

01 Beverly Hills Single Family

840 GREENWAY DR	Open	11-2	NEW
\$22,500,000	7+10	TRADITIONAL	



MLS#17-251912
Rochelle Maize 310.968.8828
NOURMAND & ASSOCIATE

ICONIC BEVERLY HILLS CAPE COD ON THE FAMED GREENWAY DRIVE

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.

GreenwayManorBH.com

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



MLS#17-249136
Aaron Kirman 424-249-7162
JOHN AAROE GROUP

STUNNING CALIFORNIA SPANISH

This picture-perfect Spanish style home perfectly captures the charm and elegance of Beverly Hills. This Rosemary DeCamp masterpiece, impeccably designed by Wallace Neff, features a stunning living room with hand painted cathedral ceilings overlooking beautiful gardens and landscaped patios. Immerse yourself in the updated kitchen with recessed lighting and top of the line stainless steel appliances, as well as a grand foyer with a graceful staircase and exquisite marble floors.

BBQ,Blt-Ins,Dshwshr,Frzr,Micro,Other

1275 BENEDICT CANYON DR	Open	11-2	NEW
\$10,950,000	7+9	2sty-MEDITERRANEAN	



MLS#17-261740
Florence Mattar 310-927-2777
COLDWELL BANKER BHN

GRAND PALACE, OVER 13,000 SQUARE FEET

RSVP ONLY. PLEASE EMAIL estates@FlorenceMattar.com A Grand, Spectacular estate, over 13,000 sq ft. 7 bedrooms, 8.5 bathroom, two family rooms, racquetball court, formal dining room with a butler's pantry, French doors open to a lush garden with pool and spa, very private setting. Sauna and gym, breakfast area off a huge kitchen, a chef's dream. Spacious master bedroom with his and hers bathrooms, sauna, organized closets, Jacuzzi tub, beautiful marble.

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

1875 CARLA RDG	Open	11-2	NEW
\$9,875,000	4+5	MID-CENTURY	



MLS#17-260874
Berris,StipanovichSilver 310-880-3061
SOTHEBY'S INT REALTY

TROUSDALE TROPHY HOME MUST RSVP FOR OPEN

This striking Mid-Century architectural by Rex Lotery was originally a Trousdale Estates model home. Located in Beverly Hills on one of this exclusive enclave's most desirable streets built of redwood, glass & stone is a rare two-story. Its interiors are bright, open & flow from one space to the next. 4 bedrooms, 5 baths, a formal double-height entry, a step-down great room w/two-story ceiling. A library/office w/ its own private patio, family rm w/fireplace, formal dining rm & eat-in kitchen.

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

1608 SAN YSIDRO DR	Open	11-2	NEW
\$5,995,000	6+6.5	CAPE COD	




Farrah Aldjufire
THE AGENCY

BRAND NEW CAPE COD IN BHPO

Newly constructed Cape Cod on San Ysidro. An impressive entryway boasts two-story ceiling heights and a grand floor plan that is spacious and open. Large windows, wood-paneled, hardwood floors, built-ins and contemporary fixtures are some of the special highlights of this six-bedroom, six-and-a-half bath home that includes Wolf appliances, Fleetwood doors, indoor/outdoor bars and fireplaces, grassy yard and pool. All in an A plus location just minutes from the Beverly Hills Hotel.

1608 SAN YSIDRO DR	Open	11-2	NEW
\$5,995,000	6+6.5	CAPE COD	



MLS#17-260210
Steven Geller 310 777-6237
COLDWELL BANKER RESI

OLD WORLD 2 STORY SPANISH W/ UNLIMITED POTENTIAL 11,936 SQFT

Old world Spanish with the perfect floor plan on a large 11,936 square foot lot, on desirable quiet street in the Beverly Hills Flats. Center hall floor plan with sizable living room, dining room and family room. Large eat-in kitchen. The property is in need of renovation and remodeling. The house has a great deal of potential. One may also choose to develop and build their own personal luxury home.

Center hall floor plan, spacious rooms

509 N ELM DR	Open	11-2	NEW
\$5,695,000	4+5	2sty-SPANISH	




MLS#17-260934
Steven Geller 310 777-6237
COLDWELL BANKER RESI

IMMACULATE, WARM, CHARMING MOVE-IN CONDITION

Immaculate, warm, charming, move-in condition home on quiet desirable street. Bright 2 story entry leading to beautiful living room with fireplace, bar and beamed ceiling. Formal dining room with skylight. Updated eat-in kitchen and bathrooms. Master with French Sliding doors opening out to private yard with pool. Lovely permitted guest room with French Sliders opening to yard. Hardwood floors, central A/C, security system.

Immac, Move-in cond, Pool, Guest hse

329 S ALMONT DR	Open	11-2	632H3	NEW
\$2,595,000	3+2	1sty-SPANISH		

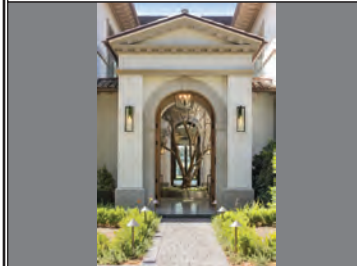


MLS#17-204550
Doris Safizadeh 310-888-3369
NOURMAND & ASSOCIATE

TROUSDALE ESTATE

Contemporary, single-story home in desirable Trousdale. This home includes high ceilings, marble floors & hand-painted finishes throughout the living, dining, and family rooms. Remodeled chef's kitchen with highest quality appliances, and a center island with breakfast bar. The large master suite has a remodeled bath & sitting area. All the guest rooms & master suite lead out to a sumptuous backyard w/ a pool, spa, fire pit, fountain & views spanning from the city to the ocean.

570 CHALETTE DR	Open	11-2	red
\$7,095,000	5+6	CONTEMPORARY	




MLS#17-243800
Mauricio Umansky 424-230-3701
THE AGENCY

rev

This newly constructed estate is a triumph with incredible custom design elements throughout. A stunning courtyard leads to a light-filled atrium with a retractable glass ceiling and marble arches. Vanishing pocket doors beyond grand-scale living spaces lead to phenomenal outdoor areas. A luxurious master suite boasts dual bathrooms and showroom closets. A lower level holds a theater, auto gallery, gym and staff quarters. A park-like backyard showcases a resort-caliber pool, spa and cabana.

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

1006 LEXINGTON RD	Open	11-2	rev
\$32,000,000	7+12	FRENCH	



MLS#17-243800
Mauricio Umansky 424-230-3701
THE AGENCY

rev

This newly constructed estate is a triumph with incredible custom design elements throughout. A stunning courtyard leads to a light-filled atrium with a retractable glass ceiling and marble arches. Vanishing pocket doors beyond grand-scale living spaces lead to phenomenal outdoor areas. A luxurious master suite boasts dual bathrooms and showroom closets. A lower level holds a theater, auto gallery, gym and staff quarters. A park-like backyard showcases a resort-caliber pool, spa and cabana.

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



TUESDAY

1575 CARLA RDG	Open	12-2	rev
\$9,995,000	3+5	CONTEMPORARY	



1575 CARLA RDG

Discover luxury & harmony in this stunning Architectural Trousdale masterpiece. Gated two-story estate in prime Trousdale Estates with beautiful canyon & ocean views. The wonderful design of this home offers both eco-conscious & open concept living with expansive spaces, seamlessly adjoining rooms, walls of glass, vaulted ceilings, photovoltaic electric panels, solar heated pool, thermal glass double glazed UV windows w/motorized shades, & bamboo floors.

MLS#17-195632
Valerie Fitzgerald 310-285-7515
COLDWELL BANKER RESI

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

706 N OAKHURST DR	Open	11-2	rev
\$8,550,000	4+6	2sty-TRADITIONAL	



STUNNING TRADITIONAL HOME IN PRIME BEVERLY HILLS FLATS


Stunning traditional home in prime Beverly Hills Flats. Beautifully remodeled by a top designer. Elegant entry to formal living room w/rich wood-paneled walls, fp, & detailed crown moldings. Stunning gourmet chef's kitchen w/huge Carrera marble island & high-end appliances opens to the spacious family & sitting rooms offering wonderful space for both entertaining & comfortable family living.

MLS#16-135746
Kathleen Doyle 310-968-2323
KATHY DOYLE ESTATES

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

01 Beverly Hills *Condo / Co-op*

214 N CRESCENT DR #3	Lunch	11-2	NEW
\$2,795,000	3+4	1sty-TRADITIONAL	



FULL-FLOOR REDONE AND SPACIOUS SINGLE-LEVEL PENTHOUSE

RARE FIND! SUNLIT, REDONE, AND SPACIOUS FULL-FLOOR SINGLE-LEVEL PENTHOUSE! EXCLUSIVE 3-UNIT BUILDING IN THE MOST PRIME 'GOLDEN TRIANGLE' OF BEVERLY HILLS PROXIMATE TO ALL. KEYED ELEVATOR ACCESS TO PRIVATE FOYER. 3 CAR PARKING + ADDITIONAL STORAGE. 'GREAT' ROOM DESIGN. ELEGANT FORMAL DINING. GRANITE COOK'S KITCHEN WITH LARGE BREAKFAST ROOM. MAMMOTH MASTER SUITE WITH DUAL HUGE WALK-INS/LARGE LUXE MARBLE BATH/ STRIKING CITY VIEWS. SEPARATE LAUNDRY ROOM AND SAUNA INSIDE OF THE UNIT.

MLS#17-262070
MICHAEL J. LIBOW 310-285-7509
CBRB - BH S

WWW.214CRESCENTPH3.COM

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



LARGEST UNIT AT "460 PALM" BEVERLY HILLS LUXURY RESIDENCE


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

MLS#17-242076
ST.JAMES+CANTER 310.704.4248
BERKSHIRE HATHAWAY

www.460Palm305.com

01 Beverly Hills *Lease*

1131 MIRADERO RD	Open	11-2	NEW
\$35,000	5+6	MID-CENTURY	



NEWLY UPDATED AND GATED CONTEMPORARY WITH PANORAMIC VIEWS

Perched on a large promontory w/280-degree unobstructed city & ocean views on one of the best streets in Beverly Hills. Large family room/kitchen w/top of the line chef's kitchen + walk-in pantry. Living room and dining area flow to large terraces w/views. Fabulous private master suite w/ exceptional views, spa for 2, double shower, large walk-in closet & fridge! Private lush yard is completely secluded. A well appointed pool area and alfresco dining area complete the private resort environment.

MLS#17-235078
Gary Gold 3107410505
HILTON & HYLAND

1131miradero.com

631 MOUNTAIN DR	Open	11-2	NEW
\$28,500	7+8	2sty-CONTEMPORARY	




A MASSIVE TENNIS COURT ESTATE FOR LEASE

OVER AN ACRE, RESORT LIKE GROUNDS. TOTAL PRIVACY. LIVING RM WITH A F/P. FORMAL DINING RM, FAM RM LOOKING TO THE BACKYARD. 3 F/P. A MEDIA OR A BILLIARD RM. CHEF'S KITCN W/ HUGE CTR ISLAND & TOP OF THE LINE STAINLESS APPLIANCES, DUAL STOVETOPS. MSTR SUITE IN ITS OWN WING, W/ AN ADDITIONAL ROOM WITHIN THE MASTER, IT COULD BE A GYM OR A GREAT OFFICE. ALL OTHER BEDROOMS ARE EN-SUITES. THERE IS A HUGE STORAGE BASEMENT. A PARK-LIKE BACKYARD. SPARKLING POOL. N/S TENNIS COURT. PARKING FOR MANY CARS.

