

AREA
2

BEVERLY HILLS POST OFFICE



Single Story Up A Long Gated Driveway With Canyon Views JUST REDUCED \$500K FOR FAST SALE - BY APPOINTMENT ONLY



9504 Heather Road, Beverly Hills Post Office

Sophisticated single story contemporary perfectly situated at the end of a cul-de-sac and perched above the street overlooking the beautiful canyons. **Approx. 3,404 sq.ft. house on 75,967 sq.ft. lot with 3 bedrooms and 4 baths.** Enter thru a long gated driveway to the spacious motorcourt. Resort like-home with beautiful oversized courtyard surrounded by french doors is perfect for living and entertaining. Beautiful pool with deck opens from large family and living rooms, wonderful chef's kitchen and large master suite with fireplace, his and her baths and walk-in closets. Guest suite with sauna opening to pool and 3rd rd suite perfect for guests or maids. Large rooms, perfect proportions, beautiful sunlight and higher ceilings for beautiful bright days and elegant evening canyon views in this tranquil setting.

Offered at ~~\$5,299,000~~ Now \$4,799,000



Ginger Glass

Broker • Agent • Attorney

CalBRE #01478465

310.927.9307

ginger@gingerglass.com



GLOBAL
LUXURY.

AREA
3

SUNSET STRIP -
HOLLYWOOD HILLS WEST



5 BEDROOMS | 5.5 BATHROOMS | 4704 SQ FT | \$4,700,000 | www.2401OutpostDrive.com

Envisioned by Arano Design and constructed with the highest level of craftsmanship, this stunning contemporary home is the epitome of the California lifestyle; featuring tranquil hillside views, sumptuous finishes and the latest in smart home technology. An open concept design with a soaring grand entry foyer, rich wood floors and Fleetwood pocket doors and windows that seamlessly blend the interior with the exterior environment. Offering over 4,700 square feet of luxury living space, this property also boasts a professional gourmet kitchen with Miele and Sub-Zero appliances, a luxurious master suite with fireplace, a private balcony and dual closets plus a master bath with soaking tub, steam shower and heated floors. Four additional bedrooms all with en-suite bathrooms plus a powder room, screening lounge, 650 bottle wine cellar, three fireplaces, pool, two car garage that is electric car ready plus three off-street parking spaces, plus much more!

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www.TomandRandyProperties.com



New FREE Product for REALTOR® Members MLSPush™ by zipForm®



Make An Offer from the Agent Detail Full Report of The MLS System!

1 **463 S SWALL DR**
BEVERLY HILLS CA 90211

4 Beds **Baths 4.00** **2,614/DV**
(3F 0T 1H 0Q) Sqft

Area
Subdivision
List Price
Lot Size
HOA 1&2
MLS#
APN

Make Offer
ZipForm® Plus

[More Photos](#) [Larger Map](#) [Plat Map](#) [Community Data](#) [Walk Score](#)

[Virtual Tour](#) [Property Website](#)

Directions : South of Olympic, West of Robertson
Remarks : Located right in the center of America's most acclaimed city, Beverly Hills, you will live close to all the best shopping, restaurants,

Learn How to Use This Feature at an Upcoming Webinar!

Tuesday, July 18, 2017
1:00 PM - 2:00 PM
Register at bit.ly/mlspush0718

Questions? Call our Help Desk at (310) 358-1833



themslsclaw



themsofchoice



themsofchoice



themlstrainer

AREA
3

SUNSET STRIP -
HOLLYWOOD HILLS WEST



OPEN
Tuesday
11am-2pm



Fine Estates®
202 N. Canon Dr.
Beverly Hills, CA
90210

1690 Mountcrest Avenue, Hollywood Hills

Spectacular Views - Terrific Development Opportunity!

Perfectly placed at the end of a cul-de-sac. Great opportunity to construct a beautiful, contemporary that captures fabulous views. Survey and Slope Band Analysis available upon request. Buyer to verify all square footage and feasibility of building. Property sold in "as-is" condition.

OFFERED AT: \$1,575,000



ROGER PERRY
REALTOR® | BROKER ASSOCIATE



RPERRY@ROGERPERRY.COM

310-600-1553

WWW.ROGERPERRY.COM

CalBre License #: 01882885

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

AREA
3

SUNSET STRIP –
HOLLYWOOD HILLS WEST

Carpenter School District

2811 Laurel Canyon Place

2 BED | 3 BATH | ADDITIONAL OFFICE/NURSERY/PLAYROOM/LIBRARY | \$1,190,000

Open Tuesday, July 18th, 11 am-2 pm



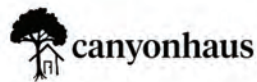
- 2 bedrooms plus additional office/nursery/playroom/library
- 3 baths

- Soaring ceilings
- Open plan living room/kitchen
- Light and bright
- Tranquil outdoor spaces

- Easy access to Beverly Hills, the Valley or Hollywood
- 2 car attached garage
- Located on a quiet street

Tori Horowitz, Estate Director | 323.203.0965 | canyonhaus@compass.com

www.canyonhaus.com



compass.com 310.230.5478 [compass](#) [compassinc](#) [compass](#)

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Open July 18, 2017 11am-2pm

AREA
4

BEL AIR - HOLMBY HILLS



1119 N BEVERLY GLEN BLV
BEL AIR, CALIFORNIA 90077

Under \$1 million just 1 mile north of Sunset. Remodeled Mid-century home. 2 + 1 3/4 + Den. Bonus room on lower level could be used for home office or creative studio; not reflected in the square footage. Hardwood floors, clean lines,

gorgeous bathrooms and kitchen. Beamed living room features hardwood floors. Rear yard provides a great backdrop for play and entertaining. Two-car garage provides great off street parking as well as storage. Tremendous value with Warner Elementary.

Offered At **\$979,000**



Steven Foonberg
(310) 474-1013

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



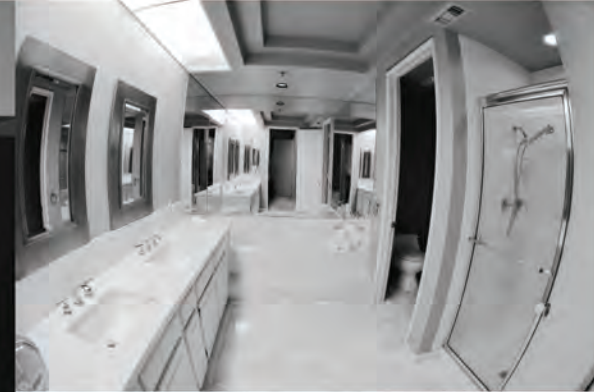
AREA

5

WESTWOOD - CENTURY CITY

OPEN HOUSE
 JULY 18, 2017 11-2:00
 REFRESHMENTS

The Famous Century City 90067 Resort Style Living
PARK PLACE
 2122 Century Park Ln. #306



**Large 2 Bedrooms (1674 Square Feet)
 open floor plan with tree top views**

Secluded luxurious large 2 bedrooms condo on one level with one of the best floor plans & beautifully upgraded in the Prestigious 14 acre park-like 24 hour guard gated Park Place complex. Beautiful walking paths, pools, spas, tennis courts, gym, sauna, clubhouse, BBQ area and yet in proximity to best restaurants, shopping, entertainment and walking distance to Century City Mall. Unit features 2 terraces with access from living room and each bedroom, bright eat-in large kitchen with glass block wall, 2 fireplaces, Laundry inside unit, large master bathroom with extra large tub, 2 parking spaces & storage. Upgrades include, marble floor in master bathroom, caesarstone countertops in kitchen, new cabinets in master bedroom, plantation shutters, crown molding and more.

Offered at **\$899,000**

By appointment with
 Listing Broker



Sarit Finkelstein, Broker Realtor

468 N Camden Dr., Beverly Hills, CA 90210
 Tele: 310-601-3073 Cell: 310-612-6777
Sarit@SaritFinkelstein.com
 CalBRE # 01201120

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WEST L.A. | \$1,175,000

11674 MISSOURI AVE, Open Tuesday 11-2 & Sunday 2-5

Lovely, updated 3bd, 2.5ba Townhouse in great location! Bright desirable end unit. Recessed lighting, plantation shutters & beautiful wood floors. Living rm w/gas flpc. Dining area w/sliding doors to private open air patio. Remodeled Kitchen. 2nd story w/ skylight & vaulted ceilings. Master suite w/walk-in closet & remodeled master bath. 2 add'l bdrms w/full bathroom. Open upstairs den with big windows. Upstairs Laundry rm. Direct access, private 2car garage. Earthquake insurance-guest parking.

THIS WON'T LAST!



Mark & Lynn Mirisch Rogo
310-777-6213
mark@markrogo.com
lynn@markrogo.com
CalBRE#01423795

AREA
10
WEST HOLLYWOOD VICINITY



LISA MANSFIELD PRESENTS

928 N Croft Avenue PH303 – West Hollywood

Open Tuesday 11 - 2



3 BEDS | 3 BATHS | CITY/MOUNTAIN VIEWS FROM ROOFTOP

WEHOLISTING.COM | OFFERED FOR \$1,849,000

Step into this light filled, sleek Penthouse with an open flowing layout. Modern double sliders open from the living room to the patio which looks out to trees. The large square kitchen has Caesarstone countertops, glass tiled backsplash and Bosch microwave, oven and built-in fridge. Italian cabinetry and a breakfast bar complete the custom feel. There are 3 beds and 3 baths - over 2,100 square feet with beautiful hardwood flooring, a wine fridge, great storage and built-in speakers. There is a balcony off Master Bedroom and a roof top common terrace with views of Century City and the Design Center...Blocks from Melrose, shopping and hip dining.



LISAMANSFIELD.COM

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FOR MORE INFORMATION, PLEASE CALL
310.481.4313
LISA.MANSFIELD@SOTHEBYSHOMES.COM



MICHAEL KHAKSHOUR

CalBRE#: 01354340 | Realtor®
310.481.4313
LISA.MANSFIELD@SOTHEBYSHOMES.COM

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BRENTWOOD BROKERAGE | 11911 SAN VICENTE BOULEVARD, SUITE 200 | LOS ANGELES, CA 90049

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AREA
10
WEST HOLLYWOOD VICINITY



OPEN
Tuesday
11am-2pm

RODEO REALTY
Fine Estates
202 N. Canon Dr.
Beverly Hills, CA
90210

Hottest Area in Los Angeles!

531 N La Jolla Avenue

5bd/4.5ba, 3,100+sqft, Gated, Spanish Home w/double height ceilings. Recently updated, this Magnificent, Open Floor Plan with spacious living room that flows into formal dining. Enormous kitchen jeweled w/top notch appliances & granite counters opens to a sizable informal family room. Large Master Bedroom overlooks sparkling pool/spa, outdoor entertaining area & Hollywood Hills view. Close to every amenity, including the Grove, restaurants, markets, etc.

OFFERED AT: \$2,590,000



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AREA

16

MID LOS ANGELES

CHIC MID-CITY TOWNHOUSE**1890 S COCHRAN AVE #3 • OFFERED AT \$499,000**WWW.MIDCITYHAUS.COM**2 Bedrooms • 1.5 Bathrooms
1,066 Sq. Ft.**

Centrally located, this exceptional townhouse is bathed in light. Step into this urban oasis with a huge outdoor Saltillo tile patio that is perfect for entertaining. Updated windows and patio door. The unit features Northern and Southern exposure. Laminate floors throughout, an updated kitchen includes stainless steel appliances and stackable washer and dryer. Downstairs there is a ½ bath and upstairs is a hall bath. The master bedroom features a huge closet. Other features include: central air/heat and side-by-side parking. Live steps to the Culver City Art's District and minutes to the Expo line. Live. Chill. Play. Welcome to an affordable paradise in the City. As an added bonus, this is a pet friendly building with a residential neighborhood perfect for walking Fido.

OPEN HOUSE, TUESDAY, JULY 18th 11am-2pm
TACO TUESDAY - SKY'S TACOS + MEXICAN COKE SERVED!

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 KELLERWILLIAMS. REALTY

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 Realtor + Broker + Attorney
 323-899-2900
contact@CarrabbaGroup.com
www.CarrabbaGroup.com
 BRE #01708376 • #01791624

A Beverly Grove Beauty

AREA
19

BEVERLY CENTER - MIRACLE MILE



357 N EDINBURGH AVE
OPEN TUES, July 18th Noon to 3pm (LUNCH served)

Gorgeous Spanish Beauty in prime Beverly Grove. 3BR + 3.5BA + bonus/guest room with .75 BA. Soaring ceilings. Huge arched picture window. Hardwood floors throughout. Open floor plan. Modern cook's

kitchen with Viking stove, stainless appliances. Master BR with walls of custom closets. Wonderful drought tolerant landscaping. Must see to appreciate the beauty and quality of this home.

Offered At **\$2,100,000**



Mary Chiu
 310-428-1488

620 Santa Monica Blvd #B
 Santa Monica, CA 90401



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Open Tuesday

11-2p for Lite Bites

AREA

19

BEVERLY CENTER - MIRACLE MILE



New Architectural Gem In the Heart of the Beverly-Grove

6440 Maryland Drive

5 Bedrooms | 6 Baths | \$3,985,000

Michele Atias

REALTOR® | 310.500.8854 | CalBRE License #01949623



RODEO REALTY

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AREA

19

BEVERLY CENTER – MIRACLE MILE

149 S Edinburgh Ave

\$2,995,000

Open Tuesday, July 18th, from
11am to 2pm

Cutting-edge architectural new construction home that sets the standard in excellence. Bask in the contemporary glow that emanates from 149 S Edinburgh. This modern marvel features 4 bedrooms and 4.5 bathrooms, a jaw-dropping backyard with a sparkling pool and spa, outside shower, and outdoor seating area with a fireplace. The chef's kitchen is outfitted with Italian cabinetry, an oversized island and all Miele appliances. Located on one of the most sought after streets in the Beverly Grove. Welcome home!

149Edinburgh.com

The Sunset Team

9000 W. Sunset Blvd. Suite 1100
West Hollywood, CA 90069
310 274 3900
thesunsetteam.com

KW HOLLYWOOD HILLS
KELLERWILLIAMS REALTY



REDEFINING REAL ESTATE

Sales | Consulting | Design



Sanctuary in the City!

AREA
19

BEVERLY CENTER - MIRACLE MILE



1312 HAUSER BLV
Tuesday, July 18th from 11-2pm

Welcome to an inspired 3/3 Miracle Mile hideaway! Bask in the serenity behind privacy fencing & enter to a sun-splashed open FP from LR to DR. Dramatic entertainer's kitchen feat. modern lighting, high end SS appliances & quartz counters. Each bedroom offers an en-suite designer bath! With over

5,000 sq ft of drought tolerant landscaping + new hardscaping, get togethers under the stars are a must! Add'l upgrades include newer HVAC, roof & a tankless water heater. Close to LACMA! LAR2!

Offered At **\$1,199,000**

Courtney Poulos
3239190375

4516 Eagle Rock Blvd
Los Angeles, CA 90041
www.acme-re.com



AREA
62

ENCINO

OPEN TUESDAY 11-2
AND FRIDAY 11-2

16551 CALNEVA DRIVE | ENCINO

\$1,350,000 | NEW LISTING

Entertainer's paradise. Private and gated estate with incredible panoramic views. Soak up the city lights while relaxing on one of the many wrap around decks that are perfect for outdoor entertaining. Upon entering this private compound you'll be instantly captivated by the resort like saltwater pool and spa complete with waterfall. Endless city lights can be seen from every part of the home. Complete with 4 beds, 4 baths, bonus room with wet bar that can be used as a game room, poker/cigar room. 2 car garage and additional parking behind the gate. Head upstairs to your massive master suite with fireplace, huge walk-in closet, and breathtaking views! Priced to sell, rare opportunity to own in a fantastic neighborhood with incredible schools.

Web# 17250038

AB THE ALTMAN BROTHERS

JOSH & MATT ALTMAN

O: 310.819.3250

Josh@TheAltmanBrothers.com

CalBRE# 01764587

 **Douglas Elliman** EST. 1911
REAL ESTATE
elliman.com



MARK GOLDSMITH PROUDLY PRESENTS...
MAJOR PRICE REDUCTION!!! OPEN TUESDAY 11-2



3359 COY DRIVE, SHERMAN OAKS HILLS

~~\$1,485,000~~ NOW \$1,395,000 | www.3359coy.com

Beautifully sited on a corner lot behind hedges and gates in the highly coveted Roscomare Road School district is this updated Contemporary of almost 3,000 sf.

Walk in to an open floor plan with soaring vaulted ceilings and maple hardwood floors where you are greeted by a huge open gourmet eat-in kitchen replete with stainless-steel appliances and large center-isle. There is a separate informal dining area, formal living room or family room with fireplace, powder room and down a hallway is a separate room used as an office that would also make an ideal den. A huge patio lends itself to out-door dining and entertaining.

Descend to the lower level where there are 3 generously sized bedrooms including an elegant master suite with 3 closets, one of which is a walk-in. The lavish master bath boasts travertine tile floors, separate sinks, walk-in shower and relaxing spa tub. Huge family room with a patio and spa just outside. Direct access from the over-sized gated drive and 2 car parking plus separate storage rooms.

With windows and skylights throughout, this light and bright home feels very much like your own private tree-house.



MARK GOLDSMITH

Office: (310) 777-6291 Cell: (310) 200-6697

markgoldsmithproperties.com | mark.goldsmith42@gmail.com

CalBRE # 01031230 COLDWELL BANKER RESIDENTIAL BROKERAGE - BEVERLY HILLS NORTH



AREA
72

12929 WOODBRIDGE STREET | STUDIO CITY

SHERMAN OAKS



5 Bed | 5 Bath | Living Room | Family Room | Formal Dining Room | Office | Theater | Pool & Spa

Beautiful traditional new construction home with a modern edge in the heart of Studio City. This house is situated on a large lot in one of the most desirable neighborhoods with over 4700 square feet of exceptional design, high end finishes and beautiful layout. This home offers 5 bedrooms, 5.5 bathrooms, office, theater with 7 reclining seats, butlers pantry and wine closet. Thermador stainless steel appliances throughout the kitchen, beautiful Calacatta Vadara island counter top and walk in pantry all make the kitchen the living dream. Large sliding french doors lead to a gorgeous back yard with custom built BBQ equipped with a fridge, stand alone patio with built in fireplace, pool and spa all make the back yard the perfect place to entertain. Security cameras, surround system speakers and much more! This home is a must see!



MORAN SHMUELI
REALTOR®

818.300.9443

www.moran4homes.com

moran4homes@gmail.com

CalBRE#01982173

Offered at \$2,749,000



**GLOBAL
LUXURY™**



Stunning 2017 Mid-Century Modern Home
1215 SIERRA MADRE VILLA AVENUE

ONE LEVEL, 4 bd/3.5ba perched on over ½ acre. Walls of glass. High ceilings. Open floor plan. Light pours in from every direction. The Chef's Kitchen boasts stainless steel appliances, Caesarstone® counter tops/custom cabinets, beautiful views from the front yard to the back yard. 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!

OFFERED AT: \$2,295,000



ROGER PERRY
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RPERRY@ROGERPERRY.COM

310-600-1553

WWW.ROGERPERRY.COM

AREA
332

PALM SPRINGS CENTRAL

Palm Springs Gem

\$420,000



1457 E AMADO RD



Located in the heart of trendy Palm Springs Beautiful 1 story home. 2 bedroom/3 ba move in ready. Large 1839 sq ft floor plan with best views in complex. Open kitchen dining, living room, den & sitting area. Private and serene, minutes to everything exciting in Palm

Springs. Attached 2 car garage. Large enclosed patio & private gated courtyard. Indulge in 2 pools, clubhouse & 2 tennis courts. Minutes to new Palm Springs Mall, Andaz Hotel. If you've wanted to be in Palm Springs, now is the time. Great price,

Caron Schwartz



310-383-0831

11538 San Vicente Blvd
<https://vimeopro.com/glidetour/1457-e-am>



A MODERN CLASSIC BUNGALOW
3145 Atwater Avenue, Atwater Village
www.3145Atwater.com

Located in a desirable Atwater Village neighborhood, this 1925 California Bungalow blends classic period details with modern comforts. Living spaces consist of 2 bedrooms, including master suite, 1¾ bathrooms, light & bright living room with cathedral ceilings & loft, chef's kitchen with stainless steel appliances & cabinetry painted by a graffiti artist, open dining area and efficient work/office alcove. A previous restoration of this home melded reclaimed, sustainable & salvaged materials with new construction, modern amenities & updated systems. Doors, windows, an original Murphy bed and wood elements, such as interior flooring & beams and exterior porch columns & front gable exemplify the thoughtful repurposing of these materials. An entire section of wall was replaced with an automatic roll-up door, seamlessly affording an indoor-outdoor life style at the touch of a button. 500+ sqft of living space was added to the restored original structure and systems were updated, including newer roof, plumbing, electric wiring & panel, sewer line, foundation, heating & air conditioning system and tank-less water heater. Custom cabinetry, 150 bottle wine refrigerator, mini-split A/C system and ½ bathroom has transformed the detached garage into a creative space that can be utilized in a myriad of ways. Outdoor spaces include a front sitting porch that overlooks a well-manicured yard with budding fruit trees & high yield plantar boxes, side wood deck and relaxing rear patio with grapevine trellis. Off-street parking for multiple vehicles. Close to the trendy shops and eateries of the ever burgeoning Atwater Village scene!

Offered at \$819,000

JOIN US!

