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**543 S MUIRFIELD RD | HANCOCK PARK**  
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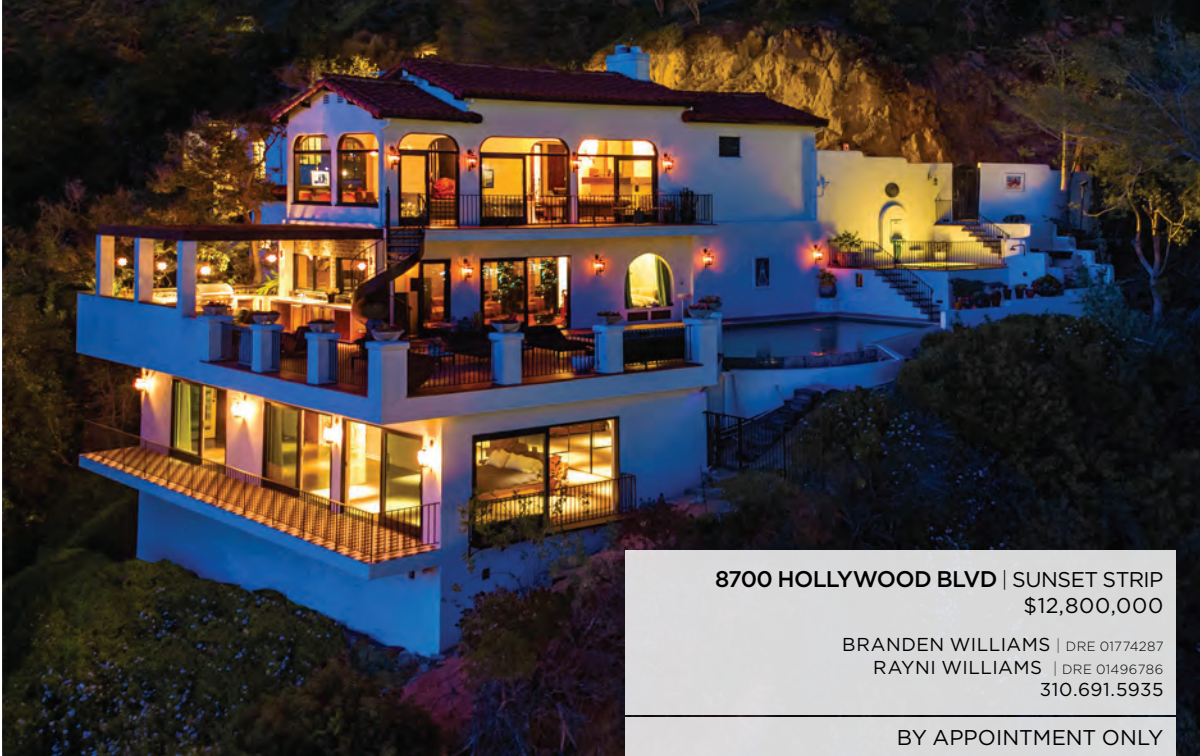
OPEN TUESDAY 11-2



**5115 WILKINSON AVE | VALLEY VILLAGE**  
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HEATHER BOYD | DRE 01836830  
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OPEN TUESDAY 11-2



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**3887 CARPENTER AVE | STUDIO CITY**  
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OPEN TUESDAY 11-2



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**1244 MORAGA DR | BEL-AIR PLACE**  
\$33,750,000

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# Sunset Strip



## Nisan Yale Matlin, AIA

The Krasne Residence, 1956 — 1575 Queens Road, Los Angeles, CA

This ideal So-Cal Modern indoor/outdoor lifestyle by post-war U.S.C. architect Nisan Yale Matlin, A.I.A. is carefully updated in the spirit of the style over a thoughtful 10-year period by architectural designer Darrick F. Martin, whose ideas were inspired by the modern work of architect Paul R. Williams. Sited above the Sunset Strip at Hollywood Boulevard, the residence reflects an air of quiet repose from the gated entry at the street, and with its light-filled interiors, affords a close-in peaceful and comfortable retreat from the jumble of the city. The residence is compact and efficient, but lives large with its outdoor entertainment pavilion, and lower-level storage pods at the carport level. Includes: open plan living/dining areas, master bedroom and bath, office/media room (originally a second bedroom), and guest bath.