MLS#17-260976
Bobby Syed 310-777-6246
COLDWELL BANKER BHN

Blt-Ins,Dshwshr,Frzr,Micro,Rng/Ovn,Other

9950 DURANT DR #408	Open	11-2	NEW
\$5,995	2+2	1sty-CAPE COD	



CUSTOM STUNNING BH CONDO REMODEL FOR LEASE


Beautifully redone 2BR/2BA front facing corner unit on the 4th floor; natural light throughout unit, views. Unit has just been repainted. Condo with custom, gleaming hard wood floors, marble bathrooms, ample closets and built-ins. Kitchen has stainless steel, high end appliances. Pool & barbecue are on building roof top. Available partially furnished or unfurnished. Basic Cable and water included

MLS#17-249940
Maryann O'Donnell 310-990-7621
KELLER WILLIAMS HOLL

Dshwshr,Grbg Disp,Rng/Ovn,Fridg

02 Beverly Hills Post Office *Single Family*

9161 HAZEN DR	Open	11-2	NEW
\$4,550,000	3+4.5		



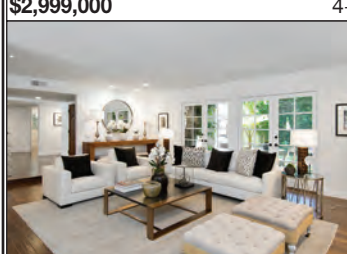
TRANQUIL BHPO CONNECTICUT CARRIAGE HOUSE

Picturesque 3bd/4.5ba+maid's Connecticut Carriage House on 40,501sf lot. Built-in's & ambient light thruout. Connected LR+FR boast FP & specialty French doors. DR exudes comfort & charm. Chef's kit w/ top of the line appls & vaulted ceilings. Master w/ sitting area, FP, dual walk-in's & oversized ba. Addtl en suite bd. Parklike grounds, gardens & pathways. Amenities: motor court, wine room, office, sep gym, pool, spa, guest house & observation deck w/ views. Hidden gem in heart of the city.

MLS#17-262070
Linda May 310.492.0735
HILTON & HYLAND

HazenRetreat.com

9713 BLANTYRE DR	Open	11-2	NEW
\$2,999,000	4+3.5	CONTEMPORARY	




STYLE AND SOPHISTICATION IN PRIME BEVERLY HILLS

Magnificent home exudes style and sophistication. Enter the private grass courtyard w/ fountain and into the home with an unparalleled floorplan. Gorgeous family room w/ French doors, formal dining room, and bright kitchen. Separate office/den, powder room & maids quarters. Grand staircase with a picture window & additional bedrooms and bathroom. Massive master suite with living area, gorgeous bay window with seating, stunning master bath, and 3 massive walk in closets.

MLS#17-261862
SallyF.Jones/Josh Smith 310.691.7888
JOHN AAROE GROUP

www.9713Blantyre.com

9846 PORTOLA DR	Open	11-2	NEW
\$1,199,000	3+2	3sty-CONTEMPORARY	



INCREDIBLE REMODEL OPPORTUNITY IN BHPO

Located on a peaceful and serene street, this architectural wonder built in 1986 offers easy access to both Beverly Hills and the valley. This home has great space and scale and a very open floor plan. Main level features a living/family room opening up to a dining room and kitchen. Views of both canyon and hillside capture attention from the terrace adjacent to the dining room. The upper level features a master bedroom and the lower level has two bedrooms and a bathroom. A must see!

MLS#17-260162
Christophe Choo 310 777-6342
COLDWELL BANKER RESI

Blt-Ins,Dshwshr,Micro,Rng/Ovn,Fridg

TUESDAY

9809 BEESON DR		Open	11-2	red
\$2,495,000	2795000	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#17-261014
 Ambra Bisconti 310.498.2151
 HILTON & HYLAND

Co-Listed w/ Shawn S. Kormondy

1816 N STANLEY AVE		Open	11-2	NEW
\$3,499,000		4+2	1sty-ARCHITECTURAL	



THE SCHUSTACK RESIDENCE - 1957 BY HOWARD LANE, FAIA

This is only the second offering of this rare modernist post and beam style gem. The current owner, an international designer, has meticulously kept up the stewardship of the home by retaining the original design features and adding just enough touches of his own. Located at the base of the Hollywood Hills, the 19,000+ square foot lot (per public records) offers a generous space for entertaining. A recently built, glistening, kidney-shaped pool completes the perfect modernist atmosphere.

Brian Courville/JB Fung 323.315.7463
JOHN AAROE GROUP

HVAC, Dishwasher, FP, Pool

12012 CREST CT		Open	11-2	rev
\$6,595,000		6+6	2sty-FRENCH	



THE SUMMIT! INCREDIBLE OPPORTUNITY

Incredible opportunity in the exclusive gated community of The Summit, 12012 Crest Court showcases classical finishes, luxury and timeless design at its highest level. Inspired by French Country estates, this home features 6 bedrooms, 6 baths, and a 3 car garage. South-facing to capture the spectacular sunsets, 12012 Crest Court sits upon nearly 16,000 sq ft of flat land, beautifully landscaped to make the most out of its massive canyon and ocean views.

MLS#17-250666
 Ari Afshar 310-780-3180
 COMPASS

ariafshar.com/crest

8501 ALLENWOOD RD		Open	11-2	NEW
\$1,695,000		3+2.5	MID-CENTURY	



LAUREL HILLS ORIGINAL

Laurel Hills Mid-century features wraparound, hillside privacy with retro pool that resonates very cool social vibe of sun & relaxation. Semi-private drive reveals wonderful opportunity for spacious 3 bedroom/3 bathroom on large lot. Living room with vaulted ceilings, den with a built-in bar, master bedroom & second bedroom, that all open to pool, nature, and privacy. Large, attached two car garage. Minutes to Wonderland, Fryman, and Mulholland Tennis Club. Excellent opportunity - Trust Sale!

Tim Swan 310.991.3559
BERKSHIRE HATHAWAY

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




9336 HAZEN DR

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

MLS#17-222170
 Valerie Fitzgerald 310-285-7515
 COLDWELL BANKER RESI

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

6630 WHITLEY TER		Open	11-2	NEW
\$1,660,000		4+4	2sty-CONTEMPORARY	



CONTEMPORARY WITH VIEWS & WONDERFUL YARD

Located in the iconic Whitley Heights, this was one of the first homes built by the developer for his love ones. Through the years, the home has been carefully updated with a style and sensibility for today's lifestyle. The residence includes a master suite, three additional bedrooms, and a separate studio. Exceptional terraced garden, entertaining patio and views of the Hollywood skyline.

MLS#17-260306
 A Comora/P Lester/D Lam 310-569-7950
THE AGENCY

BBQ,Blt-Ins

03 Sunset Strip - Hollywood Hills West *Single Family*

1646 BLUE JAY WAY		Open	11-2	NEW
\$17,900,000		0+0		




BEST PROPERTY ON MOST DESIRABLE STREET, BLUE JAY WAY

Live in one of the best properties on Blue Jay Way, one of the most exclusive Bird Streets. A gated compound awaits in a large promontory plot offering some of the best 180 degree views in the city. Chic contemporary outfitted with the most high end and state of the art finishes and surfaces. Indoor/outdoor flow of main house is perfect for entertaining and impressing guests with the breath taking views. This is a rare opportunity to obtain a one of the most desirable properties LA has to offer.

J.Babajian/T.Woods 310-623-8800
RODEO REALTY BH

8960 CRESCENT DR		Open	11-2	NEW
\$1,195,000		4+2	2sty-ARCHITECTURAL	



LOWEST PRICED 4-BEDROOM VIEW HOME IN WONDERLAND SCHOOL DIST!

Located in Laurel Canyon/Sunset Strip, this 4BR/2BA view home has and over 2,000 sq.ft. of living space. The residence offers an open floor plan which combines living, dining and kitchen. This "great room" area provides access to a spacious balcony overlooking the canyon and city lights below. A family room on the top floor includes a bar and another balcony with views...a perfect space for entertaining and relaxing. The house's master bedroom has its own fireplace and outdoor patio. WONDERLAND!

JULIAN RIOS 323.337.2410
KW BEVERLY HILLS

Co-listed with Jeff Yarbrough of KWBH

3581 MULTIVIEW DR		Open	11-2	NEW
\$4,895,000		6+6.5	CONTEMPORARY	



CELEBRITY-WORTHY COMPOUND!!

NEWLY REMODELED! Huge motor court. 9,300 sq.ft. 6 bed/6.5 baths. High ceilings. Open floor plan. Grand living room connects to sizable dining room & Chef's Kitchen. The East Wing of the home has massive THEATER, two bedrooms, junior master suite w/outdoor patio & GYM. Vast master suite has endless closet space & DUAL, luxurious baths. West Wing has bedroom & en-suite bath, plus multiple lounge/bonus areas. Beautiful View from the house and the pool/spa.

MLS#17-238756
 Roger Perry 310-600-1553
 RODEO REALTY - BH

www.RogerPerry.com

1778 N ORANGE GROVE AVE		Open	11-2	red
\$1,699,000		3+4	SPANISH	



PRICED TO SELL! REMODELED 3BD+4BA SPANISH VILLA W/ VIEWS!

MOTIVATED SELLER. Bring your offers on this masterfully crafted & remodeled classic 1926 Hollywood Hills Spanish 3BD/3.5BA Villa w/ city views just above the Sunset Strip. Private & gated street-to-street lot home offering original romantic Hollywood charm w/ modern finishes. Perfect for indoor/outdoor entertaining.


MLS#17-205810
 ST.JAMES+CANTER 310.704.4248
BERKSHIRE HATHAWAY

www.1778ORANGEGROVE.com

TUESDAY

7107 MACAPA DR	Open	11-2	rev
\$7,499,600	5+8	3sty-ARCHITECTURAL	
	CUSTOM DESIGNED ARCHITECTURAL WWW.7107MACAPA.COM		
Nestled in highly desired Hwd Hills w/ explosive city lights & mountain views. A work of art! Refined design aesthetic includes: interior open courtyard, floating open tread staircase, floor-to-ceiling automated pocket door systems, built in custom cabinetry, amazing home theater-screening room. Nearly 6000 sf, 5 bedrooms, massage room, maids suite, 8 baths. Situated on a private 17,500 sf lot with panoramic views, zero-edge pool, outdoor kit/bar, spa & state-of-the-art home automation system.			
MLS#17-258414		www.OmegaGroup.LA	
Rande Gray 310-614-2839		KELLER WILLIAMS HH	

9274 WARBLER WAY	Open	11-2	rev
\$4,490,000	5+5.5	SPANISH	
	ONE OF A KIND PROPERTY 180-DEGREE OCEAN/CITY/CANYON VIEWS		
5 bed/5.5 ba, 5100+ sqft home on three (3) levels! Double story entrance. Open Floor Plan. Kitchen jeweled with VIKING ® appliances and opens to dining & family room. Four (4) private & spacious bedrooms in the main house. Connected Guest Unit has separate entrance w/full kitchen, office, bedroom. Ample Movie Theater, Gym & Wine Cellar! Pool area has large deck and enclosed cabana/lounge room. A private retreat in the PREMIUM area of the Hollywood Hills.			
MLS#17-196092		www.RogerPerry.com	
Roger Perry 310-600-1553		RODEO REALTY - BH	

1664 SUNSET PLAZA DR	Open	11-2	rev
\$3,900,000	5+6	CONTEMPORARY	
	Remodeled to perfection! It took over \$750,000 and more than 8 mos to create this beauty. Over 4500 Sq. Ft. of modern home with open & airy floor plan. Huge mahogany pivot entry door leads you into a stunning wood & glass foyer. 4 en-suite BRs with private BAs. Powder room. Master BR with dual walk-in closets. Breathtaking views, from PDC to the ocean! Large balconies on each level.Brand new ROOF. Lg grassy back yard w/plenty of room for a pool. Bonus/game room ideal as a home theater.		
MLS#17-248850		Top-of-the-line Appliances	
Steven B. Mesbah		RODEO REALTY - BH	