BROKER OPEN HOUSE - TUESDAY, JULY 18
 from 11:00am-2:00pm (serving lunch)

BROKER OPEN HOUSE - THURSDAY, JULY 20
 from 12:00-3:00pm (serving lunch)

TWILIGHT OPEN HOUSE - THURSDAY, JULY 20
 from 5:00-7:00pm (serving wine & cheese)

PUBLIC OPEN HOUSE - SUNDAY, JULY 23
 from 2:00-5:00pm

Thomas Inatomi

CalBRE #01276827

323.671.1249 / www.thomasinatomi.com



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The Private Client Group



TUESDAY

01 Beverly Hills Single Family

X 840 GREENWAY DR	Lunch 11-2	NEW
\$22,500,000	7+10 2sty-TRADITIONAL	
ICONIC BEVERLY HILLS CAPE COD ON THE FAMED GREENWAY DRIVE		
<p>Picturesque Cape Cod-style retreat in the heart of Beverly Hills on a 30,000 sq. foot flat lot. With beautiful quality materials and precise attention to detail, this home speaks loudly of the American East-Coast influence that inspired it. Approx 11,000 square ft house with 7 bed + 10 baths. The classic Beverly Hills palm trees set a serene backdrop, complete with an oversized pool and expansive lawn, a detached guest house + gym, and basketball court- perfect for the entire family.</p>		
		
<p>Rochelle Atlas Maize 310-968-8828 NOURMAND & ASSOCIATE</p>		Blt-Ins,Dshwshr,Dryer,Rng/Ovn,Fridg,Othe

716 N BEVERLY DR	Open 11-2	NEW
\$9,250,000	6+6 MEDITERRANEAN	
MEDITERRANEAN SINGLE STORY IN BH FLATS!!!		
<p>Elegant Mediterranean Single Story family estate in Beverly Hills Flats. 6 bed/6 bath over 5300sqft, high ceilings, light filled rooms that open to a beautifully landscaped yard with pool, spa & walls of mature hedges that provide the utmost privacy. open floor plan, large dining room, elegant step-down living room with stone fireplace. Family room, kitchen with stainless-steel appliances, center island & breakfast area. Spacious master suite opens to the pool area.</p>		
		
<p>MLS#17-250894 Lee Ziff 310-310-0324 KELLER WILLIAMS BH</p>		Blt-Ins,Cbl,Dshwshr,Dryer,Hood Fan,Other


304 S MCCARTY DR	Open 11-2	NEW
\$8,995,000	5+8 3sty-CONTEMPORARY	
NEW CONSTRUCTION CONTEMPORARY BY NOESIS		
<p>Located in the heart of Beverly Hills, this exquisitely crafted contemporary by Noesis Design+Built is a model of style and sophistication. The main level spaces include a living and dining room, kitchen appointed with built-in Miele appliances, a glass-walled office, and a meticulously appointed movie theater. A superb master suite features two master bathrooms, each with its own large walk-in closet. Descend to the lower third level, where an entertainer's dream awaits.</p>		
		
<p>LesterPerezComora 310.488.5962 THE AGENCY</p>		New ConstructionTheaterIGymIPool

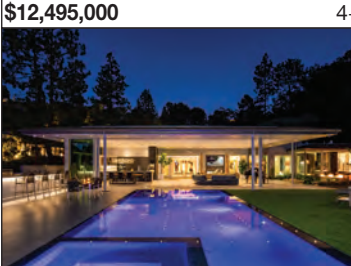
1256 BEVERLY GREEN DR	Open 11-2	NEW
\$3,500,000	4+3 2sty-RANCH	
BEAUTIFUL HOME IN BEVERLY HILLS.		
<p>This gorgeous 4 Bedroom and 3 Bathroom home sits on a 7,900-square foot lot. As you enter this beautiful residence, you are immediately greeted by an open spacious living room with a fireplace and dining room with city vistas. A remodeled gourmet kitchen with a breakfast nook. The focal attraction is on the lower level, as the large family room with a fireplace and entertaining area open onto the patio overlooking a magical pool, spa and BBQ area. A 5-minute walk to Roxbury Park.</p>		
		
<p>Magali Bergher 310.409.8733 WEA</p>		www.BeverlyGreen90212.com

1018 SUMMIT DR	Refresh. 11-2	red
\$14,750,000	7+9 CONTEMPORARY	
GRAND ESTATE ON LOWER SUMMIT		
<p>The bright natural light, soaring ceilings, large rooms and unusually expansive and private flat outdoor space are perfect for indoor and outdoor grandeur entertaining. The den and bar are flanked on either side by floor-to-ceiling temperature-controlled glass wine cellars. The large master suite has both his and hers baths and walk-in custom built-in closets. Children's wing, guest house, staff quarters, 11 car parking and a large pool and spa complete this very special Beverly Hills property</p>		
		
<p>MLS#17-215068 Mitra Berman 3103876199 NELSON SHELTON REAL</p>		1018Summitdr.com

510 ARKELL DR	Open 11-2	red
\$5,995,000	4+5 MID-CENTURY	
GREAT OPPORTUNITY TO LIVE IN THE TROUSDALE ESTATES		
<p>Classic California living with this light-filled home in a tranquil hillside location with lush vegetation. Floor-to-ceiling windows & airy open plan layout allow light to stream throughout & provide a seamless flow between indoor & outdoor space. Large master suite with generous closet space. Living & family rooms have wood-burning fireplaces. Dining room with chandelier. Spacious kitchen with roomy breakfast area. Entertain your guests in the verdant backyard with lap-pool. Ample parking.</p>		
		
<p>MLS#17-228016 Janet Rivani 310-560-5558 NELSON SHELTON</p>		REDUCED \$500,000

807 N CRESCENT DR	Open 11-2	rev
\$18,995,000	6+8 TRADITIONAL	
BEVERLY HILLS FLATS ESTATE WITH TENNIS-COURT		
<p>Beautifully renovated estate situated on a 30,000 sq. ft. lot located near the Beverly Hills Hotel. Offering high ceilings throughout, 4 large en-suite bedrooms upstairs with 2 additional bedrooms downstairs, 8 bathrooms, a contemporary floor plan featuring an oversized master suite, parquet oak flooring, full bar, custom cabinetry, Sub Zero & Wolf appliances, dry sauna, a 3 car side by side attached garage, gated entrance, & landscaping providing full privacy for the spacious yard.</p>		
		
<p>MLS#17-229628 Jason Oppenheim 310-990-0687 THE OPPENHEIM GROUP</p>		www.ogroup.com


X 1975 LOMA VISTA DR	Lunch 7-9	rev
\$12,495,000	4+5 CONTEMPORARY	
TROUSDALE ESTATES CONTEMPORARY		
<p>This Zen inspired contemporary masterpiece boasts a great room "wall of glass" with 100 feet of automated Fleetwood sliding doors opening to a Balinese-inspired outdoor oasis with a zero-edge infinity pool and a large Koi pond with waterfall and fire pit. The master suite is adorned with a wall of stone and fireplace and includes a deck with a fire-pit overlooking the Koi pond and a serene view of the expansive backyard and incredibly stunning pool.</p>		
		
<p>MLS#17-203802 Jason Oppenheim 310-691-5935 THE OPPENHEIM GROUP</p>		www.ogroup.com

1975 LOMA VISTA DR	Refresh. 6-9	rev
\$12,495,000	4+5 CONTEMPORARY	
TWILIGHT 6-9PM - FULLY CATERED + VALET PROVIDED		
<p>This Zen inspired contemporary masterpiece boasts a 60'x40' great room "wall of glass" with 100 feet of automated Fleetwood sliding glass panels that open to a Balinese-inspired outdoor oasis with a zero-edge infinity pool that appears to float inside the home and a large Koi pond with waterfall and fire pit. The master suite is adorned with a wall of stone & fireplace & includes a deck with a fire-pit overlooking the Koi pond, expansive backyard & pool. The ultimate in Zen, serenity & elegance.</p>		
		
<p>MLS#17-203802 Branden & Rayni Williams 310.691.5935 HILTON & HYLAND</p>		Co-Listed w/ Jason Oppenheim

915 N BEVERLY DR	Open 11-2	rev
\$10,800,000	8+8 COUNTRY ENGLISH	
THE UNIQUE CHARACTER OF THE ENGLISH COUNTRYSIDE COMES ALIVE AS YOU ENTER THIS CHARMING PROPERTY W/ SPECTACULAR GUEST HOUSE, LOCATED IN ONE OF THE MOST PRESTIGIOUS LOCATIONS, NORTH OF SUNSET. THE MAIN HOUSE IS APPX. 5,300 SQ FT W/ 4 BEDROOMS UP INCLUDING A HUGE, BRIGHT MASTER SUITE "RETREAT" W/ HIGH VAULTED CEILINGS, MAID'S ROOM AND BATH, AND 5 ADDITIONAL BATHROOMS.		
		
<p>MLS#16-113408 Aaron Kirman 424-249-7162 JOHN AAROE GROUP</p>		Blt-Ins,Dshwshr,Micro,Rng/Ovn

TUESDAY

251 N WETHERLY DR	Refresh.	11-2	rev
\$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

411 N OAKHURST DR #305	Refresh.	11-2	NEW
\$1,388,000	2+3	1sty-MEDITERRANEAN	




WWW.411OAKHURST.COM

Sophisticated and Elegant Beverly Hills Condo located in the Prestigious "The Oakhurst"! This highly sought after corner unit offers 24 hour concierge, security and bellman services! Complete with hardwood floors, Formal LR w/ Fireplace & DR that leads out to private balcony. Gourmet Kitchen with granite counters, stainless appliances & breakfast bar. Hotel like Master Suite w/FP, walk-in closet and Spa like bath! Minutes to shopping and restaurants. This is a gem!

MLS#17-248750
Alexandra Pfeifer 3102303776
BERKSHIRE HATHAWAY

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

251 N WETHERLY DR	Refresh.	11-2	rev
\$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 BEVE

Grbg Disp,Hood Fan,Rng/Ovn,Fridg

425 N MAPLE DR #503	Open	11-2	red
\$3,795,000	3+4	CONTEMPORARY	



STUNNING BEVERLY HILLS CONDOMINIUM

Gorgeous 3 bedroom & 3.5 bath condominium in Beverly Hills' most prestigious full-service building, Le Faubourg. This unit has been beautifully remodeled and features a wonderful open floor plan with fabulous space for entertaining. Light and bright with French doors opening to city views throughout. Living room, den, dining area, & gourmet kitchen flow together. Gorgeous master suite with dual walk-in closets & stunningly redone master bath. Building concierge, valet, gym, pool & spa.

MLS#16-174556
Jade Mills 310-285-7508
COLDWELL BANKER

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

01 Beverly Hills *Condo / Co-op*

460 N PALM DR, UNIT 503	Open	11-2	NEW
\$3,695,000	2+3	CONTEMPORARY	



CONTEMPORARY LUXURY PENTHOUSE IN THE HEART OF BEVERLY HILLS

Newly-constructed luxury penthouse unit in the heart of Beverly Hills. Contemporary condo 2B+3BA w/ soaring 20 ft ceilings in living room & the finest finishes. Kitchen features built-in espresso machine, Caesarstone counters & high end appliances. Private elevator leads from the unit to an exclusive rooftop deck. Spectacular views of BH to Downtown from rooftop. Custom built-in BBQ & private hot tub. Enjoy privacy, luxury & the amenities while being close to incredible shopping & fine dining.

MLS#17-242076
PStevens,Nourmand,SPerry 310-467-7253
NOURMAND&ASSOCIATES

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

425 N MAPLE DR #203	Open	11-2	NEW
\$2,995,000	3+4	CONTEMPORARY	



SOPHISTICATED BEVERLY HILLS CONDOMINIUM

Stunning designer-done 3 bedroom & 3.5 bathroom condominium in one of the most prestigious full-service buildings in Beverly Hills, Le Faubourg. This gorgeous unit has been impeccably remodeled w/exquisite style & the finest materials. Spacious living room, dining area, chef's kitchen, & den. French doors open to balconies throughout & overlook the pool. The luxurious master suite is complete with large dual walk-in closets & beautiful marble bathroom. Building concierge, valet, gym, pool & spa.

MLS#17-248314
Jade Mills 310-285-7508
COLDWELL BANKER

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

9560 SHERWOOD FOREST LN	Lunch	11-2	592/F3	NEW
\$5,950,000	5+5	ARCHITECTURAL		




HOW TO FIND YOUR SOUL IN BEVERLY HILLS

This hillside retreat blends the beauty of nature with modern design. A 40-ft atrium fills the home with natural light. Slate, granite and wood finishes provide warmth to the modern esthetic. Abundant plant life surrounds the master creating a true sense of tranquility. The deck and pool are the perfect spots to relax and entertain, while a library beckons those seeking a quiet respite. Set on almost an acre of land just minutes from Sunset, connect with nature while never feeling too remote.

MLS#17-249714
Christophe Collet 310-739-2466
COLDWELL BANKER RES

Blt-Ins,Dshwshr,Dryer,Frzr,Other

261 S REEVES DR #PH5	Open	11-2	NEW
\$2,299,000	3+3	MEDITERRANEAN	



EXQUISITE BEVERLY HILLS PENTHOUSE WITH VIEWS

A spacious and bright penthouse in the sought-after Beverly Hills Maison Reeves concierge building, offering beautiful views of downtown's city lights. An open floor plan, large living area and balcony, romantic master suite with large spa, over sized shower and custom built-out closet. Viking stainless steel appliances, granite counters, and hardwood floors. Washer and dryer in unit. Superb location near to Beverly Hills restaurants and shops. Top-flight fitness facility.

MLS#17-249388
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP

www.ogroup.com

2620 HUTTON DR	Open	11-2	NEW
\$5,499,000	6+7	MEDITERRANEAN	



A PRIVATE & EXPANSIVE ENTERTAINER'S PARADISE!

Romantic Mediterranean villa in prime Beverly Hills Post Office. Impressive 2 story entry, soaring ceilings leads to the living room that opens to a sun-filled terrace. Custom kitchen w/ center island and breakfast area is the heart of the home. Indulgent master bedroom suite is the perfect retreat. Incredible outdoor loggia w/ fireplace, guest house, swimmers pool & spa. 5 car garage, multiple storage rooms & quality throughout make this home a must see & only minutes to Beverly Hills.

MLS#17-251014
Bryant Reichling Noah 323-854-1780
SOTHEBY'S

www.2620HuttonResidence.com

02 Beverly Hills Post Office *Single Family*

TUESDAY

9828 GLOUCESTER DR		Open	11-2	NEW
\$4,495,000	5+6	TRADITIONAL		




FABULOUS COLONIAL WITH PRIVATE RESORT LIKE BACKYARD

This fabulous stately colonial is situated on one of the best street in Benedict Hills Estates. Double height entry with formal living room and dining room open to covered lanai with fireplace. Beautiful eat-in kitchen opening to beautiful resort like backyard with rock waterfalls into pool and spa, built-in outdoor kitchen and bar servicing indoor and outdoor entertaining. Wonderful trails and sitting areas on large private lot with mature landscaping.

MLS#17-248642
Ginger Glass 310-927-9307
COLDWELL BANKER BHN

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

3041 HUTTON DR		Refresh.	11-2	red
\$3,499,000	3750000	4+6	2sty-CONTEMPORARY	



DRAMATIC REDONE CONTEMPORARY WITH UNOBSTRUCTED VIEWS!

UNDERSTATED FACADE BELIES THE DRAMATIC INTERIORS OF THIS REDONE CONTEMPORARY ESTATE. BUCOLIC OPEN CYN AND HILLSIDE VIEWS ABOUND. SUNLIT RMS WITH HIGH CLNGS, FRENCH DOORS, WOOD FLOORS. DRAMATIC ENTRY FOYER & HI VAULTED CEILING LIVING/GREAT ROOM. AMAZING KITCHEN WITH TOP BUILT-INS. BIG FAMILY ROOM W/FP. TREMENDOUS MASTER SUITE W/DUAL WALK-INS/2 LUXE BATHS/FP/INDOOR SPA/SAUNA. EACH BEDROOM ENSUITE. 4BD 5.5BA + SEPARATE OUTDOOR ENTRY GUEST FACILITY/GYM W/ KITCHENETTE/BA. STUNNING NEWER PL/SPA W/VUS.

MLS#17-216346
LIBOW/RUBANENKO 310-285-7509
CBBR/RODEO REALTY

WWW.3041HUTTON.COM

9654 WENDOVER DR		Open	11-2	NEW
\$3,295,000	5+5			



SLICE OF PARADISE

Located just minutes to Rodeo Drive in Beverly Hills, this 5 bed & 5 bath sensational villa seamlessly blends Mediterranean & Traditional design elements. While entering the home to soaring ceilings in the foyer & living room, you are encompassed by the wide open living spaces. A chef's kitchen w/Viking appliances opens to the breakfast nook & family room w/fireplace. Complete with large walk in closet & spa bath, the master suite enjoys french doors which open onto the large balcony & gazebo.

MLS#17-228980
Marshall Peck 310.497.3279
DOUGLAS ELLIMAN

Master, Pool, Billiard Room, Projection

72 BEVERLY PARK		Refresh.	11-2	rev
\$35,555,000	11+18	MODERN		



RSVP REQUIRED RSVPOpenHOUSE.COM

Private gated estate compound on top of Beverly Park North. A Richard Landry Design with views across hillsides and city lights below. Apx 20,000 sf on a 6.78-acre lot features a layout for daily living and sophisticated entertaining. Walls of glass, lustrous finishes, and proportioned rooms evoke sophistication fit for royalty and celebrities. Includes an approx. 6,100 sf multi-level guest pavillion connected to the main house by a futuristic steel-columned breezeway.

MLS#17-228980
Di Prizito | Rey 310-266-2777
COLDWELL BANKER

72BeverlyParkBH.com

1860 COLDWATER CANYON DR		Lunch	11-2	NEW
\$3,099,000	3+4	MEDITERRANEAN		




BEAUTIFUL OASIS IN BEVERLY HILLS.

Welcome to your beautiful oasis in Beverly Hills. This home offers privacy, luxury and an entertaining paradise. Top-of-the-line upgrades throughout including a chef's kitchen with built-ins and a bright open floor plan with skylights throughout. House was fully remodeled less than six years ago, complete with staff or guest suite with walk-in closets. The backyard offers a full luxury pool surrounded by paradise landscaping, spa-style lounging and ample room for entertaining family and friends.

MLS#17-249344
Ben Clopot 310-570-1500
NELSON SHELTON REAL

9374 BEVERLY CREST DR		Open	12-2	rev
\$11,950,000	5+6	ARCHITECTURAL		




9374 BEVERLY CREST DR

Newly designed and decorated, this is an absolutely stunning contemporary with massive city and ocean views from every room in the house. Gated and private from the street the glass entry opens into a spacious entry with commanding 180-degree views. The master suite is on this level- it is large with a sitting area, fireplace, and terrace. You can watch the sunset over the Pacific Ocean from bed! Richly appointed master bath with dual vanities and luxurious walk in closet.

MLS#16-130256
Valerie Fitzgerald 310-285-7515
COLDWELL BANKER RESI

Blt-Ins,Dshwshr,Elvtr,Hood Fan,Rng/Ovn

2121 EL ROBLE LN		Open	11-2	NEW
\$1,898,000	2+4	CONTEMPORARY		



TREE TOP VIEWS

Nestled in the topography of Beverly Hills, this idyllic property boasts seclusion amongst lush foliage while moments from the city's premier shops and restaurants. A wealth of natural light compliments the homes minimalist design that features subtle yet bold finishes. The great room, defined by a cathedral ceiling with exposed beams, flaunts oversized windows and treetop vistas, with direct access to back deck. An additional downstairs Rec Room is ideal for a studio, office or bedroom.

MLS#17-229746
Rick Ojeda 310-902-7676
PARTNERS TRUST BH

Brandon Johnson

2511 BENEDICT CANYON DR		Open	11-2	rev
\$4,195,000	5+7	CONTEMPORARY		



NEWLY REMODELED CALIFORNIA RANCH HOME

Private entrance off Benedict Canyon, into an open floor plan with soaring two story ceilings, including a spectacular brand new kitchen equipped with top of the line appliances. Near the dramatic front entrance is an en suite bedroom which perfectly doubles as a home office. The bdrm wing features 4 en suite bdrms, a large laundry room and a luxurious master suite with two spacious his and her bathrooms and walk-in closets. With a two car garage and 5 additional parking spaces.

MLS#17-243032
J.Babajian/A.Kirm/K.Olso 310-623-8800
RR/JA

www.2511benedictcanyon.com

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 frml entry. A lrg formal liv room is flooded with light and opens to an adjacent sun room which could be an office or art studio. There is a panelled den, frml dining and a kitchen - fam 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

9809 BEESON DR		Open	11-2	rev
\$2,795,000	5+5	CONTEMPORARY		



JUST REDUCED


Tucked away on one of the quietest and most exclusive Beverly Hills cul-de-sacs. Renovated with state-of-the-art amenities and modern comforts earlier this year. Featuring a chef's kitchen with Calcutta countertops, center island, and Viking appliances, in addition to an open floor plan leading you to a terrace with a Montecito hand-tiled pool, this unique Mediterranean retreat caters to intimate family life & large-scale entertaining.

MLS#17-230760
Ambra Bisconti 310.498.2151
HILTON & HYLAND

Co-Listed w/ Shawn S. Kormondy

TUESDAY

1347 BRAERIDGE DR	Open	11-2	rev
\$2,688,500	4+4	ARCHITECTURAL	



LIGHT-FILLED ARCHITECTURAL IN LOWER BHPO

Minutes to the heart of Beverly Hills. Private retreat tucked into a quiet cul-de-sac w/high ceilings, custom doors & windows providing a clean, sleek look w/natural light & airy spaces. A modern, open layout w/great flow & lush surroundings. Enjoy breakfast on the picturesque balconies overlooking lush canyon views, or cocktails & hors d'oeuvres at twilight on the gated front succulent-filled courtyard. A truly serene & tranquil setting that will inspire anyone's inner artistry.

MLS#17-244114
Zach Goldsmith 310.908.6860
HILTON & HYLAND
HiltonHyland.com

2955 PASSMORE DR	Open	11-2	NEW
\$4,995,000	5+6	MODERN	



WINGS - THE ICONIC HOLLYWOOD HILLS HOME

Sensational bold Modern home, gated and perched above the street for maximum privacy with wraparound panoramic views. Dramatic entryway with terrazzo floors, stone walls and water feature. Enormous Game Room/Screening Room with kitchenette, that can double as an attached guest house. Upstairs features an Impressive living room with soaring ceilings and stone fireplace. Large dining room. The quintessential Hollywood Hills dream home!

S Frankel, A Vargas 3102813981
COLDWELL BANKER
www.stevefrankel.com

03 Sunset Strip - Hollywood Hills West *Single Family*

9315 NIGHTINGALE DR	Lunch	11-2	NEW
\$9,995,000	4+4	MODERN	




SWEEPING CITY TO OCEAN VIEWS - JOIN US FOR LUNCH!

Located in prestigious Doheny Estates. Recently renovated modern home with walls of endless glass boasting huge views. Spacious 1,600 sf great room w/ 12ft ceilings, terrazzo floors & motorized sliding doors. Entertainer's outdoor space has pool, spa, fire pit & outdoor kitchen. Hardwood floors in master suite. Gourmet kitchen w/ induction cooktop, designer bathrooms, large closets, & 2-car garage. This property is the epitome of SoCal living, tailor-made for the indoor/outdoor lifestyle.

