURST AVE	Open	11-2	rev
\$1,795,000		SPANISH	



TROPHY DUPLEX IN BEVERLY GROVE

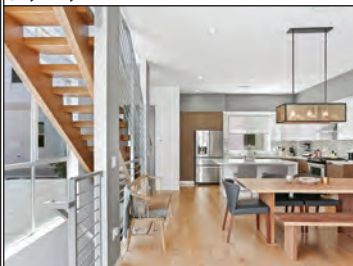
This 1920's Spanish duplex blends artistic designer touches with authentic character. Each unit features a grand living room with wood-beamed ceiling and fireplace, formal dining room, period kitchen, two generous bedrooms, a private deck and shared yard. The garage has been nicely finished for use as a studio/flexible space. The owner's unit boasts a covered front porch, a period-inspired kitchen with marble counters, rustic hardwood flooring and central AC. Delivered fully vacant.

MLS#17-239110
Allison Schwarz 310-433-0056
COMPASS

WWW.LINDENHURSTDUPLEX.COM

20 Hollywood *Single Family*

1209 N GARBO LN	Open	11-2	NEW
\$1,149,000	3+4	CONTEMPORARY	



ARCHITECTURAL BEAUTY IN HOLLYWOOD MEDIA DISTRICT

Stunning 3 bed, 3.5 bath modern architectural beauty located in the heart of the Hollywood Media District. Gorgeous open floor plan. 10-Foot ceilings with floor to ceiling windows. Beautiful designer kitchen with quartz counters, elegant tile back splash, SS appliances & custom Italian cabinets. Large master suite with walk-in closet. 2 Additional bed suites. Baths with quartz counters & gorgeous Italian cabinetry. Amazing huge, private roof top terrace with wet bar. Private 2-car garage.

MLS#17-247522
Gavin Fleminger 310-850-8053
NOURMAND & ASSOC

Dshwshr,Dryer,Grbg Disp,Hood Fan,Introm

21 Silver Lake - Echo Park *Single Family*

2305 KENILWORTH AVE	Open	12-2	NEW
\$2,049,000	4+4	CONTEMPORARY	



AN AIR OF THE UNEXPECTED...

Steps from the Silver Lake Reservoir proudly sits this striking sanctuary, proving a property can be both fun and sophisticated. Expansive open living spaces showcase architectural details, complementing a casual lifestyle + gracious entertaining. High ceilings, chef's kitchen, media room + an enormous master-suite bring an air of the unexpected to this storied Moreno Highlands neighborhood. Elevation from street optimized w/ various patios, gardens + lawn, promoting impressive views throughout.

MLS#17-248418
Andrew Morrison 323.270.2277
REDWOOD REAL ESTATE

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

2221 JEROME WAY	Open	11-2	NEW
\$1,085,000	2+3	ARCHITECTURAL	



NEW CONSTRUCTION SFR IN SILVER LAKE

Benefiting from the highest elevation in the project, Home 9 features 2 bedrooms and 2.5 bathrooms, with open concept living room/ kitchen and over-sized Master suite with access to a private yard. Enjoy wonderful views of the hills from the large balcony off the living room. Discriminating buyers will appreciate the thoughtful attention to detail, quality of construction and level of finish in this unique community of homes. Close proximity to the Reservoir, Whole Foods 365, & Silver Lake Wine.

MLS#17-243126
Bryant | Reichling 323-395-9084
SOTHEY'S

www.ridgesilverlake.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.

TUESDAY

1743 GRIFFITH PARK	Open	11-2	NEW
\$799,000	2+1	CALIFORNIA BUNGALOW	




HOLLYWOOD SIGN AND OBSERVATORY VIEW!

Amazing location, amazing view, and charm overload. This perfect hideaway just below Griffith Park Blvd. is fabulously, quintessentially L.A. The freshly landscaped outdoor spaces are great for entertaining, al fresco dining, or relaxing in the sunshine with a coffee or summer cocktail. All the charm of a bungalow plus clean lines and sought after modern finishes. 2 bedrooms, updated bath, open kitchen, privacy, and natural light. Love it as is or build your own dreamy escape.

MLS#17-243808
Heather & Larka 424-202-3208
TELES PROPERTIES

www.1743GriffithparkBlvd.com

4125 PARVA AVE	Open	11-2	NEW
\$1,750,000	4+2		



SITUATED IN THE SOUGH AFTER HILLS NORTH OF LOS FELIZ BLVD

This exceptional English Tudor home, originally built in 1941, offers a taste of old-Hollywood glamour. The spacious master bedroom occupying the whole second floor, complete with oversized walk-in closet and a second room which could be utilized as a further bedroom. The house is situated in close proximity to the several boutiques, bars and restaurants of Vermont and Franklin Village and is within walking distance of Griffith Park and the Observatory.

Jonathan Nash 424.230.6088
HILTON & HYLAND

HiltonHyland.com

1655 N BENTON WAY	Open	11-1	NEW
\$795,000	3+1	1sty-TRADITIONAL	

Great fixer opportunity in up and coming neighborhood

MLS#17-248360
Tim Jarnot 310-795-7807
WESTLINE PROPERTIES

5688 HOLLY OAK DR	Open	11-2	rev
\$2,795,000	4+5	TRADITIONAL	




TRADITIONAL CALIFORNIA VILLA WITH CONTEMPORARY FLAIR

Spectacular city views on a quiet flat cul-de-sac. Very sophisticated celebrity home located in the sought after Los Feliz Oaks. Beautifully redone with the finest taste and quality. Totally private with gorgeous lush landscaping and flagstone finishes. This home has great volume and ceiling heights that are flooded with lots of natural light. Wine cellar for 1,000 bottles, family room, office, den, plus, 4 bedrooms, 4.5 bath, 3 fireplaces and 2 outdoor bbq's.

MLS#17-210508
J.Babajian/M.Rabbani 310-623-8800
RODEO REALTY - BH

www.5688hollyoakdrive.com

2215 RESERVOIR ST	Lunch	11-2	NEW
\$629,000	2+1	1sty-CALIFORNIA BUNGALOW	



CHARMING 1921 CALIFORNIA BUNGALOW

Charming 1921 California Craftsman located in one of Los Angeles' trendiest neighborhoods. Offering an abundance of charm & character with a warm & bright interior featuring wood floors, newer kitchen & bath, breakfast area, spacious covered porch, flagstone patio, interior laundry room, recessed lighting, auto irrigation and many system upgrades.