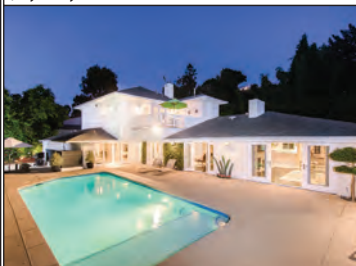
03 Sunset Strip - Hollywood Hills West *Lease*


8912 WONDERLAND PARK AVE	Open	11-2	NEW
\$9,750	4+2	1sty-ARCHITECTURAL	
	FURNISHED LEASE IN LAUREL CANYON ARCHITECTURAL ENCLAVE		
Furnished Mid Century California Ranch 4+2. Kitchen W/ marble counters & cabinetry integrating appliances and storage. Fully outfitted : linens, high end cooking essentials, extensive inventory of dishes & glassware. Custom furnished living room instantly becomes a screening room with retractable screen and projector. Updated baths have steam shower & soaking tub. Integrated internet, cable & sound systems. Covered parking for 3 cars. Twice monthly maid, cable/Internet, sec monitoring provided.			
MLS#17-257624		BBQ,Cbl,Dshwshr,Dryer,Grbg Disp,Other	
Pamela Dougherty 818-458-4580		COLDWELL BANKER RESI	


04 Bel Air - Holmby Hills *Single Family*

2055 STRADELLA RD	Open	11-2	NEW
\$5,495,000	6+7	2sty-CONTEMPORARY	
	GREAT PRICE!! PRIME BEL AIR LOCATION		
This property combines spacious living and an incredible 35,370 sq ft lot. A recent construction, the home includes high ceilings, hardwood floors, formal dining room, library, family room, living room with a fireplace, chef's kitchen, second story master's suite with a sitting area and fireplace, balcony, his & hers walk ins, four additional bedrooms suites, downstairs maid's quarters, and elevator. In addition to the luxurious home is the large, park-like yard with tree-top and canyon views.			
MLS#17-236072		ariafshar.com/stradella	
Ari Afshar 310-780-3180		COMPASS	

1075 MORAGA DR	Open	11-2	NEW
\$3,500,000	4+3	TRADITIONAL	
	CLASSIC LOWER BEL-AIR TRADITIONAL OPPORTUNITY!		
Classic lower Bel Air Traditional home awaits your developer or fixer clients. This diamond in the rough overlooks the lush Moraga Vineyards. In the heart of the Santa Monica Mountains and minutes from the Pacific Ocean this private, tree-lined street is one of the most beautiful and coveted on the Westside. Survey and soil reports available upon request.			
MLS#17-260832		www.1075moraga.aaroe.site	
Samantha Nugent 310.383.5319		JOHN AAROE GROUP	

15465 HAMNER DR	Open	11-2	red
\$3,395,000	3595000	4+5	
	REMODELED TO THE 9'S. HUGE PRVT YARD WITH SUN-DRENCHED POOL.		
Beautifully updated Contemporary with Traditional elegance w/Master suites on both floors. Gourmet eat-in kitchen opens to family room & formal dining. Master with custom built walk-in closet & sumptuous bath. Powder room, pool bath, laundry & finished 2 car garage. 2nd over-sized master suite with private patio. Huge walk-in closet & lavish master bath reminiscent of a European 4 star hotel. Secluded garden w/pool, vast patio space & grand scale entertaining. Famed Roscomare Rd School			
MLS#17-253504		Well priced home. Seller wants offers!	
Mark Goldsmith (310)200-6697		COLDWELL BANKER RESI	

11222 CHALON RD	Open	11-2	rev
\$9,998,000	5+5	2sty-FRENCH	
	SPRAWLING OUTDOORS WITH BIG VIEWS TO THE OCEAN		
This French Regency-style estate is dramatically poised above beautiful Bel-Air, offering sweeping panoramic views of LA to the ocean. Radiating elegance and classic charm, it welcomes one into its impeccably-crafted interiors by way of stately columns, high ceilings, and wide, free-flowing hallways. The formal dining and living rooms all spill out onto sprawling outdoor leisure areas that include a stone patio with a reverse osmosis pool and wraparound terrace, enriched by formal gardens.			
MLS#17-245524		Elevator, BBQ's, Water Filtration System	
Segal & Ojeda 310-902-7676		PARTNERS TRUST BH	

1601 BEL AIR RD	Open	11-2	rev
\$6,888,000	3+5	CONTEMPORARY	
	Private retreat and compound situated in the prestigious Bel Air. This property has an expansive main house and multiple guesthouses. The expansive floor plan features a large living and dining room, and wet bar. The sprawling grounds include multiple water features, pool, entertainment area and lush gardens.		
MLS#17-254626		www.1601Belair.com	
Joseph Babajian 310-623-8800		RODEO REALTY - BH	

15410 HAMNER DR	Open	11-2	rev
\$3,849,000	6+7	CONTEMPORARY	
	NEWLY COMPLETED ESTATE IN THE HILLS OF BEL-AIR		
Roll through your gate and enjoy the European sounding chip seal driveway that leads to your 3-car garage with room for 6 additl. cars. This contemporary 6 bed, 7 bath home sits on an 18,000+ sf lot, mostly flat! A wall of pocket doors disappear to reveal a rolling lawn, swimmers pool, and mature trees. This home checks all the boxes and most importantly feels like a soulful, well-built, thoughtful home. As good as it gets from start to finish.			
MLS#17-243922		BBQ,Blt-Ins,Dshwshr,Dryer,Grbg Disp	
Jeffrey Saad 310-770-7395		COMPASS	

1610 LINDAMERE PL		Refresh.	11-2	rev
\$3,495,000	5+5	CONTEMPORARY		



LOVELY CLASSIC CONTEMPORARY 5-BED AT \$680 PSF

Dramatic vaulted post/beam ceilings, French door surround, decadent master suite, quiet and private on cul-de-sac off upper Stone Cyn. 5,134 sq ft - 5 beds, one set up as office w private patio & separate entry. 4.5 baths. Large kitchen w heated floors & high-end appliances. Expansive Living-Dining-Family rooms w FP & organic indoor/outdoor vibe for entertaining. Room for pool. Peek-a-boo of reservoir and open canyon view. Parking for 4, tons of storage. So much space and style at a great price!

MLS#17-256712
Denise Rosner 310-508-9482
KELLER WILLIAMS BH

Blt-Ins,WD,DW,Grbg Disp,Hood Fan,Other

04 Bel Air - Holmby Hills Lease

11738 IPSWICH CT		Refresh.	11-2	NEW
\$11,000	3+3	2sty-CONTEMP MED		



LUXURY LIVING IN BEL AIR CREST!

A totally sumptuous home in the celebrated community of Bel Air Crest! This is a very special house, looking for a very special tenant. There are only two of these homes in the community. 3 bedrooms, one being used as an office w/ built ins, & book shelves, A small den plus a family room. Attached two-car garage. The quality of the furniture & fabrics & design elements are very sophisticated and of the highest quality. Lessor is interested in a two year lease, if possible. ABSOLUTELY NO PETS!

MLS#17-259864
Carole Schiffer 310-442-1384
COLDWELL BANKER RESI

Cbl,Dshwshr,Grbg Disp,Hood Fan,Micro,etc

05 Westwood - Century City Single Family

846 WARNER AVE		Open	11-2	NEW
\$4,499,000	5+4	SPANISH		



STUNNING SPANISH HACIENDA IN LITTLE HOLMBY HILLS!

Living room w/fpl & generous formal dining room. Exquisite gourmet cntr-isle kitchen with breakfast room opens to family room w/built-ins. Guest room & office downstairs. Beautiful backyard with mature landscaping, covered patio, outdoor fireplace, and pool with spa. Enormous master bedroom suite with dressing room, walk-in closet and gorgeous, marble/Spanish tiled bathroom. Two additional bedrooms are on this level. Warner Avenue Elementary.

MLS#17-261452
Ben Lee
CB - BEVERLY HILLS N

Too many details to list...

260 BRONWOOD AVE		Open	11-2	NEW
\$2,350,000	3+3.5	2sty-CONTEMP MED		




CONTEMPORARY SPANISH IN WESTWOOD HILLS

Nestled on a tree-lined street in Westwood Hills, this 3bd, 3.5ba contemporary Spanish has been exquisitely renovated to create the perfect blend of modern sophistication & warm touches. Ftrs incl Fleetwood drs & windows, hrdwd flrs, surround sound & security cameras. Enter into a spacious living rm w stunning views, fireplace & expansive terrace overlooking the hills & treetops. Lower lev ftrs custom chef's kitchen w Viking range & Subzero wine fridge. Expansive grassy yrd & incredible views.

Amy Colvin 3106257559
JOHN AAROE BH

www.amycolvin.com

2102 CAMDEN AVE		Open	11-2	NEW
\$1,549,000	4+2.75	SPANISH		



AUTHENTIC CORNER-LOT SPANISH FILLED W/ INCREDIBLE CHARACTER.

Beautifully maintained throughout. Inviting covered arched porch opens to tiled formal entry w/ closet. LR filled w/ light & high beamed ceilings, original sconces, bay window & fireplace. Large FDR w/ soffit ceiling, ideal for entertaining, opens to kitchen w/ gas range/double oven, pantry closet & sunny breakfast room w/ built-ins. Large (20x24) 4th bedroom currently used as family room w/ fireplace, bay window & closet opens to interior brick accent courtyard, perfect for al fresco dining.

MLS#17-261066
Chad Lund 310.801.2641
TELES PROPERTIES

www.2102CamdenAvenue.com

05 Westwood - Century City Condo / Co-op

1520 S BEVERLY GLEN BLV, UNIT 408		Lunch	11-2	NEW
\$1,695,000	3+3	CONTEMPORARY		



SOPHISTICATED WESTWOOD NEW YORK STYLE TOWNHOUSE

3BR+3BA New York style townhouse in one of Westwood's most sought after buildings. Beautifully updated 2-story home w/ soaring ceilings, Canadian Maple hardwood floors & designer finishes throughout. Master bed boasts private terrace, ensuite bath & a walk-in closet. Thoughtfully designed chef's kitchen w/ stainless appliances & wine fridge. Spacious family room w/ custom built-ins. Quiet, rear unit offers the utmost privacy. 3 side-by-side parking spots. Close proximity to BH & Century City.

Katie Crain&Trevor Levin 310-502-2312
NOURMAND&ASSOCIATES

1948 MALCOLM AVE. #303		Open	11-2	NEW
\$1,049,000	3+2	CONTEMP MED		




TASTEFULLY DONE RARE 3 BED/ 2 BATH CONDO IN PRIME WESTWOOD!

In a newer Mediterranean building with courtyard and fountain. Tons of natural light with windows looking out to some views and trees throughout the unit. Spacious living room with fireplace and sliding doors to balcony. 2 nice size bedrooms and a spacious master with walk-in closet. Laundry closet for side by side washer and dryer in the unit. Tons of storage. 2 parking spaces in a secured underground parking. Urban living, centrally located, walk to shops and restaurants.

MLS#17-242852
Jeffrey Saad 310-770-7395
COMPASS

Dshwshr, Rng/Ovn, Grbg Disp, Hood fan,

10375 WILSHIRE BLVD #7K		Open	11-2	NEW
\$895,000	1+2	MID-CENTURY		



WILSHIRE CORRIDOR - FABULOUS VIEWS

Reminiscent of a New York loft, this one bedroom + 1.5 bath accommodates both a pied-a-terre or full-time residence. Great room incl. an open kitchen w/ SS countertops, custom cabinetry & stainless Gaggenau appliances. Beautiful end cut HW floors & rare "Striata Olympico" slab marble bath w/ heated floors create a stunning aesthetic. Custom noise canceling windows. New double pane windows & sliding doors to the east are perfectly positioned for viewing the LA skyline, majestic mountains & LACC.