SallyFJones/M. Schlosser 310.691.7888
JOHN AAROE GROUP
www.9315Nightingale.com

1151 N DOHENY DR	Open	11-2	NEW
\$3,995,000	0+0		



OLD HOLLYWOOD GLAMOUR

Located on a lot extending street to street, this Mediterranean home is truly a private compound. The home sits behind a gate at both front and back entrances to the property. The main house offers a lavish, classic, ambiance throughout. A large formal dining room, kitchen, breakfast room, and out door dining make this home an exquisite place to entertain. The backyard features a large pool with plenty of space to lounge. A generous guest house sits above the detached parking garage.

Joseph Babajian 310.623.8800
RODEO REALTY

8842 EVANVIEW DR	Open	11-2	NEW
\$7,995,000	3+4	CONTEMPORARY	




EXQUISITELY DESIGNED HOME IN THE HOLLYWOOD HILLS

Situated on a quiet cul-de-sac street off lower Sunset Plaza Drive, boasting unrivaled quality & bespoke finishes. Two luxurious master suites w/en-suite baths, walk-in closets, floating steel staircase & fireplace. An open floor plan, Italian kitchen, Miele appliances, wine cellar, media room & wet bar. The entertainers yard offers a conversation pit with fireplace set beyond floating steps in the middle of the pool, massage room with sauna & shower, outdoor kitchenette, BBQ & TV area.

MLS#17-249856
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP
www.ogroup.com

8647 EDWIN DR	Open	11-2	VIEW(S)	NEW
\$3,949,000	4+5	2sty-ARCHITECTURAL		



TOP OF THE WORLD VIEWS FROM YOUR OWN MULLHOLLAND OVERLOOK!

This 4BR/4.5BA contemporary residence sits atop Laurel Canyon off of the famed Mulholland corridor with north-facing jetliner views. The 4,162 sq.ft. interior has an open-concept living area, each bedroom en-suite, completely redone bathrooms, and heated saltwater pool with waterfall and two spas. Additional features include: Orchard of 25 different produce trees, exterior Viking grill and fire pit, smart phone controlled home. BONUS ALERT: Located in the desirable Wonderland School District!

MLS#17-250026
C. GRAY | J. YARBROUGH 323.854.4300
L.A. LUXE GROUP | KW
www.EdwinDrive.com

8842 EVANVIEW DR	Lunch	7-9	NEW
\$7,995,000	3+4	CONTEMPORARY	



EXQUISITELY DESIGNED HOME IN THE HOLLYWOOD HILLS

Situated on a quiet cul-de-sac street off lower Sunset Plaza Drive, boasting unrivaled quality & bespoke finishes. Two luxurious master suites w/en-suite baths, walk-in closets, floating steel staircase & fireplace. An open floor plan, Italian kitchen, Miele appliances, wine cellar, media room & wet bar. The entertainers yard offers a conversation pit with fireplace set beyond floating steps in the middle of the pool, massage room with sauna & shower, outdoor kitchenette, BBQ & TV area.

MLS#17-249856
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP
www.ogroup.com

7904 WOODROW WILSON DR	Open	11-2	NEW
\$3,799,000	4+4	CONTEMPORARY	



CALIFORNIA HACIENDA COMPOUND

Gorgeous renovation and expansion of an old California hacienda compound is located in prime "Celebrity Row." Surrounded by lush landscaping in total seclusion on over half an acre. An idyllic setting overlooks the pool and spa area which also includes an outdoor kitchen perfect for exclusive parties. High end hardwood floors throughout the 4 bdrm & 4 baths of living space. The interiors feature 2 full master suites with walk-in closets, a wood burning fireplace, and an oversized laundry room.

MLS#17-240584
J.Babajian/A.Kirm/K.Olso 310-623-8800
RR/JA
www.7904woodrowwilson.com

8818 HUMMINGBIRD PL	Open	11-2	NEW
\$5,999,000	6+10	CONTEMPORARY	




DEVELOPMENT OPPORTUNITY IN THE SUNSET STRIP

Award winning architect Dan Brunn has created a stunning organic contemporary oasis, with green belt & city views. This fully-permitted and haul-route approved build opportunity is on a gated and private lot at the end of a cul-de-sac in the most coveted area of the Hollywood Hills. Surrounding a serene two-story interior courtyard are 6 en-suite bedrooms, 10 bathrooms, a movie theater, library, gym, bar, & sauna. This world class project will impress even the most discerning buyer/developer.

MLS#17-250130
Jason Oppenheim 310-990-0687
THE OPPENHEIM GROUP
www.ogroup.com

1604 SUNSET PLAZA DR	Open	11-2	NEW
\$3,485,000	4+5	2sty-MODERN	



SUNSET PLAZA MODERN


An impeccable modern that is entirely and flawlessly redone located in highly desirable Sunset Plaza. This gorgeous 4 bed 5 bath smart home is open and bright with spectacular city views from most rooms. It's equipped with a brand new gourmet kitchen, top of the line appliances, luxury bathrooms remodeled to perfection. Temperature controlled wine room, fireplace, enormous patio and backyard ideal for entertainment, plus 3-car garage. Not much more you can ask for in a home!

Ben Bacal Estates 310-748-7717
RODEO REALTY - BH
Lolita Bagramyan & Ben Bacal


TUESDAY


6846 PACIFIC VIEW DRIVE	Open	11-2	NEW
\$2,900,000	4+4.5	3sty-VILLA	
	CHIC NEW BUILD EUROPEAN VILLA		
Completed New Build European Villa on corner lot. Featuring 4 bedrooms "en suite" / 4.5 baths, bonus media room, wood floors, crown moldings, eat-in cook's kitchen with Viking appliances and formal dining separate. This home has a great flow with many rooms accessible to the walled and gated outdoor patios/verandas. The main living area flows out to a very large paved patio with planters and climbing foliage on the walls, water feature and then step down to a redwood deck surrounding your pool			
MLS#17-244100		Blt-Ins,Grbg Disp,Hood Fan,Rng/Ovn,Fridg	
Rick Beck	310-990-7925	KELLER WILLIAMS - BH	


2811 LAUREL CANYON PL	Refresh.	11-2	NEW
\$1,190,000	2+3	CONTEMPORARY	
	AMAZING PRICE PER SQUARE FOOT IN CARPENTER SCHOOL DIST!		
Spacious home tucked on a lovely lane in Laurel Canyon off the main road. The open living space (with soaring ceilings) features a large living room with FP bar, eat in kitch. and DR- with glass doors out to decks and patio.The ensuite bedrooms are spacious and feature ample closets, with a walk in in the master suite. Additionally, there is an extra room that is suitable for a variety of needs - office/nursery/ gym etc.Live in it as is,or take it to the next level with simple upgrades.			
Tori Horowitz/Canyonhaus		323-203-0965	
COMPASS BH			

2633 LA CUESTA DR	Refresh.	11-2	NEW
\$2,695,000	3+3	2sty-RANCH	
	PRIVACY. Gated, 23,390 lot. East Coast Farmhouse 3 Bed, 2.5 baths, lap pool and 180° canyon views. The ultimate in privacy, discreetly tucked behind a long gated drive, this exceptional retreat offers the ultimate California living. Beautiful panoramic canyon views. A true cook's kitchen. Stunning master w/designer bath and two large walk-in closets. Two additional bedrooms and full bath complete the home. Seconds to Runyan Canyon.8 min to Hollywood.		
MLS#17-246786		Blt-Ins,Dryer,Rng/Ovn,Fridg,Wshr	
Karen Lower	323-804-8043	COMPASS	


8804 WONDERLAND AVE	Refresh.	11-2	NEW
\$925,000	2+2	ARCHITECTURAL	
	ARCHITECTURAL NEW YORK LOFT STYLE PAD		
<ul style="list-style-type: none"> Contemporary Beautifully Updated Home 2 Bedrooms + 1.5 Bathrooms Floor To Ceilings Glass Windows Abundance Of Natural Light Maple Hardwood Floors Open Kitchen With Stainless Steel Appliances Very Private Zen-Like Back Yard Direct Access 1-Car Garage & Driveway Parking Prime Hollywood Hills Neighborhood With Wonderland School District 			
MLS#17-247026		BBQ,Dshwshr,Washr,Dryer,Hood Fan,Rng/Ovn	
Gabriela Manakova	310-699-6946	INNOVATIVE PROPERTY	

1757 N VISTA ST	Open	11-2	NEW
\$2,450,000	3+3	MEDITERRANEAN	
	GORGEOUS HOLLYWOOD MEDITERRANEAN		
Gorgeous Hollywood Mediterranean on palm tree lined Vista Street. A rare beauty, steps from Runyon Canyon and Wattles Park. This outstanding home is professionally landscaped and offers complete privacy. A large courtyard entry with a flowing fountain and exterior lighting surround the house. The consummate property for entertaining. The interior is gorgeous-Venetian plaster walls, distressed engineered wood floors, heavy crown molding and exquisitely crafted millwork.			
MLS#17-249988		Blt-Ins,Dshwshr,Grbg Disp,Rng/Ovn	
Richard Minchenberg	310-486-3621	COLDWELL BANKER BHN	

1331 N WETHERLY DR	Open	11-2	red
\$4,780,000	5250000	3+4	
	CONTEMPORARY SEQUESTERED RETREAT!		
A secluded retreat amongst the Los Angeles hillside, this contemporary boasts lush privacy just seconds from the Sunset Strip. Situated on a cul de sac a stone's throw off the Bird Streets neighborhood, this home affords itself both architectural and territorial luxury. The stunning interior is inundated w/ accents of Regency style & natural light, and a great room, sure to capture any buyer's attention, opens to an outdoor sanctum, comprised of a pool, manicured lawn, fountain & barbecue.			
MLS#17-231576		Location Location Location w/ a pool	
Segal, Ojeda & Ehrlich	310-902-7676	PARTNERS TRUST & WEA	

2023 KENDRA CT	Open	11-2	NEW
\$1,995,000	2+3	2sty-MEDITERRANEAN	
	For your most discerning clients. This Mediterranean will make you ooh and aah. Priced exceptionally well and must be seen.		
MLS#17-249416		www.2150SunsetCrest.com	
Kenneth Church	323-791-8301	KELLER WILLIAMS LARC	


2401 OUTPOST DR	Open	11-2	red
\$4,700,000	5+5.5	2sty-CONTEMPORARY	
	STUNNING CONTEMPORARY!		
Envisioned by Arano Design and constructed with the highest level of craftsmanship, this stunning contemporary home is the epitome of the California lifestyle; featuring tranquil hillside views, sumptuous finishes and the latest in smart home technology. An open concept design with a soaring grand entry foyer, rich wood floors and Fleetwood pocket doors and windows that seamlessly blend the interior with the exterior environment. Offering over 4,700 square feet of luxury living space.			
MLS#17-229608		www.2401OutpostDrive.com	
Tom Scrocco/Randy Isaacs	310-281-4343	COLDWELL BANKER-BHS	

2150 SUNSET CREST DR	Open	11-2	NEW
\$1,250,000	2+2	MODERN	
	MODERN LUXURY HOME NESTLED ATOP THE HILLS OF LAUREL CANYON		
Escape To This Canyon Retreat. Greeted By Its Big Living Rm w Oversized View-Windows & Vaulted Ceilings Anchored By A Double-Sided Stone Fireplace & Floating Hearth. New Kit w Caesarstone, Marble Backsplash, SS Appliances & Breakfast Bar. Wrap-Around Entertaining Area Incl. Outdr Dining, Loungey Spots, BBQ Area & Veggie Garden. Huge Master Ste w Walk-in & New Spa Bath w Steam Shower. New Electric, Plumbing, Doors, Windows, Alarm, Hardwoods & Speakers Throughout...And Walk To Wonderland School!			
MLS#17-250298		www.2150SunsetCrest.com	
Jason Reitz	(323) 656-1800	ROCK REALTY GROUP	

9291 FLICKER PL	Refresh.	11-2	red
\$4,200,000	2+3	MID-CENTURY	
	NOW OFFERED AT 4,200,000		
NOW OFFERED at 4.2M, Bird Streets development opportunity at the end of very private cul-de-sac with head on city and ocean views. Flat pad surrounded by mature trees lining the view. Has not been on the market in 22 years. The best hidden spot in the Birds!			
MLS#16-180398		Bird Streets Prime Location	
Leanna + Victoria Risko	(310)270-7627	SOTHEBY'S	

TUESDAY

1276 SUNSET PLAZA DR		Open	11-2	red
\$2,195,000	2495000	3+3	TRADITIONAL	




FABULOUS OPPORTUNITY ON LOWER SUNSET PLAZA DRIVE!

Huge price reduction to \$2,195,000! Charming traditional home - This home has been beautifully maintained and combines charm and quality. Downstairs has a warm formal living room, cozy den that opens to an outdoor living and dining area. Master suite w/ 2 large walk in closets and a master bath filled w/natural light. Two additional bedrooms & a guest bathroom.
2 car garage & 3 car driveway parking- also offered for lease furnished or unfurnished \$8900/mo
Do not miss this one!

MLS#17-242342
Mann/Marshall 310-740-1812
COLDWELL BANKER RESI

N of Sunset - South of Mulholland

7270 MULHOLLAND DR		Open	11-2	rev
\$2,895,000		4+5	CONTEMPORARY	




ARCHITECTURAL HOME WITH JETLINER VIEWS

This dramatic contemporary home incorporates unique aspects of design to take full advantage of its setting & site. The loft-like entry overlooks an interior cascading two-story waterfall & koi pond. The lower level is exceptional for entertainment, offering a superb media room with wet bar and two additional bedroom suites that open to an enormous deck, and a large potential guest-apartment area underneath the deck. A green garden/yard area and 8-car parking complete this one of a kind home.

MLS#17-241228
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP

www.ogroup.com

1610 VIEWMONT DR		Lunch	7-9	rev
\$5,595,000		4+5	CONTEMPORARY	



EXQUISITE CONTEMPORARY WITH JETLINER VIEWS

Completely remodeled this exquisite property offers panoramic views from downtown to the ocean. An open floor plan boasts high ceilings throughout, large windows allowing tremendous natural light, and an entertainer's level with a large outdoor deck. The master bedroom offers expansive views, an extraordinary closet and bathroom, and wet-bar. Secondary en-suite bedrooms offer walk-in closets. Located on a quiet cul-de-sac street off Sunset Plaza (room for pool & pool permit pending).

MLS#17-231894
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP

www.ogroup.com

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




GATED HALF ACRE HAMPTONS-STYLE VIEW ESTATE!

Private Promontory Lot Nested 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, Carrera Bath & Clawfoot Tub.

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

www.7772WillowGlen.com

7104 MACAPA DR		Open	11-2	rev
\$5,495,000		5+6	CONTEMPORARY	



A PRIVATE OASIS WITH PANORAMIC VIEWS

Boasting views from the Hollywood sign to the Ocean, this contemporary is set privately behind gates on a quiet cul-de-sac street. The four bedroom estate with separate guest apartment has every accouterment - iPad control system, solar heated salt water pool, sub-zero and Viking appliances, Fleetwood pocket doors, indoor/outdoor bar, an outdoor BBQ kitchen, in-floor radiant heating, security, wine storage, Koi pond, outdoor shower, movie theater & more. Also near to the Runyon Canyon entrance.

MLS#17-195748
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP

www.ogroup.com

1690 MOUNTCREST AVE		Open	11-2	rev
\$1,575,000		2+2	MID-CENTURY	



SPECTACULAR VIEWS - TERRIFIC DEVELOPMENT OPPORTUNITY!

Perfectly placed at the end of a cul-de-sac. Remodel or Construct a beautiful, contemporary that captures fabulous views. Survey and Slope Band Analysis available upon request. Buyer to verify all square footage and feasibility of building. Property sold in "as-is" condition.

MLS#17-220530
Roger Perry 310-600-1553
RODEO REALTY - BH

www.RogerPerry.com

8461 CARLTON WAY		Lunch	7-8:30	rev
\$4,999,000		4+5	CONTEMPORARY	



ARCHITECTURAL MASTERPIECE IN THE HOLLYWOOD HILLS


This gallery-style estate allows for seamless indoor and outdoor living/entertainment, a sleek, gourmet chef's kitchen with stainless steel appliances, and four luxuriously spacious bedrooms - each with their own en-suite designer bathroom. The property also boasts a rooftop garden with mature fruit trees and ample sunlight, as well as a spacious four-car garage. Located just minutes from Sunset Blvd, this architectural masterpiece was completed with no expense spared.

MLS#17-232238
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP

www.ogroup.com

03 Sunset Strip - Hollywood Hills West Land

8818 HUMMINGBIRD PL		Open	11-2	NEW
\$5,999,000		Land		



DEVELOPMENT OPPORTUNITY IN THE SUNSET STRIP

Award winning architect Dan Brunn has created a stunning contemporary oasis, with green belt & city views. This fully-permitted & haul-route approved build opportunity is on a gated & private lot at the end of a cul-de-sac in the most coveted area of the Hollywood Hills. Surrounding a serene two-story interior courtyard are 6 en-suite bedrooms, 10 bathrooms, movie theater, library, gym, bar, & sauna. This world class project will impress even the most discerning buyer/developer.

MLS#17-250270
Jason Oppenheim
THE OPPENHEIM GROUP

www.ogroup.com

7218 MULHOLLAND DR		Open	11-2	rev
\$3,399,000		6+9	ARCHITECTURAL	



GATED 7,250+ SQ. FT. ESTATE WITH VIEWS AND POOL

This spectacular estate boasts breathtaking city views and a floor plan allowing for plentiful natural light. The mid-level entertaining area includes a media room, full bar & kitchen & a salt water pool and spa has a waterfall feature cascading from the house, adjacent to a fully equipped outdoor kitchen and bar. Elevator, wellness center with gym, sauna and steam shower equipped with guest lockers, a robust home security and video system & 6-car parking completes this spectacular estate.

MLS#17-241222
Jason Oppenheim 310-990-6656
THE OPPENHEIM GROUP

www.ogroup.com

NEW! The MLS Stats

Get Statistics for ANY Listing Search.

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

TUESDAY

03 Sunset Strip - Hollywood Hills West Lease

8842 EVANVIEW DR	Open	11-2	NEW
\$49,000	3+4	CONTEMPORARY	



MLS#17-249848
Jason Oppenheim
THE OPPENHEIM GROUP
310-990-6656

EXQUISITELY DESIGNED HOME IN THE HOLLYWOOD HILLS

Situated on a quiet cul-de-sac street off lower Sunset Plaza Drive, boasting unrivaled quality & bespoke finishes. Two luxurious master suites w/en-suite baths, walk-in closets, floating steel staircase & fireplace. An open floor plan, Italian kitchen, Miele appliances, wine cellar, media room & wet bar. The entertainers yard offers a conversation pit with fireplace set beyond floating steps in the middle of the pool, massage room with sauna & shower, outdoor kitchenette, BBQ & TV area.

www.ogroup.com

8842 EVANVIEW DR	Lunch	7-9	NEW
\$49,000	3+4	CONTEMPORARY	



MLS#17-249848
Jason Oppenheim
THE OPPENHEIM GROUP
310-990-6656


EXQUISITELY DESIGNED HOME IN THE HOLLYWOOD HILLS

Situated on a quiet cul-de-sac street off lower Sunset Plaza Drive, boasting unrivaled quality & bespoke finishes. Two luxurious master suites w/en-suite baths, walk-in closets, floating steel staircase & fireplace. An open floor plan, Italian kitchen, Miele appliances, wine cellar, media room & wet bar. The entertainers yard offers a conversation pit with fireplace set beyond floating steps in the middle of the pool, massage room with sauna & shower, outdoor kitchenette, BBQ & TV area.

www.ogroup.com

04 Bel Air - Holmby Hills Single Family

1524 STONE CANYON RD	Open	11-2	NEW
\$15,999,000	4+5	2sty-COUNTRY ENGLISH	



MLS#17-247866
Rick Ojeda
PARTNERS TRUST BH
310-902-7676

GERARD COLCORD DESIGNED GRANDEUR

Gerard Colcord-designed estate-featured in Architectural Digest-encompasses nearly 8,772 square feet of livable space including guest home. Oak plank floors lead to an impressive great room featuring soaring pitched ceiling & brick fireplace. Dotted with Oak and Sycamores, the property features views of Bel Air's rich canyonside. With park-like grounds, full outdoor BBQ & pool/spa leisure area, this sheltered estate commands a tranquil existence year-round, beckoning entertaining & respite.

Nick Segal & Tim Mullin

1945 LINDA FLORA DR	Open	11-2	NEW
\$2,395,000	3+3	1sty-RANCH	



MLS#17-247866
Amy Colvin
JAG BH
310.625.7559

INCREDIBLE VIEWS IN BEL AIR

Situated at the end of a cul-de-sac in Bel Air, this 3 bd/3 ba home boasts incredible views of the ocean, Getty & lush mountains. Open & versatile floor plan frs natural light & original vaulted beam ceilings. Spacious living room, den & dining room open to private & expansive yard. Home wraps around backyard & pool allowing views to be enjoyed from almost every room. A retreat in the most serene & private setting. Incredible opportunity to enjoy present home or develop into a grand property.

www.amycolvinkaz.com

1119 N BEVERLY GLEN BLV	Open	11-2	NEW
\$979,000	2+2	2sty-MID-CENTURY	




MLS#17-230722
Steven Foonberg
WESTSIDE REALTY GRP
(310) 474-1013

BEL AIR - UNDER \$1 MILLION

Just one mile north of Sunset. Remodeled Mid-Century home. 2 + 1 3/4 + Den. Bonus room on lower level could be used for a home office or creative studio; not reflected in the square footage. Hardwood floors, clean lines, gorgeous bathrooms and kitchen. Beamed living room features hardwood floors. Rear yard provides a great backdrop for play and entertaining. Two-car garage provides great off street parking as well as storage. Tremendous value with Warner Elementary.

www.StevenFoonberg.com

661 STONE CANYON RD	Open	11-2	rev
\$23,950,000	8+10		




MLS#17-230722
Stan Richman
COMPASS
310-779-9601

OVER A FLAT ACRE

Gated circular drive w/fountain leads to the main house with 5 BR, 5 full, 2 half-baths, living, dining, island kitchen, family, office, breakfast, laundry, large rooms w/parquet or tile floors & crown moldings. The family rm invites parties w/its built-in bar. The bedrooms, upstairs, incl a master ste with all-marble bath & French doors. Addtl features incl, 4 fireplaces, 3 separate ensuite BRs in GH, detached 3-car grg, 60-foot, ionized pool, outdoor kitchen & brick patio w/ fountain, and lawn.

Remodeled Colonial Estate

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



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

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.