Michael Locke 323-533-3161
DEASY PENNER

www.2215Reservoir.com

28 Culver City Single Family

10818 MOLONY RD	Open	12-2	NEW
\$2,349,000	4+5	MODERN	



REBUILT & RE-IMAGINED MODERN HOME W/ INCREDIBLE VIEWS!

Family friendly open floor plan: ground level 1bed ensuite + 1/2bath, Gourmet Kitchen, Center Isle, White Oak Floors, Designer windows, sliding doors. Upstairs oversized master w/ breathtaking vistas, FP, dual closets, luxurious soaking tub. All beds ensuite, XL closets, high ceilings. Bonus luxurious natural light filled office & more views! Entertainers Yard, Tankless, Dual Zone AC, Smart Home, 2 Car Garage. Exclusive Quiet, Private & Secure, Centrally located freeways, Downtown & Beaches

MLS#17-246424
Steven & Zee Spezzano 213-494-3888
KELLER WILLIAMS HH

The Integrity Team

22 Los Feliz Single Family

2501 NOTTINGHAM AVE	Open	11-2	NEW
\$2,399,000	3+3	2sty-TRADITIONAL	



MAJOR REDUCTION & PRICED TO SELL!

Hollywood Regency c.1940 on one of Los Feliz premier streets. Grand formal entry sets the tone for gracious living. Step down living room w/ gorgeous original details. Formal dining room; leads to an updated cooks' eat-in kitchen. Three spacious bedrooms upstairs including a wonderful master suite. The landscaped backyard offers a flat grassy yard, multiple patios & terraced hillside and room for a pool. The lower level studio space with a lovely terrace completes this special offering.

BryantReichlingRothblum 323-854-1780
SOTHEBY'S/REMAX

www.2501Nottingham.com

5912 STONEVIEW DR	Open	11-2	NEW
\$1,399,000	4+3	MID-CENTURY	



WWW.5912STONEVIEW.COM

Remodeled 4-Bedroom Culver City Home with a Pool! Located in Culver City's quiet Blair Hills! Remodeled kitchen with dark wood cabinetry, quartz counters, stainless steel appliances & center island. Open design, with kitchen and dining area opening to patio via sliding glass doors. Large open living room with sliding doors to the backyard deck and pool. Vaulted beamed ceiling, hardwood floors, two stone fireplaces, central air & heat and updated electrical.

MLS#17-247598
Todd Miller 3109235353
KELLER WILLIAMS-SM

Open Sunday 2-5pm & Tuesday 11-2pm

2451 N CATALINA ST	Open	11-2	NEW
\$2,250,000	4+5	MEDITERRANEAN	



ULTRA PRIVATE LOS FELIZ HILLS VIEW HOME

Private & Upgraded, panoramic views from downtown to the ocean. 2 story hillside home, private courtyard w/ Jacuzzi, high ceilings, hw and marble floors, natural light, 75ft outdoor deck. Large 2rm entertainment area w/ wet bar. Remodeled kitchen, Viking Range, Sub Zero fridge, Miele microwave, walk in pantry, wine fridge, granite countertops. The spacious master suite is highlighted again by the views, a large walk in closet and spa tub. Adjacent empty lot also avail for \$500k!

MLS#17-245348
Josh & Matthew Altman 3108193250
DOUGLAS ELLIMAN

www.TheAltmanBrothers.com

5215 EMPORIA AVE	Open	11-2	NEW
\$1,298,000	4+3	2sty-TRADITIONAL	



UPDATED HOME ON QUIET STREET

4 bed 3 bath 2004 SqFt. New Ktchn w/ Bfst Bar, Caesarstone Counters & Shaker Style Cabinets. Light and Bright "Great Room" w/ Lvng Rm, Dning Area & Ktchn. 3 Dwnstrs Bdms, Including a Master Suite w/ Entry from Bckyrd. 2nd Master Bed w/ Balcony Overlooking Pool adjoins the Upstairs Fmly Rm w/Wet Bar. Pool, Spa and Built in BBQ make for Lots of Fun! Great location close to all that Culver City, Del Rey and Playa Vista have to offer:

Heather Coombs Perez 310-259-7419
COMPASS

Washr, Dryr, Dishwshr, Fridge, Stove/Ovn

OPEN HOUSE STATUS

Automatic Status: The MLS™ will automatically assign NEW or REV

- NEW** New, automatic status
- NEW*** New, not yet listed
- RED** Reduced
- REV** Review, automatic status
- BOM** Back on Market

TUESDAY

30 Hollywood Hills East Single Family

2101 VISTA DEL MAR ST		Open	11-2	NEW
\$1,395,000	3+3	2sty-SPANISH		



REDEFINED SPANISH

Stunning Newly Remodeled Hollywood Hills home with explosive views. Designer finishes of wide plank wood floors, Caesarstone counters, French doors & new windows. Flexible floor plan has a sep studio/apartment/office. Dramatic living room opens to spacious deck. Streamlined kitchen has chef-ready appls & breakfast area. Romantic Top floor Master with sitting area, walk-in closet & balcony. Free-standing soaking tub & sep shower in the expansive Master bath. Multiple balconies, decks & patios.

Terry Canfield Schmidt BHHS-BH	323-854-4607	dshwsh,grb dsp,hood fan,refrig,range/ov
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3911 OLMSTED AVE		Open	11-2	NEW
\$599,000	3+2	2sty-SPANISH		




WONDERFUL OPPORTUNITY IN PRIME LEIMERT PARK NEIGHBORHOOD

3+1.75 Traditional home located on a fantastic tree lined street has all the potential to make it your own. Features include: Formal entry, large light & bright living room complete w/ fireplace & bay window, formal dining room w/ wainscoting, kitchen w/ breakfast room, laundry room w/ sink & three good sized bedrooms. Most rooms have wood floors. Two car detached garage and a large yard completes this lovely home. Probate sale, no court confirmation required.