MLS#17-262006
Michele Hall 310-850-1357
COLDWELL BANKER -BW

If possible please park on Beverly Glen

1333 S BEVERLY GLEN BLV, UNIT 39		Lunch	11-2	NEW
\$825,000	1+1.5	CONTEMPORARY		




CHIC MODERN CONDO W/ VIEWS | SERVING LUNCH

Chic condo w/incredible views of Wilshire Corridor, Hollywood Hills, & Santa Monica Mountains. This elegantly remodeled, modern 1bd, 1.5ba maximizes space w/clean lines & wide open floor plan filled w/natural light. Bamboo flooring thru-out w/living & dining space anchored by natural stone, mid-century fireplace w/fire & ice feature. An entertainer's dream kitchen w/custom cabinetry, streamlined subway tiling, long & spacious bright-white caesarstone counter tops, SS appliances & wine fridge.

Adam & Ally Jaret 310-562-4073
TELES PROPERTIES

modernbeachproperties.com

10116 EMPYREAN WAY #201		Open	11-2	rev
\$1,950,000	2+3	1sty-FRENCH NORMANDY		



BEAUTIFUL 2ND FLOOR UNIT IN LE PARC!

It's a short walk or drive to the new Century City mall from this Le Parc 2nd floor unit that's ready to be your next home! Enter onto the slate floors and step into a spacious, open floorpan full of possibility. A covered balcony overlooking the ponds and fountains with french doors beckons to enjoy LA indoor/outdoor living. Featuring a master suite with two walk in closets, marble bathroom with dual sinks, enclosed toilet, separate tub and shower and marble bathrooms throughout the unit.

MLS#17-239378
Jodi Bell Ticknor 310-428-7724
COLDWELL BANKER BHN


Dshwshr

TUESDAY


06 Brentwood Single Family

301 S KENTER AVE		Open	11-2	NEW
\$3,250,000	5+5	MEDITERRANEAN		
CUSTOM BUILT MEDITERRANEAN HOME				
 <p>This 3,974 Sf home features 5 bedrooms all located on the second story. The large master retreat highlights an oversized walk-in closet, a spa like bath with two sinks & a soaking tub. The first floor is designed for entertaining & quality family living. A romantic covered patio great for eating alfresco all year round, professionally landscaped with lush shrubs and mature trees enhances this extremely private back yard. Close to shops, restaurants & the beach, this is truly a turn-key home</p>				
MLS#17-255466		301SKENTER.COM		
B. FARRUGIA A. LASCANO 424.253.5489		HILTON & HYLAND		

2900 CORDA LANE		Refresh.	11-2	591 E1	NEW
\$2,950,000	5+6	2sty-TRADITIONAL			
EXPERIENCE THE ULTIMATE PRIVACY WITH AMAZING VIEWS					
 <p>Sitting high off beautiful Mulholland Corridor this classic design architectural home with impressive rich curb appeal perfectly located at the end of Cul-De-Sac leading to this entertainer's 5 BR, 6 BA home which encompasses over 4600 sq. ft. on almost 1/3 acre land. Situated in an amazing private, tranquil & quiet setting with spectacular canyon, City and tree top views with a fabulous and spacious park like professionally designed landscaped grounds with pool, double grassy area & gazebo.</p>					
MLS#17-261932		Cent Vac, Dshwshr, Dryer, Frzr, Grbg, Other			
Michael Mikail (310) 617-6272		RODEO-BEVERLY HILLS			

305 S ANITA AVE		Open	11-2	NEW
\$2,698,000	3+2	1sty-TRADITIONAL		
TIMELESS BRENTWOOD HOME				
 <p>Move in or reimagine this timeless home occupying an idyllic lot in Brentwood. Abounding w/coastal European charm, the home's clean white & Mediterranean blue facade gives way to an open living/dining rm, illuminated by walls of windows & framed by original built-in shelving. Through the kitch & breakfast nook, one finds a sprawling outdoor paradise w/towering trees. Three sizable beds & a detached 2-car garage polish off this offering for a full life, nestled beneath the trees. Welcome home.</p>				
MLS#17-260912		305anita.com		
Smith & Berg 310.500.3931		PARTNERS TRUST BH		

906 WELLESLEY AVE		Open	11-2	NEW
\$2,675,309	4+4	TRADITIONAL		
BROKERS OPEN SPECIAL - The first visitors that give us feedback will get a free \$10 Starbucks card! *This is a *MUST SEE Brentwood home! Resort style living.				
MLS#17-255226		BBQ, Dshwshr, Rng/Ovn, Fridg		
Sean McMillan		HEYLER REALTY		

2254 THE TERRACE		Refresh.	11-2	NEW
\$1,100,000	2+2	CONTEMP MED		
PIED-A-TERRA IN MOUNTAIGATE!				
 <p>Great one bedroom & den that can be used as a 2nd bedroom. Bring your decorator & imagination & make it your own! Wonderful high ceilings, dramatic entry, spacious rooms, 2 fireplaces, French doors lead to balcony off living room and master to yard, Good closet space. Master bath was recently updated. Big kitchen w/ eating area, & good sized dining area. Attached 2 gar garage with lots of storage. Great flow for entertaining. Being sold in as-is condition.</p>				
MLS#17-259886		BBQ, Dshwshr, Dryer, Frzr, Grbg Disp, Other		
Carole Schiffer 310-442-1384		COLDWELL BANKER RESI		

11808 KEARSARGE ST		Open	11-2	red
\$4,895,000	4+5	ARCHITECTURAL		
MID-CENTURY MODERN:: GEORGESCU & KRUEGER, ARCHITECTS				
 <p>Private, gated, ficus-lined drive leads to a pristine white stucco and glass compound overlooking a forested arroyo. The 2-story living room is overlooked by two mezzanine rooms. The kitchen and family room provide direct access to a dining terrace which steps to a yard-sized deck w/ pool, spa and covered lounge. Standing apart from the main house a glass pavilion w/ bathroom & cooking facility serves as a guest house, gym or office.</p>				
MLS#17-244962		Blt-Ins, Clng Fan, Dshwshr, Dryer, Frzr,		
Mike Deasy/Sara Clephane 310-909-4648		DEASY PENNER & PARTN		

06 Brentwood Condo / Co-op

11715 CHENAULT ST, UNIT 102		Open	1-2	NEW
\$1,115,000	2+2.5	1sty-MEDITERRANEAN		
BRENTWOOD LUXURIOUS 2 BEDROOM				
 <p>Luxurious 2 bedroom and 2.5 bath condo built in 2009. Designer finishes w/ Asian Maple Floors throughout, Epicurean kitchen, Viking 6 Burner Range, Viking Refrigerator, Caesarstone Countertops and Crackle Porcelain Tile backslashes. . Both bedrooms are en suite with a spacious master with custom walk-in closet, tile and stone bath with separate tub and shower as well as French Doors opening out to a warm and inviting patio. Building features a community gym and earthquake insurance.</p>				
Lindsay/Hicks 310-466-7892		www.11715chenault102.com		
PARTNERS TRUST				

11954 GOSHEN AVE #103		Refresh.	11-2	NEW
\$749,000	2+2	3sty-CONTEMPORARY		
BEAUTIFUL TOWNHOUSE IN BRENTWOOD				
 <p>This charming townhome features a spacious light & bright living room w/a high ceiling, gorgeous fireplace, a balcony & a skylight that provides copious natural lighting. The downstairs large master bedroom features two walk-in closets, a private fireplace as well as a lovely patio w/ a separate entrance. The second bedroom is upstairs with a cedar closet and ample storage. Plantation shutters are throughout the home. Washer & dryer are included and the unit comes with two secured parking spots.</p>				
MLS#17-262008		Dryer, Rng/Ovn, Fridg, Wshr		
Touraj Basti 310-592-6664		COLDWELL BANKER BHN		

11970 MONTANA AVE #105		Open	11-2	NEW
\$735,000	2+1	CONTEMPORARY		
AMAZING OPPORTUNITY FOR UNDER 800K IN BRENTWOOD				
 <p>Gorgeous unit with brand new everything. Hardwood floors, paint, kitchen, appliances, stone, tile, lights, Nest system, hardware, and much more. Designed and styled by Martha Moos Design Group. Light and bright with large master bedroom and double vanity bathroom. Located in the Villa Montana building with on-site management, pool, gym, and sauna. HOA includes water, gas, earthquake insurance, and trash. This unit will not last long!</p>				
MLS#17-262018		HiltonHyland.com		
Eric Hassan 310.971.5655		HILTON & HYLAND		

07 West L.A. Lease

11658 IOWA AVE		Open	11-1	NEW
\$3,250	3+3	CONTEMPORARY		
HARD TO FIND-2+DEN TOWNHOME- BEST WEST LA				
 <p>Wonderful unit w/wood floors & carpets; step up dining room; Master Bdrm w/high ceilings and balcony; Plantation shutters, Bright open kitchen with breakfast area built in dishwasher, range/oven & microwave. Central Air; Separate entrance from street. Easy access to freeway 405 or 10, restaurants, casual dining, shopping - Ralphs Fresh Faire, Trader Joes, Western Bagel - so much more.</p>				
MLS#17-262002		Dshwshr, Grbg Disp, Micro, Rng/Ovn		
Roz Mishkind 310-749-4201		COLDWELL BANKER - BW		

08 Cheviot Hills - Rancho Park *Single Family*

X 2700 MIDVALE AVE	Lunch	11-2	NEW
\$1,850,000	4+3	2sty-HACIENDA	



WESTSIDE GARDENS

Beautifully designed and rebuilt in 2008 this gorgeous home combines style, natural light and soaring ceilings to create a wonderful living environment. Backyard is great for playing and entertaining with a big rock slide descending into a lagoon like pool with an spa inset at one end. Beautiful hardwood floors, built-in bookcases, 3 sided "peninsula" fireplace and built-in 5.1 surround sound. The Kitchen and dining areas have 20 foot ceilings.

MLS#17-261996
Lee Ziff 310-945-7752
KELLER WILLIAMS BH
Dshwshr,Dryer,Grbg Disp,Hood Fan,Rng/Ovn

09 Beverlywood Vicinity *Single Family*

3023 CARDIFF AVE	Open	11-2	NEW
\$1,095,000	3+2	1sty-TRADITIONAL	



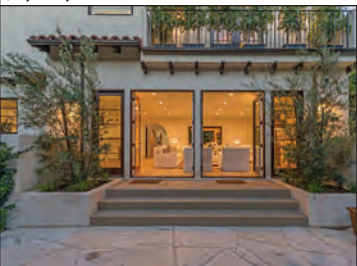
CHARMING HOME LOCATED IN TRENDY BEVERLYWOOD AREA

Charming traditional family home located in desirable Beverlywood adjacent neighborhood. This 3 bedroom, 1.5 bath home features an elegant spacious living room with a wood burning fireplace. The open kitchen leads to dining area. The private backyard has a patio and fruit trees, an inviting oasis perfect for entertaining and indoor/outdoor living. Additional features include hardwood floors throughout, lots of natural light, beautiful details, a/c and heat and much more.

Bellet/Grakal Group 3103672288
KELLER WILLIAMS BH

10 West Hollywood Vicinity *Single Family*

829 N ORLANDO AVE	Open	11-2	NEW
\$4,999,000	4+6	SPANISH	



MODERN SPANISH ON THE BEST STREET IN WEHO!

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.

Paul Wylie 323-515-9585
LAMERICA REAL ESTATE
Oven, Dishwasher, Range, Refrigerator

8009 CLINTON ST	Open	11-2	NEW
\$1,365,000	2+2	SPANISH	



SPANISH CHARMER IN PRIME LOCATION

This stunning & cozy Spanish is perfectly situated moments from some of L.A.'s best shopping & restaurants. It blends character and modern luxury beautifully. White walls, hardwood floors throughout, formal dining room, newly updated chef's kitchen with attached breakfast area or office. Spacious living room opens to intimate outdoor patio, perfect for entertaining. An en suite master bedroom and generous secondary bedroom complete this lovely home!