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

1281 STONE CANYON RD	Open	11-2	rev
\$12,500,000	6+9	TRADITIONAL	




MLS#17-228862
Aaron Kirman
JOHN AAROE GROUP
424-249-7162

The Ultra-Modern Farmhouse nestled in the heart of Stone Canyon is the definition of mature beauty and grace. The stunning open floor plan gives the residents the sense of calm and bliss with the ability to easily entertain both indoors and out. The expansive backyard is completely enclosed with a pool, spa, and barbecue all with open access to the family room, living room, kitchen, and full bar.

BBQ,Dshwshr,Dryer,Frzr,Phone Sys,Other

2484 ROSCOMARE RD	Open	11-2	rev
\$7,400,000	6+7	MODERN	



MLS#17-242784
Aaron Kirman
JOHN AAROE GROUP
310-854-9190


This stunning new Modern is a truly one-of-a-kind estate, ideal for living in luxury and tranquility with the perfect balance of nature and modern living. Located in the world renowned Roscomare school district, the home boasts beautiful distressed bleached oak floors and a fully equipped Italian kitchen with a Caesarstone counter top, Blum cabinets, and Miele appliances. Immerse yourself in a 32-foot infinity pool at the edge of perfection embraced by endless views.

BBQ,Dshwshr,Dryer,Grbg Disp,Hood Fan

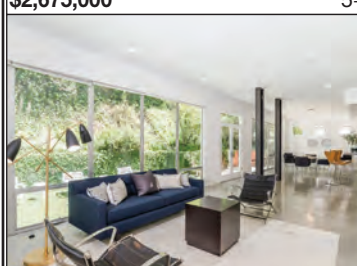



TUESDAY


1580 STONE CANYON RD		Refresh.	11-2	rev
\$4,950,000	4+5	1sty-TRADITIONAL		
				
BEL AIR ONE STORY TRADITIONAL				
<p>THIS TRADITIONAL BEL AIR HOME WITH IMPRESSIVE GATED ENTRY IS SITUATED ON PARK LIKE GROUNDS W/ POOL. UPON ENTERING THIS GRACIOUS SINGLE STORY HOME ONE KNOWS THIS IS A SPECIAL PROPERTY. W/ FORMAL DINING ROOM, SPACIOUS LIVING ROOM WITH VAULTED CEILINGS & FIREPLACE, WOOD paneled STUDY THAT OPENS TO THE LUSH YARD. MSTRBDRM W/ EVERY LUXURY INCLUDING FRPL & AMAZING WALK-IN CLOSET, MASTER BATH HAS STEAM SHOWER, SPA TUB AND H/H WATER CLOSETS. THERE ARE 3 MORE EN SUITE BDRMS . THIS IS A RARE OFFERING!</p>				
MLS#17-235708		CHANDLER, PRINCE, MORITZ		
FERRARO & SOTHEBY'S		310-276-6236		
310-481-6262				


2317 CAMDEN AVE		Open	11-2	NEW
\$2,875,000	5+5	2sty-MODERN		
				
NEW 2017 MODERN TOP OF THE LINE HOME				
<p>New 2017 custom built 5bd modern home. Gracious foyer leads on to step down living, family & dining room all overlooking yard w/ fire pit area & built-in BBQ Island. Endless features such as high ceilings, LED lighting, natural oak wood flooring, sound systems throughout, chef kitchen w/ top of the line appliances, and Nest control HVAC smart home. Oversized Master w/ dual balcony and 2 separate walk-in closets plus 3 other bedrooms upstairs. Guest bedroom or office and a powder downstairs</p>				
MLS#17-250294		Co-Listed with Shah Noorvash		
Peter Gabayan		3107097424		
COLDWELL BANKER BHS				


10505 SANDALL LN		Open	11-2	rev
\$4,350,000	4+5			
				
TUSCAN FARM HOUSE				
<p>An elegant Italian Villa with amazing attention to detail and craftsmanship. The Library has hard waxed English knotty pine cabinets, distressed oak plank flooring and French doors. This overlooks meticulously landscaped outdoor grounds and canyon. The designer kitchen has many upgrades including custom finish cabinets with two granite top islands and built-in sub zero refrigerator/freezer. Three bedrooms including Master bedroom. A beautifully designed guesthouse.</p>				
MLS#17-217048		www.10505sandall.com		
Joseph Babajian		310-623-8800		
RODEO REALTY - BH				

240 S BENTLEY AVE		Open	11-2	NEW
\$2,675,000	5+4	2sty-MODERN		
				
OPEN PLAN LIVING IN WESTWOOD HILLS				
<p>Open-plan living w/ the clean, minimalist lines of Venice & the industrial touches of a Downtown loft! This 5 BD, 4 BA architectural has a Hollywood Hills vibe & loads of natural light. Perfect for the art collector, it features abundant wall space & high ceilings. Spacious living rm w/ fireplace. Vast great rm w/ polished concrete, built-in shelves & dining area open to a cook's kitchen. Two 1st-floor BD's share a full bath, 3rd BD ensuite. Upstairs is a dramatic master + add'l guest suite.</p>				
MLS#17-214746		240Bentley.com		
Laurence Young		310-777-2879		
BERKSHIRE HATHAWAY				


931 MORAGA DRIVE		Open	11-2	rev
\$3,765,000	5+6	2sty-TRADITIONAL		
				
LOWER BEL-AIR TRADITIONAL ON IDYLIC MORAGA DRIVE				
<p>In popular Lower Bel-Air location, idyllic, sycamore-lined Moraga Dr, 2-story Traditional on a vast wooded lot w/ stunning backyard, rock lagoon-style pool & multiple al fresco spaces. Generous rooms in a sensible floorplan. Living & family rooms w/ fireplaces. Formal dining rm. Kitchen w/ breakfast area. All bedrooms en-suite. 3 down, 2 up incl. expansive master w/ dual walk-ins & sundeck. Spectacular private backyard w/ natural-looking lagoon-like pool w/ waterfalls/slide. Warner Ave School.</p>				
MLS#17-243060		931Moraga.com		
Larry Young		310-777-2879		
BERKSHIRE HATHAWAY				

1737 WARNALL AVE		Refresh.	11-2	NEW
\$2,195,000	3+3			
				
OPPORTUNITY KNOCKS! READY TO MOVE IN				
<p>Absolutely charming 3BD + 3BA home in Westwood's prestigious location. Features include gracious formal living room, hardwood and marble floor throughout the property, Samsung kitchen appliances w/double sink, granite countertops, fireplace in living room and master bedroom, 16 channel home security system, breakfast area skylight. All appliances are stainless steel.</p>				
SHIVA MEHRDAD		310-505-9560		
NELSON SHELTON		STOVE, FRIDGE, WASHER, DRYER		

10406 WINDTREE DR		Open	11-2	rev
\$1,499,000	4+2.5	OTHER		
				
BEAUTIFULLY UPDATED RANCH STYLE				
<p>Located in the desired Bel Air Ridge Community. Formal entry opens to step-down LR w/ vaulted wood paneled ceiling & limestone finished fireplace. FDR w/ built-ins opens to remodeled chef's kitchen w/ glass-tiled backsplash, granite cntrtops, walk-in pantry & s/s appliances including double ovens & 6 burner range w/ griddle. Sun-filled breakfast room w/ 3 walls of windows overlooking park-like backyard w/ large brick patio, grassy yard & upper-level playhouse.</p>				
MLS#17-232446		www.10406WindtreeDrive.com		
Chad Lund		(310)801-2641		
TELES PROPERTIES				

10612 OHIO AVE		Lunch	11-2	NEW
\$2,099,000	3+4	2sty-TRADITIONAL		
				
CHARMING & UPDATED 1930'S TRADIT SET ABOVE THE STREET FOR MAX CURB APPEAL.				
<p>SUNLIT RMS W/ WD FLRS, FRENCH DRs, MLDGS. WIDE INVITING HALLS. GRACIOUS FORMAL LIV & DINING RMS. 3BD 3BA ON THE MAIN LEVEL. FAB FAM RM, STORAGE RM, & BA ON THE LOWER LEVEL (POSSIBLE SEP ENTRY GUEST SUITE). MASTER SUITE W/BIG WALK-IN & LUXE BA. GRANITE KITCH & LG BRKFST AREA. PRIV RESORT-STYLE YARD W/PATIOS/DECK/PL/MATURE FOLIAGE. DIRECT-ENTRY GARAGE FOR SECURITY & CONVENIENCE. PROXIMATE TO DESIRABLE FAIRBURN ELEMENTARY..</p>				
MLS#17-250734		WWW.10612OHIOAVE.COM		
MICHAEL J. LIBOW		310-285-7509		
CBRB - BH S				

05 Westwood - Century City Single Family

10450 WILKINS AVE		Open	11-2	NEW
\$5,100,000	5+5	CONTEMP MED		
				
SOPHISTICATED ITALIAN VILLA				
<p>Italian Villa on approx. 10,000sqft+ oversized lot in prime Westwood.</p>				
MLS#17-248652		DrewFenton.com		
Drew Fenton		310.858.5474		
HILTON & HYLAND				

10666 WELLWORTH AVE		Open	11-2	632-C3	NEW
\$1,749,000	3+2.5	2sty-COUNTRY ENGLISH			
					
ROMANTIC COUNTRY ENGLISH CHARMER					
<p>Romantic Country English home retaining all of its original charm. The house has a gated courtyard entry, formal living room with open beamed ceiling and stone fireplace, formal dining room with coffered ceiling, breakfast room, modern kitchen, full bath with original tile, large downstairs bedroom with attached bonus room and two upstairs bedrooms including an inviting master with additional bonus area and a large full bath. The house also has wood deck and private grassy yard. Fairburn School</p>					
James Bremner		310.622.7445			
GIBSON INTERNATIONAL		www.10666wellworth.com			

TUESDAY

2006 MIDVALE AVE		Open	11-2	red
\$2,895,000	2995000	5+5.5	TRADITIONAL	



100K PRICE REDUCTION!

This newly completed 5bd + 5.5ba Cape Cod inspired home has been exquisitely constructed, sparing no expense throughout. Fall in love with the high ceilings & large windows flooding interior spaces w/ natural light. The open floor plan features a gorgeous kitchen w/ new bright white cabinetry, a huge center island, SS appliances & ample storage. The romantic yard offers plenty of space for entertaining, lounging or play! This beautiful Westwood home is just waiting for you to move right in!

MLS#17-236314
Sally Forster Jones 310-691-7888
JOHN AAROE GROUP

www.2006Midvale.com

10126 EMPYREAN WAY #303		Open	11-2	red
\$2,695,000		2+4	FRENCH	



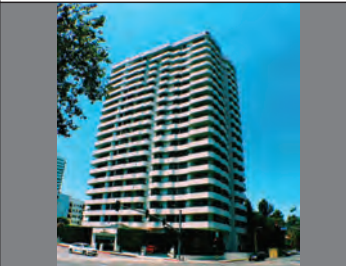
NEW PRICE! EXQUISITE TOP FLOOR UNIT AT LE PARC!

Beautifully staged and newly painted top flr unit w/fabulous firpln. Elegant & bright w/2bd+4ba, 12ft ceilings, stunning entryway, gracious hallway, handsome hrdwd flrs & frml din rm. Grmt kit w/breakfast area & French doors opens to covered balcony w/picturesque landscaping. Mstr bdrm w/ dual bthrm & walkin closet. Exquisite gardens, fountains, 24hr guard gated sec, 2 pools, tennis crt, fit cntr & rec room. Close to great restaurants & shopping in LA. TRUST SALE- No court confirmation needed.

MLS#17-216728
Mary Beth Woods 310-463-1599
COLDWELL BANKER

05 Westwood - Century City Condo / Co-op

10601 WILSHIRE BLV, UNIT 303		Open	11-2	NEW
\$1,849,000		2+3		




THE WILSHIRE HOUSE

Poised for full-service living in one of LA's most prestigious high rises. The lavish interiors are revealed the moment one steps from the outdoor corridor into the spacious entry hall, transitioning seamlessly into the great rm, replete w/a marble fp. Floor-to-ceiling windows offer city vistas. The sumptuous master boasts hardwood fls as well as expansive closets. The Wilshire House offers an array of lifestyle amenities, including concierge services, a fitness center & pool/spa.

MLS#17-230200
Matthew Chavez 310-936-9020
HILTON & HYLAND

www.TheLongfordPenthouse.com

10790 WILSHIRE #PH2		Refresh.	11-2	rev
\$1,849,000		2+3	OTHER	



RARE PENTHOUSE WITH STUNNING VIEWS

Don't miss this extremely rare opportunity to own a penthouse unit in the coveted Wilshire Corridor. Featuring a Top-to-Bottom renovation which exudes sophistication and elegance, the floor to ceiling windows showcase sprawling Northeast views of Bel Air and the Getty Center. The open floorplan features an expansive living room, fantastic modern kitchen exhibiting top of the line appliances, and a den with sunken wet bar with a wine refrigerator.

MLS#17-230200
Matthew Chavez 310-936-9020
HILTON & HYLAND

www.TheLongfordPenthouse.com

06 Brentwood Single Family

2122 CENTURY PARK LN #306		Refresh.	11-2	NEW
\$899,000		2+2	1sty-CONTEMP MED	



SECURED LUXURIOUS LARGE 2 BEDROOMS IN RESORT STYLE LIVING

Live in style in the famous Century City, in this prestigious 14 acre park- like 24 hour guard gated Park Place complex. Resort life style w/ beautiful walking paths, pools, spas, tennis courts, gym, sauna, clubhouse, BBQ area. In proximity to best restaurants, shopping, entertainment and walking distance to Century City Mall. Secluded luxurious large 2 bedrooms condo on one level with one of the best floor plans, beautifully upgraded. Open floor plan w/ large eat-in kitchen & tree top views.

MLS#17-248610
Sarit Finkelstein 310-612-6777
SARIT FINKELSTEIN

Blt-Ins,Dshwsh,Dryer,Rng/Ovn,Fridg,Other

12855 PARKYNS ST		Open	11-2	NEW
\$19,995,000		8+12	CONTEMP MED	



LUXURIOUS GATED ESTATE

Furnished estate in prime Brentwood Park is one of the largest smart homes in CA. Over 10k sq ft & 27k sq ft of land w/8 en-suite beds & 12 baths. Foyer w/21-foot ceilings. 3 kitchens: main w/Miele appliances & Italian cabinetry, service kitchen & full kitchen in basement. Elevator, 3D theater & game room, master w/his/hers closets & baths, massage room & sauna: gardens, tennis court, golf course, loggias, pool/spa, sports court, 3-car garage, 10-car motor court. Gated access to Rockingham Ave.

MLS#17-235854
Benjamin Bacal 310-717-5522
RODEO REALTY - BH

www.12855parkynsstreet.com

1817 PROSSER AVE #304		Open	11-2	NEW
\$880,000		2+2	MEDITERRANEAN	



1817 PROSSER AVE #304

Welcome to unit 304 at the Avenida Prosser. Built in 2011, this rarely lived in and beautifully maintained unit is waiting for its new owners. A gorgeous and spacious unit with maple plank wood floors, an open floor plan, a nice sized balcony, all the natural light you could ask for, and Bosch stainless steel appliances. The building has secured access and a gated private garage with two parking spots reserved just for you.

MLS#17-250572
Valerie Fitzgerald 310-285-7515
COLDWELL BANKER RESI

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

2501 BANYAN DR		Open	11-2	NEW
\$3,250,000		4+6	3sty-CONTEMPORARY	



VIEWS VIEWS VIEWS LOCATION LOCATION LOCATION

This Brentwood contemporary with ocean to canyon views & uniquely-designed interiors make the home feel notably special. Main level features an impressive living room with soaring ceilings, a modern fireplace & large picture windows that look out onto the 14,370-square-foot grassy yard, succulent garden & pool/spa area. Direct access to the home's second level outdoor deck where vistas can be enjoyed year-round. The master suite features a cozy fireplace & extensive bay window bench seating.

MLS#17-247884
Rick Ojeda 310-902-7676
PARTNERS TRUST BH

Shaun Alan-Lee

1340 S BEVERLY GLEN BLVD #212		Open	11-2	NEW
\$539,000		1+1	CONTEMPORARY	



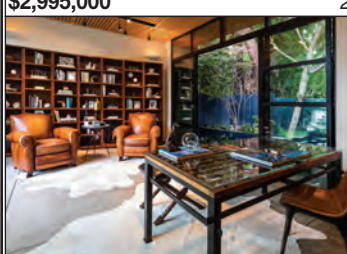
BEVERLY GLEN TREE-HOUSE CONDO

1 bedroom + 1 bath condo. The color palette is neutral and clean, and the unit is move-in ready. Enjoy evenings by your wood-burning living room fireplace and breakfast in the mornings on your extra large balcony. The bedroom is large and has a walk-in closet and vanity. There are floor to ceiling windows, and there is a galley-style kitchen with lots of cabinet space and a breakfast area. There is side-by-side laundry inside the unit, 2 parking spaces (tandem), and extra storage.

MLS#17-249682
Pam Szabo 310.913.0422
SOTHEY'S-BRENTWOOD

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

12216 SHETLAND LN		Open	11-2	NEW
\$2,995,000		2+3		



BRENTWOOD CELEBRITY HIDEAWAY


Tranquil celebrity hideaway near the heart of Brentwood Village. 2 bedrooms, 2 baths plus detached modern glass studio/guest house w/ bath designed by Lise Claiborne Matthews, AIA. Classic California style with serene outdoor living spaces and lush gardens, nestled on a quiet cul-de-sac tree-lined street. A must see inspiring and unique property.

MLS#17-249682
Marcie Hartley 310.0980.0141
HILTON & HYLAND

HiltonHyland.com

TUESDAY

625 HANLEY WAY		Lunch	11-2	NEW
\$2,795,000	4+3	TRADITIONAL		




PRIME BRENTWOOD CHARMING CUL-DE-SAC CLOSE TO SUNSET

Charming traditional cul-de-sac home w/ stunning views! Enjoy the true indoor/outdoor lifestyle w/ floor to ceiling windows that capture the beauty of the canyon. Updated home feat a chef's kitchen & an eat-at-bar. Perched above the canyon, the generous outdoor patio area & solar-power heated pool is ideal for entertaining. The family area & dining room all flow seamlessly together in this open floor plan. A large master en-suite has a fireplace & a relaxing, heavenly spa-inspired bath.

MLS#17-250444
Nancy Osborne 310-907-6517
HALTON PARDEE

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

11733 MONTANA AVE #210		Open	11-2	NEW
\$950,000	2+3	CONTEMPORARY		



BEAUTIFULLY APPOINTED TRI-LEVEL TOWNHOUSE IN BRENTWOOD.

2 Br+ 2.5 Ba with Loft that can be guest bedroom. Large private enclosed front patio plus an expansive and exclusive rooftop sundeck. 2 fireplaces, plantation shutters, recessed lights, crown moldings, laminate floors, inside laundry, sxs security parking, pool, spa.

MLS#17-249116
Gary Limjap 310.430.0818
COLDWELL BANKER RESI

Blt-Ins,Dryer,Washer,Stove, Refridg.

912 N KENTER AVE		Open	11-2	rev
\$2,757,500	4+4.5	1sty-CONTEMPORARY		



STUNNING MID-CENTURY JEWEL BOX
WWW.912KENTERAVE.COM

Private "Kenter Canyon" home sun drenched flat lot w/ zen-like gardens & surrounded by mature trees & nature. This sophisticated home has been beautifully remodeled w/ exceptional taste & designer touches throughout. Open plan dining-family-entertainment space washed oak hardwood floors & walls of sliding glass doors. Gourmet chef's kitchen including oversized center island, beverage cooler & state-of-the art appliances. Exceptional master bedroom suite. This is a must see property!

MLS#17-238338
Omega Group-Todd Michaud 310.429.8191
KELLER WILLIAMS HH

www.OmegaGroup.LA

11750 W SUNSET #108		Open	11-2	NEW
\$499,000	1+1	CONTEMPORARY		



INCREDIBLE OPPORTUNITY IN PRIME BRENTWOOD!

Incredible opportunity in prime Brentwood! This 1 bed,1 bath condo is conveniently located close to great restaurants, high-end shops, parks & more! Featuring hardwood floors in the main living spaces, the open floor plan creates the perfect place for entertaining. Cook with friends & family in the kitchen while talking to guests in the breakfast area or living room. Walk into the spacious BR and enjoy tons of natural light. A stone's throw from all the best Brentwood has to offer, don't wait!!

MLS#17-250712
Sally Forster Jones 310-691-7888
JOHN AAROE GROUP

www.11750sunset108.com

706 S WESTGATE AVE		Open	11-2	rev
\$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 2-3bdrms/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.

MLS#17-249842
William Covery 310-994-2344
BERKSHIRE HATHAWAY

www.706southwestgate.com

11745 MONTANA AVE #202		Open	11-2	rev
\$1,649,000	2+2.5	COUNTRY FRENCH		



A PIECE OF PARIS IN BRENTWOOD

Luxurious 2 bed 2.5 bath condo completely remodeled, 2,221 sq. ft. of elegant living space, European décor, hardwood floors, crown moldings. Formal living room w/ fireplace flows to a family/bonus room. Gourmet kitchen has high-end appliances. Master bedroom with fireplace & lg walk-in closet. Carrera marble bathrooms, master bath w/rain head oversized shower. In-unit laundry, new A/C. Controlled access, security cameras on all floors & garage, 3 assigned parking spaces. HOA has healthy reserves.

MLS#17-240738
Sylvia Dunbar 310-766-6000
SOTHEY'S INTERNATIO

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

06 Brentwood *Condo / Co-op*

814 AMHERST AVE #301		Open	11-2	NEW
\$1,550,000	2+2	ARCHITECTURAL		



PENTHOUSE LOFT WITH VIEWS!

Stunning Architectural Penthouse with sunset, city, tree and golf course views. Light filled corner unit with dramatic ceilings, windows and fireplace create a spectacular setting for entertaining with more than 400 sf of balcony, terrace and private patio with direct access to spacious community roof top deck. Unit features ample storage and closet space, walk in master closet, skylights, full sized laundry w/ extra sink, side x side parking, well maintained building with elevator and EQI.

MLS#17-250488
Lisa Pound 310-622-7442
GIBSON INTERNATIONAL

Fusion Vision Floors

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

11674 MISSOURI AVE		Open	11-2	NEW
\$1,175,000	3+3	CAPE COD		



WON'T LAST! 3 BD- 2.5 BA CONTEMPORARY UPDATED TOWNHOME!