\$ 2,275,000

Crosby Doe 310.428.6755

Christopher Pomeroy 917.838.4692

# Soaring Lifestyles



## Sharpless Studio/Residence

1505 Viewsite Terrace, Los Angeles, CA

On a private cul-de-sac with views out to the Pacific, this light-filled structure was built in 1940 by sculptress Ada May Sharpless with a double-height living room to serve as her home & studio. When film director Martin Davidson & his wife interior designer Sandy Davidson first laid eyes on it, "it was love at first sight." Honoring the original, beautifully-sited structure, the couple's attraction to the Streamline Moderne and Mid-Century Modern styles inspired the details of their remodel. The widely-published home offers hand-crafted wooden Moderne built-ins, a Palm Springs-inspired sandstone fireplace, inlaid hardwood floors and a carefully considered custom lighting design with both Japanese and Art Deco antecedents. Open plan design brings views inside and expansive decks invite outdoor living. Views, pool and yard (with separate street entrance) make for a rare trifecta of Hollywood Hills living above the Sunset Strip. 2-car garage with direct entry, and street parking.

\$ 2,295,000

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Christine Navarro  
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Avenue  
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Michele Downing  
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Diana Tsow, Esq.  
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Laurent Mamann Slater  
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Jeff Nowinsky  
424 744 0784



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Adam Saget  
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Sarah Rogers  
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\$1,399,000

Alexis Boris  
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Bill Cooper  
310 721 2455



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Adam Carr  
310 600 6987



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Aaron Montelongo  
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Aaron Kirman  
424 249 7162



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Jessica Pasternak  
310 720 1554



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Neyshia Go  
310 882 8357



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Aaron Kirman  
424 249 7162



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Michael Bergin  
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[ToddMichaud.LA@gmail.com](mailto:ToddMichaud.LA@gmail.com)





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Lic # 01209514



\$5,499,000 | 1101 Cold Canyon Road, Calabasas | 6BD/7BA  
**Jane Cudworth | 818.402.6231** | Lic # 01045026



\$2,250,000 | 5123 Rubio Ave, Encino | 5BD/5½BA  
**Moran Shmueli | 818.300.9443**  
Lic # 01982173



\$2,049,995 | 453 N Croft Ave, West Hollywood | 3BD/2½BA  
**Paul Ferreccio | 818 469 4384**  
Lic # 01099719



\$1,895,000 | 2203 Ridgmont Dr, Hollywood Hills | 3BD/3BA  
**Jackie Murguia | 818.522.1807**  
Lic # 01372853



\$1,899,000 | 3621 Buena Park Drive, Studio City | 4BD/3½BA  
**Michael Tunick | 323.646.3893** | Lic # 01321406



\$1,399,000 | 13700 Marina Pointe Dr #724, Marina del Rey | 2BD/2½BA  
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\$5,195,000 | 11585 Bellagio Rd, Bel Air | 5BD/5BA  
**The Feil Group | 310.230.3752**  
Lic # 01739001



\$1,870,000 | 1407 Carroll Ave, Echo Park | 5BD/2BA  
**Rinde Philippe | 310.422.9001**  
Lic # 01895315



\$1,749,000 | 3527 Alana Dr, Sherman Oaks | 5BD/3BA  
**Scott Wynne | 818.294.4545**  
Lic # 01291071



\$1,535,000 | 4908 Dempsey Ave, Encino | 5BD/3BA  
**Cameron/Spitz | 818.380.2151/818.817.4284**  
Lic # 00675971/00924610