Nancy Sanborn BERKSHIRE HATHAWAY	310-777-2858	www.SanbornTeam.com
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6266 RODGERTON DR		Refresh.	11-2	NEW
\$1,299,000	2+2	1sty-MID-CENTURY		



MID-CENTURY TREEHOUSE IN BEACHWOOD CANYON

Perched in the hills of Beachwood Canyon, this immaculate 50s mid-century treehouse is full of light and vintage detailing. Lovingly cared for by the owner with many creative touches, this home is full of character and warmth. Great Beachwood Canyon location near the village, hiking trails and easy access to the 101. Live serenely among the trees while being a close to all of the best of Los Angeles!

M. Regal / R. Kallick SOTHEBY'S LOS FELIZ	310-913-7651	Unfinished basement, views
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4085 S CLOVERDALE AVE		Refresh.	11-2	rev
\$4,250,000	6+7	2sty-CONTEMPORARY		



UN-IMAGINEABLE VIEWS BEYOND ONES WILDEST DREAMS.

"A MUST SEE". This gorgeous home was recently featured 6/30/17 as the LA Times "Home of the Day. A Newly constructed multi-level contemporary home, located in the highly desirable Baldwin Vista area of Los Angeles. This one of a kind home was designed to feature 8' doorways, continuous natural lightning throughout and even offers low maintenance front and rear yard landscaping. Broker Only-Open House 7/11/2017. Public Open Wednesday 7/12 between 1pm-4pm and on Saturday 7/15 from 1pm-4pm.

Dale Jackson DALE E. JACKSON	213-925-5410	Bit-Ins,Clng Fan,Dshwshr,Grbg Disp,Other
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39 Playa Vista Single Family

12809 N SEAGLASS CIR		Open	11-2	NEW
\$9,000	3+3.5	CONTEMPORARY		



SPECTACULAR HOME WITH EXCLUSIVE AMENITIES & VIEWS

Luxury 3 bed, 3.5 bath home apx. 2,505 SF with private elevator. Entertainers dream kitchen has open views to LMU bell tower. The dining and living room flow to a large patio which overlooks the "Pointe Park" and Resort amenities. The Master BD has a patio with open view and custom design bathroom. The ground level bedroom/study with bath, opens to a wrap deck with a fountain sculpture and landscaping. 2 car garage with 1 additional parking space outdoors. Shopping, cinema, dining, steps away!

Patrizia Medicina COLDWELL BANKER - BW	310-613-6570	
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53 Woodland Hills Single Family

4780 POE AVE		Lunch	11-2	NEW
\$1,599,000	7+6	2sty-OTHER		



COME ENJOY LUNCH AT THIS EXPANSIVE & PRIVATE COMPOUND

South of the Blvd - Tennis Court, Pool, Guest House & Art Studio. The main home is set up & away from the street for privacy. Living room w/firepl; Family room features an open floorplan, high ceilings & fireplace; all open to the kitchen w/central island & dining area overlooking pool & lush landscaping. The house is intelligently designed w/the master suite in its own private wing w/fireplace, 2 large walk-in closets & balcony. This is the perfect home for extended families & entertaining!!!

Lydia Simon/ Rose Mayhew COLDWELL BANKER	310-699-5559	www.4780PoeAvenue.com
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41 Park Hills Heights Single Family

6025 S VERDUN AVE		Open	11-2	NEW
\$740,000	3+2	SPANISH		




1929 VIEW HEIGHTS SPANISH

Romantic Spanish in beautiful, highly sought-after neighborhood. Original details inc. barrel-vaulted living rm, hardwood flrs, big arched picture window & built-ins. Lovely kitchen was remodeled 3 years ago w/ dark espresso kitchen cabinets, quartz counters & s/s apps. Mstr bed has ensuite bath w/ dual sinks & quartz vanity. 2 spacious guest rms share guest bath w/ original tile. Lrg back yard has lots of room for outdr entertaining. Central HVAC, lrg storage room, 2 car garage & inside laundry.

Geoff Clark DEASY/PENNER	3234593845	Dshwshr,Dryer,Grbg Disp,Fridg,W/D
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62 Encino Single Family

16668 CALNEVA DR		Open	11-2	NEW
\$2,495,000	5+7	2sty-MEDITERRANEAN		




GORGEOUS SPACIOUS AND PRIVATE MEDITERRANEAN

This 5bed/7bath 5,432SF home is a rare find. The main floor offers a large family room & chef's kitchen w/ state-of-the-art appliances. French doors flood the living room w/ natural light, while soaring ceilings tower over the room's elegant marble fireplace. Master suite has dual his/her baths & closets. The spiral staircase w/ exquisite chandelier leads to the top floor and 3 bedrooms all w/ their own baths. The bottom floor has a guest suite, an exercise room, office & plenty of storage space

A Rosenfeld/Laura Brehm MERCER VINE	310-595-5915	OH: 7/11 11-2pm, 7/14 11-2pm, 7/16 2-5pm
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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

72 Sherman Oaks *Single Family*

4334 KESTER AVE	Open 11-2	NEW
\$2,099,000	5+4 TUDOR	
	<p>CHARACTER RICH TUDOR HOME IN PRIME SHERMAN OAKS LOCATION!</p> <p>Painstakingly renovated in prime S.O. Dramatic 2 story entry, original wood details throughout. Gorgeous hardwood floors, french doors, wall of windows in family room w/FP, built-in bookcases and bar overlooks enchanting yard w/spa. Formal dining room, high end eat in kitchen w/ Wolfe range both w/ french doors to yard.. Amazing master suite w/ FP and large sitting room. Stunning master bath. 4 add'l BR, one of which has en suite, everything redone. Truly 1 of a kind home!</p>	
Randi Lieberman JOHN AAROE GROUP	818 903-8007	Spa, Central A/C, Dshwher Range

5005 SUNNYSLOPE AVE	Open 11-2	NEW
\$1,590,000	3+3	
	<p>OPEN TUES & FRI 11-2PM</p> <p>Wonderful traditional home in a great Sherman Oaks neighborhood. Three bedrooms, plus an office. The spacious master suite features vaulted ceilings and a wood burning fireplace. Updated kitchen and remodeled bathrooms with intricate tile work. Situated on an amazing corner lot with mature foliage, large pool and plenty of room for outdoor dining and entertaining.</p>	
Justin P. Huchel HILTON & HYLAND	310.617.4824	HiltonHyland.com