Verna Helbling 310 849 2485
JOHN AAROE GROUP

10 West Hollywood Vicinity *Condo / Co-op*

1014 HILLDALE AVE	Open	11-2	NEW
\$1,799,000	2+2.5	CONTEMPORARY	



LIGHT AND BRIGHT 2,500 SQ.FT. FREESTANDING TOWNHOUSE

Private attached 2-car garage & expansive city views from your private rooftop deck. This 2BR + DEN + 2.5BA multi-level townhouse is comparable to owning a private home, no common walls-in arguably the most dynamic location in WeHo. With Den/Office downstairs, a wide stairway leads to an open kitchen, large dining area & living room, along w/ several balconies. Another flight of stairs ushers you to the two additional bedroom suites, including a spacious master w/ a beautiful master bathroom.

MLS#17-259762
Natalie Cadoch/Eli Karon 310-854-9974
TELES PROPERTIES
www.1014Hilldale.com

8455 FOUNTAIN AVE #509	Refresh.	11-2	NEW
\$999,000	2+3	1sty-CONTEMPORARY	




PRIME WEHO PENTHOUSE 1 BLOCK TO SUNSET PLAZA, EQUINOX ETC!

Gorgeous 1,900+ square foot Penthouse at Fountainview with dramatic entry, high ceilings, huge living room with fireplace opening up to den with bar, separate dining area, stunning kitchen with stainless appliances, breakfast area, washer/dryer area, powder room, 2 master walk-in closets, lux spa like master bath, 2 side by side parking just 1 block from Sunset Strip, Equinox, fine dining and shopping! Building has resort-like pool, spas and gym!

MLS#17-254862
Jeffrey Hobgood 310-305-7653
SOTHEBY'S BEV HILLS
Stainless Appliances, Washer&Dryer Pool+

1050 N EDINBURGH AVE #109	Open	11-2	NEW
\$998,000	3+4	MEDITERRANEAN	



MEDITERRANEAN CHARM WITH MODERN STYLE

This spacious 3-level town home is in a sought after West Hollywood locale. Enter through iron gates to the most desirable corner of the building, w/sweeping views of the North, East & South. The open living/dining room inaugurates the home w/tray ceilings & iron accents, beckoning you into the generous kitchen & outside to a secluded patio. Following the staircase to the second floor, one will find two updated bedrooms & an additional lofted bedroom w/a large balcony. Welcome home.

MLS#17-261560
Smith & Berg | Stadler 310.500.3931
PARTNERS TRUST BH
1050edinburgh109.com

1351 N CURSON AVE, UNIT 1	Refresh.	11-2	NEW
\$889,000	3+2.5	2sty-CONTEMPORARY	



VIEWS, PENTHOUSE, TOWNHOUSE, WEHO ADJ, HOLLYWOOD

Stunning townhouse style north of Fountain on Curson Ave. 3 large bed and two full baths and a powder. Open floor plan concept on entry level with soaring 14 feet ceilings, views of the Hollywood hills and downtown LA. Move-in condition, washer/ dryer side by side, two car tandem. Small building only 12 units. Probate NOT subject to court approval. Corner unit, one shared wall. Close to everything, Electric Owl, the Pikey and rumored new Whole Foods on Sunset. Show Cold.

Kathryn Shafer 323-376-9601
REALTY GROUP LA-KWBH
Remodeled Tip to Toe

7949 SELMA AVE, UNIT 1	Open	11-2	NEW
\$779,000	2+2	1sty-MODERN	



STUNNING WEHO FRONT UNIT!

Gorgeous 2 bedroom & 2 bathroom front unit condo in one of the best neighborhoods, features a pool, balcony, and 2 dedicated side-by-side parking spaces. Cook like a pro in the gourmet kitchen. Just around the corner is the Griddle Cafe, Crunch Fitness, Coffee Bean, Sundance Cinema, and many other boutiques & restaurants. HOA is \$400/month. Welcome home!


The Sunset Team 310.274.3900
KW DTLA
www.7949SelmaUnit1.com

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- ✓ 1 Million Monthly Views on Guests.TheMLS.com

TUESDAY

1215 N OLIVE DR #405	Open	11-2	NEW
\$639,000	1+1	CONTEMPORARY	



TOP FLOOR WEHO FIND WITH VIEW TO DOWNTOWN

This stunning unit has recently been updated w/ gleaming hardwood floors & gorgeous bath w/ elegant finishes & sculptural metal sink. Floor-to-ceiling windows bathe the oversized bedroom in light, framing views all the way to the Downtown skyline. A den w/ closet expands the living space. Entertain with ease in the living room with decorative fireplace and wet bar, just steps away from a sleek open kitchen. Or just spend time relaxing at the pool with its large, tranquil sundeck.

MLS#17-260966
Steve Sanders 323-828-6471
JOHN AAROE GROUP

Dshwshr,Grbg Disp,Rng/Ovn,Fridg

1420 N LAUREL AVE #402	Open	11-2	rev
\$1,249,000	2+2.5	ARCHITECTURAL	



GORGEOUS 2-STORY PENTHOUSE W/ STUNNING VIEWS. PRIME WEHO!

Chic 2-Story WeHo Penthouse (Townhouse) Built in 2005 With Panoramic Views & 4 Outdoor Terraces! The Bright 2 Bedroom Suite + 2.5 Bath Front Unit Has South, West, & North Exposures. It Features Sleek High End Designer Details, Fixtures, & Stainless Steel Appliances. The Modern Gourmet Kitchen Boasts Caesarstone Counter Tops & Imported Cabinets, Hardwood Floors In Living Room & Dining Area. Laundry Inside Unit. 2 Parking Spaces Side by Side. Prime location in West Hollywood

MLS#17-256708
ST. JAMES + CANTER 310.291.1029
BERKSHIRE HATHAWAY

WWW.STJAMESCANTER.COM

10 West Hollywood Vicinity *Income*

636 HUNTLEY DR	Open	11-2	592	rev
\$2,399,000	Duplex	2sty-CAPE COD		



EXCELLENT MONTHLY INCOME POTENTIAL

Two private homes on a large lot in prime West Hollywood design district. Excellent opportunity to own an income property that pays for itself w/ monthly rental income projected around \$11,500 (if fully rented). Front unit is a sensationally designed modern 2-sty, 2+2 East Coast style Cape Cod exterior w/stylish loft-like interior. The back unit is a charming 2+1 classic cottage with period details, exposed beamed ceilings and dark wd/flrs with its own private front and backyard + garage.

MLS#17-252978
Brian Mazurkiewicz 310-386-9086
JOHN AAROE GROUP

See Full Page Ad

10 West Hollywood Vicinity *Lease*

1414 N HARPER AVE #3	Open	11-2	NEW
\$4,900	2+2	SPANISH	



EXQUISITE SPANISH CONDO IN "7 FOUNTAINS" FOR LEASE!

Oversized 2 bd/2ba, PLUS huge, separate office. All on a single-level, this feels like its own detached home with private one-car garage & laundry room. Private entrance, family room w/fireplace. Ample kitchen & adjacent Master Bed w/ walk-in closet, bath & patio. 2nd bedroom has a private entrance & en-suite bath! Wheelchair accessible. Guest parking just outside your door, plus ample street parking. Gorgeous residence in one of the hottest areas in Los Angeles.

MLS#17-260918
Roger Perry 213-999-1838
RODEO REALTY - BH

www.RogerPerry.com

11 Venice *Single Family*

550 RIALTO AVE	Open	11-2	NEW
\$9,750,000	3+4	ARCHITECTURAL	




VALET PROVIDED

This picture-perfect Modern H-shaped courtyard home has been completely remodeled and remastered, just moments from Venice Beach and steps from Abbot Kinney Blvd. In a neighborhood where privacy is hard to come by, this home exudes the tranquility of a modern sanctuary, where the attention to air and light has been seamlessly integrated. Enjoy the entirely re-imagined outdoor Zen courtyards with a ceiling made of stars that highlights the new sandstone pavers and magnolia trees.

MLS#17-249144
Aaron Kirman 424-249-7162
JOHN AAROE GROUP

Blt-Ins,Cent Vac,Dshwshr,Elvtr,Grbg Disp

129 KETCH MAL	Open	11-2	NEW
\$2,895,000	3+4	TRADITIONAL	



ELEGANT SILVER STRAND HOME

Chic and elegantly updated Silver Strand spacious home is steps from the beautiful sandy beaches and trendy restaurants of Marina Del Rey and Venice. Easy entertaining in the open concept living spaces allows for casual dinner parties, holiday gatherings and movie nights. The grand living room has French doors that open to a private patio, perfect for So Cal indoor/outdoor living. Of course, there will always be sunsets to view on your rooftop patio.

MLS#17-249144
Kerry Ann Sullivan 3105020236
HALTON PARDEE

www.haltonpardee.com

1106 ROSE AVE	Open	11-2	NEW
\$2,888,000	4+5	MODERN	



ROSE- GOLF COURSE VIEWS IN GORGEOUS HOME WITH POOL

1106 Rose Ave is the perfect blend of modern and bohemian Venice Beach living. This property boasts 4 bedrooms, 4.5 baths with a spectacular secluded backyard with a baja sectioned pool, raised spa and waterfall. The living area consists of a state of the art kitchen with Thermador appliances, linear fireplace encased in Carrera marble. The master bedroom has a custom walk-in closet, marble finishes in the bathroom with a stand-alone tub, and a tranquil patio overlooking the serenity of Venice.

MLS#17-249144
Kerry Ann Sullivan 3105020236
HALTON PARDEE

www.haltonpardee.com

860 AMOROSO PL	Open	11-2	NEW
\$1,875,000	2+1	1sty-CALIFORNIA BUNGALOW	




SWEET WALK STREET PROPERTY

Invest in one of the hottest areas of Silicon Beach! Amoroso Place may just be the sweetest Walk Street in Venice. This Walk Street home is on a very desirable corner lot. Live now and build or add on in the future. A sunny home with all wood floors and great closet space. The living room opens to a separate dining area big enough for guests. The kitchen features new cabinetry and newer built in appliances including a Washer/ Dryer. Defying square footage all rooms feel generous in size.

MLS#17-261542
Linda Scheft 310-985-5812
COLDWELL BANKER

Built In Appliances

717 CALIFORNIA AVE	Open	11-2	671H5	rev
\$3,950,000	2+1	MID-CENTURY		



LEGENDARY VENICE PROPERTY OF JAY GRIFFITH

Dramatically situated on an oversized 8,207 sf triangular lot, the longtime residence of renowned landscape designer Jay Griffith is a one-of-a-kind Venice property. Expansive grounds share only 1 property line with neighbors & are uniquely positioned to enjoy the best sunlight exposure of any lot west of Lincoln Blvd. The stunning compound has served as a horticultural laboratory for decades & is filled with magnificent specimen plants, impressive sculptures & artistically cultivated gardens.