Lovely, updated 3bd, 2.5ba Townhouse in great location! Bright desirable end unit.Recessed lighting, plantation shutters & beautiful wood floors. Living rm w/gas flpc. Dining area w/sliding doors to private open air patio. Remodeled Kitchen. 2nd story w/skylight & vaulted ceilings.Master suite w/walk-in closet & remodeled master bath. 2 addtl bdrms w/full bathroom. Open upstairs den with big windows. Upstairs Laundry rm. Direct access, private 2car garage. Earthquake insurance-guest parking.

MLS#17-248952
Mark & Lynn Mirisch Rogo 213-280-6415
CB BHN

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

575 S BARRINGTON AVE #211		Open	11-2	NEW
\$1,268,000	2+3	TRADITIONAL		



SPECTACULAR UNIT IN A SPECTACULAR BUILDING

No 211 is a premier unit located over the pool in the private, quiet rear of the prestigious Excelsior facing lush landscaping. An open floor plan features a kitchen, dining area & living room full of natural light w/French doors and balcony. There are 2 en suite bedrooms on opposite sides of the unit. The oversized master has French doors, balcony & walk-in closet. An adjoining room is perfect for an office. Powder room & laundry, 2 fireplaces, 2 parking spots, pool, spa, gym and banquet room.

MLS#17-250600
Robert Winans 310-722-8456
COLDWELL BANKER - BW


www.robertwinans.realtor

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

08 Cheviot Hills - Rancho Park Single Family

10377 MONTE MAR DR Open 11-2	red
\$3,095,000 3+3 MODERN	
GREAT NEW PRICE!	
 <p>Modern/minimalist 3 BR/3 BA home in Cheviot Hills. Authentic Japanese-inspired garden w/stream & Koi pond. Poggenpohl designed kitchen utilizes all the stainless appliances an at home chef has come to expect. Sumptuous master suite offers sliding door access to the meticulously manicured backyard as well as a massive walk-in closet & 5-star bath w/views into the garden. 2nd family bedroom (currently used as office) & an elevator to lower level 1 bed guest unit with kitchenette.</p>	
MLS#17-229798	
Ben Lee CB - BHN	

09 Beverlywood Vicinity Single Family


2426 CASTLE HEIGHTS AVE Lunch 11-2	NEW
\$4,195,000 6+6.5 TRADITIONAL	
NEWLY COMPLETED TRADITIONAL IN PRIME BEVERLYWOOD	
 <p>Breathtaking newly completed traditional home, perfect for large families. Tasteful finishes throughout, high ceilings, large windows, & tons of natural light. Open floor plan features a gorgeous kitchen w/ new white cabinetry, huge center island, stainless appliances & ample storage. Spacious living room has doors that open to a huge backyard, ideal for family gatherings, featuring pool & spa. Stylish master suite w/ soaring ceilings, a large private balcony, fireplace & lux master bath.</p>	
www.2426CastleHeights.com	
Sally F. Jones 310.691.7888 JOHN AAROE GROUP	

1743 S GARTH AVE Refresh. 11-2	NEW
\$1,949,000 5+4.5 2sty-MODERN	
EXQUISITE NEW MODERN FAMILY HOME	
 <p>Located in the coveted Crestview Neighborhood, this luxurious 3,461 sq ft modern home features an open-concept entertaining area with 10-ft ceilings and a Kosher-style kitchen. The main living area consists of a large eat-in island, dining room with modern chandelier and an over-sized living room and sitting area. The enchanting master bathroom consists of a floating tub, large shower and Calcutta marble tile. This home is perfect for any family. Don't miss out on this amazing opportunity!</p>	
Kosher kitchen, AC, Jenn-Air Appl	
David Berneman 888-721-2228 GOLDEN BEE REALTY	

10 West Hollywood Vicinity Single Family

8724 ROSEWOOD AVE Open 11-2	NEW
\$3,350,000 4+4 ARCHITECTURAL	
DESIGN DISTRICT MODERN ARCHITECTURAL AT ITS BEST!	
 <p>Located in the heart of the West Hollywood Design District, just steps away from iconic dining and shopping options, this new 4 bedroom and 4 bath modern architectural is perfection! The soaring ceilings of the great room and sun-catching two story glass wall make this a truly warm and bright home. Amenities include a Control4 smart home system, Hansgrohe plumbing fixtures, Miele appliances, Fleetwood doors, salt water pool and spa and a fire pit for quiet enjoyment. Welcome home.</p>	
Modern Smart Home	
Rosalie Klein (310) 261-8878 ENGEL & VOLKERS BH	

829 N ORLANDO AVE Open 11-2	rev
\$5,250,000 4+6 SPANISH	
CANDY, WINE, AND A MOVIE? HOW CAN YOU GO WRONG?	
 <p>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.</p>	
MLS#17-206786	
Paul Wylie 323-515-9585 LAMERICA REAL ESTATE	
Blt-Ins,Dshwshr,Dryer,Grbg Disp,Micro	

531 N LA JOLLA AVE Open 11-2	rev
\$2,590,000 5+4.5 SPANISH	
HOTTEST AREA IN LOS ANGELES!	
 <p>5bd/4.5ba, 3,100+sqft, Gated, Spanish Home w/double height ceilings. Recently updated, this Magnificent, Open Floor Plan with spacious living room that flows into formal dining. Enormous kitchen jeweled w/top notch appliances & granite counters opens to a sizable informal family room that opens to the backyard. Large Master Bedroom overlooks sparkling pool/spa, outdoor entertaining area & Hollywood Hills view. Close to every amenity, including the Grove, restaurants, markets, etc.</p>	
MLS#17-226546	
Roger Perry 310-600-1553 RODEO REALTY - BH	
www.RogerPerry.com	

636 HUNTLEY DR Open 11-2	rev
\$2,475,000 4+3 2sty-ARCHITECTURAL	
INCOME PROPERTY THAT PAYS FOR ITSELF	
 <p>Two amazing private homes on large lot in prime West Hollywood design district. Sensationally designed modern 2-sty, 2+2 East Coast Cape Cod exterior w/stylish loft-like interior. The open floor plan includes a European chef's kit w/custom cabinetry, Carrera Marble counter tops, & laundry room. Exposed beamed ceilings, French doors & windows, & a clear Lucite staircase cap off the wonderful design. A charming two bedroom classic cottage in rear with exposed beamed ceilings & dark wood floors.</p>	
MLS#17-234546	
Brian Mazurkiewicz 310-386-9086 JOHN AAROE GROUP	
636Huntley.com	

10 West Hollywood Vicinity Condo / Co-op

1100 ALTA LOMA RD #1704 Open 11-2	NEW
\$3,250,000 2+3 1sty-CONTEMPORARY	
MAGNIFICENT PENTHOUSE FLOOR UNIT AT FULL SERVICE EMPIRE WEST	
 <p>EMPIRE WEST PREMIER FULL SERVICE CONDO BLDG. PENTHOUSE FLOOR 2 BED 2.5 BATH & DEN. CONDO HAS PANORAMIC CITY VIEWS & 10 FT CEILINGS. 2 EN SUITE BEDROOMS. HUGE CLOSETS. COMPLETELY REDONE BEAUTIFULLY. OPEN KITCHEN WITH MIELE APPLIANCES, EUROPEAN CABINETS & CAESAR STONE COUNTERS. DEN WITH RUNCO PROJECTION SYSTEM, REMOTE SHADES & EXCELLENT SOUND SYSTEM. ENJOY THE VIEWS IN THIS OPEN FLOOR PLAN. MASTER BATH WITH HUGE KOHLER SOAK OVERFLOW TUB. POOL, TENNIS CT, GYM, DOG PARK, 24HR CONCIERGE & VALET PKG.</p>	
MLS#17-250342	
Guy Fedele 310-770-4444 GOLD STAR REALTY	
Blt-Ins,Cbl,Dshwshr,Frzr,Grbg Disp,Other	

928 N CROFT AVE, UNIT 303 Open 11-2	NEW
\$1,849,000 3+3 MODERN	
LIGHT FILLED, SLEEK PENTHOUSE WITH OPEN FLOWING LAYOUT!	
 <p>Modern double sliders open from spacious living rm to patio looking out to trees. Large square kitchen w/ Caesarstone counters, glass tiled backsplash, built-in fridge, Italian cabinetry & breakfast bar opening to dining rm, complete the custom feel. 3 Bd + 3 Ba & 2,100+ sqft (buyer to verify). Beautiful hrdwd flooring, wine fridge, great storage & built-in speakers. Balcony off Master Suite & rooftop common terrace w/views of Century City & Design Center. Blocks from Melrose, shops & hip dining</p>	
MLS#17-250342	
Lisa Mansfield 310.481.4313 SOTHEBY'S REALTY	
Built in 2007, 2-Suites, Multi-Zone AC	




TUESDAY

625 HUNTLEY DR #202	Open	11-2	NEW
\$1,295,000	2+3		
	HEART OF WEST HOLLYWOOD SINGLE LEVEL UNIT		
<p>Inside you'll find dark hardwood floors directing you to the an open space that combines the kitchen, dining area & living room. Gorgeous windows span the adjacent walls to provide plenty of sunlight along with a view of a private balcony. Centered in the the Living Room is a fireplace with an adaptable space to the side. With 2 parking spaces plus prime location to award-winning restaurants, quaint coffee shops, Melrose Ave luxury shopping PDC- luxury and ease go hand in hand.</p>			
MLS#17-250602		Located next to Pacific Design Center	
Diana Braun COMPASS		310-866-5039	


906 N DOHENY DR #214	Open	11-2	NEW
\$725,000	2+2	CONTEMPORARY	
	2 BED 2 BATH 1,228 SQ FT		
<p>Prime located condo steps from Beverly Hills set amongst the Norma Triangle convenient to The Sunset Strip & West Hollywood offerings. Both bdrms are spacious & bright w/ ample closets including walk-in. Guest bath combines tile, marble & bamboo floor to ceiling surround w/ vanity top sink & spa tub. Master en-suite bath w/ duel underlit floating table top sinks encompasses bronze Italian porcelain tile from flooring to surrounding walls & glass enclosed rain shower w/ massaging jets.</p>			
MLS#17-250672		906Doheny214.com	
IAN RHODES KW RHODES LEAD HOME		323.821.4069	

1200 N FLORES ST #204	Refresh.	11-2	NEW
\$549,900	1+2	MID-CENTURY	
	BEAUTIFULLY REMODELED SPACIOUS 1+1.5 W/LAUNDRY!		
<p>Clean and cool newer white kitchen with stainless steel appliances (including wine fridge), granite counters, and updated lighting. Laundry in unit! Two fabulous newly remodeled bathrooms including private master bath with separate tub and shower with body jets and hand shower. Tons of closet space with wall-to-wall closets in master, and linen closet with additional storage in the hallway. Freshly painted with newer light and bright tile flooring. Dog Friendly!</p>			
MLS#17-250838		Cng Fan,Dshwshr,Dryer,Micro,Rng/Ovn	
Damian DiCesare KELLER WILLIAMS HH		310-291-3636	

960 LARRABEE ST #322	Open	11-2	NEW
\$525,000	1+1	CONTEMPORARY	
	1 BED 1 BATH 801 SQ. FT.		
<p>Updated top floor corner condo w/ exceptional views from Downtown to Century City set between the heart of the Sunset Strip & the best of West Hollywood offerings including dining, entertainment & shopping. Spacious & open living w/ only one common wall, two separate entrances, rare in-unit laundry, oversized walk-in closet, updated bathroom, hardwood floors throughout & completely remodeled kitchen with stainless steel appliances and quartz counters all highlight this excellent offering.</p>			
MLS#17-250464		960Larrabee322.com	
IAN RHODES KW RHODES LEAD HOME		323.821.4069	

950 N KINGS RD, UNIT 228	Open	11-2	NEW
\$369,000	0+1		
	STUNNINGLY UPDATED "LIFESTYLE" UNIT AT "THE COURTYARDS"		
<p>West Hollywood Resort-Style living at its finest! Stuningly updated & remodeled studio unit featuring hardwood floors, modern kitchen, and private balcony. Gated community with amenities including pool, spa, sauna, gym, and clubroom. Full time, on site manager and maintenance, as well as night time security guard for the complex. Ideally located in prime West Hollywood.</p>			
ST. JAMES + CANTER BERKSHIRE HATHAWAY		WWW.STJAMESCANTER.COM	
310.704.4248			

10 West Hollywood Vicinity	Income	
845 N LA JOLLA AVE	Open	11-2
\$2,195,000	SPANISH	
	rev	
SIGNIFICANT PRICE REDUCTION LARGE 3 BEDROOM UNITS		
<p>This classic Spanish Duplex is a rare find located in a prime L.A. neighborhood of Beverly/Grove, West Hollywood adjacent. Huge units (each approx 1,800 sq ft) boasting 3 spacious bedrooms & 2 baths and well maintained with authentic charm & character. Mahogany doors & a sunny separate breakfast room with original built-ins. Plenty of yard space to enjoy the sunny Southern California weather. Original & well-maintained faux bois, crystal knobs, hardware, & hardwood floors throughout.</p>		
MLS#17-242052		www.lajolladuplex.com
S. Moritz B. Abisror SOTHEBY'S INT'L RLTY		310.481.4303

11 Venice	Single Family	
615 6TH AVE	Refresh.	11-2
\$4,490,000	6+7	ARCHITECTURAL
	NEW	
BEST VALUE IN VENICE!!! SILICON BEACH ARCHITECTURAL		
<p>Best Value in Venice!!! Silicon Beach Architectural in over 6700 sf! Don't miss this exceptional opportunity. Flexible design allows you to use as a single family home, a state-of-the-art family compound or live/work space!</p>		
MLS#17-247862		Blt-Ins,Cbl,Dshwshr,Dryer,Grbg Disp
Aaron Mirsky GIBSON INTERNATIONAL		310-270-7548

26 28TH AVE	Refresh.	11-2	NEW
\$4,395,000	3+4	ARCHITECTURAL	
	TROPHY OCEAN VIEW RETREAT		
<p>Steps from the sand on a quiet south walk street, this sophisticated residence embraces nearly 4,000 sf of exquisite indoor and outdoor space topped by a rooftop entertainer's deck with stunning ocean and mountain views. Recently upgraded newer, custom built home is priced below comps and an incredible opportunity for the discerning buyer. Quality finishes throughout. Private yard w/ spa, outdoor shower opens to huge family room w/ bath. Flexible main living spaces, incredible master. Must See.</p>			
MLS#17-248664		VALET PARKING ON 28th PLACE	
Jane Gavens JOHN AAROE GROUP		310-497-5166	


417 SUNSET AVE #1/2	Lunch	11-2	NEW
\$3,175,000	3+3	3sty-ARCHITECTURAL	
	FABULOUS VENICE NEW CONSTRUCTION TRI-LEVEL HOME		
<p>Soaring wood-paneled ceilings, top-of-the-line materials, and clean lines draw you into this gorgeous new construction Venice home! Walk into the airy and open first floor that flows naturally for evening parties or for relaxing weekend afternoons. The bright living room faces south for plentiful natural light, while the patio sliding doors push all the way back to beautifully connect with the outdoor patio. The luxurious chef's kitchen features a large island and integrated Bosch appliances</p>			
MLS#17-248866		www.HaltonPardee.com	
Kerry Ann Sullivan HALTON PARDEE		310-907-6517	



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Put their Property in the MLS

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


664 BROADWAY ST	Refresh.	11-2	NEW
\$2,900,000	2+2	ARCHITECTURAL	
	QUINTESSENTIAL VENICE BUNGALOW WITH SEPARATE STUDIO		
Sleek and modern, this architectural bungalow offers quintessential California living with excellent design by notable designer Charles Ward. The main house boasts high ceilings throughout with features such as bespoke kitchen & bathrooms, hardwood floors and unique cabinetry. The drafty open living area encompass oversized steel windows allowing daily natural light inside. The charming courtyard with a lap pool connects you to the separate studio space - true potential use at your fingertips!			
MLS#17-250498		Catered Coffee Cart provided!	
Diana Braun COMPASS		310.866.5039	


1215 CABRILLO AVE	Open	11-2	NEW
\$2,425,000	2+2	2sty-CRAFTSMAN	
	ENCHANTING 1921 CRAFTSMAN IN ABBOT KINNEY NEIGHBORHOOD		
1921 Craftsman on favorite Venice street. Meticulously restored and updated. Rich wood floors, doors, window sashes and built-ins. The beautifully appointed custom kitchen opens onto a redwood deck and stone patio with an area for al fresco dining. Upstairs master suite features a vaulted ceiling, a large closet/dressing room and spacious bath with separate shower and claw foot tub. One car garage and an additional off street parking space.			
MLS#17-250594		Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan	
Ramey Ward DEASY PENNER & PARTN		310-275-1000	

1321 6TH AVE	Lunch	11-2	NEW
\$1,998,000	2+2	1sty-CALIFORNIA BUNGALOW	
	EMOTIONAL CALIFORNIA BUNGALOW W/ ARCHITECTURAL FLARE		
Located steps to Abbot Kinney on a 5,200+ sqft lot find a traditional craftsman updated with architectural flare and contemporary design - one of a kind! 2 beds / 2 baths, original hardwood floors, sunroom, dining room, entertainer's kitchen with an open galley setting, and a loft like master with open air design create a unique living experience similar to an artist's loft layout. Enjoy basking in rays of sunlight both in the home's light & bright interior & lush rear and front gardens.			
MLS#17-250766		Blt-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Ovn,	
Laurie Woolner POWER BROKERS INTL.		3106990980	

11 Venice Income

1309 PALMS BLV	Lunch	11-2	NEW
\$3,178,000	Duplex	COUNTRY ENGLISH	
	UNIQUE DRAMATIC VENICE INCOME COMPOUND!		
Unique and dramatic Venice income compound! With a 2500+/- sq ft main house and 650+/- sq ft 2nd unit, this lovely property also includes a detached 900+/- sq ft legal rec room with loft on an almost 11,000 sq ft lot. This property is ripe to be the perfect income property for seasoned investors or the spacious private compound for the refined buyer. The main house with 3 bed/2 baths includes a cooks kitchen with 3 ovens and dual sinks. It also features private patio spaces and atrium space.			
MLS#17-249946		www.HaltonPardee.com	
Kerry Ann Sullivan HALTON PARDEE		310-907-6517	

615 BROOKS AVE	Refresh.	11-2	NEW
\$1,895,000		MODERN	
	2 GREAT MODERN VENICE HOMES ON LARGE LOT - WEST OF LINCOLN		
Checkout these 2 beautifully renovated modern homes on a large lot, close to Abbot Kinney & Rose. Front house has a spacious plan w/abundant light, hi ceilings, hardwoods & open kitchen (w/concrete counters & stainless) flowing out to a wraparound deck & yard - perfect for entertaining. In back, there's a cute 1 BR cottage w/ separate entrance.Tenant-occupied w/solid rents - a great fit for an owner-user who wants income, family compound, live/work or investment w/ rent upside & build potential.			
MLS#17-249946			
Jerry Jaffe TELES PROPERTIES		310.403.4925	

12 Marina Del Rey	Condo / Co-op		NEW
13337 BEACH AVE, UNIT PH-403	Open	11-2	
\$1,339,000	3+2.5	4sty-MODERN	
	SLEEK & SPACIOUS PENTHOUSE IN MARINA ARTS DISTRICT		
Two-story corner penthouse with an open layout & soaring ceilings on both levels. The top floor is an entertainer's delight with sleek & modern finishes throughout. The three bedrooms on the lower level feels like a house. For the outdoor & grilling enthusiasts, each level has its own large wraparound balcony. One of the only units with SxS parking. Low HOA dues includes EQ insurance. The building has a fully-adorned rooftop deck with BBQ & fireplace, & a yoga/ meditation room to relax & unwind.			
Diana Tsow PARTNERS TRUST		(949) 232-6569	

13337 BEACH AVE #105	Open	11-2	NEW
\$795,000	2+2	CONTEMPORARY	
	A CLASS ACT!		
Totally captivating & perfect for anyone that appreciates privacy, comfortable living & loves to entertain. Bright open kit-living-dining concept w/ wood floors thru-out, built-ins, ADA approved w/ updated features plus a large master suite w/ huge walk-in closet.Enjoy grill-in & chill-in on your large private patio. Easy access to dining, shops, gym, movies, gourmet markets & Venice Beach. Easy access to freeways & LAX. HOA amenities include water, EQ ins. , 2 parking spots with guest parking.			
MLS#17-250766		Blt-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Ovn,	
Laurie Woolner POWER BROKERS INTL.		3106990980	

13 Palms - Mar Vista Single Family

3416 BEETHOVEN ST	Refresh.	11-2	NEW
\$3,875,000	5+6	MODERN	
	SAMTAK DESIGN		
Enter to an impressive central staircase & floors covered in white oak & grey undertones. It features a wine cellar, a modern kitchen w/dark grey Italian designed cabinets & top of the line appliances. Upstairs you'll find an add'l family rm, 3 bedrms & the mstr suite. On the 3rd level, there's a roof top deck complete w/a sink & beverage cooler. Control everything while you take in the views from this smart ready home. If high style & design are important to you, then schedule a visit today!			
MLS#17-248300		TWILIGHT SHOWING 5-7pm: Wine & Cheese	
Sherri Noel KELLER WILLIAMS-SANT		310-994-8721	

11969 VICTORIA AVE	Open	11-2	NEW
\$2,200,000	3+2	MODERN	
	GLAMOROUS LOFT LIKE HOME		
This three bedrm, two bathrm home features an open floor plan w/modern & chic finishes. The extended living space has a living & family room, a private office & a mstr suite w/an area that opens to a separate media rm which can be transformed into a gym or 3rd bedrm. The multi-level backyard features an expansive deck w/a hot tub, a trampoline, a waterfall & a basketball hoop. Minutes from numerous shops & restaurants on Venice Blvd, this stunning loft like home is ideal for anyone w/style.			
MLS#17-247764		Dshwshr,Rng/Ovn,Fridg	
Sherri Noel KELLER WILLIAMS-SANT		310-994-8721	



Property Website & Virtual Tour



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

TUESDAY

12500 WOODBINE ST	Open	11-2	NEW
\$1,465,000	3+1.75	1sty-CONTEMPORARY	



ENCHANTING MAR VISTA OASIS!

This serene move-in ready home, on a good size lot, awaits! It's on one of the most desirable streets in the heart of Mar Vista. This stylish home boasts an open floor plan, with hardwood floors, natural light, upgraded bathrooms, 3 nice size bedrooms, a wonderful walk in closet in the master and a lovely landscaped backyard. In addition to the zen feeling that surrounds the property there is a finished garage/bonus room with additional parking available in the driveway.