4744 NORWICH AVE	Open 11-2	NEW
\$1,349,000	4+5 CONTEMPORARY	
	<p>REMODELED STUNNER IN SHERMAN OAKS</p> <p>Hwd floors & natural light. Living room open to dining room. Pool room w/ powder room, decorative fp, & French doors that overlook the yard & pool. Chef's kitchen w/ breakfast area & island. Family room, 2nd powder room & bedroom w/ en-suite bath. 2nd story features a master w/ 2 walk-in closets, decorative fp, balcony, en-suite bath w/ tub & glass shower stall. 2 add't'l beds share updated full bath. Dual zone central AC/heat, 2 car garage, laundry room. Fireplace(s) sold as-is.</p>	
Elizabeth Marquart RE/MAX ESTATE PROPER	310-246-0888	Fridge,Dshwshr,Range,Grbg Disp,Hood Fan

73 Studio City *Single Family*

4526 RADFORD AVE	Refresh. 11-2	NEW
\$1,649,000	3+2 1sty-TRADITIONAL	
	<p>AMERICAN CHIC IN STUDIO CITY</p> <p>Nothing says Americana like a tire swing but behind the picket fence is a home that defines American Chic. This well-appointed 3Bed / 2Bath / 2,995SF home with traditional elements like crown moldings and tumbled marble form a symbiotic relationship with modern touches like LED recessed lights and an eat in kitchen. High end appliances including a Wolf Range, & a sub zero refrigerator, adjacent breakfast nook w/ pool views makes it an ideal place to start and end your day.</p>	
M. Rutstein H. LeDon PARTNERS TRUST BH	310.500. 3922	www.4526Radford.com

74 Toluca Lake *Single Family*

5008 STROHM AVE	Open 11-2	NEW
\$1,785,000	4+5 CONTEMPORARY	
	<p>ELEVATE YOUR EVERYDAY</p> <p>Contemporary with Traditional overtones just completed 2017 presents light-filled open concept floor plan with defining features and designer details. Dramatic 10' bi-fold doors create a blending of indoors and out. Yard for all seasons with 9ft deep pool embellished with fountains and bordered by lawn and patio. Resort like Master Suite with Terrace. All bedrooms en-suite with custom baths. Desirable Toluca Lake neighborhood minutes to studios and the best of L.A.</p>	
Margi Simpkins	(818) 800-8604	

4430 N CLYBOURN AVE	Open 11-2	NEW
\$1,495,000	3+4 1sty-TRADITIONAL	
	<p>PRIME TOLUCA LAKE!</p> <p>Set on a 9,906 SF lot this 2,855 SF home offers light filled living rm w/fp, dining rm, charming breakfast nook off kitchen & huge family rm. 3 large beds & 3.5 baths including Master w/French drs, large en-suite bath & huge walk-in closet. The backyard includes a grassy yard, sparkling swimmer's pool & pool house for entertainment space, guest ste or office. Enjoy a short walk to charming shops, restaurants & boutiques or stroll the tree-lined neighborhood streets. Bring your imagination!</p>	
Fred Holley & Jana Jones COLDWELL BANKER	310.780.7653	MLS#17-247988

81 Glendale *Single Family*

3004 HOLLYWELL PL	Open 11-2	NEW
\$975,000	4+3 1sty-RANCH	
	<p>GORGEOUS MID-CENTURY RANCH OPEN TUESDAY & THURSDAY 11-2 PM</p> <p>This home is secluded & on peaceful cul-de-sac in the hills and only minutes away from Chevy Chase Country Club & the Oak Grill. This 4-bedrooms/3-bath home was built in 1965 and features a step down living room w/fireplace, a formal dining room, breakfast area & a sitting room off the kitchen. A private courtyard patio looks out on an amazing mountain views. There is also a private sitting area in the backyard. The large master bedroom has a walk-in-closet & has a master bath with two sinks.</p>	
Jennifer Gainey JOHN AAROE GROUP	323-559-6742	MLS#17-248506

87 South Pasadena *Condo / Co-op*


820 MISSION ST. #205	Open 11-2	NEW
\$1,149,900	2+3 CONTEMPORARY	
	<p>FINAL TOWNHOME AT EIGHTTWENTY!</p> <p>The amazing EightTwenty is the first New Construction residential project brought to South Pasadena in years, which Sunset magazine hailed as one of the West's "Best Cosmopolitan Suburbs". The location is in close proximity to public transportation, a charming shopping district, weekly Farmer's Market, parks, eateries and cultural arts! This bright and airy 2-bedroom residence features high ceilings, quality finishes and superior build quality.</p>	
Bryant Reichling SOTHEBY'S	323-395-9084	MLS#17-248238



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89 Calabasas *Single Family*

3781 PRADO DE FUCSIA	Refresh.	11-2	NEW
\$5,299,000	5+7		



UNOBSTRUCTED PANORAMIC VIEWS IN THE OAKS

Sited ideally on a cul-de-sac in one of the most prestigious gated communities in the world, The Oaks Of Calabasas, is this beautifully-appointed Mediterranean Estate offering unspoiled views across the Santa Monica Mountains and over 7,000 sq. ft. of tranquil living space. The home boasts an expansive covered patio, manicured lawn, large-scale BBQ and entertainment bar, and infinity pool/spa, all of which contribute to an unsurpassed setting for any outdoor occasion.

Jonathan London 310.634.2812
COMPASS

94 Glassell Park *Single Family*

3160 VERDUGO PL	Open	11-2	NEW
\$675,000	2+1	2sty-CONTEMPORARY	



SWEEPING VIEWS OF LOS ANGELES!

Remodeled 2BR/1BA Glassell Park stunner! This cozy home features sweeping views of LA & plenty of outdoor space to take it all in. Sun-filled, open floor plan features hardwood floors, recently remodeled kitchen w/ enormous island & stainless appliances. Two spacious bedrooms w/ wood-beamed ceilings, and beautifully designed bathroom w/ oversized shower, dual sinks & designer tile. Refinished garage features sliding doors to separate terrace. Minutes to shopping & restaurants on York Blvd.

The Kostrey Collection 310-382-4908
NOURMAND & ASSOC. Fridge, Dishwasher, Range

95 Mount Washington *Single Family*

3950 SAN RAFAEL AVE	Open	11-2	595-A3	NEW
\$1,342,500	5+4.5	3sty-TRADITIONAL		




BEAUTIFUL TRADITIONAL MOUNT WASHINGTON HOME W/ PERFECT VIEWS

Top of Mt Washington & fabulous statement of casual elegance the Hill has seen in a long time. Custom designed for the owner, every element is meticulously realized to create a perfect balance of public & private spaces, embracing grand scale entertaining to quiet moments. When family or friends come calling you'll have the perfect separate suite for their comfort & privacy & yours! You are in the perfect place in the perfect time of your life.