MLS#17-243576
Jennifer Hughes 310-383-7299
BULLDOG REALTORS

OVERSIZED 8207 SF TRIANGULAR LOT

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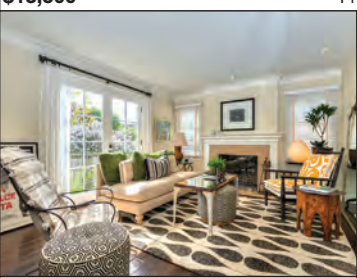
11 Venice *Condo / Co-op*

41 SUNSET AVE, UNIT 302	Open	11-2	NEW
\$1,465,000	2+2	ARCHITECTURAL	
	<p>PENTHOUSE LOFT WITH MASSIVE PRIVATE OCEAN VIEW ROOFTOP</p> <p>Brooklyn meets Venice Beach in this ultra-cool loft style penthouse with ocean views in the heart of Silicon Beach. Located steps from the beach and at the hub of where Main Street, Rose Corridor, and Abbot Kinney all come together, you could not find a better location for a true urban lifestyle and living. Unit features include concrete floors, open style kitchen and living with double height ceiling, amazing loft which opens to private roof top. Perfect place to entertain.</p>		
David / Anna Solomon THE AGENCY	424.400.5905	www.41Sunset.com	

11 Venice *Income*

1009 PALMS BLVD	Open	1-2	NEW
\$1,895,000	ARCHITECTURAL		
	<p>DESIGNED FOR SMART LIVING!</p> <p>Rare opportunity to own a unique Venice residential duplex offering luxurious options beyond rental income. Efficient living space w/ enormous capability for owner user, extended family or work from home professionals. The front home features 2 beds & 2 baths w/ large rooftop deck while the back house has 3 beds & 2 baths. Both homes have hardwood flooring, Bosch appliances, Carrera marble countertops, central AC/Heat, recessed lighting, tank less water heater & integrated speaker system.</p>		
MLS#17-257976 Laurie Woolner POWER BROKERS INTERN	310-699-0980	Rng/Ovn,Fridg	

11 Venice *Lease*

719 SUPERBA AVE	Lunch	11-2	NEW
\$13,500	4+3	TRADITIONAL	
	<p>GATE HOME FOR LEASE ON ONE OF BEST STREETS IN VENICE</p> <p>Gated, private Bohemian traditional home in Venice. This charming rental is west of Lincoln Blvd and close to shopping/dining on Abbot Kinney and Venice Blvd. With 3 bedrooms upstairs plus an office/4th bedroom and den downstairs, in addition to the full kitchen, living room and dining room, the floorplan is flexible for a variety of lifestyles. The den and dining room open to the backyard, which features a deck and vegetable garden. Parking in detached 1-car garage.</p>		
MLS#17-250406 Juliette Hohnen DOUGLAS ELLIMAN	323.422.7147	Lunch Served	

115 OCEAN FRONT *rev*

115 OCEAN FRONT	Open	11-2	rev
\$17,000	3+4	ARCHITECTURAL	
	<p>FABULOUS LEASE JUST SOUTH OF SEA COLONY ON THE BEACH!</p> <p>Stunning Beachfront Ocean View Furnished Townhouse lease in renowned 5 unit Architectural complex.High ceilings with huge walls of glass overlooking the beach and Ocean! beautiful hardwood floors,Fabulous master suite, 2 viewing decks, media room/family room, 3 bedroom, 3.5 baths, Direct entry private garage for 2 cars plus extra space - total parking for 3 cars plus extra storage.6 month minimum lease</p>		
MLS#17-220538 Marshall/Mann COLDWELL BANKER	310-777-6263	Just South of Sea Colony on the beach!	

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

12 Marina Del Rey *Single Family*

129 ROMA CT	Refresh.	11-2	NEW
\$2,650,000	4+4	2sty-CONTEMPORARY	
	<p>INCREDIBLE CANAL-FRONT VALUE IN SILVER STRAND</p> <p>Enviably style, comfortable class, the kind of waterfront, coastal lifestyle one dreams about...and now the greatest value in Marina Del Rey's Silver Strand. Over 3500 sqft of elegance and luxury just a block from the Exquisite Master Suite with gracious bath/walk-in closet feature vistas over the canal and across to a peek-a-boo ocean view. Spacious roof deck. Impeccably maintained and priced for an immediate sale.</p>		
Robin Walpert SOTHEBY'S INTL RLTY	310-480-4980	www.129RomaSilverStrand.com	

725 OXFORD AVE *NEW*

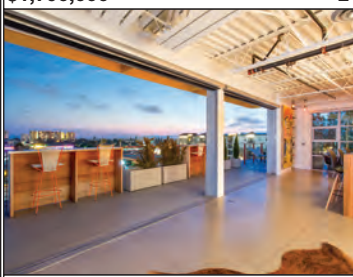
725 OXFORD AVE	Open	11-2	NEW
\$2,298,000	4+3	2sty-CONTEMPORARY	
	<p>SPACIOUS OXFORD TRIANGLE RETREAT</p> <p>Experience elevated living at the beach. Located moments from the sand, world class Abbot Kinney Blvd, and scenic Marina del Rey, this home is a retreat in the middle of the action. Soaring ceilings, and a timeless floor plan welcome you into the bright living and dining rooms of this charming home, completely remodeled in 2008. The stylish gourmet kitchen, complete with an adjacent butler's pantry, opens effortlessly into the family room. Swing open the French doors and enjoy the backyard...</p>		
Stormie Leoni HALTON PARDEE	3109076517	Hardwood Floors, Gourmet Kitchen	

128 ROMA CT *rev*

128 ROMA CT	Open	11-2	rev
\$2,950,000	4+5	MODERN	
	<p>CENTER OF MARINA DEL REY'S SILVER STRAND</p> <p>Masterfully redone by world-renowned designer Anne Hauck, every detail of this impeccable 3-story, private rooftop home was created with a careful artistic eye. Step inside to a magazine-worthy dining & living room, connected by an open floor-to-ceiling fireplace. The kitchen is crafted to hold everything yet show nothing. Wander upstairs to your master suite, complete with 2 balconies, secluded seating area, walk-in closet, and 5-star bathroom.</p>		
MLS#17-241018 D Kramer A Powers HILTON & HYLAND	310-691-2400	www.DavidKramerGroup.com	

12 Marina Del Rey *Condo / Co-op*

4141 GLENCOE AVE #512 *NEW*

4141 GLENCOE AVE #512	Open	11-2	NEW
\$1,790,000	2+2	MODERN	
	<p>MDR ONE OF A KIND PENTHOUSE UNIT</p> <p>This is "IT." One of a kind, ocean view SoHo style Penthouse in the Marina Arts District. Fleetwood sliders seamlessly disappear and open onto a 180 degree wrap around private patio, making for a combined indoor/outdoor living space of over 2,500 sq ft! This entertainer's delight has top of the line everything with custom walnut cabinets, Neolith Stone countertops, Viking appliances, electronic shades, 100 yr old reclaimed brick, projector with 100" movie screen and more. Watch sunset over mtns</p>		
MLS#17-258954 Tab Howard SOTHEBY'S INTERNATIO	310-346-3500	Dshwshr,Dryer,Grbg Disp,Hood Fan,Rng/Ov	

33 PRIVATEER ST #3 *NEW*

33 PRIVATEER ST #3	Open	12-2	NEW
\$1,498,000	2+3	3sty-ARCHITECTURAL	
	<p>TOWNHOUSE STYLE HOME WITH OCEAN & CANAL VIEWS</p> <p>Incredible custom finished home w/open floor plan & tremendous ocean views from private roof deck & top floor loft. Living rm w/custom fireplace, maple floors & canal view. Kitchen w/ dining area complete w/sit-up breakfast bar, center island, pantry, GE fridge, induction cooktop. Glass & cable stairway to loft area ideal for TV viewing. Master bedroom on entry level w/2 closets, built-in cabinets, custom shower.2nd bedrm w/wall of closets, full bath & canal view. 2 car tandem parking w/3rd spot</p>		
MLS#17-261118 Peter & Ty Bergman BERGMAN/GIBSON INT'L	310-821-2900	33privateer3.com	

TUESDAY

13320 BEACH AVE #208	Open	11-2	NEW
\$824,000	0+2	4sty-MODERN	




GORGEOUS LOFT

Gorgeous one bedroom loft space located at the Steel Lofts of Marina Del Rey. This unit has floor to ceiling windows, an open floor plan that includes a large open kitchen with central island, a spacious living room and dining room area, a half wall divides the bedroom and bath from the public areas. area that can be an office or There is a walk in closet, washer and dryer in the unit and a second bath with tub. The unit comes with two tandem parking spaces.

MLS#17-260854
James Crane 310-855-4595
COLDWELL BANKER RESI Dshwshr,Elvtr,Grbg Disp,Micro,Rng/Ovn

259 MABERY RD	Open	11-2	631C7	NEW
\$4,495,000	5+5	CONTEMPORARY		



ORGANIC ENCHANTMENT...SANTA MONICA CANYON 5 BEDROOM HOME

Rare offering on coveted Mabery Road. This magical five bedroom, four and one half bath home has wonderful canyon and ocean views. It offers a truly flexible floor plan to accommodate a variety of lifestyles. This is truly a unique opportunity to live close to all Santa Monica's amenities, moments to the beach and experience the organic magnificence of the canyon. The adjacent property is also for sale.

MLS#17-260238
Kathy Fisher 310 622-7466
GIBSON INTERNATIONAL Blt-Ins,Cbl,Dshwshr,Grbg Disp,Hood Fan

13 Palms - Mar Vista Single Family

3671 BOISE AVE	Refresh.	11-2	NEW
\$1,795,000	3+2	1sty-TRADITIONAL	



PICTURE PERFECT IN PRIME MAR VISTA!

Open floor plan w/charming living room leads to formal dining area. Gorgeous chef's kitchen has eat-in breakfast bar, Viking Professional range, center island, & skylights. Master suite has walk-in closet, beautiful rustic barn door opening to 2nd closet, & luxurious bathroom w/elegant tub & classic bead board work. Refinished hardwood floors, fabulous natural light, grassy yard w/mature trees & detached garage/art studio. Sellers installed security system w/cameras & speakers in home.

MLS#17-260964
Rowe & Tzadik 424-203-1890
TELES PROPERTIES Blt-Ins,Dshwshr,Drye,Grbg Disp,Rfrg,Wshr

709 SAN LORENZO ST	Open	11-2	NEW
\$3,595,000	2+2	TRADITIONAL	



NEW IN THE CANYON

Wonderful single level Canyon home w/dramatic all season Lanai. The Lanai, which acts as the nucleus of the house, features stone floors, frpl & is enclosed in glass. Dining room with frp. Light filled kitchen w/island will compliment any Chef. Hdwd floors throughout. Master bath w/double sinks. Thoughtfully updated. Outside the Lanai is a koi pond. Back patio area for additional entertaining space. You'll feel like you are in a tropical paradise.

MLS#17-260970
Isabelle Mizrahi 310-230-3720
BERKSHIRE HATHAWAY

3733 OCEAN VIEW AVE	Open	11-2	NEW
\$1,549,000	3+2	TRADITIONAL	



PRIME MAR VISTA TRADITIONAL

Tastefully updated 3 bedroom and 2 bath traditional in super desirable Mar Vista neighborhood. Generous living room with an abundance of natural light and a wood burning fireplace opens to the dining area. Remodeled kitchen features custom cabinetry, poured-in-place counters, JennAir & Bosch appliances and two farmhouse sinks. Master bedroom with newly installed master bathroom. Hardwood floors through-out, European tilt and turn windows, recessed lighting. Private lushly landscaped back yard.

Dan Urbach 310.360.5096
THE AGENCY www.3733OceanView.com


267 MABERY RD	Open	11-2	NEW
\$2,695,000	2+3	2sty-SPANISH	



Take in the unique organic vibe of this two bedroom Spanish cottage in Santa Monica Canyon. The downstairs consists of a bonus room and bath with the living room, kitchen and two bedrooms upstairs. This is an opportunity to enjoy all that Santa Monica has to offer plus the natural ambience of the canyon and located just moments from the beach!

MLS#17-260260
Kathy Fisher 310 622-7466
GIBSON INTERNATIONAL Blt-Ins,Rng/Ovn,Fridg

3285 GLENDON AVE	Open	11-2	rev
\$2,959,000	4+5	CONTEMPORARY	



Amazing remodeled home perched at one of the highest points in West LA . A MUST SEE Stunning architecture makes this Westside Village home a masterpiece of indoor/outdoor living. Expansive Great Room with Fleetwood Bifold doors opening on to outdoor entertainment space.2nd floor features family sun space a virtual outdoor room.Home has a huge rooftop sundeck featuring jaw-dropping views from the Hollywood sign to the Pacific Ocean. The entire Western part of Los Angeles is spread at your feet.