\$998,000 | 4316 Glenmuir Ave, Mount Washington | 3BD/2BA  
**Mancinelli/Moore | 323.578.3093**  
Lic # 01259427/01057987



\$1,750,000 | 3767 Royal Meadow Road, Sherman Oaks | 3BD/2BA  
**Andrew Manning | 818.380.2147** | Lic # 00941825

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such as an antique Wedgewood stove, original tiled fireplace, and spacious eat-in kitchen. Enjoy a cup of tea in your sunroom and head to the library where you can find your favorite literary masterpieces. Double French doors open onto your deck where you can relax under an umbrella amongst blooming jasmine and citrus trees. The current owner took great pride in your future home. Rare and wonderful opportunity to own an HPOZ in Spaulding Square. Room for pool.



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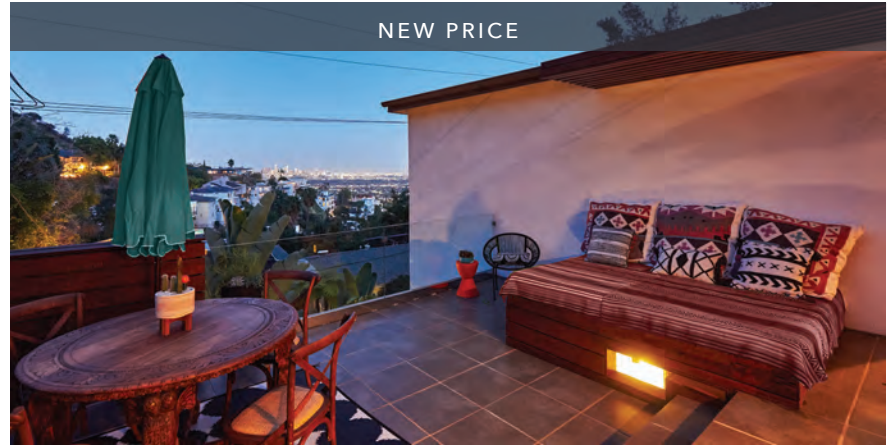
**SUNSET STRIP | 1401 QUEENS WAY**  
\$7,395,000 | 3 Bedrooms, 5 Bathrooms  
Joshua & Matthew Altman O: 310.819.3250 DRE# 01764587 / 01874316



**SUNSET STRIP | 2100 SUNSET PLAZA DRIVE**  
\$16,000,000 | 6 Bedrooms, 11 Bathrooms  
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**SUNSET STRIP | 1416 BLUEBIRD AVENUE**  
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**SUNSET STRIP | 8611 HOLLYWOOD BOULEVARD**  
\$1,829,000 | 3 Bedrooms, 3 Bathrooms  
Eric Purcell M: 310.980.3742 DRE# 01753983



**SUNSET STRIP | 1714 QUEENS COURT**  
\$1,329,000 | 2 Bedrooms, 2 Bathrooms  
Eric Purcell M: 310.980.3742 DRE# 01753983



**WESTWOOD | 771 WESTHOLME AVENUE**  
\$3,795,000 | 5 Bedrooms, 4 Bathrooms  
Jeeb O'Reilly M: 310.980.5304 DRE# 01156891  
Tori Barnao M: 323.633.1878 DRE# 01425512



THE OPPENHEIM GROUP  
REAL ESTATE



FOUR UNITS, EACH WITH 2 BEDS / 2 BATHS

ACTUAL INCOME OVER \$13,000 MONTHLY



BEVERLY CENTER

612 GENESEE AVE.

\$2,999,000 | 8<sup>BED</sup> 8<sup>BTH</sup> 4,742<sup>SQ. FT.</sup>

APPOINTMENT ONLY

612GENESEE.COM

A completely remodeled and contemporary 4-plex with all units boasting a two-bedroom and two-bathroom open floor plan. Custom finishes throughout, new stainless steel appliances, new tri-zone AC and heating, new copper supply plumbing, all new electrical wiring and panels, new energy efficient appliances and fixtures, new windows, security cameras, exterior stucco, and much more. In-unit washers and dryers. 7-car parking with each unit having an automated and private garage. Actual rental income, more than \$13,000 monthly.