MLS#17-241936
 Molly Ballantine 310-351-1312
 GIBSON INTERNATIONAL

www.12500woodbinestreet.com

1326 SUNSET AVE	Refresh.	11-2	NEW
\$2,800,000	4+3	2sty-MID-CENTURY	



STUNNING VIEWS AND HUGE LOT

DREAM Property in Sunset Park. 180 degree SW facing views. HUGE 10,167 sqft Lot. 3,208 sqft home offers 4 beds/3 baths on 2 levels, w 2 car garage & large driveway. Beautiful, original Oak wood floors throughout the main level. Kitchen, dining and living face toward the back of the home, taking advantage of views. Downstairs find an old fashion "rumpus room", 2 gas fireplaces, retro built in bar, and sliding door access to expansive backyard. Bonus workshop on lower level not included in sqft.

MLS#17-250920
 Jessica Allen-Koontz 310-351-5355
 REAL ESTATE EBROKER

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

2827 S BARRINGTON AVE	Open	11-2	rev
\$2,439,000	5+4	CONTEMPORARY	



NEW CHIC FARMHOUSE CRAFTED TO PERFECTION

Live in this 5 bdrm, 4 bath home w/French oak flrs, high ceilings & a fireplace. The kitchen has white cabinetry, stainless steel appliances, walk-in pantry & 2 lrg glass drs that open into the backyard. The upstairs features the mstr suite w/high ceilings, a spacious bath w/dual sinks, a tub, a rainfall shower & a walk-in closet. This home is top of the line, move-in ready & just a short stroll to Starbucks, Wholefoods & Mar Vista Park. So, what are you waiting for? Your dream home awaits!

MLS#17-239430
 Sherri Noel 310-994-8721
 KELLER WILLIAMS-SANT

Dshwshr, Micro, Rng/Ovn, Frigd

2221 21ST ST	Open	11-2	NEW
\$1,975,000	2+1	SPANISH	



AMAZING OPPORTUNITY IN SOUGHT AFTER NEIGHBORHOOD


BEAUTIFUL CECIL GALE SIGNATURE STYLE IN SOUGHT AFTER GRANT SCHOOL DISTRICT. LIGHT & BRIGHT, HARDWOOD FLOORS, STRIKING CEILING BEAMS, UNIQUE DECORATIVE TOUCHES, SPACIOUS BEDROOMS AND BATHROOM, SKYLIGHTS, ORIGINAL DETAIL AND CHARM THROUGHOUT. WONDERFUL YARD WITH AVOCADO, LEMON, JADE, NAVAL & MANDARIN ORANGE TREES IN FABULOUS NEIGHBORHOOD CLOSE TO WHOLE FOODS, TRADER JOE'S, PARKS, SHOPPING, DINING, THE BEACH AND SO MUCH MORE. MAKE THIS SPECIAL HOME YOUR OWN.

MLS#17-249524
 Melanie Sommers 310-418-0343
 PARTNERS TRUST SANTA

Blt-Ins, Dryer, Frigd, Wshr

13 Palms - Mar Vista *Condo / Co-op*

3636 JASMINE AVE, UNIT 305	Open	11-2	NEW
\$699,000	2+2	1sty-CONTEMPORARY	




GREAT UNIT IN HIGHLY DESIRABLE AREA NEAR DOWNTOWN CC!

Stunning unit in one of the best locations in all of Palms/Mar Vista. Open floor plan w/ lrg living & dining area. Spacious kitchen w/ granite counters, stainless stl appls & breakfast bar. Bright mstr suite, walk-in closet & front facing balcony, his & her sinks, soaking tub & separate tiled shower. Also Features: hrdwd flrs, recessed lighting, central heat/air, washer/dryer. Close to Downtown CC, Farmer's Market, Specialty Stores, Theatres, Silicon Beach, Expo line & great restaurants.

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

NEIL SPANIER

3009 3RD ST #A	Open	11-2	NEW
\$1,450,000	2+2	COTTAGE	



LIVE IN THE OCEAN VIEW

TIC freestanding 1908 Bungalow totally remodeled Contempo., open floor plan. Upstairs, behind a private gate to heaven! High ceilings, Ash cabinets, hansgrohe brushed fixtures, granite counters, undermount SS sink, high end appliances; Bamboo + slate floors, Huge shower, Duravet Tub, Skylight, Bidet Venetian plaster, 8" Ash doors, Anderson windows, ceiling fans. Wired for everything, Forced air heat and A/C. Beautiful Flower Gardens, Fountain, Decks, Jacuzzi. Close to Main St., Rose Ave. and the Beach.

MLS#17-248422
 Alison St. Onge 310 800 3292
 BULLDOG REALTORS

Blt-Ins, Cbl, Cing Fan, Dshwshr, Dryer, Other

14 Santa Monica *Single Family*

446 25TH ST	Lunch	11-2	NEW
\$6,498,000	5+7	2sty-SPANISH	



JOIN US FOR TACO TUESDAY!


This Contemporary Mediterranean comes w/ generously-appointed living spaces & uncontested indoor/outdoor flow. Free-flowing design links the marble-clad kitch w/ the gorgeous living rm which lead into an intimate sitting parlor. Accordion doors spanning the length of the adjacent wall bring the outdoors in, while a covered terrace leads out to a stone patio, full BBQ, grassy yard & pool/spa. Other amenities include a wine cellar, master ste w/fireplace, dual walk-in wardrobes & secluded balcony.

MLS#17-249720
 Smith & Berg 310.500.3931
 PARTNERS TRUST BH

446twentyfifth.com

14 Santa Monica *Condo / Co-op*

129 ALTA AVE, UNIT 13	Open	11-2	NEW
\$2,395,000	2+2	MEDITERRANEAN	




FULLY REMODELED 2+2 IN WORLD CLASS LOCATION!

Just completed full remodel designed w/ impeccable attention to detail 1/2 block off Ocean Ave. 2 bedrooms, 2 full baths, plus an office. Front-facing corner unit. Pool and jacuzzi in building. Light-filled w/ soaring high ceilings. Large cooks kitchen with custom cabinets & 8-ft center island. Wood floors throughout, crown molding & new doors & windows. Formal dining area, spacious living room w/ French doors leading to private patio. 2-car direct access, private garage w/ storage. EQ included.

Andrew Thurm & Brett Raskin 3103452661
 COLDWELL BANKER WSA

Frg, Dshwshr, Rng Ovn, Wshr/Dryr, Etc

939 20TH ST, UNIT 1	Open	11-2	NEW
\$2,125,000	2+3	CONTEMPORARY	




FRONT FACING TOWN HOME IN COVETED NINE THREE NINE BUILDING!

Enjoy Santa Monica living at its finest in this private town home complex. Newer (2010) Construction offers combination of beautiful high end finishes and environmentally conscious features. Highlights include living room w/ high ceilings, walnut flooring and fireplace. Stunning kitchen boasts Stainless Steel Thermador appliances and Carrera marble counter tops. Private roof top deck w/ ocean views! Bonus room can be used as office or 3rd bedroom.

Austin Brunkhorst 310-254-7989
 COLDWELL BANKER BH





TUESDAY

846 21ST ST #3	Open 11-2	NEW
\$1,699,000	3+3 MEDITERRANEAN	
	SPACE, LIGHT AND LOCATION A MUST SEE OPPORUNITY	
Outstanding 3 Bd + Loft Arch Med TH, 1/2 S of Montana & a short stroll to shopping and dining. Expansive open Liv & Din Rm w/ soaring 2 story ceilings & a spectacular quality of light throughout. Beautiful stainless / Granite Cooks Kitchen; Sky lit stairway to loft, perfect as TV/Media or Office. 3 Bds + 2 Ba on third level. Private 2 car garage, great 5 unit complex; A Special Must See Opportunity.		
MLS#17-250000		
Shelli Broder 310.614.5400		Dshwshr, Washer/Dryer,Stove, AC, Fridge
BERKSHIRE HATHAWAY		


757 OCEAN AVE #104	Refresh. 11-2	NEW
\$629,000	0+1 TRADITIONAL	
	PIED-A-TERRE WITH OCEAN VIEWS	
Live the dream in this perfect Pied-a-Terre on Ocean Avenue! Steps to the beach, OCEAN VIEW, freshly painted throughout, move-in ready, spotless. Wonderful opportunity for healthy living and to have Palisades Park as your front lawn. Walk to numerous coffee shops, restaurants and retail shops on Montana Avenue as well as the famous 3rd Street Promenade. Beautiful, well-maintained and secure building with large pool and rooftop deck/lounge area. Low HOAs.		
MLS#17-247740		
Cynthia Hallinan 310-720-6491		Dshwshr,Grbg Disp,Rng/Ovn,Fridg
GIBSON INTERNATIONAL		

1138 15TH ST #1	Open 11-2	NEW
\$1,199,000	3+3 CONTEMPORARY	
	HIGHLY DESIRABLE NORTH OF WILSHIRE LOCATION !!	
This bright front unit w/ skylights has approx. 1700 sq ft w/ only one common wall. Controlled access w/ double door entry & mosaic hardwood floors throughout. Large private patio plus an enclosed porch. Spacious living room & dining, central /ac, kitchen w/ granite counters & greenhouse window. There is a separate laundry room w/ storage, graciously proportioned master suite w/ walk-in closet. Master bath w/ separate spa tub an incredible amount of storage room, 2 car sxs security parking.		
MLS#17-249830		
Gary Limjap 310.430.0818		Blt-Ins,Dshwshr,Dryer,Grbg Disp,Introm
COLDWELL BANKER RESI		

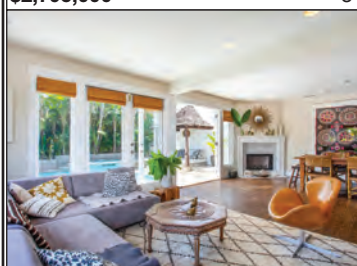
1225 WASHINGTON AVE #3	Open 11-2	rev
\$639,000	1+1 TRADITIONAL	
	ULTIMATE BEACH STYLE LIVING!	
Hardwd flrs stretch the length of the living & dining area creating an ideal open flr plan. A lrg window in the kitchen allows natural sunlight to fill the space. The bedrm features hardwd flrs & a sizable closet w/built-ins. A fully updated, spa like bathrm sits opposite the bedrm. Parking is easy w/a 1 car garage & space for added storage. There's a stacked washer & dryer & low HOA fees. This home is minutes from the beach,shops & restaurants on Montana Ave. Contact us for a showing today!		
MLS#17-227600		
Sherri Noel 310-994-8721		Dshwshr,Dryer,Rng/Ovn,Fridg,Wshr
KELLER WILLIAMS-SANT		


516 SAN VICENTE #202	Open 11-2	NEW
\$969,000	2+2 CONTEMPORARY	
	BEAUTIFUL UNIT IN PRIME SANTA MONICA	
Beautiful front facing unit in a secured building only moments away from the beach. Flooded with natural light, this 2 bedroom, 2 bath unit has higher ceilings, wood floors, and an open entertaining flow. Kitchen complete with granite counter tops, double oven, dishwasher, and pass through to dining area. The Dining area and Living Room have sliding doors that open onto an ample sized balcony, which is perfect for both indoor and outdoor entertaining. Bright master bedroom with en-suite bath.		
MLS#17-250564		
Jennifer Pinckert 310-500-1411		Dshwshr,Grbg Disp,Rng/Ovn
PARTNERS TRUST BW		

15 Pacific Palisades Single Family

200 TOYOPA DR	Lunch 11-2	NEW
\$16,880,000	7+10 2sty-TRADITIONAL	
	REDUCED \$2MIL - OCEANVIEW PALISADES MANOR W/ LUSH GARDENS	
3% CSO! Perched atop the coveted Huntington area, is an exquisite oceanside gated manor - a rare composition of remarkable stonework flush w/ivy & backlit by the crimson blue Pacific. Recent trimming of 300 trees exposed incredible vws of the SaMo Pier - A must see! Comprised of impeccably outfitted spaces; a light-drenched LR lined w/ french doors & vaulted ceilings, a royal oval DR, a generous kit & library. Lrg ocn vw mstr suite w/terrace. Lush pool & spa terrace. Coastal living at its finest.		
MLS#17-250860		
Hildebrand/Chrisman 310-818-5788		www.toyopadrive.com
PARTNERS TRUST		

2339 34TH ST #42	Open 11-2	NEW
\$859,000	2+3 TRADITIONAL	
	TURN-KEY SUNSET PARK TOWNHOUSE	
Elegant and sophisticated, this handsome townhome is in a gated courtyard building, located in one of the hottest neighborhoods in Santa Monica. Completely remodeled 2-story residence features an open living room-dining room with fireplace, adjacent powder room, eat-in kitchen with Bosch stainless steel appliances and usable outdoor patio. Upstairs: two bedrooms with en suite bathrooms and vaulted ceilings, including an elegant master suite with balcony, luxurious bath with separate shower...		
MLS#17-250448		
T. Rustad P. Maurice 310-623-8825		34thTownhouse.com
RODEO REALTY - BH		

1169 VIA DE LA PAZ	Open 11-2	NEW
\$2,795,000	5+3 2sty-TRADITIONAL	
	SEEMINGLY ENDLESS POSSIBILITES IN THE PALISADES VILLAGE	
Attention end users, builders/developers - set adjacent to the coveted Palisades village & Caruso development coming summer 2018. Either move into this spacious 2-level, 5-bed 3-bath 2,632 Sq.Ft beach cottage; remodel to make it your own OR build a brand new ocean view house on this 7,144 Sq.Ft. corner lot. Remodeled bathrooms/kitchen, Carrera marble counter tops, Viking stainless appliances, custom closets, built-ins & pool/spa. Stroll to beach, schools, restaurants, shopping & hiking.		
MLS#17-250860		
David Kelmenson 310-863-3030		DKelmenson@TheAgencyRE.com
THE AGENCY		

832 EUCLID ST #109	Open 11-2	NEW
\$659,950	1+1 TRADITIONAL	
	AMAZING!	
Condo OPP in a FAB renovated Courtyard Complex Just south of Trendy Montana Av on a wide tree lined street. R+D & the Aero Theater across the street. This 1 Bed & 1 Bath condo faces the courtyard full of flowering plants. Newly painted, new fixtures, beautifully staged. It is sunny & full of light. About 700 sq ft, feels spacious & opens to a private balcony. All appliances are included.Secure 1 car parking in gated garage.		
MLS#17-250432		
Sanda Alcalay 310-200-6472		
SOTHEY'S INTERNATIO		

810 GREENTREE RD	Open 11-2	631B6	red
\$3,595,000	3795000	3+2.5	
	REDUCED! RUSTIC CANYON OPPORTUNITY!		
Nestled on a large, open & bright flat 10,200 sq.ft lot in a premier Rustic Canyon location. This ranch style home offers 3bds including master suite w/fireplace, 2.50 ba entry, large formal dining, den, living rm w/fireplace, kitchen w/breakfast area and a fabulous lush rear yard. Set back from the street, this property affords a once in a life time opportunity to create the home of your dreams in one of the most coveted neighborhoods of Pacific Palisades. First time on the market in many years.			
MLS#17-240454			
Pekar/Ellis Real Estate 310-496-5955		www.810greentree.com	
GIBSON INTERNATIONAL			

TUESDAY

1514 SAN REMO DR		Open	11-2	rev
\$13,995,000	5+7	ARCHITECTURAL		



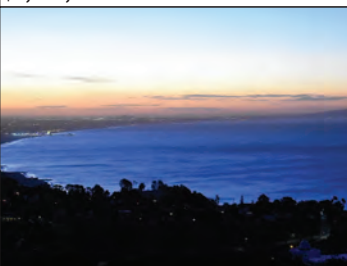
NEWLY RE-DESIGNED

"Unparalleled Chic" is how you would describe this residence. It is a perfect fit for a discriminating Buyer. The finest architectural design concept is accompanied by top of the line rich and lush materials, appliances and finishes throughout. The home offers 5 bedrooms and 6.5 baths, an open kitchen family room, den, formal dining room, media room, master office, staff office, and a large great room leading to a generous terrace. A prime location with beautiful views.

MLS#17-229524
 Judy Feder 310.858.5464
 HILTON & HYLAND

Available For Lease \$40,000/mo Furnished

649 RESOLANO DR		Open	10-2	630G5	rev
\$4,495,000	6+9	MEDITERRANEAN			



CUSTOM BUILT MEDITERRANEAN HOME

Custom built Mediterranean home with spectacular vistas of the ocean, coastline, city and mountains. Built w/quality materials and top of the line appliances. Many features includes a cooks kitchen w/granite counters, wine cooler and Viking appliances, formal dining room, gorgeous hardwood & tile floors, two romantic master suites, upstairs and downstairs family rooms, elevator and 4 car garage. Grt for entertaining with lots of patios and incredible views! Minutes from hiking and biking trails.

MLS#17-230558
 Tom Hackett 310-400-4140
 SOTHEBY'S INT REALTY

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

773 N SWARTHMORE AVE		Open	11-2	rev
\$3,600,000	4+5	SPANISH		



NEW CONSTRUCTION WITH A GORGEOUS MASTER

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 *Condo / Co-op*

1696 PALISADES DR		Open	11-2	NEW
\$895,000	3+2.5	3sty-CONTEMP MED		




INCREDIBLE VALUE PALISADES HIGHLANDS!

Ideally located tri-level 3bd/2.5ba townhouse w/breathtaking vistas. Freshly painted, clean & bright. Master on top level w/private balcony, spectacular view & plenty of natural light. Mid-level features a bright kitchen & step down large living area w/fireplace.Two additional bedrooms (one is a converted family room) on 1st level w/a huge private patio. Amenities include pool, tennis courts, gym, sauna and spa. Serene tree top views and quiet location. Incredible value w/ endless possibilities.

MLS#17-249828
 Richard Chanin 310.780.3100
 GIBSON INTERNATIONAL

www.1696palisadesdrive.com

18147 COASTLINE DR #8		Open	11-2	red
\$1,235,000	±285000	2+2	CONTEMPORARY	



UPDATED OCEAN VIEW PENTHOUSE


Rare opportunity to purchase fully remodeled, sophisticated and modern penthouse unit with stunning 180-degree ocean views. Large private deck covers the entire width of this penthouse. Open floor plan with French Oak hardwood floors and a built-in surround sound system. State of the art kitchen. Special private setting with flowering garden and patio. Fabulous location steps to the beach, yet conveniently just ten minutes from Santa Monica, makes this your perfect beach pad.

MLS#17-240762
 Marta Samulon 310-496-5996
 GIBSON INTERNATIONAL

Blt-Ins,Cbl,Dshwshr,Grbg Disp

15 Pacific Palisades *Lease*

1661 SAN ONOFRE DR		Open	11-2	NEW
\$11,900	4+3	1sty-MID-CENTURY		



UPPER RIVERIA VIEW!

Very private and secluded 4 bedroom 3 bath single level mid century view property located above the highly coveted Riviera Palisades. Breathtaking panoramic ocean views from Catalina to downtown Los Angeles. Inside includes 4 bedrooms 3 baths, eat-in kitchen, formal dining room, and living room with fire place and sliding glass doors that open to deck with ocean view. Gated grassy backyard with heated pool make this your wonderful family home!! Come and see!!

MLS#17-238640
 Lisa Morrin 310.230.2450
 COLDWELL BANKER-PAC.

Cbl,Dshwshr,Dryer,Grbg Disp,Hood Fan

706 RADCLIFFE AVE		Open	11-2	NEW
\$7,900	3+2	SPANISH		



UPDATED SPANISH NEAR THE VILLAGE!

Delightful Spanish style home on the Via Mesa, close to hiking trails, the beach, schools and the evolving village center. Living Room has a bay window, wood floors, pitched ceilings and leads to the formal dining room. The remodeled Kitchen has been outfitted with new appliances, and opens to the outdoor dining patio and the gracious back yard. 2 bedrooms share a bath, and the master is en suite. Laundry is inside. A great value in a great location.

MLS#17-234496
 Ellen McCormick 3102303707
 BERKSHIRE HATHAWAY

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

16 Mid Los Angeles *Condo / Co-op*

1890 S COCHRAN AVE, UNIT 3		Refresh.	11-2	NEW
\$499,000	2+1.5	2sty-TRADITIONAL		



CHIC MID-CITY TOWNHOUSE

Centrally located, this exceptional townhouse is bathed in light. Step into this urban oasis with a huge outdoor Saltlito tile patio that is perfect for entertaining. Updated windows and patio door. Laminate floors throughout, an updated kitchen includes stainless steel appliances and stackable washer and dryer. Downstairs there is a half bath and upstairs is a hall bath. The master bedroom features a huge closet. Other features include central air/heat and side-by-side parking.

The Carrabba Group 323-899-2900
 KW BEVERLY HILLS

www.MidCityHaus.com

18 Hancock Park-Wilshire *Single Family*

533 N ARDEN		Open	11-2	NEW
\$2,895,000	4+4	2sty-MEDITERRANEAN		



1920S MEDITERRANEAN LARCHMONT VILLAGE HOME

Larchmont Village home expanded and extensively renovated w/ a guest house/rental unit over 2-car garage & pool. 4 bd/ 4ba in the main house. Main level: gourmet kit. w/ center island opening to dining area & living rm w/ orig. fpl. Secondary master ste & private bathroom. Powder rm & laundry/pantry round out main level. Upper level: Lrg master ste w/ walk-in closet has master bath w/ soaking tub & separate shower. 2 additional bdrms & hallway bathrm. The Guest House is separately metered.

MLS#17-250866
 Pete Buonocore 323-762-2561
 KW - LARCHMONT

www.coregrouppla.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

852 S MULLEN AVE	Open	11-2	NEW
\$2,695,000	4+4.5	2sty-SPANISH	



NEW SPANISH CONSTRUCTION IN BROOKSIDE!

Stunning new construction at its very finest! Arroyo de los Jardines features California indoor/outdoor lifestyle situated in the great family neighborhood of Brookside. 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.

Paul Wylie 323.515.9585
LAMERICA REAL ESTATE

Range, Hood, Fridge, Microwave, Other

148 S WILTON PL	Open	11-2	NEW
\$1,979,000	4+2	2sty-TRADITIONAL	



GREAT NEW GEORGIAN COLONIAL REVIVAL LISTING

Lovely Georgian Colonial w/great curb appeal & oversize lot w/tall trees. Traditional floor plan w/beautiful formal Entrance Hall, Living Room & Dining Room. Living Room opens w/ French Doors to patios. Kitchen has been updated w/SS appliances & porcelain floor tiles & has separate Breakfast Room. 4 Bedrooms up. Large Master w/Bath with white statuary marble. Newer Hardwood floors throughout. Orig details include built-ins, lovely original staircase, Batchelder tile on FP, 2 leaded glass windows.