MLS#17-212976
Liz Johnson 323-252-2445
COMPASS Family Room & Separate Studio with Bath

1284 Highland Park *Single Family*

5901 BURWOOD AVE	Lunch	11-2	NEW
\$799,000	2+2	CRAFTSMAN	



RARE CHARACTER CRAFTSMAN IN NELA

RARE 1923 Craftsman home in NELA has been beautifully restored to its original charm. Inside you will find restored hardwood flrs & living area filled w/natural light. The kitch has been reimagined w/modern touches while preserving the orig character w/new cabinets, marble counter-tops, & restored Douglas-fir flrs. 2 BDs & 2 BAs, including a Master Suite. A finished garage can serve as your home studio/creative space, or gym. Recently updated systems. This Highland Park gem will not last!

MLS#17-247982
Justin Fierro 424.355.3603
COMPASS Dshwshr,Dryer,Frzr,Grbg Disp,Hood Fan

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TUESDAY

THURSDAY OPEN HOUSES


03 Sunset Strip - Hollywood Hills West *Single Family*

9279-9301 SIERRA MAR DR	Refresh. 5-8	NEW
\$16,995,000	8+8 CONTEMPORARY	
		
TWILIGHT VIEWING 5PM - 8PM		
One of the most spectacular development sites available anywhere. This elevated flat pad promontory jets out on a peninsula with no homeowners association or its restrictions. With a total buildable area of more than 17,000 square feet between the two lots, simply put, nothing else compares. 320 feet of frontage provides added privacy and security. Situated off lower Doheny Drive for the easiest Sunset Strip access, just seconds to the heart of West Hollywood & Beverly Hills.		
MLS#17-245314 Z. Goldsmith Jeff Hyland 310.908.6860 HILTON & HYLAND		BirdStreetViews.com


11 Venice *Condo / Co-op*

18 N VENICE #C	Refresh. 11:30-1:30	bom
\$1,690,000	2+2	
		
RARE OCEAN VIEW IN VENICE BEACH		
MOTIVATED SELLER. Amazing LIVE/WORK SPACE. 360 sf of ground floor space currently used as retail with street access, PLUS 1456 sq ft 2 bedroom, 2 bathroom, corner top floor unit (total square footage is approximately 1800 sq ft). SPECTACULAR OCEAN VIEW. STEPS FROM VENICE BEACH and local hot spots. 96 sf storage room. Two-car garage. 2400 sf roof top with breathtaking ocean and mountain views, with architecture plans for a green roof. See private remarks for important details.		
MLS#17-214406 Ruth Seroussi 310-663-2510 THE NEWHOUSE GROUP		Bit-Ins,Dshwshr,Dryer, Phone Sys,Other

18 Hancock Park-Wilshire *Income*

1188 KENISTON AVE	Lunch 12-2	NEW
\$1,800,000	Units SPANISH	
		
TACO TUESDAY !!!		
Turn key investment! Exceptional Spanish 4plex in Longwood Highlands. Each unit 1 bed + 1 bath w/ laundry. Owners unit delivered VACANT w/ projected rent of \$2100. Total Gross Annual Income of \$87,048. Huge lot of almost 11,000 sf! Amazing gated corner lot w/ 4 car garage w/ automatic gate! Impeccably maintained Drought tolerant plants + 2 fountains. Upgrades include; new driveway, landscaping, copper plumbing & electric meters. Perfect 1031 investment property.		
MLS#17-246822 Jen Stein Realty 310-386-6697 KW LARCHMONT		Grbg Disp,Range,Frig,W/D

32 Malibu Beach *Land*

23917 MALIBU ROAD	Refresh. 4-7	rev
\$9,995,000	Land	
		
COCKTAIL & KARAOKE AT DIAMOND, MALIBU COLONY ESTATES		
DIAMOND - Finest views of the Queen's Neckless from many rooms with walls of glass. Measuring apx. 7,000 sf with a 1,200 sf basement this home can have any amenity you desire built to your taste! City of Malibu and Coastal Commission permits issued. Pool, spa, lawns. Build in 18 month from permit to completion. Gated/Controlled access community, Malibu Colony Estates.		
MLS#16-185560 R. Hilton R. Iglesias 310.699.3435 HILTON & HYLAND		MalibuColonyEstates.com

23921 MALIBU ROAD	Refresh. 4-7	rev
\$4,895,000	Land	
		
COCKTAIL & KARAOKE AT EMERALD, MALIBU COLONY ESTATES		
Richard Landry A.I.A. designed masterpiece awaiting your finishing touches. City of Malibu and Coastal Commission approvals for a 6,689 sf that includes a 1,000 sf basement. The estate features a pool, spa and a huge backyard big enough to throw a ball! Coastline views abound on this 4 bedroom 5 bath home that can be customized to your taste. Built in 18 months from permit to completion. Come see for yourself!		
MLS#16-185552 R. Hilton R. Iglesias 310.699.3435 HILTON & HYLAND		MalibuColonyEstates.com

23923 MALIBU ROAD	Refresh. 4-7	rev
\$4,895,000	Land	
		
COCKTAIL & KARAOKE AT SAPPHIRE, MALIBU COLONY ESTATES		
SAPPHIRE - A magnificent creation by the talented Richard Landry A.I.A. Boasting apx. 6,700 sf of interior space plus apx 1,200 sf basement with 5 bedroom 5 bath that can be customized to your taste. City of Malibu and Coastal commission approvals. Pool, spa and private large yard. Coastline views. Gated/Controlled access Malibu Colony Estates.		
MLS#16-185580 R. Hilton R. Iglesias 310.699.3435 HILTON & HYLAND		MalibuColonyEstates.com