JASON OPPENHEIM

BROKER/PRESIDENT

jason@ogroup.com | 310.990.6656

DRE# 01863254

OGROUP.COM

8606 Sunset Blvd. | West Hollywood, CA 90069





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REAL ESTATE



BRENTWOOD

11855 GOSHEN AVE. PH306

\$1,099,000 | 2<sup>BED</sup> 3<sup>BTH</sup> 1,769 SQ. FT.

OPEN TUESDAY 11-2PM

11855GOSHEN306.COM

Located in a beautiful controlled-access building on a quiet street in one of the city's most sought after locations in Brentwood. Meticulously maintained, this 2 bedroom, 2.5 bath penthouse condo offers vaulted ceilings, a bright and open floor plan with high-quality finishes, spacious master suite complete with an inviting fireplace, walk-in closet and a beautifully remodeled ensuite bath. A generous private rooftop patio that is perfect for entertaining. Additional features include in-unit laundry and 2 car side-by-side parking.

MARY FITZGERALD  
REALTOR ASSOCIATE  
mary@ogroup.com | 323.636.1430  
DRE# 01800489

JASON OPPENHEIM  
BROKER/PRESIDENT  
jason@ogroup.com | 310.990.6656  
DRE# 01863254

OGROUP.COM

8606 Sunset Blvd. | West Hollywood, CA 90069

# 4TH OF JULY

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**Tues., July 3rd, at 5pm**



# VIEW



## FEATURED *Properties*

MALIBU | \$8,450,000

REPRESENTED BY: ELLEN FRANCISCO 310.589.2464

CalRE# 00709314

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BANKER** 



GLOBAL LUXURY

WHERE EXCELLENCE LIVES



SUBJ. TO BK COURT APPROVAL & OVERBID.  
BEVERLY HILLS | \$5,900,000  
Represented by: Michael Sahakian  
310.285.7524 | michael@michaelsahakian.com  
CalRE#00876770



PVT REMODELED 5BD LYNN RANCH, VIEW.  
THOUSAND OAKS | \$2,075,000  
Represented by: Shelley K. Cole  
805.559.7927 | Rosessc@aol.com  
CalRE#01262798



GRT INVESTMENT OPPTY 6UNIT CONDO.  
BRENTWOOD, CALIFORNIA | \$9,726,000  
Represented by: Ross Moghangard  
818.383.9758 | Rasool.Moghangard@camoves.com  
CalRE#01373964



STUNNING OCEAN VIEW ARCHITECTURAL HOME.  
MALIBU | \$3,995,000  
Represented by: Ellen Francisco  
310.589.2464 | ellen@malibuonline.com  
CalRE#00709314



GATED & PRIVATE CALIFORNIA MEDITERRANEAN.  
BEVERLY HILLS | \$5,295,000  
Represented by: Mitra Sisatar  
310.777.6372 | mitra@mitrasisatar.com  
CalRE#01239374

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Arcadia 626.445.5500

Beverly Hills North 310.777.6200

Beverly Hills South 310.273.3113

Brentwood 310.820.6651

Calabasas 818.222.0023

Glendale 818.240.1111

Hancock Park North 323.464.9272

Hancock Park South 323.462.0867

La Cañada Flintridge 818.790.3334

Los Feliz 323.665.5841

Malibu Colony 310.456.3638

Malibu West 310.457.6550

Manhattan Beach 310.802.5700

Marina del Rey 310.301.3500

Montecito 805.969.4755



MID-CENTURY 5+5 W/GH & ROOM FOR POOL.  
 MALIBU | \$5,295,000  
 Represented by: Paul Grisanti & Sara Grisanti  
 310.317.9328 | paul@malibure.com  
 CalRE#0621552, CalRE#00955628