MLS#17-260824
Rani Singh & Tim Jarnot 3107213171
RANJANI R. SINGH Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

446 25TH ST	Open	11-2	rev
\$6,498,000	5+7	3sty-SPANISH	



BEAUTIFUL SPANISH CONTEMPORARY

Situated in the desirable N. of Montana enclave of Santa Monica, this home has generously-appointed living spaces. Free-flowing design links the marble-clad kitchen w/the gorgeous living rm which, in addition to exposed wooden beams & carriage doors that lead into an intimate sitting parlor, boasts a brick wall w/fireplace. Accordion doors bring the outdoors in while leading out to a stone patio, full BBQ, grassy yard & pool/spa. Welcome Home.

MLS#17-249720
Smith & Berg 310.500.3931
PARTNERS TRUST BH 446twentyfifth.com

14 Santa Monica Single Family

350 MESA RD	Open	11-2	NEW
\$4,687,000	4+3.5	CONTEMPORARY	



SANTA MONICA CANYON CHIC

This newly completed ocean and canyon view contemporary in highly sought-after Santa Monica Canyon utilizes exposed structural steel, hardwoods and white walls to create a light, harmonious living environment. The open floor plan is perfectly balanced with each area of the house blending into each other while maintaining a subtle separation. Multiple decks, patios and a grassy yard create seamless indoor/outdoor living areas. Impeccable taste & style lend warmth to this contemporary showplace.

Urbach/Ambuehl 310.360.5096
THE AGENCY www.350Mesa.com

1045 23RD ST	Open	11-2	rev
\$3,995,000	4+5	ARCHITECTURAL	




ROOM ON PRICE -- BRING ALL OFFERS!

Stunning SM Arch designed by DUB Studios, seconds from Montana! In/Out liv at its finest. This new const hm w/atten to every detail includes wifi controlled light, sound & HVAC. Gorgeously ext provides sep outdoor rms, perfect for ent. Ent into a spacious open flr plan w/warm African Mahogany flrs throughout. Mod kit has cust Italian built-in cab & professional grade Miele app. Sep seating area cozies up to a sleek FP & opens to the landscaped back yard.

MLS#17-259840
Susan Kastner 310-382-8555
PARTNERS TRUST SANTA Blt-Ins,Dshwshr,Grbg Disp,Micro,Rng/Ovn,


TUESDAY

536 E RUSTIC RD	Open	11-2	rev
\$3,489,000	4+3	MID-CENTURY	
	Beautiful Mid Century light filled, open & inviting. The bright living room w/walls of glass opens to lush backyard. Kitchen has granite counters & high end appliances. The glass enclosed dining room makes an elegant statement; you'll feel like you are dining in a garden. Wood & stone floors add warmth & charm. Master bedroom includes a loft office with a large deck overlooking the canyon & old growth trees. Very private, meditative setting. Includes 2 lots for a total of 8,837 sf.		
MLS#17-239422			
Isabelle Mizrahi 310-230-3720 BERKSHIRE HATHAWAY			

2677 CENTINELA AVE #402	Lunch	11-2	rev
\$989,000	3+3	3sty-CONTEMPORARY	
	PRIME SANTA MONICA PENTHOUSE - COME FOR LUNCH 11-2 Townhouse-Style PENTHOUSE Condo Flooded with Sunlight - Breezy, Beach-like environment that lends itself to any lifestyle. Contemporary space with high ceilings ready to showcase art and enjoy the indoor-outdoor atmosphere. One of the most prime Penthouse units in Santa Monica, with outdoor spaces, and in close proximity to great shops, restaurants, park, gym, and markets. Pool, Spa, Earthquake insurance + extra storage. S/S Parking. This is the best of Silicon Beach living...		
MLS#17-259950			
Gwen Tanguay 310-390-6655 REDWOOD REALTY			
SEE DOOR PERSON FOR ACCESS TO PARKING			

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

14 Santa Monica Lease

101 OCEAN AVE #D302	Open	11-2	NEW
\$9,700	2+2	ARCHITECTURAL	
	101 OCEAN AVE #D302 OCEAN ,MOUNTAIN AND COASTLINE VIEWS FROM SANTA MONICA TO POINT DUME IN ONE OF A KIND ARCHITECTURAL BUILDING. UNIT D302 HAS WONDERFUL VIEWS AND THE OCEAN WAVES CHARM YOU AS YOU SIT OUT ON THE PATIO OVERLOOKING THE BEAUTIFUL SUNSETS OFF THE COAST. LEASE TERMS ARE NEGOTIABLE, 1 OR 2 YEARS.		
MLS#17-245430			
Paula Ross Jones 310-255-5449 SOTHEBY'S			
Cbl			

14 Santa Monica Condo / Co-op

124 IDAHO AVENUE #502	Lunch	11-2	NEW
\$2,149,000	3+3	CONTEMPORARY	
	COME FOR LUNCH AND THE VIEWS!! Stunning Ocean, City & Mountain Views! Remodeled 3 bedroom, 3 bath just 1/2 block to Ocean Ave. Single level, great flr plan w almost 1800 sq ft, includes light/bright living rm/dining area w wood floors & firepl, gorgeous kitchen w stainless appliances, updated baths & amazing ocean views & breezes. Building features pool/spa, gym & rec rm. Common areas recently updated. Controlled access garage w 2 spaces, s x s, + guest park. Close to the park, Montana & 3rd Street Promenade and Metro.		
MLS#17-261320			
Randy Freeman 310-420-9242 BERKSHIRE HATHAWAY			
randyfreeman4realestate.com			

457 23RD ST	Open	11-2	NEW
\$8,495	3+3	1sty-TRADITIONAL	
	LEASE IN PRIME NORTH OF MONTANA! Available September 15th! This light and bright traditional home has a great indoor/outdoor flow. Wonderful single story floor plan with a spacious master suite. Featuring a living room with fireplace and den that overlooks a private yard. This is the perfect home for entertaining. Location is moments to the beach, Santa Monica Promenade & Montana Avenue.		
MLS#17-260920			
Steve Sawail 310.261.3777 COLDWELL BANKER			
Rng/Ovn			

15 Pacific Palisades Single Family

212 MARINE ST, UNIT 203	Refresh.	11-2	NEW
\$1,995,000	1+2	1sty-ARCHITECTURAL	
	SOPHISTICATED LOFT IN PRIME SILICON BEACH ****FREE AGENT PARKING**** Hip and sophisticated loft in the heart of Santa Monica's Main Street! Stunning unit has gleaming white floors, beautiful master suite & chef's kitchen. True entertainer's dream w/large windows & industrial roll top glass door that dramatically opens to one of 2 private balconies. Additional generous space to create another bedroom or perfect work/home vision. Best of beach & city living-stroll to sand, artisanal boutiques & restaurants on Rose, Abott Kinney & Main St.		
MLS#17-261320			
Janelle Friedman 310-850-3635 SOTHEBY'S INT'L			

17536 CAMINO DE YATASTO	Lunch	11-2	NEW
\$7,950,000	7+9	2sty-TRADITIONAL	
	GRAND ESTATE, TENNIS COURT, POOL, 33K SF LOT Situated within the coveted Palisades Country Estates, a 24-hour guard gated community, this home is traditional luxury at its best. Spacious layouts, verdant surroundings, total privacy, and massive in-home movie theater, a home like this becomes your own personal resort.		
MLS#17-260956			
A. Afshar R. Jancula 310.729.6852 COMPASS			
www.17536caminodayatasto.com			

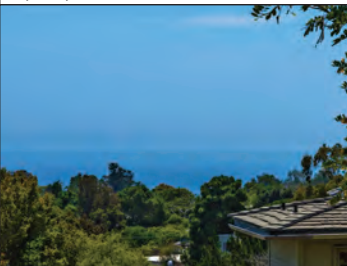
2913 3RD ST #306	Open	11-2	NEW
\$1,325,000	2+2	CONTEMPORARY	
	SEA VIEW COLLECTION CONDO STEPS FROM MAIN STREET Spacious 2 bed/2 bath Sea View Collection home in prime Ocean Park w/ ocean view. Newly refinished hardwood floors flow into the open dining & living room. Kitchen incl stainless appliances, granite counters, 5 burner cooktop, & lots of cabinetry space along w/ a laundry area. Large master suite incl a fireplace, walk-in closet & a large master bath w/ double sink, separate tub & large shower. Private patio is great for entertaining. Side-by-side parking spaces + guest parking.		
MLS#17-259356			
Nancy Osborne 310-907-6517 HALTON PARDEE			
Blt-Ins,Dshwshr,Dryr,Frzr,Grbg Disp,Othr			

15951 ALCIMA AVE	Open	11-2	NEW
\$6,495,000	4+4	2sty-SPANISH	
	1 1/2 ACRE SPANISH ESTATE Amazing value. New home across the street just sold for \$13.25M. 69,000 sq. ft. (approximately 1/2 flat). Perfect for remodel or build your dream estate. Enter through the gated tree lined private driveway to a private 3,248 sq. ft. Spanish style home with a sprawling landscape, California palm trees making this the perfect palisades retreat. Take steps to the top where you will find gorgeous views of the Pacific Ocean and coastline. Great location, just a few blocks to Palisades Village.		
MLS#17-260956			
Anthony Marguleas 3106631446 AMALFI ESTATES			
Dshwshr,Rng/Ovn			

TUESDAY

642 SWARTHMORE AVE	Open	11-2	NEW
\$2,995,000	2+2.5	3sty-CONTEMPORARY	
	FIRST TIME ON CARAVAN!		
<p>Located close to the Village, this gorgeous custom Contemporary residence boasts soaring ceilings & walls of glass looking out across tree tops to the canyon & beyond. A dramatic entry invites you inside where a dining/living room combination create a seamless living space ideal for entertaining. The entire top floor hosts a massive master w/ huge closet & sumptuous bath while the 2nd bd situated on the lover level, offers its own separate entrance, en-suite bath, ample storage and inviting deck.</p>			
MLS#17-257618		WWW.642SWARTHMORE.COM	
Pekar/Ellis Real Estate 310-496-5955		GIBSON INTERNATIONAL	


645 LAS LOMAS AVE	Refresh.	11-2	NEW
\$2,599,000	4+3	2sty-MID-CENTURY	
	INSPIRING MID-CENTURY W/VAST MOUNTAIN & TREETOP VIEWS		
<p>Open, airy, inspiring mid-century w/beautiful mountain, treetop & canyon views. Recent designer redo inside & out w/high beamed ceilings, hardwood floors, open kitchen w/ quartz counters & stainless appls. A wall of French doors opens to large view deck for true indoor/outdoor living. Huge view master w/fireplace, sunny bath, walk-in. Two additional bedrooms up, 1 bedroom/office down. Updated systems, pretty gardens & yard, lovingly maintained by longtime owners...a wonderful opportunity!</p>			
Alice Plato 310-704-4188		Quartz Counters, Hardwd flrs, Huge deck	
COLDWELL BANKER			

16177 ALCIMA AVE	Open	11-2	NEW
\$1,995,000	4+3	TRADITIONAL	
	AMAZING HOME, LOCATION AND OCEAN VIEWS FOR GREAT PRICE!		
<p>Warm & tranquil home on a great street w/ ocean views. Light & bright 3 bdrm + large office +3 bh home sits on an elevated lot north of Sunset. Most rms lead to enchanted courtyard or outdoor patios. 1st level features: spacious living rm w/ wd burning fire pl, master bedrm w/own private patio & remodeled bh. 2nd level features: 2 additional bedrooms & office. Other features include: oversized 2 car garage, recently updated landscaping. Near Rick Caruso's new development!</p>			
MLS#17-261318		Neil Spanier	
WALKER SPANIER 310-430-1513		KELLER WILLIAMS-SANT	