MLS#17-249412
Linda Hindley 323 610-6070
CB BH NORTH

Stainless Steel Appliances

722 S MUIRFIELD RD	Open	11-2	red
\$2,250,000	5+5	3sty-CONTEMP MED	



DON'T MISS THIS ONE....

Majestically sited on a large corner lot, approximately 1/4 acre in size. Extremely spacious floor plan with generously scaled rooms including: living room, music room, reading room, powder room, fam room, breakfast room, kitchen and huge formal dining room. The second level features 5 bedrooms and 3 baths. 3rd upper level with 2 bonus rooms which could be utilized as offices, study rooms or work out rooms. Bolted, new landscaping, redone plumb and elec, LED recessed lighting and 2 zone HVAC.

MLS#17-230468
Bruce Walker 310-623-8722
RODEO REALTY - BEVER

Cing Fan,Rng/Ovn

1015 S GRAMERCY DR	Open	11-2	red
\$1,085,000	3+2	1sty-CRAFTSMAN	



MOVE-IN READY!

This classic Craftsman home has the graciousness of a grand estate yet the feel and warmth of a modest family home. Beautiful woodwork with built-ins, original moldings, tank-less water heater, updated electrical, bolted and central HVAC. NEW wide plank hardwood flooring throughout, dual paned windows, Fr doors, recessed lighting and redone kitchen with stainless appliances. 3 bedrooms, 2 baths, office and bonus room. Flat grassy yard and patio in back. Many upgrades!!

MLS#17-237146
Bruce Walker 310-623-8722
RODEO REALTY - BEVER

Bit-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Ovn

18 Hancock Park-Wilshire Condo / Co-op

585 N ROSSMORE AVE #308	Open	1-2	NEW
\$699,000	2+2	1sty-CONTEMPORARY	



NY-STYLE CHIC FLAT HANCOCK PARK / LARCHMONT VILLAGE

Open oversize living room/dining area, hi ceilings, Fr crystal chandelier, FrPI and pvt patio. Large Master suite w walk in closet, ensuite bath. Second guest bedroom/office, second full bath. second walk in closet. In unit W/D. Black Cesar stone/SS Kitchen w glass tile back splash & Bkft bar. The Rossmore Rooftop Pool w sweeping views of Hollywood Hills, the Observatory, Downtown LA to Century City skyline. Hancock Park Proper convenience to many trendy restaurants, shops and entertainment.

MLS#17-247530
Wight/Louvet 310 968-2322
KELLER WILLIAMS BH

TheLouvetGroup.com

18 Hancock Park-Wilshire Income

1036 S MANSFIELD AVE	Open	11-2	NEW
\$1,799,000	Duplex	2sty-SPANISH	



MAJESTIC SPANISH DUPLEX WITH MOORISH INFLUENCES

Magnificent Old World Charm with Original Details - over 4700 sq. ft. according to tax rolls - upper unit has private formal entry with newly renovated hardwood floors throughout - oversized living room with rich woods, fireplace, balcony off the living room - office (in turret) - plus den or bedroom over the porte cochere. 4 Bedrooms/2 Baths up - 3 Bedrooms/2 Baths down - large formal dining, separate breakfast rooms, original tiled baths, spacious bedrooms. Upper unit Vacant at close.

STACEY BABBITT 310-804-6027
COLDWELL BANKER/BHS

Refrig,Dishwasher,Stove,Washer/Dryer

19 Beverly Center-Miracle Mile Single Family

627 N VISTA ST	Open	11-2	NEW
\$3,495,000	5+5	MODERN	



NEW CONSTRUCTION ARCHITECTURAL MASTERPIECE W/ ROOFTOP DECK

Gated new construction 4000SF masterpiece boasts rooftop terrace. Featuring soaring ceilings & light-filled open flr plan. Gourmet kitc & breakfast bar, sliding walls of glass opening to outdoor patio areas & covered outdoor living rm & infinity pool. Rooftop terrace w/360° views feat fire pit, hot tub & kitchen. Stunning mstr suite w/balcony & views, walk-in closet & spa like mstr bath w/soaking tub & one-of-a-kind shower. 2 additional en-suites upstairs & bonus family rm w/5th suite downstairs

MLS#17-250386
J & M & H Altman 310.819.3250
DOUGLAS ELLIMAN

www.TheAltmanBrothers.com

149 S EDINBURGH AVE	Open	11-2	NEW
\$2,995,000	4+5	2sty-MODERN	



MODERN EXCELLENCE AT AMAZING PRICE!

Cutting-edge architectural new construction home that sets the standard in excellence. Bask in the contemporary glow that emanates from 149 S Edinburgh. This modern marvel features 4 bedrooms & 4.5 bathrooms, a jaw-dropping backyard with a sparkling pool and spa, outside shower, & outdoor seating area with a fireplace. The chef's kitchen is outfitted with Italian cabinetry, an oversized island, all Miele appliances, wine cooler, coffee maker, & exquisite french oak flooring throughout.

MLS#17-249718
The Sunset Team 310.274.3900
KW HOLLYWOOD HILLS

www.149Edinburgh.com

357 N EDINBURGH AVE	Lunch	12-3	NEW
\$2,100,000	3+5	SPANISH	



Gorgeous Spanish Beauty in prime Beverly Grove. 3BR + 3.5BA + bonus/guest room with .75 BA. Soaring ceilings. Huge arched picture window. Hardwood floors throughout. Open floor plan. Modern cook's kitchen with Viking stove, stainless appliances. Master BR with walls of custom closets. Wonderful drought tolerant landscaping. Must see to appreciate the beauty and quality of this home.

MLS#17-243280
Mary Chiu 310-428-1488
RE/MAX ESTATE PROPER

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



THE MLS.com

The Source Of Real Time Real Estate™

TUESDAY

6533 MOORE DR	Open	11-2	NEW
\$1,300,000	3+2	SPANISH	




FIRST TIME ON THE MARKET IN 40 YEARS!

This lovely 3+2 Spanish home in Cathay Circle has been cared for and meticulously maintained for the past 40 years. Lush & verdant plant filled yard leads you to the partially covered entrance garden with mature dwarf Meyer lemon tree giving you the sense of this home's character and charm. Features include Living room w/Fireplace, Formal Dining room, Eat-in Kitchen and Breakfast Nook. Back yard has solar heated salt water pool & original built-in fireplace/barbeque. HPOZ Neighborhood.

Nancy Sanborn 310-777-2858
BERKSHIRE HATHAWAY

www.SanbornTeam.com

1200 S CORNING ST, UNIT 206	Open	11-2	NEW
\$639,000	2+2	CONTEMPORARY	



IMMEDIATE PROXIMITY TO HOSES OF WORSHIP!

Private corner back 2+2 unit in a small complex. Laundry Room inside, granite counter tops, very bright and quiet, view. Great location near all.

Kat Reitzen 310-617-4047
TELES PROPERTIES

www.1200SCorning206.com

6440 MARYLAND DR	Refresh.	11-2	rev
\$3,985,000	5+6	ARCHITECTURAL	



NEW ARCHITECTURAL GEM IN BEVERLY GROVE

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

MLS#17-248964
Michele Atias 3105008854
RODEO REALTY - BEVER

BBQ,Blt-Ins,Clng Fan,Grbg Disp

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 condo 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

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



AMAZING KITCHEN WITH AN AMAZING FLOOR PLAN

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

8642 GREGORY WAY #201	Open	11-2	rev
\$1,050,000	2+2	TRADITIONAL	



LUXURIOUS HOME NEIGHBORING BEVERLY HILLS

This luxurious Condo features well appointed finishes, high-end appls & 3 terraces w/views of BH. Dark hardwood floors span the length of the home. The living rm is complete w/a stone fireplace, a large dining area & a wet bar. The kitchen features a breakfast bar w/quartz countertops, a built-in Miele espresso machine, 3 chandeliers, a large farmhouse sink, a wine refrigerator & a built-in wine rack. HOA fees included pool, gym & EQ Insur. This one of a kind, updated home should not be missed!

MLS#17-232172
Sherri Noel 310-994-8721
KELLER WILLIAMS-SANT

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

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



BEST NEW HOME AT THE BEST PRICE

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,Other

19 Beverly Center-Miracle Mile *Income*

1246 S MEADOWBROOK AVE	Open	11-2	NEW
\$1,675,000	2sty-COUNTRY ENGLISH		



TROPHY DUPLEX - RENOVATED TO THE 9'S!

WELCOME SMART INVESTORS OR OWNER OCCUPIER TO THIS GEM OF A PROPERTY!!! This European Duplex is an architectural rarity, standing tall and majestic on a large, tastefully manicured landscaped corner lot. Prime Mid-Wilshire centralized location. Owners have spared no expense in renovations. Each unit has a much desired 3 Bed/2 Bath layout. Custom Kitchens/Baths, New Plumbing, Electric, Roof, and Milgard high efficiency dual-pane custom windows throughout. Deliv. Vacant - Projected \$108,000 year.

MLS#17-245074
Bruno / Irizarry 3103097226
KELLER WILLIAMS

Vacant - Projected \$4500 each unit!

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

122 N CLARK DR, UNIT 401	Open	11-2	PH401	NEW
\$1,199,000	2+2.5	MEDITERRANEAN		



LOCATED ON COVETED CLARK DRIVE

Light & airy front-facing penthouse in one of the premiere courtyard buildings in West Hollywood. Just moments from some of the finest boutiques, eateries, & coffee shops in the city, this 2BR/2.5BA condo home features wood floors, an open floor plan, and great outdoor space. With two en suite bedrooms at opposite ends of the unit, a large formal dining room, open kitchen w/ breakfast bar, and a spacious living room anchored by a gas fireplace & a private balcony w/ views of the Hollywood Hills.

Eli Karon/Shelton Wilder 310.701.4779
TELES PROPERTIES

www.ClarkPenthouse.com




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More Offers & More Money


TUESDAY

20 Hollywood		Single Family	
803 N ORANGE DR		Open	11-2
\$1,269,000	2+2	CONTEMPORARY	
NEW			
CONTEMPORARY REMODELED BUNGALOW, GREAT LOCATION!			
Come see this contemporary Hollywood bungalow that sits on a corner lot on a quiet tree-lined street. This 2 bedroom, 2 bathroom home has an open floor plan with a large living room that has beautiful hardwood floors throughout. Bonus room / office right off the living room. Wood-burning fireplace. Remodeled kitchen with large eat-in area & built-in bench. Master bedroom opens to backyard with French doors. Remodeled bathrooms. Large gated front yard with huge porch.			
MLS#17-250506			
Matthew Paul	3104993579		
RODEO REALTY INC.		Dshwshr,Grbg Disp,Rng/Ovn,Fridg	

2221 JEROME WAY		Open	11-2
\$1,085,000	2+3	ARCHITECTURAL	
rev			
		BRIGHT, MODERN, ARCHITECTURAL LIVING 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		
SOTHEBY'S		www.ridgesilverlake.com	


20 Hollywood		Condo / Co-op	
828 N HUDSON AVE #101		Open	11-2
\$599,000	2+1.75	1sty-CONTEMP MED	
NEW			
BOLD CONDO IN HOLLYWOOD MEDIA DISTRICT!			
A single level condo is filled with light and color. This front facing corner unit includes 2 bedrooms, 2 bathrooms, living/dining area, cook's kitchen and ample closet space. This unit also includes two spaces and an outdoor balcony. Common areas feature a lovely courtyard and a roof top deck with sweeping views. And best of all, stroll to Larchmont and Hollywood fine dining, shopping, theaters, and nightlife!			
MLS#17-250458			
MarkMeyerEstates.com	310.365.8565		
KELLER WILLIAMS			

21 Silver Lake - Echo Park		Income	
2458 SILVER LAKE BLV		Open	11-2
\$999,000	Duplex	SPANISH	
NEW			
CHARMING 1920'S CLASSIC SILVER LAKE SPANISH DUPLEX.			
Light filled 2 bdrm, 1ba w/ Batchelder fireplace, wood flrs, original woodwork, private outdoor space. 1 bdrm downstairs has wood flrs, original tile & cabinets in large eat-in kitchen & private outdoors space. 2 blocks from Silver Lake Reservoir. Nearby Whole Food 365 & hip shops.			
			
David Rosen	323-428-9277		
JOHN AAROE GROUP			

21 Silver Lake - Echo Park		Single Family	
2209 MEADOW VALLEY TER		Refresh.	11-2
\$1,749,000	3+2	MID-CENTURY	
NEW			
STUNNING MID-CENTURY W/ POOL AND VIEWS			
Stylish, remodeled mid-century features an open floor plan w/ high beamed ceilings & glass doors to expansive balcony w/ stunning views. Cook's dream kitchen w/ custom cabinetry, stainless appliances, breakfast bar & elegant dining space. Two spacious bedrooms upstairs w/ tons of closet space & lovely guest bathroom. Downstairs master suite w/ walk-in closet & fabulous master bath. Sparkling saltwater pool & spa w/ patio and flat yard. Ivanhoe Elementary school district. WWW.2209MEADOWVALLEY.COM			
			
The Kostrey Collection	310-621-4341		
NOURMAND & ASSOC.		Fridge,W/D,Microwave,DshWsh,Range,Pool	

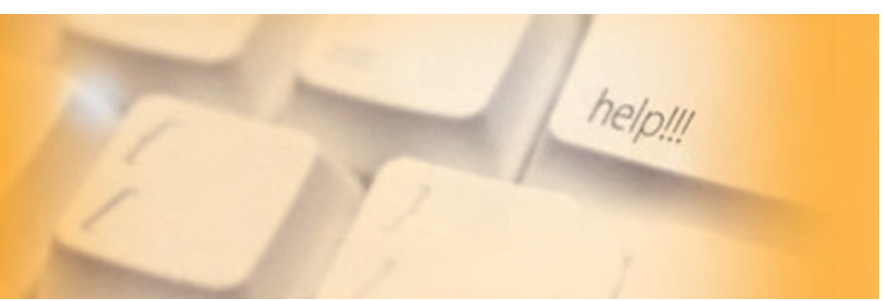
22 Los Feliz		Single Family	
5502 TUXEDO TER		Lunch	11-2
\$2,995,000	4+4	2sty-MODERN	
NEW			
LOS FELIZ OAKS MODERN			
Situated in the desirable Oaks neighborhood of the Hollywood Hills, this 1960's Modern has been updated and expanded. Sweeping views of the LA City landscape, Hollywood landmarks, and the Pacific Ocean. 10ft ceilings in this open, bright two-story home features remodeled kitchen and multiple seating area living room. Ceiling-to-floor glass doors open to view decks showcasing panoramic views of Los Angeles. Large master suite with 3 additional guest rooms all open up to outdoor decks and patios.			
			
Holly Purcell	3108904023		
BHHS LOS FELIZ		City Views & Hollywood Sign	

2094 KENILWORTH AVE		Open	11-2
\$1,500,000	3+2.25	3sty-OTHER	
NEW			
PRETTY, COMFORTABLE HOME IN MORENO HIGHLANDS.			
Pretty, comfortable home in Moreno Highlands. This 90's update of Kitchen and Bathrooms sits on one of the best streets in Silver Lake. Awesome Lake views from many rooms. Balcony for viewing the lake. Sunny and happy home. Its been owned by one family for many years. Tiered, good size backyard. 3 floors. Huge laundry room and another room for possible art studio. Near Gelson's, restaurants, dog park, reservoir. Silver Lake is a great place live. Great neighbors too!			
			
Gail Crosby	323 428-2864		
SOTHEBY'S		Washer, dryer,A/C,kotchen appliances	

2055 N GRAMERCY PL		Open	11-2
\$1,750,000	3+3	3sty-MID-CENTURY	
NEW			
MID-CENTURY MODERN IN THE OAKS!			
Authentic Mid-Century Modern on a quiet Oaks cul-de-sac. Tri-Level Split design with city to ocean views from floor to ceiling windows throughout. Open living room and kitchen offer access to a rear patio. The master and upstairs guest room feature walls of glass. Exposed interior masonry walls, wood beamed ceilings and wood burning fireplace invoke an inviting atmosphere. Other features include converted music studio space and attached vacant lot for potential expansion or addition of a pool.			
			
MLS#17-241618			
Samantha Cooper	(323) 251-4896		
POSITANO REALTY		Cbl,Dshwshr,Dryer,Grbg Disp,Micro,Other	

Questions? Need Assistance?
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TUESDAY

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




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.

MLS#17-249598
Jonathan Nash S. Resnick 424.230.6088
HILTON & HYLAND
HiltonHyland.com

4843 BELOIT AVE	Open	11-2	NEW
\$1,199,000	3+2	TRADITIONAL	




WWW.4843BELOIT.COM

Gorgeous Remodeled Home on Corner Lot! 3 Bedrooms plus a permitted bonus room. Large open living room with beautiful hardwood flooring, crown molding, recessed lights and fireplace. Dining area opens to remodeled kitchen with Carrara marble countertops, subway tile backsplash, new stainless-steel appliances and garden box window. Updates include new windows with plantation shutters, new water heater, new garage door, new paint, new alarm, central air & heat.

MLS#17-250040
Todd Miller
KELLER WILLIAMS-SANT
Open Sunday 2-5pm & Tuesday 11-2pm

27 Topanga *Single Family*

19560 BOWERS DR	Open	11-2	NEW
\$995,000	3+2	2sty-COTTAGE	



ENCHANTING FERNWOOD HOME- ON A DOUBLE LOT

Enchanting & Peaceful Topanga home in the popular Fernwood area, minutes to PCH & Beach. Situation on a lush Double Lot, it features several grassy areas, a multitude of fruit trees and even a small stream at the back. 2 BR + 1 full bath upstairs, along with a sunny living room and eat-in kitchen. Lower level: 1 bedroom + 1 large full bath, plus 3 additional "bonus rooms" perfect for an office, gym or guest suite. Wonderful views all around. Property is gated with a great deal of privacy.

MLS#17-246744
Adriane Westland 310-403-5535
RODEO REALTY- BW
Fernwood Area- Serene Setting, Double Lot

28 Culver City *Condo / Co-op*

4900 OVERLAND AVE #144	Lunch	11-2	NEW
\$490,000	2+1.25	TRADITIONAL	




Move-in ready 2BR / 1.25 BR located in the quiet back of the complex. Spacious living room, dining area, large updated kitchen. Master suite w/ walk-in closet. Second BR w/ access to private balcony for perfect indoor/outdoor California living. Gorgeous laminate flooring and plenty of storage throughout. Beautiful, pet friendly complex with pool, sauna, tennis courts, rec room, BBQs and on-site manager, low HOA dues. Stack washer and self-venting dryer may be installed. 2 tandem parking spaces.

MLS#17-250648
Sabine Pleissner 310-745-1055
COMPASS
Blt-Ins,Dshwshr,Grbg Disp,Rng/Ovn,Fridg

28 Culver City *Single Family*

11044 BRADDOCK DR	Open	11-2	NEW
\$1,549,000	3+2	TRADITIONAL	



WWW.11044BRADDOCK.COM

Gorgeous Remodeled Home in Culver City's Vet's Park! Near Culver City schools! Farragut Elementary! Impeccable home with open floorplan. Living room with beautiful bamboo floors, recessed lights, fireplace and glass doors that open to backyard patio. Gourmet kitchen with dark wood cabinetry & quartz counters. Cool built-in bench seating for dining. Near neighborhood restaurants and Veteran's Park's play areas, pool & sports courts. Get ready to fall in love with this amazing home!

MLS#17-250024
Todd Miller 3109235353
KELLER WILLIAMS-SM
Open Sunday 2-5pm & Tuesday 11-2pm

29 Westchester *Single Family*

6010 BOEING PL	Open	11-2	NEW
\$1,500,000	3+2	MODERN	




DESIRABLE SECTIONS OF WESTCHESTER (WESTPORT HEIGHTS)

Upgraded and expanded, making it an ideal home for entertaining as well as a warm family home. Modern architecture under beautiful Jacaranda tree and drought resistant landscaping, at the end of a quiet cul-de-sac. It is ideally situated near The Promenade at Howard Hughes Center w/ its dining and shops, easy freeway access and nearby LAX. Enter through the 12 foot high entryway, you are greeted by an entertainment and open kitchen area with beautiful light engineered floors.

MLS#17-248042
Michael Earley 310-490-3068
TELES PROPERTIES
www.6010BoeingPlace.com

30 Hollywood Hills East *Single Family*

4214 LA SALLE AVE	Open	11-2	NEW
\$1,495,000	0+0	TRADITIONAL	




DUPLEX - TWO HOMES - ONE LOT

Prime Carlson Park area. Remodel or Redevelop. Zoning is CCR2YY. Lot size is 6,740 sqft. Front Home is 2+1 with additional non-conforming 1+1 downstairs, plus an attached 2 car garage. Rear home is a cute bungalow consisting of 2+1 with a detached 1 car garage and a large finished storage bldg. on a concrete pad in the rear area. Large backyard with beautiful shade trees. Hurry, this property won't last. A great buy!! Walking distance to Old Town Culver City.

MLS#17-250720
Ken Williams 310.344.5172
COLDWELL BANKER RESI

3127 DERONDA DR	Open	11-2	NEW
\$1,400,000	3+2	ARCHITECTURAL	



In the shadow of the Hollywood sign a mid - century three bedroom two bath two story in the Hollywood Hills,lush green retreat, state of the art chef's kitchen,stainless kitchen appliances with stone counters,south facing balcony's grey carpeting ,Ideally Located and close to studio's and returnts and cafe's on Hollywood and sunset blvd.

MLS#17-250720
Phillip Rothschild 310 710 9739
KELLER WILLIAMS HOLL
Dshwshr,Grbg Disp

REMINDER


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TUESDAY

2127 WHITLEY AVE	Open	11-2	rev
\$1,895,000	3+4	SPANISH	



BEAUTIFULL SPANISH HOME IN HISTORIC WHITLEY HEIGHTS

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.

MLS#17-249578
Jackie Smith 2134947736
THE AGENCY

31 Playa Del Rey *Condo / Co-op*

8300 MANITOBA ST, UNIT 103	Open	11-2	NEW
\$579,000	2+1	1sty-CONTEMPORARY	




SOUTH FACING CORNER UNIT AT PACIFIC COVE

Terrific 2 bedroom ground floor unit with only one neighboring wall. Kitchen features granite countertops, dual sinks, wood cabinets, stainless appliances. Living room w/fireplace. Cherry wood floors, recessed lighting. 2 nice bedrooms, bath with granite countertops, stainless steel sink. W/D in unit. SxS parking. Complex has pool, guest parking, great fitness center, extra storage.