IMMACULATE TURN-KEY BEACH HOUSE.  
 MALIBU | \$3,000,000  
 Represented by: Mitch Hagerman  
 310.963.4358 | Mitch@LALuxuryRealEstate.com  
 CalRE# 01897438



5BD 7BA RIVIERA ESTATE GATED FOR PRIVACY.  
 PACIFIC PALISADES | \$10,995,000  
 Represented by: Fran Flanagan  
 310.801.9805 | fran@franflanagan.com  
 CalRE#00413825

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Pacific Palisades 310.454.1111  
 Palos Verdes 310.378.5201  
 Pasadena 626.584.0050

Playa Vista 310.862.5777  
 San Marino 626.449.5222  
 Santa Barbara 805.682.2477

Santa Monica Montana 310.458.0091  
 Santa Monica Wilshire 310.829.3939  
 Sherman Oaks 818.995.2424

Studio City 818.788.5400  
 Sunset Strip 310.278.9470  
 Venice 424.280.7400

Ventura 805.648.5051  
 Westchester 424.702.3000  
 Westlake Village 805.495.1048

## SOLAR APPOSITE

By Kevin Mark Lodie

Southern California is essentially heliotropic: its reputation, lifestyle and “dream” have always followed the sun. Recently, its sun-inspired destiny received a boost from lawmakers when the California Energy Commission adopted standards that require solar power systems for new housing starting in 2020 – an unprecedented decision that will evolve architecture and design here, and thereby influence the nation.

The Commission’s reference to solar *systems* recognizes the array of solutions that are in development for the residential market. The days of merely attaching rectangular panels to an existing structure are behind us (although Tesla and IKEA both produce such traditional hardware). Below are a just a few pioneering solar designs that have the potential to create an exciting, new – and at times, kinetic – architectural language for contemporary homes as well as to maintain the aesthetic integrity of some of the Southland’s most beloved styles.

For La Seine Musicale, a performing arts center in Paris’ western suburbs, architects Shigeru Ban and Jean de Gastines designed a glass, ovoid auditorium partially enveloped by a massive triangular sail sheathed in solar cells. Mounted on rails, the sail follows the path of the sun, fully capturing the day’s light while also shading the performance hall’s interior. On a residential scale, a similar system could be incorporated into a sleek mountain-top lair, desert compound or multihome development.

“Lumen,” an immersive, interactive structure designed by Jenny Sabin Studio, weaves an intricate canopy with pendant tubular forms made of photoluminescent textiles. These delicate, knitted “fabric stalactites” harvest solar energy to produce light as well as host a misting system to cool the air – just what Angelenos need to soften the arid Santa Ana winds.

Inventor Marjan van Aubel’s company, Caventou, has developed colored pieces of glass that generate electricity from daylight. These translucent dye-sensitized solar cells can power appliances inside the home. Imagine these materials seamlessly used for craftsman-inspired stained-glass windows or as decorative tiles gracing a Spanish Mission-style home.

With these and other inspiring solutions on the horizon, we are in the dawn of a new solar era in residential architecture.

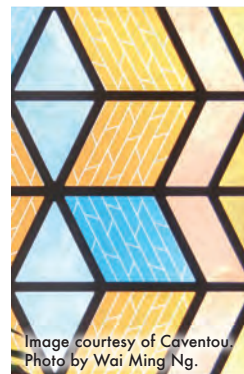


Image courtesy of Caventou.  
Photo by Wai Ming Ng.

\*Lumen by Jenny Sabin Studio for The Museum of Modern Art and MoMA PS1’s Young Architects Program 2017.