86 Pasadena *Single Family*

1215 SIERRA MADRE VILLA AVE	Open 11-2	NEW
\$2,295,000	4+4 1sty-MID-CENTURY	
		
SINGLE LEVEL - 2017 MID-CENTURY MODERN HOME		
4 bd/3.5ba perched on over 1/2 acre. Walls of glass. High ceilings. Open floor plan. Light pours in. Chef's Kitchen boasts stainless steel appliances, Caesarstone® counter tops, beautiful views. Sizable family room, dining room and formal living room w/fireplace all flow into each other perfectly. Spacious master bedroom with dual vanities and elegant finishes. Massive front deck has views of the expansive front yard. Move in-ready! This home is the quintessential entertainer's paradise!		
MLS#17-247958 Roger Perry 310-740-4029 RODEO REALTY - BH		www.RogerPerry.com

244 Redondo Beach *Condo / Co-op*

2011 FARRELL AVE #A	Refresh. 12-3	NEW
\$1,125,000	4+3 MEDITERRANEAN	
		
JUST LISTED!! REFRESHING NORTH REDONDO BEACH TOWNHOUSE		
Don't miss out on this welcoming and radiant detached Mediterranean Townhome in North Redondo. Built in 2006, this front unit Townhome boasts 2,340 sq ft of living space(BTV) with newly updated features. Gourmet kitchen boasts granite counters, stainless steel appliances, and custom cabinetry. Sky light over the stairway provides an abundance of natural light to the upper level. Spacious Master Suite provides a retreat-like oasis!		
MLS#17-248526 Sammalit Xayltdet 603-557-4944 KW SILICON BEACH		

OPEN HOUSE STATUS

- NEW** New, automatic status
 - NEW*** New, not yet listed
 - RED** Reduced
 - REV** Review, automatic status
 - BOM** Back on Market
- Automatic Status: The MLS™ will automatically assign NEW or REV

THURSDAY

503 Ojai *Single Family*

361 RIVERSIDE RD	Open	11-2	NEW
\$949,500	5+4	1sty-SPANISH	



SPANISH OASIS JUST LISTED!


Stunning Spanish Colonial Revival with open-air entry into courtyard with in-ground spa. House hugs courtyard with accordion French doors for indoor-outdoor living. Wood beamed ceilings with open floor plan, terra cotta tile and minimalist, clean lines give a contemporary, cozy feel. The entire property is landscaped with citrus, palm and oak trees, aloe, agave and a vegetable garden. There is room for horses, a pool and RV parking. Main house: 3bed/2ba, 1726sf, guest house: 2bed/2ba, 1022sf

Cheyne & Abbey Oglesby
JOHN AAROE GROUP 424-387-1112

FRIDAY OPEN HOUSES

60 Tarzana *Single Family*

4573 ELLENITA AVE	Lunch	11-2	NEW
\$1,599,000	4+3	3sty-MEDITERRANEAN	



BEAUTIFUL MEDITERRANEAN ON CORBIN CYN RIM

Tranquil & private setting with cyn, mtn, and valley views. Extensively updated w/ spacious floor plan for entertaining. Infinity pool, covered sitting area, outdoor BBQ area w/ bar top and seating, add'l yard space, and secluded hillside terrace below. Large living room with FP, lrg formal dining room, 1 downstairs bed and bth, large wine cellar, bonus storage rm, lrg kitchen, master suite w 2 closets, hwd floors. Sec system w cameras, Control 4 Hm automation, 3 car garage w/elec charging.

Violetta Hargitay
SOTHEBY'S 310-367-2190

89 Calabasas *Single Family*

3781 PRADO DE FUCSIA	Open	11-2	NEW
\$5,299,000	5+7		



UNOBSTRUCTED PANORAMIC VIEWS IN THE OAKS

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Jonathan London
COMPASS 310.634.2812

BY APPOINTMENT

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

7135 HOLLYWOOD BLV, UNIT 410			NEW
\$599,000	1+2	CONTEMPORARY	




PRICED TO SELL AT HOLLYWOOD VERSAILLES

Move-in ready 4th flr corner unit. Marble floors, state-of-the-art kitchen, custom wooden blinds throughout & an open floor plan. En suite master offers city views, ample closet space & double vanity master bath. W/D in unit. Short distance to Runyon Canyon, shopping, dining, movie theaters, nightlife, freeways & mass transit. Full-service building includes valet, 24-hr doorman, heated pool, deck, fitness & rec room, on-site maintenance & management & recently renovated lobby. Not to be missed!

Julia DeLorme
SOTHEBY'S SUNSET 3107291649

06 Brentwood *Lease*

2222 THE TERRACE			NEW
\$5,495	2+2	ARCHITECTURAL	




MOUNTAINGATE TOWNHOME LEASE!

Townhome that feels like a single family home located in Brentwood's prestigious Mountaingate. The home has newer carpet in the Master Bedroom and wood floors with an open floor plan filled with natural light. Dramatic two story windows and ceiling in the very large living room. The kitchen has a breakfast room area. Master has french doors that open to the complete privacy to backyard full of lush greenery and trees. close to the community pool and Mountaingate Country Club.

MLS#17-241340
Malka Winshman
KELLER WILLIAMS BEVE 310-901-9499

999 Out of Area *Single Family*

28765 PINE CANYON RD			rev
\$3,999,999	5+7	TUDOR	



NORTH LA COUNTY - 28765 PINE CANYON RD, LAKE HUGES

1,051+/- Acres - 7,000+/-sqft Main House sits atop a beautiful knoll in a prime area of the ranch with 360' breathtaking views of sky, valley and mountains. Multiple Guest/Caretaker Residences. Double Gated Entrance. Fenced and Cross Fenced. Miles of Equestrian Trails run throughout the ranch; along with Roads and Electric Power. Horse Paddocks, Maintenance Barns and a Seasonal Lake - Royal Oaks Ranch, built as a family ranch, offers endless opportunities for expansion and development.

MLS#17-222360
Francis Gargani
JOHN AAROE GROUP 310-684-2558

Blt-Ins,Dshwshr,Rng/Ovn,Fridg

THURSDAY, FRIDAY & BY APPOINTMENT

ATTENTION

The following changes to The MLS Broker Caravan™ Terms & Conditions are effective January 2012:


- 1) Only ads featuring Active and/or recently Sold properties can be placed in the front full page color and black/white sections.
- 2) Announcement ads (recruiting and company promotions) may be placed in the back full page color section, including the back cover. Statistical or performance metrics may be used in this section, but may only refer to performance within a single brokerage.
- 3) No refunds will be given for any ad that is cancelled, rejected, or not received by the published deadlines. (Deadlines are available online at TheMLS.com™).