Peter & Ty Bergman 310-821-2900
BERGMAN/GIBSON INT'L 8300manitoba103.com

34 Los Angeles Southwest *Single Family*

3704 S NORTON AVE	Open	11-2	NEW
\$799,000	3+2		



SOPHISTICATED HOME IN COVETED LEIMERT PARK!

Beautiful traditional home, crafted w/ exquisite attention to detail & tasteful finishes. Open floor plan ideal for entertaining w/ bright & airy great room that flows to kitchen & dining area. Living room features hardwood floors & beautiful built-ins. Chef's kitchen w/ SS appliances, granite counters & large island. Private master suite w/ en suite bath. Large guest rooms, updated main bath & expansive back yard. A retreat at home, but also close to the EXPO line, shops & restaurants!

Sally F. Jones/R. Davis 310.691.7888
JOHN AAROE GROUP www.3704Norton.com

41 Park Hills Heights *Single Family*

3834 ROXTON AVE	Lunch	11-2	NEW
\$725,000	3+2	1sty-SPANISH	



BEAUTIFUL SPANISH IN LEIMERT PARK

Situated on one of the best streets in Leimert Park, lined with trees, LA Curbed's 2016 Neighborhood of the Year. This home is filled with charm and vintage details including: hardwood floors, formal dining room, fireplace, beamed ceilings, original built-ins and period details throughout. Gorgeous landscaping with a variety of trees PLUS a detached garage/artist studio. Although home has vintage kitchen and baths, it features updated electrical, copper plumbing, newer sewer line and roof.

Angela Bond 310.666.5052
KW LARCHMONT Fridge, w/d, dshwshr, oven, garbage disp

62 Encino *Single Family*

15711 ROYAL OAK RD	Open	11-2	NEW
\$6,550,000	7+11	2sty-CAPE COD	



BRAND NEW MODERN FARM HOUSE IN ROYAL OAKS W/ 2 STORY GH

Brand New Modern Farmhouse located in Royal Oaks which is one of the most desirable and prestigious neighborhoods in the Valley! Located in two incredible school districts, Lanai and Hesby Charter! No expense was spared when building this sleek estate, ~9,455 square feet, 7 bedrooms, and 11 baths with a gym, movie theater, crestron smart system, surround sound, office, study, formal dining, wine room, and a 2 story guest house with full kitchen.

MLS#17-245078
Brian Pane 818-521-9790
WISH SOTHEBY'S INTL BBQ,Dshwshr,Dryer,Frzr,Grbg Disp,Other

4546 WHITE OAK AVE *Open 11-2*

\$6,995,000	7+9	CONTEMPORARY	rev
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This ultra private contemporary compound is nestled up a quiet tree lined street in the exclusive Rancho Estates. A one of a kind estate, completely remastered and remodeled from the reclaimed wood siding, elegant hardwood floors, marble counter tops, bathrooms, and bar with full Italian finishes throughout. The stunning Vaulted Ceilings and exquisite lighting makes this the perfect entertainers paradise or art collectors private gallery.

MLS#17-228870
Aaron Kirman 424-249-7162
JOHN AAROE GROUP BBQ,Blt-Ins,Dshwshr,Dryer,Rng/Ovn,Other

72 Sherman Oaks *Single Family*

3585 BEVERLY GLEN TER	Open	11-2	NEW
\$3,495,000	5+6	CONTEMP MED	




OPEN TUESDAY 11-2PM & TWILIGHT SHOWING THURSDAY 4-8PM

Breathtaking cityscapes & panoramic canyon views accentuate the meticulously appointed grounds of this custom-designed, contemporary home, located in an exclusive, private gated community. This large 5 bed, 5 1/2 bath home, features a stately family room, custom library, maids quarters & elegantly finished bathrooms. The spacious Master Set offers the serenity of a tranquil sitting area, nursery or office & a beautifully appointed Master Bath. This magnificent estate defines luxury living.

MLS#17-249512
Kevin D. Booker 310-721-7736
WEA BBQ,Blt-Ins,Cbl,Cng Fan,Dshwshr,Other

15450 BRIARWOOD DR *Open 11-2*

\$2,995,000	4+5	MEDITERRANEAN	NEW
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GATED SHERMAN OAKS ESTATE WITH CITY VIEWS

Boasting soaring ceilings and views of the city lights, this impeccably crafted home offers four bedrooms each with a city or pool view and Juliet style balconies. The master suite has an eloquent fireplace, sitting area, two walk-in closets, and a spacious master bath. Other impressive elements include an oversized chef's kitchen with beautiful stone counters and Viking appliances, two large dining areas & locking pantry for china and silverware, as well as cascading custom drapery throughout.

MLS#17-249872
Jason Oppenheim 323-636-1430
THE OPPENHEIM GROUP www.ogroup.com

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

5222 ATOLL AVE	Refresh.	11-2	NEW
\$1,745,000	4+5	2sty-CAPE COD	



BEAUTIFUL NEW CONSTRUCTION

Amazing new construction. This beautiful home is on a quiet cul-de-sac in the heart of Sherman Oaks. The 2 story foyer opens to an inviting living room with a cozy fireplace. Formal dining room can be expanded for entertaining. In the gourmet kitchen, the most discriminating chef will enjoy the expansive quartz counters and stainless steel appliances including double convection ovens, 2 dishwashers, 2 microwaves, 2 sinks, and a French door refrigerator/freezer. All bedrooms with en-suite baths.

Renee & Marcia 818-535-6352
JOHN AAROE GROUP

Stainless steel appliances and dual a/c

3950 STANSBURY AVE	Refresh.	11-2	NEW
\$1,475,000	3+2	TRADITIONAL	



SHERMAN OAKS FIXER ON PREMIER STREET!

ATTENTION ALL SHERMAN OAKS BUYERS, BUILDERS, INVESTORS AND DESIGNERS! Super charming traditional home, located on the most coveted street in Sherman Oaks and surrounded by multi-million dollar estates! Great entry point for buyer wanting to live in prestigious location or developer looking for upside potential. Amazing opportunity to live in, build or re-design your ultimate dream home on one of the best streets in Sherman Oaks!

Mario Acosta 818-515-1440
BERKSHIRE HATHAWAY

16070 VALLEY WOOD RD	Open	11-2	NEW
\$1,149,000	3+5	1sty-CONTEMPORARY	




**** FIXER OPPORTUNITY ****

Endless possibilities on this classic, Sherman Oaks South of the Blvd FIXER! This 1957 single story home features 2+4 in the main plus another 1+1 separate guest. Ripe for re-configuration or leave as-is. This home has a long and rich history of entertaining in the many public rooms. Beautiful pool and yard area, private, great street... screams "opportunity"!

Damon Kronsberg 310-633-4900
COLDWELL BANKER

4719 LEMONA AVE	Open	11-2	NEW
\$875,000	2+3	TRADITIONAL	



BEAUTIFUL PRIVATE YARD!!

2 bed 2.5 bath w/ optional 3rd bed/den. HW fls & natural light. Eat-in kitchen w/ high end appliances, granite countertops. Laundry room w/ pantry & storage. Master w/ has French doors, large closets, remodeled bath. 2nd bed w/ large closet. Den, w/ brick fp, could be 3rd bedroom. Add'l bedrooms share full bath. Backyard w/ dining patio, lawn & separate shed. Garage converted to bonus room. central AC/heat, pre-wired for an alarm, tank-less water heater covered carport & long driveway

MLS#17-243034
Elizabeth Marquart 3102460888
RE/MAX ESTATE PROPER

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

3359 COY DR	Open	11-2	red
\$1,395,000	4+85000	3+3 2sty-CONTEMPORARY	



REDUCED TO SELL! ALMOST APX. 3,000 SFFAMED ROSCOMARE SCHOOL

On a corner lot behind hedges & gates in highly coveted Roscomare Rd School district is this updated home of almost 3,000 sf. Open floor plan w/soaring ceilings & maple floors. Cook's kitchen, informal DR area, formal LR/FR. Huge patio for out-door entertaining/dining. Elegant Master w/3 closets incl. a walk-in. Family rm w/patio & spa just outside. Direct access from the over-sized gated drive. With windows & skylights throughout, this light & bright home feels like your own private tree-house.

MLS#17-233272
Mark Goldsmith 310-777-6291
COLDWELL BANKER RESI

Best deal in the hills! Roscomare Rd Sch

72 Sherman Oaks	Condo / Co-op		
14926 MOORPARK ST #102	Open	11-2	NEW
\$560,000	3+3	CONTEMPORARY	




LOCATION! LOCATION! LOCATION!

3 bed 3 bath. HW floors. Living room w/ gas fp, recessed lights & balcony. Kitchen w/ new DW, LG stainless steel refrigerator & big pantry. Outdoor terrace & powder room. Master w/ hw floors, recessed lights, high ceilings, closets w/ custom doors & balcony & updated master bath. 2 add'l beds w/ hw floors share an upgraded full bath. Add'l amenities: new paint, attached 2 car garage w/ direct entry, extra storage, central AC/heat, laundry. Close to The Galleria's shops, restaurants, gym, spa.

MLS#17-248262
Elizabeth Marquart 3102460888
RE/MAX ESTATE PROPER

Dshwshr,Frzr,Rng/Ovn,Fridg

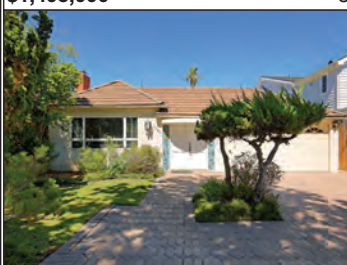
73 Studio City	Single Family		
12333 SARAH ST	Open	11-2	NEW
\$1,999,000	3+3	2sty-MODERN	



Almost 10,000 sq ft corner lot in Studio City, 2 story Modern Farm House offers 3 renovate bedrooms, 3 newly stylized bathrooms & 4th bedroom/office space, with hardwood floors, dual-sided fireplace, steam showers, 2 claw foot tubs, lots of storage, HUGE grassy yard, wrap around front porch with dining opens onto entertainer's patio with salt water pool, outdoor built in BBQ, security cameras.. Charming guest cottage Bed/bath rooms & private back yard/patio w/ separate entrance, two car garage.

MLS#17-249804
Mary Ortiz 9177438703
EXP REALTY OF CA INC

74 Toluca Lake	Single Family		
4430 N CLYBOURN AVE	Open	11-2	rev
\$1,495,000	3+4	1sty-TRADITIONAL	



PRIME TOLUCA LAKE LOCATION!

9,906 SF lot. 2,855 SF home offers light filled living rm w/FP, FDR, breakfast nook off kitchen & huge family rm. 3 beds, 3.5 baths including the extra large Master w/French drs to yard, ensuite bath, huge walk-in closet. Backyard includes a grassy yard, sparkling swimmer's pool & pool house for entertainment space, guest suite or office. Close proximity to studios, Hollywood, Downtown & easy access to the west side. All of this plus Burbank schools and services. BRING YOUR IMAGINATION!

MLS#17-247988
Fred Holley 310-285-7591
COLDWELL BANKER RESI

Dshwshr,Grbg Disp

93 Eagle Rock	Single Family		
5241 COLLEGE VIEW AVE	Open	11-2	rev
\$749,000	3+2	CALIFORNIA BUNGALOW	



NEW LISTING! FIRST OPEN HOUSE 7/23, 2-5PM

20's charmer first time on market in 65 years! Well maintained on great tree lined street in PRIME Eagle Rock north of Colorado Blvd. Surrounded by single, 1 story homes. Sweet landscaped yard...rebuilt garage. Wonderful upside opportunity to remodel and flip or live in as is. Feels larger than tax rolls.

MLS#16-183296
Ronald Goldhammer 310-927-5222
BERKSHIRE HATHAWAY


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

1025 Atwater

Single Family

X 3145 ATWATER AVE		Lunch 11-2	NEW
\$819,000	2+2	1sty-CALIFORNIA BUNGALOW	
			
<p>A MODERN CLASSIC BUNGALOW ... PLEASE JOIN ME FOR LUNCH!</p> <p>3145Atwater.com 1925 CA Bungalow blends classic period details w/modern comforts. 2br, 2ba, lite & brite living rm w/cathedral ceiling & loft, chef's kitchen w/SS appl, dining area & office alcove. A previous restoration added 500+ sqft of living space, reclaimed & sustainable materials & updated systems. A wall has been replaced by an automatic roll-up door affording an indoor-outdoor feel. Det garage transformed w/custom cabinetry, a/c & 150 bottle wine refrigerator. Don't miss this one!</p>			
Thomas Inatomi BERKSHIRE HATHAWAY		323.671.1249 Refrigerator, Stove, Washer, Dryer	

1025 Atwater

Single Family

X 3145 ATWATER AVE		Lunch 12-3	NEW
\$819,000	2+2	1sty-CALIFORNIA BUNGALOW	
			
<p>A MODERN CLASSIC BUNGALOW ... PLEASE JOIN ME FOR LUNCH!</p> <p>3145Atwater.com 1925 CA Bungalow blends classic period details w/modern comforts. 2br, 2ba, lite & brite living rm w/cathedral ceiling & loft, chef's kitchen w/SS appl, dining area & office alcove. A previous restoration added 500+ sqft of living space, reclaimed & sustainable materials & updated systems. A wall has been replaced by an automatic roll-up door affording an indoor-outdoor feel. Det garage transformed w/custom cabinetry, a/c & 150 bottle wine refrigerator. Don't miss this one!</p>			
Thomas Inatomi BERKSHIRE HATHAWAY		323.671.1249 Refrigerator, Stove, Washer, Dryer	

1333 Ladera Heights

Single Family

5337 SHENANDOAH AVE		Open 11-2	red
\$1,975,000	4+4	MID-CENTURY	
			
<p>One of the finest view homes in upper Ladera Heights. REGENCY STYLE MID CENTURY MODERN home features walls of glass with expansive unobstructed western facing views from the mountains to the Pacific. Private courtyard w/ large sun-bathed pool. Wonderful floor plan with indoor/outdoor flow perfect for entertaining. This custom, masterfully designed home has it all VIEWS, ARCHITECTURE and LOCATION a short distance from SILICON BEACH and all the amenities in Marina Del Rey and Venice!</p>			
MLS#17-230510 Kevin Bacher BERKSHIRE HATHAWAY		3102004916 www.5337Shenandoah.com	

THURSDAY OPEN HOUSES

86 Pasadena

Single Family

1215 SIERRA MADRE VILLA AVE		Open 11-2	rev
\$2,295,000	4+3.5	1sty-MID-CENTURY	
			
<p>STUNNING 2017 MID-CENTURY MODERN HOME</p> <p>ONE LEVEL, 4 bd/3.5ba on over 1/2 acre. Walls of glass. High ceilings. Open floor plan. Light pours in from every direction. Chef's Kitchen boasts stainless steel appliances, Caesarstone® counter tops/custom cabinets, beautiful views from all sides. Big family room, dining and formal living room w/fireplace all flow into each other perfectly. Spacious master bedroom with dual vanities. Massive front deck has views of great front yard. Move in-ready! This home is the entertainer's paradise!</p>			
MLS#17-247958 Roger Perry RODEO REALTY - BH		310-600-1553 www.RogerPerry.com	

01 Beverly Hills

Single Family

720 N ELM DR			NEW
\$16,500,000	7+11	COUNTRY ENGLISH	
			
<p>BEAUTIFUL HOME IN BH FLATS</p> <p>Nestled within the exclusive Beverly Hills flats, on more than 1/2 an acre, sits this gorgeous country English-style estate. Originally built in 1928, no detail has been spared in retaining the style and finishes of the period during extensive renovations to enhance with modern luxuries throughout. Traditional interiors are complemented by an outdoor dining patio, manicured grounds and pool terrace. A 2-story guesthouse, billiards room, sport court and wine cellar complete this magnificent estate.</p>			
MLS#17-240878 Billy Rose THE AGENCY		310-650-2999 Dshwshr,Frzr,Grbg Disp,Hood Fan,Micro	

07 West L.A.

Income

11795 GATEWAY BLVD		632B7	rev
\$5,600,000	Units	2sty-MID-CENTURY	
			
<p>FABULOUS APARTMENT HOUSE OR FUTURE LAND USE FOR CONDOMINIUMS</p> <p>Location, Location, Location. 11785 and 11795 Gateway Blvd comprise 14 units having Ten 1 Br., 1 Ba. units and Four 2 Br., 1 Ba. units. 2 Laundry rooms on premises. An excellent opportunity to acquire a well located property approximately 4 blocks from Santa Monica and about one mile from the Expo line. According to Title the lot is 14,050 and the living space is 11,067. 7 units will be vacant at the close of escrow. Make appt. 24 hours in advance. It is a Probate and needs court approval.</p>			
MLS#16-188540 Marcy Petrus JOHN AAROE GROUP		310-472-3951 CIng Fan,Grbg Disp	

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™).




TUESDAY

THURSDAY AND BY APPOINTMENT

SUNDAY OPEN HOUSES

09 Beverlywood Vicinity *Single Family*

1600 REEVES ST	Open	2-5	rev
\$2,726,000	6+4	ARCHITECTURAL	
			
<p>LARGE AND FABULOUS HOME FOR A FAMILY</p> <p>Newly updated 2 story home. New flooring and recessed lighting. updated kitchen. Kitchen has granite countertops. Home is bright and open. Walking distance to neighborhood amenities. Highly desired neighborhood. Master suite has a fire place and a baby room/ office attached. Master bathroom has bath tub and a huge walk in closet.</p>			
<p>MLS#17-227948</p> <p>Leah Yebri 310-877-1237 LEAH YEBRI</p> <p>Dshwshr,Dryer,Grbg Disp</p>			


19 Beverly Center-Miracle Mile *Single Family*

459 N CROFT AVE	Open	1-5	red
\$2,295,000	4+5	MEDITERRANEAN	
			
<p>GREAT BUY !!</p> <p>Front yard is edged and gated for optimal privacy. Recently remodeled with custom finishes, leads to a beautiful open floor plan that blends to a big living room, dining room and a gourmet chef's kitchen with Italian marble counters, imported tile floors and a walk in pantry. The 1st floor offers a second master bedroom with high ceilings, chandelier and marble bathroom. Private entertainer's backyard with pool, spa, BBQ island. Every bedroom is en-suite. Smart house w/ nest and alarm.</p>			
<p>MLS#17-227758</p> <p>Tiffany Halimi 3105029933 TIFFANY HALIMI</p> <p>Dshwshr,Dryer,Frzr,Grbg Disp,Micro,Other</p>			

11 Venice *Single Family*

2429 CLEMENT AVE	Open	11-2	rev
\$2,799,000	4+3	CONTEMPORARY	
			
<p>BEACH INSPIRED CONTEMPORARY</p> <p>Newly renovated home offers the best in indoor/outdoor life with lush gardens, two fountains & gated privacy. First level features bedroom/study, kitchen with Carrera counters, island with sink & light filled living room opening onto stone patio. Upstairs master bedroom features 15' pitched ceilings, skylights & generous ensuite with Carrera & stone bathroom spa. Located in the coveted Coeur d'Alene school boundary and just a few blocks to Venice canals, Abbot Kinney and the beach.</p>			
<p>MLS#17-248706</p> <p>Winston Cenac 310-963-9300 BULLDOG REALTORS INC</p> <p>Bit-Ins</p>			

29 Westchester *Single Family*

5657 W 78TH ST	Open	2-5	NEW
\$1,575,000	4+3	MODERN	
			
<p>Introducing the Brand New, Tech Advanced development by PROTO HOMES. 30- foot ceilings greet you connecting the spaces together seamlessly with abundant light and clean lines throughout. Home features an expansive grassy yard. Dining room opens directly to a paved courtyard which can be utilized for indoor/outdoor living. Three generously sized suite bedrooms upstairs, 1 suite downstairs with private entry, oversized master with large walk in closet, high ceilings and windows from all directions</p>			
<p>MLS#17-238828</p> <p>Justin Omid Monempour 213-446-4269 EPI INVESTMENTS REAL</p> <p>Bit-Ins,Dshwshr,Grbg Disp,Rng/Ovn,Fridg</p>			

80 Burbank *Single Family*

4411 W JACARANDA AVE	Open	2-5	NEW
\$729,000	2+2	1sty-TRADITIONAL	
<p>40's Charmer in great pocket location. Sunny pvt back yard with patio and raised deck around a magnolia tree. Move in now and add on later. Close to all. This one is all about the location and the lot.</p>			
<p>MLS#17-247604</p> <p>Peter Mullins 310 600 6976</p> <p>Bit-Ins Deck Patio</p> <p>PETER D MULLINS</p>			

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

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Jason Berriz
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Karol Mosquera
Sr. Loan Consultant
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Stephanie Barbosa
Loan Officer Assistant
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626.598.5412



Natalie Forlani
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*By dollar volume in 2015, Scotsman Guide, April 2016.

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No tax return loans may require other forms of income verification and may have a higher interest rate and higher points or fees, than other loans. Not all applicants will qualify.

NATIONALLY RANKED: **Scotsman | Guide media** **National Mortgage News** AS SEEN IN THE **WALL STREET JOURNAL**

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BRE 01004991 | NMLS 357449
chris@insigniamortgage.com



DAMON GERMANIDES
BRE 01794261 | NMLS 317894
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Network with fellow REALTORS from 10 different YPN's from all over Southern California on the gorgeous Filfera rooftop at the Hollywood Proper Residences. Enjoy the sunset, while having a few small bites and help raise money for the C.A.R. Education Foundation through a silent auction.



FILIFERA

Engel & Völkers is proud to congratulate Ryan Ole Hass



Treasurer, BHGLAAR 2018

Ryan has served the Realtor® community for over a decade and is excited to continue his service as Treasurer of the Beverly Hills Greater Los Angeles Association of Realtors®. He is humbled and honored to serve alongside of some of the brightest minds and greatest leaders in our industry. Together with the leadership and members, Ryan looks forward to continuing to positively impact the community and further elevate BHGLAAR as a visionary Association of Realtors® nationwide.

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- Scott Gibson and Pat Heller



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REAL Trends America's Best Real Estate Agents ranks over 12,600 residential real estate professionals solely based on their excellence in real estate sales during calendar year 2016. Information on those receiving this recognition can be found online at <http://www.americasbestre.com>.

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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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