## ARCHITECTURAL HOMES OF THE WEEK

ARCHITECT: ROBERT A.M. STERN



**CENTURY CITY | \$6,499,000**

1 W Century Dr #31B. Designer done architectural masterpiece at The Century. 3bd+5ba.

Jeff Kanbar 310.779.5388

CalRE#01926452

ARCHITECT: PAUL WILLIAMS



**HANCOCK PARK | \$8,995,000**

Brought to market for the first time. Private, luxurious Hollywood Regency-style residence.

Joyce Rey & Denise Hamilton 213.308.1005

CalRE #01884381, CalRE#00465013

ARCHITECT: CARL DAY



**VENICE | \$4,525,000**

Architectural Venice Canals.  
[www.2415EasternCanal.com](http://www.2415EasternCanal.com)

Caroline Fleck 310.508.5979

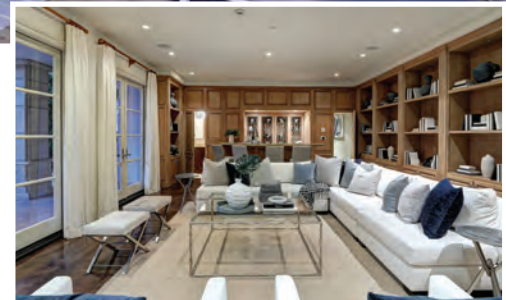
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**KEVIN MARK LODIE**  
EXECUTIVE DIRECTOR, ARCHITECTURAL DIVISION



# Impressive and Remodeled Gated Estate



## 804 North Bedford Drive • Beverly Hills

- Renovated & expanded with attention to detail
- Approximately 6,800 square feet of comfortable luxury
- Sunlit rooms with high ceilings, wood floors, French doors
- A perfect floor plan with lovely built-ins and mouldings
- Pre-wired for smart-home technology with cameras
- 5 bedroom suites + office/art studio/sitting room upstairs
- Maid's quarters downstairs with outdoor entry
- Two powder rooms for maximum entertaining capability
- Enormous family room with bar opens to grounds
- Separate large office and playroom/gym downstairs
- Dramatic 2sty entry foyer with grand staircase
- Huge custom kitchen with top built-ins overlooks grounds
- Mammoth master w/FP/walk-in/balcony/dual luxe baths
- Fabulous upstairs balcony overlooks private grounds
- Outdoor kitchen and great covered patio
- Rear grounds include huge lawns & large pool/spa
- Tall mature hedging affords extraordinary privacy
- Nearly 19,000 square feet of land!
- Coveted Westend Beverly Hills Flats' 800 Block



**\$16,995,000 or lease at \$38,000/month**

**Michael J. Libow**

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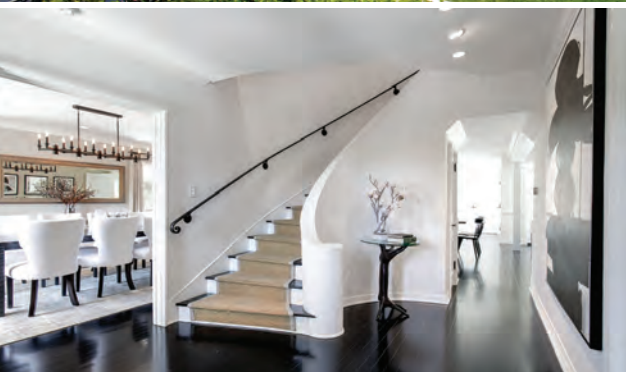
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# INCREDIBLE HAMPTONS-STYLE ESTATE • FULLY RENOVATED



**1409 N. DOHENY DRIVE | \$5,995,000**

**OPEN TUESDAY, JULY 3RD 11-2PM & TWILIGHT OPEN 5-7PM**

Reimagined by interior designer Dan Zimmerman, this fully renovated Hamptons-style two-story residence features 3 bedroom suites and four fireplaces. Modern designs at every turn - beautiful hardwood floors, French doors throughout and a Sonos Home Sound System. Gourmet kitchen featuring Viking appliances opens to a great room and large sliding doors, inviting you to the rear garden and pool. Located in a wooded area, the impeccably manicured lush garden offers a pool house with full bath, gym space or cabana and outdoor fireplace and TV.