SATURDAY OPEN HOUSES

SUNDAY OPEN HOUSES

15 Pacific Palisades *Single Family*

530 MUSKINGUM AVE	Open	2-5	NEW
\$2,200,000	3+2	1sty-CAPE COD	
	FIRST TIME ON MARKET IN OVER 50 YEARS		
Opportunity on the Bluffs in the Palisades. 3 bedroom, 2 bath Cape Cod home. The house is 2,029 sq feet and sits on a large 7,939 square foot flat, corner lot with over 95 feet of frontage. Large living room/dining room with a fireplace. The kitchen opens to an family room with pitched ceilings. Large, private backyard and a detached two car garage. There is a covered patio behind the garage with a built-in fireplace. Move in or remodel and make it your own. Many possibilities!			
MLS#17-241894		North Of Temescal; West of Sunset	
RANDY TROUP 310-451-4949		CB - BRENTWOOD	

02 Beverly Hills Post Office *Single Family*

9730 ELDERIDGE DR	Open	1-4	NEW
\$2,795,000	3+2.5	2sty-CONTEMPORARY	
	ELEGANT REGENCY STYLE RETREAT		
Two story contemporary Hollywood Regency style home, located in the coveted lower San Ysidro area on quiet cul de sac street (no visible telephone wires). Large 12 ft ceilings, ideal for entertaining. French doors open to private yard with dining area, and custom built in BBQ and fire pit. Original wood burning fireplace in living room. Top of the line kitchen appliances, marble counter-tops. Large master bedroom with beautiful bathroom and dream closet! 2 additional bedrooms/office with bath.			
MLS#17-235622		BBQ, Dshwshr, Grbg Disp, Micro, Rng/Ovn	
Layne Joy Herrmann 310-991-7173		LAYNE JOY HERRMANN	


39 Playa Vista *Condo / Co-op*

12671 SANDHILL LN #2	Refresh.	11-3	red
\$1,898,000	1989000	3+2.5 1sty-MODERN	
	PRICE REDUCED! AMAZING PLAYA VISTA PHASE II SKYLAR HOME!		
Skylar condo for sale with 3 beds/2.5 baths with 1909 SqFt of serene living space. LEED platinum building, private 2 car garage, extra-large windows and accordion doors open to spacious wraparound terrace. Upgrades include double insulation, recessed lighting, 1.8kw solar panels, CA closet & stand alone tub in master suite, luxury tile & carpet, high-end sinks & faucets, SS Bosch appliances, sleek cabinets throughout, custom paint and window treatments in all rooms with extra storage in garage.			
MLS#17-230056		Dshwshr,Dryer,Grbg Disp,Hood Fan,Intrcm	
Peter Khandjian 424-209-9332		MILESTAR PROPERTIES	

19 Beverly Center-Miracle Mile *Single Family*

1344 HAUSER	Open	2-4	NEW
\$1,193,000	3+2	SPANISH	
	CHARMING & AUTHENTIC SPANISH		
Centrally located, charming Spanish home in coveted Wilshire Vista. Inviting living room with high wood beamed ceilings, private serene center courtyard, handmade ceramic tile fountain. Custom chef's kitchen w/center island, cherrywood cabinetry, high end built in appliances. Lush landscaped backyard, custom built in BBQ.Three spacious bedrooms, refinished hardwood flooring Art Deco bath with 20's tiles & built in vanity + fresh exterior paint and a detached 2 car garage make this one of a kind!			
MLS#17-247722		BBQ,Blt-Ins,Dshwshr,Dryer,Frzr,Other	
Alissa & Brooke 323-821-5705		TELES PROPERTIES	

81 Glendale *Single Family*

2460 FLINTRIDGE DRIVE	Open	12-2:30	NEW
\$1,790,000	5+4	2sty-SEE REMARKS	
	LUXURIOUS VIEW PROPERTY IN EMERALD ISLE, GLENDALE		
Luxurious View property in the premier neighborhood of Emerald Isle with spectacular city & mountain view. The formal entry hall has grand double entry doors w/high ceilings that opens to separate living & dining rooms. Two family rooms with fireplace. A very spacious kitchen w/ granite counter tops, Center Island, pantry, &many. Huge master suite w/double walk-in closets, full master bath w/ double sinks, bathtub & shower. Surrounded by tranquil green mountains & parks, hiking trails. A MUST SEE			
MLS#17-243956		Central A/C,Dshwshr,Rng/Ovn, 3 cars gara	
Chris Jung Lee 213675924		ACCESS AMERICA	

31 Playa Del Rey *Condo / Co-op*

8505 GULANA AVE #6101	Open	2-5	NEW
\$699,000	2+2.5	2sty-CAPE COD	
	PRIME FRONT-FACING, END-UNIT TOWNHOME IN PLAYA DEL REY		
Beachport Village - Just minutes from the beach, this spacious 2 bedroom, 2.5 bath townhouse features high ceilings, limited shared wall and great open floor plan. The spacious living room features a gas fireplace and large glass doors opening to a private balcony. Large kitchen includes stone countertops and updated appliances. The large master suite has high vaulted ceilings and an attached full bath. The spacious second bedroom offers plenty of closet space and its own full bath.			
MLS#17-246268		www.MaserCondoSales.com	
Brian Maser 310-795-8010		MASER CONDO SALES	

SATURDAY AND SUNDAY

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Cole Strange
Loan Officer
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626.255.5414



Jason Berriz
Loan Officer
NMLS# 256177
661.972.1092



Vina Guerrero
Loan Officer
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Ron Sequeira
Loan Consultant
NMLS# 40105
310.409.0286



Patrick O'Driscoll
Loan Consultant
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818.681.0873



Karol Mosquera
Sr. Loan Consultant
NMLS# 271378
321.754.1689



Stephanie Barbosa
Loan Officer Assistant
NMLS# 989795
626.598.5412



Natalie Forlani
Production Assistant



Julian Martinez
Production Assistant



Amanda Tibma
Production Assistant



Jeremiah Snyder
Senior Funder

LendLA Team www.lendla.com



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MERIDITH BAER HOME





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Unlike other agents in the competitive Los Angeles market, Victor directs vital time and resources into crafting one of the leading realty teams on the West Coast.