**REPRESENTATION BY:**

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

**Kevin Booker**  
310-721-7736  
kdb@weahomes.com  
DRE# 01869691

**WEAHOMES.COM**



**WESTSIDE ESTATE AGENCY**

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



**1745 CORREA WAY**

BRENTWOOD | \$13,000,000

**OPEN TUESDAY 11-2 PM** | NEW LISTING

5 BEDS | 8 BATHS | 13,950 SQ. FT. | 48,517 SQ. FT. LOT



### *Legendary Super Private Acre Plus Lot*

Once the home of entertainment legend, Garry Shandling, and his renowned basketball game, this nearly 50,000 sq ft estate lot is on the open market for the first time in more than 25 years. At the end of a coveted 9-house cul-de-sac and boasting staggering ocean views and a park-like setting with incredible mature foliage, this magical property provides the ultimate in security, privacy and serenity. The current owners were building the home of their dreams, but, due to personal circumstances, have elected to not build; this is not a developer trying to profit without building. Current LA City approved plans (with paid permits) are for a nearly 9,000 sq ft structure. The slope band analysis indicates you can build 13,950 sq ft PLUS whatever is allowed for basement. This is a one-of-a-kind opportunity to build your forever home or to develop as a spec house.



**BILLY ROSE**

BROSE@THEAGENCYRE.COM

424.230.3702

LIC. #01302611



**8854 THRASHER AVENUE**

SUNSET STRIP | \$25,950,000

NEW LISTING | **OPEN TUESDAY 11-2PM**

5 BEDS | 10 BATHS | 9,997 SQ. FT. | 26,217 SQ. FT. LOT



### *An artful achievement of architectural prowess*

Masterfully designed by Studio Dardo, 8854 Thrasher infuses midcentury-modern style with a forward-thinking, contemporary appeal. The 10,000-square-foot home is both visually seductive and technologically savvy, offering a site-specific design with flourishes that borrow from great works of the past. Elements of wood and stone lend warmth and texture to the interiors, while towering gallery walls and artful nooks await an unprecedented art collection.



### **BLAIR CHANG**

BCHANG@THEAGENCYRE.COM  
424.230.3703  
LIC. #01248419

### **ANDREW WILSON**

ANDREW.WILSON@SOTHEBYSHOMES.COM  
949.274.5674  
LIC. #01992361



**702 N. MAPLE DRIVE**  
BEVERLY HILLS | \$29,500/ MO

**OPEN TUESDAY 11-2 PM | NEW LISTING**  
5 BEDS | 6 BATHS | 5,483 SQ. FT. | 18,263 SQ. FT. LOT

**DAVID FINDLEY**

DAVID.FINDLEY@THEAGENCYRE.COM  
310.345.6911  
LIC. #00641180

**ANDREA KORCHEK**

ANDREA.KORCHEK@THEAGENCYRE.COM  
818.371.0933  
LIC. #01311917



BY APPOINTMENT

**BRENTWOOD**  
215 N. Kenter Avenue  
\$2,689,000  
Anne Leeds  
310 487 0733  
Wyatt Parker  
310 995 7588



BY APPOINTMENT

**WILSHIRE CORRIDOR**  
10727 Wilshire Blvd #1402  
\$3,295,000  
Caron Schwartz  
310 383 0831



OPEN TUE 11-2

**WESTCHESTER**  
7301 Manchester Ave #121  
\$889,000  
Angela Forgo  
310 614 3757



\* THIS IS THE NEW HOLLYWOOD.

**NEW CONSTRUCTION. FULL-SERVICE BUILDING. TOP FLOOR.**

IMPORTED FOLD AWAY WINDOW WALLS, BAM TECHNOLOGY, FIXTURES BY WATERWORKS

## **THE GRIFFITH.**

\$9,500,000 offered fully furnished, designed by SFA

3 bed, 5 bath / 6329 SF living including

1251 SF terrace / 4 parking spaces

**3% TO BUYER'S AGENT**





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Rodeo Realty  
310.717.5522  
benbacal@gmail.com  
BRE #0143782

**MICHELLE MONTANY**  
Vine Street Realty  
323.476.1826  
michelle@abovethepenthouses.com  
BRE #01731312



**ABOVE THE PENTHOUSES**  
W-ABOVETHEPENTHOUSES.COM



**NEW CONSTRUCTION. FULL-SERVICE BUILDING. TOP FLOOR.**

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**ALTAIR.**

Offered fully furnished \$3,500,000  
2 bed, 3 bath / 2,957 SF living including  
701 SF terrace / 3 parking spaces



This is the new Hollywood.

**3% TO BUYER'S AGENT**



**MICHELLE MONTANY**  
BRE# 01731312

(323) 476-1826  
michelle@abovethepenthouses.com  
wpenthouses.com



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This is the new Hollywood.

**NEW CONSTRUCTION. FULL-SERVICE BUILDING. TOP FLOOR.**

IMPORTED FOLD AWAY WINDOW WALLS, FURNISHINGS BY SFA, FIXTURES BY WATERWORKS

**THE VISTA.**

**\$1,000,000 PRICE IMPROVEMENT. NOW \$7,750,000 FULLY FURNISHED.**

3 bed, 4 bath / 5,535 SF living including  
827 SF terrace / 4 parking spaces

**3% TO BUYER'S AGENT**



**BEN BACAL**  
Rodeo Realty  
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benbacal@gmail.com  
BRE #0143782

**MICHELLE MONTANY**  
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# 10350 SUNSET BOULEVARD

*HOLMBY HILLS*

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Be mesmerized and let your senses dance by the everlasting impression of Sunset Château. Indulge in this elegant Holmby Hills estate exuding luxury across approx. 1.70 acres of land. The long private drive leads to lush grounds including private park, grassy yard, gardens, and walking paths that envelope this captivating home. Entertain in the grand formal dining room, spacious living room, library, bar, and indulgent eat-in chef's kitchen or outside in the expansive terraces, grandiose pool, and patio flowing seamlessly through beautiful French doors throughout. Relax in the luxurious bedrooms & spa-like baths detailed with the utmost perfection. Designed with exquisite crown moldings, beautiful arches, marvelous staircase, mahogany floors & pristine marble, this home has been the venue of some of Hollywood's most elegant celebrations. Live in the embodiment of Old Hollywood sophistication with the finest details & craftsmanship captured by this iconic masterpiece in the grandest setting.



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[bryce@brycelowehomes.com](mailto:bryce@brycelowehomes.com)

**KIRBY GILLON**  
Director, Estates Division  
310.729.9977  
[kirbygillon@gmail.com](mailto:kirbygillon@gmail.com)







# ESTATE of ZEN

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Cal BRE# 00558939



TOMER FRIDMAN

Global Director International Markets

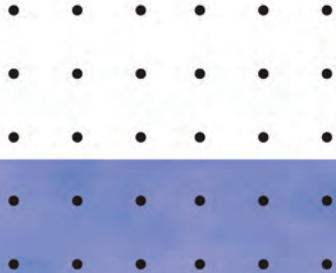
Celebrity & Luxury Real Estate

310.926.3777

[tomer.fridman@compass.com](mailto:tomer.fridman@compass.com)

Cal BRE# 01750717

# 2143 Ridgemont Drive



Brokers Open  
—  
Tuesday 7/3  
11am–2pm

—  
**\$2,195,000**

3 Beds | 2 Baths | 2,130 Sq Ft  
Sunset Strip | Hollywood Hills West  
Wonderland School District

—  
**Josh Goldstein**

josh@jgoldgroup.com  
847.380.8302  
DRE 01880805

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