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BH/GLAAR
Young Professionals Network

YPN Happy Hour Mixer - July 12th



Please join the BH/GLAAR YPN for our monthly Happy Hour Fundraising Network Mixers. Come and enjoy a drink while networking with like-minded real estate professionals throughout the Los Angeles area. We will have a sponsored door prizes each month.

All monies from door prize ticket sales will benefit the BH/GLAAR Charitable Foundation.

This year, the BH/GLAAR Charitable Foundation will be joining the City of Los Angeles and the Department of Veterans Affairs to assist with the State of Emergency on Homelessness throughout our region. The Foundation will also support the extraordinary efforts of the Downtown Women's Center and PATH (People Assisting The Homeless), two organizations that have taken a leadership role in addressing Veterans' housing needs. Your support is greatly appreciated.

Wednesday, July 12, 2017 - 5:00pm - 7:00pm

REALTORS® bring a business card for free admission & special drawing!

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Socks & Sacks for Westside Homeless



During the months of July, August and September the C.A.R.E. Project Volunteers will make Sack Lunches of nutritious food & healthy beverages and pair them with brand new socks, personal-hygiene items and other essentials then deliver them to Venice Beach to the unsheltered West L.A. County homeless people.

We will be collecting food and socks for the "Socks & Sacks" program on the dates listed below. Please email info@bhglaar.com to find out what we are in need of.

On Wednesday, July 12th, the C.A.R.E. Project will meet at BH/GLAAR's offices at 1:30pm to put together 200 sack lunches that we will take to Venice Boardwalk at 3:00pm and hand out "Socks & Sacks" to the homeless. If you would like to join us please email Robin Greenberg at robin@RobinGreenberg.com. Immediately afterwards our YPN will be hosting a Happy Hour Networking mixer from 5pm to 7pm at Bodega Wine Bar. We hope you can join us.

Wednesday, July 12, 2017

1:30pm - 2:30pm

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6330 San Vicente Blvd., Suite 100
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3:00pm - 4:30pm

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About The C.A.R.E. Project

In January our 2011 President Robin Greenberg launched the C.A.R.E Project, a way for our REALTOR® community to help make a difference one month at a time. Our goal is to focus on the needs and efforts of a different deserving charity each month. By providing our compassion, acceptance and respect we as a group can empower the less fortunate to overcome the obstacles they may face.

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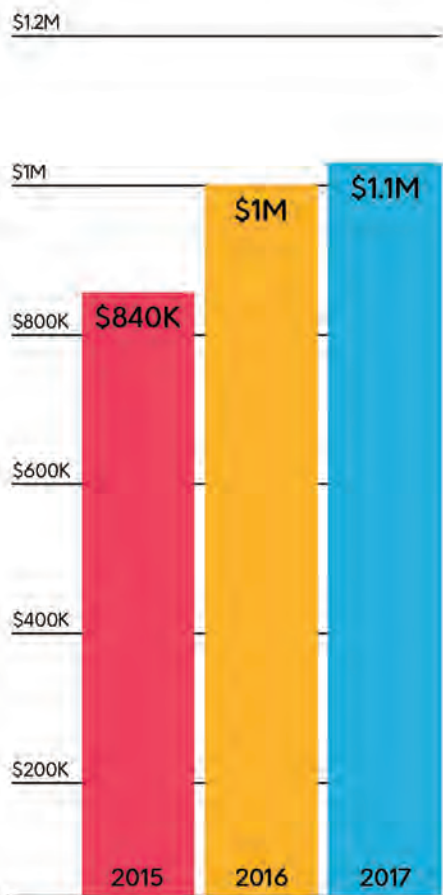


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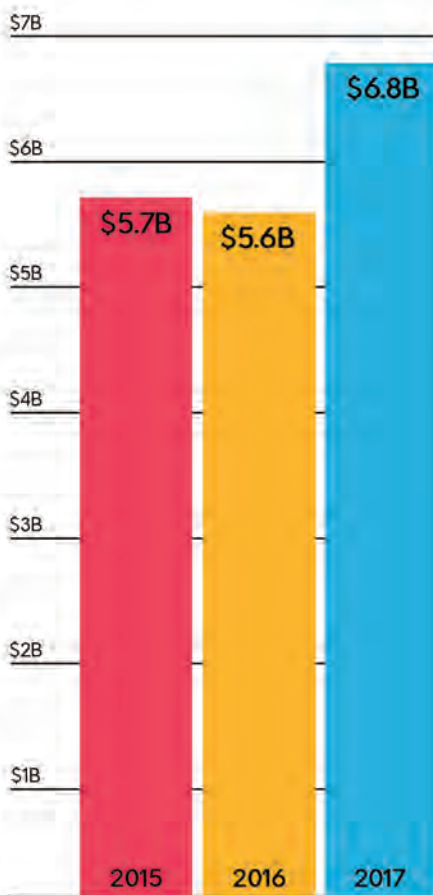
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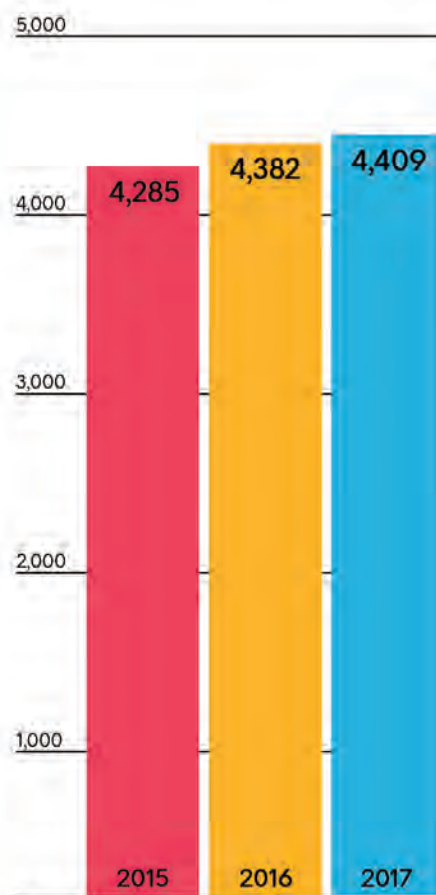
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*Source: Sam Batayneh ranked 113 in Mortgage Executive Magazine's 2016 Top 200 Mortgage Originators in America list

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