1545 AMALFI DR	Refresh.	11-2	rev
\$12,750,000	5+8	CONTEMPORARY	
	ELEGANCE HARMONIZED		
<p>Metro Capital Builders presents their latest Signature Residence in the Northern Riviera. Combining the best elements of Architectural and Nantucket designs. Feel the warm elegant details in this new home of 5 bedrooms, 8 baths, an office, and a 6-car showroom garage. Smart functional craftsmanship creates Voluminous Spaces, Refined Finishes and Transitions. Ready to entertain with a Zero-edge Pool & Spa and built-in BBQ Island. Splendid Mountain Views of Will Rogers Park and out to the Ocean.</p>			
MLS#17-243078		1545amalfidrive.com	
Adam & Ally Jaret 310.562.4073		TELES PROPERTIES	

17726 CALLE DE PALERMO	Refresh.	11-2	rev
\$3,399,950	4+5	MEDITERRANEAN	
	SPECTACULAR MEDITERRANEAN ESTATE		
<p>Located in the exclusive, guard gated community of The Country Estates, this spectacular Mediterranean home was inspired by the beauty of Southern Italy. A home of obvious distinction, custom construction can be felt in the impeccable craftsmanship and use of high-end finishes throughout the property. A dramatic two story grand foyer, a formal living room & dining room with custom ceilings both have French doors opening to a charming patio and sprawling park-like grounds.</p>			
MLS#17-242356		Blt-Ins,Dshwshr,Dryer,Frzr,Grbg Disp	
Christina Arechaederra		KELLER WILLIAMS PAC	

15 Pacific Palisades	Lease		
3736 SEAHORN DR	Open	11-1	NEW
\$6,900	4+3	1sty-CONTEMPORARY	
	GREAT HOUSE NEAR THE BEACH		
<p>Enjoy ocean breezes and proximity to the beach from this convenient, one-level, move-in condition ranch style home. Redone hardwood floors, newer washer, dryer and dishwasher, plus refrigerator included. Newer double oven. Freshly painted throughout. Newer carpeting in 2 of the 4 bedrooms (hardwood floors in other 2). Covered patio plus grassy yard. Great location - minutes to Palisades, Santa Monica, and even Silicon Beach! Sorry, no pets.</p>			
MLS#17-249434		Dshwshr,Dryer,Grbg Disp,Wshr	
Marta Samulon 3104965996		GIBSON INTERNATIONAL	

18 Hancock Park-Wilshire	Single Family		
333 S WINDSOR	Open	11-2	NEW
\$7,995,000	6+9	3sty-MEDITERRANEAN	
	EXQUISITE WINDSOR SQUARE ESTATE W/ GUEST HOUSE & LARGE POOL		
<p>Built in 1914, this Mediterranean Revival, designed by Morgan Walls & Morgan, is exquisitely updated and designer done. Discretely shielded behind a lush pineapple-guava grove, the formal entry opens to a dramatic gallery-foyer & grand stairwell. The light & spacious formal living room w/ Fireplace & dining room are designed for contemporary entertaining, as are the music/library & media rooms. The main house includes 2 en suite masters that open to one another if desired. 2 car garage.</p>			
MLS#17-259944		S. Windsor Blvd South of 3rd Street	
Ron Holliman 310-270-6682		COLDWELL BANKER BH N	

101 N GOWER ST	Lunch	11-2	NEW
\$2,225,000	4+2.5	2sty-TRADITIONAL	
	GRACIOUS TRADITIONAL IN LARCHMONT VILLAGE		
<p>Beautifully renovated home in the heart of desirable Larchmont Village. Spacious floor plan includes: living room with Batchelder fireplace, formal dining room, family room, large bright kitchen, powder room. Upstairs features 4 bedrooms and 2 bathrooms including master suite with walk in closet. Gated and hedged. Lovely garden. Third Street School district - buyer to verify.</p>			
Angela Bond 310.666.5052		www.LarchmontListing.com	
KW LARCHMONT			

659 S HIGHLAND AVE	Open	11-2	NEW
\$1,950,000	4+3.5	2sty-TUDOR	
	BEAUTIFUL ENGLISH TUDOR FAMILY HOME		
<p>Elegant English Tudor characterized by its charming period details featuring rich wood paneling. Great family home with open layout. Formal living and dining room with fireplace perfect for entertaining. Chef's kitchen with center island and stainless steel appliances with an adjoining breakfast room and family room. Guest bedroom and bathroom on first floor. Second story features ensuite master bedroom w/ sitting area, walk in closet and large balcony. Nice backyard. 2 car garage.</p>			
Katia Miramontes 310.310.0324		Available for Lease \$8,500	
KWBH			

722 S MUIRFIELD RD	Open	11-2	red
\$1,999,000	2250000	5+5	
	ATTENTION EVERYONE - GREAT VALUE!		
<p>Majestically sited on a large corner lot, approximately 1/4 acre in size. Enter through the grand formal entry accented with custom iron/glass doors. Extremely spacious floor plan with generously scaled rooms including: living room, music room, reading room, powder room, family room, breakfast room, kitchen and huge formal dining room. The second level features 5 bedrooms and 3 baths and the 3rd upper level has 2 bonus rooms. Other features include: new landscaping, LED lighting and 2 zone HVAC.</p>			
MLS#17-230468		Cing Fan,Rng/Ovn	
Bruce Walker 310-623-8722		RODEO REALTY - BEVER	

TUESDAY

852 S MULLEN AVE	Open	11-2	rev
\$2,695,000	4+5	SPANISH	
	STUNNING NEW CONSTRUCTION IN BROOKSIDE		
Stunning new construction at its very finest! Incredible California indoor/outdoor lifestyle situated in the great family neighborhood of Brookside. This stunning custom 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#17-247384			
Paul Wylie 323-515-9585		Blt-Ins,Dshwshr,Grbg Disp,Hood Fan,Micro	
LAMERICA REAL ESTATE			

1363 CARMONA AVE	Open	11-2	NEW
\$895,000	2+1	1sty-CALIFORNIA BUNGALOW	
	SPANISH INFLUENCED CALIFORNIA BUNGALOW IN WILSHIRE VISTA		
Quintessential 1920s California Bungalow w/ Spanish influences in the heart of Wilshire Vista. Character-filled home w/ lrg front patio, ivy covered façade, lushly landscaped rear yard w/ pergola-covered outdoor living area. Living Room with barreled ceiling, decorative fireplace, formal dining, kitchen w/ breakfast nook. Bath recently remodeled with Duravit soaking tub & separate shower. Garage converted to studio/den with lovely, exposed wood beams. Walking distance to Shops, restaurants.			
MLS#17-228344			
Pete Buonocore 323-762-2561		www.COREGROUPLA.COM	
KW - LARCHMONT			

591 N BRONSON AVE	Open	11-2	rev
\$1,899,000	4+3	SPANISH	
	LARCHMONT VILLAGE TWO-STORY SPANISH HACIENDA		
Incomparable, remodeled two-story Spanish hacienda nestled on prime corner lot steps to Larchmont Village. Large living/dining room w/dramatic, vaulted high-beamed ceilings ft. fireplace, hardwood floors & recessed lighting. Gourmet kitchen w/granite countertops & stainless steel appliances, open eat-in breakfast area. French doors to the back patio w/decorative-tiled fountain. 4BR/3BA in the main plus 1BR/1BA bonus room adjacent to the detached garage. 2nd story balcony & master suite w/ bath.			
MLS#17-254204			
The Kostrey Collection 323-785-7545		www.591Bronson.com	
NOURMAND & ASSOCIATES			

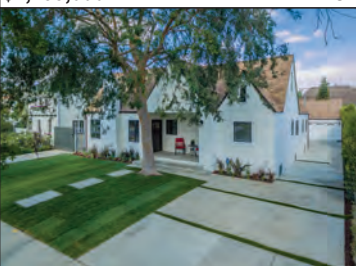
112 N EDINBURGH AVE	Open	11-2	rev
\$3,295,000	4+5	SPANISH	
	NEW MODERN SPANISH WITH A NEW PRICE		
Best fusion of warm rich Spanish architecture and modern amenities with all new construction. This stunning home boasts an expansive open floor plan with high ceilings. The outdoors has a pergola trimmed with bougainvilleas looking out to the saltwater pool & 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		BBQ,Blt-Ins,Dshwshr,Frzr,Grbg Disp,Other	
LAMERICA REAL ESTATE			

18 Hancock Park-Wilshire Condo / Co-op

533 S ST ANDREWS PL #103	Open	11-2	NEW
\$389,000	1+1	MID-CENTURY	
	FANTASTIC CONDO IN AWESOME LOCATION!		
A very spacious, quiet, and open condo with newly remodeled kitchen with all upgraded stainless steel appliances and cabinets! Almost 800 sqft! GREAT LOCATION! Close to downtown, Hollywood, Miracle Mile in a very convenient location in Koreatown-adjacent to Hancock Park. Walking distance to restaurants, shops & markets, and the Purple Metro Line. Clean and well-maintained building; includes a community pool. Comes with 1 assigned parking spot along with 22 guest spots for the entire building.			
MLS#17-261206			
Anna Lee 213-675-6407		Cng Fan, Dshwshr, Micro, Oven, Fridge	
KW LARCHMONT			

534 N SIERRA BONITA AVE	Open	11-2	rev
\$2,745,000	4+5	SPANISH	
	NEW CONSTRUCTION WITH NEW PRICE		
Incredible 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		BBQ,Blt-Ins,Dshwshr,Frzr,Grbg Disp,Other	
LAMERICA REAL ESTATE			

19 Beverly Center-Miracle Mile Single Family

846 S CLOVERDALE AVE	Refresh.	11-2	NEW
\$1,799,000	3+4	MODERN	
	CHIC & MODERN HOME IN MIRACLE MILE!		
Chic and modern renovated masterpiece home located in heart of LA's Miracle Mile. The open concept floor plan makes for a bright feeling, complemented by its soft, modern interior throughout the house. This is a brand new home rebuilt from the studs, featuring all new wood floors, new windows, central air, LED lighting throughout, all new bathrooms and kitchen, surround sound, The top of the line kitchen features "Bi fold doors" leading to the lush greenery of the back yard, farmhouse sink, des			
MLS#17-261570			
Noah Stangby 818 516 1715			
TRIMAX REALTY, INC.			


19 Beverly Center-Miracle Mile Condo / Co-op

1200 S CORNING ST #P307	Open	11-2	rev
\$659,000	2+3		
	1200 S CORNING ST P307 LOS ANGELES CA 90035		
Newly painted and updated 8/19/2017. Townhouse style, 1305 sq ft +/- 2 bedroom, 2.5 bathroom, double level penthouse located in desirable Beverly Center area. This residence has a full length balcony and an entrance on both levels with great views of City, Hollywood sign and hills. Equipped with stainless steel appliances, floor to ceiling windows, 2 secure carparks, high ceilings, fireplace, central heat, air-conditioning, in unit washer / dryer. Newly painted and updated. Come and view today.			
MLS#17-245292			
Robert Good 3104353772		www.1200SouthCorning.com	
KELLER WILLIAMS-SM			

19 Beverly Center-Miracle Mile Single Family

1042 ALVIRA ST	Open	12-2	NEW
\$1,279,000	3+2	SPANISH	
	SPANISH COLONIAL IN SOUTH CARTH Y HPOZ		
This 3 bed/2bath Spanish Colonial has not been on market for over 50 years in the Carthy HPOZ. Property sold as is. Original condition. Lovingly maintained. Loads of closets and built-ins including a cedar closet. Two car detached garage with separate storage room. Two fireplaces in home and charming fireplace outside. Large kitchen with separate eating area. Minutes to Beverly Hills, Grove and Beverly Center.			
MLS#17-261140			
Heller/Block 310-729-7492		Blt-Ins,Cbl,Dshwshr,Dryer,Grbg Disp	
COLDWELL BANKER RESI			


20 Hollywood Single Family

1246 GORDON ST	Open	11-2	rev
\$1,029,000	3+4	MODERN	
	FINAL 2 HOMES AT STUDIO10! NEW STAGED MODELS!		
Final 2 Homes at Studio10! A collection of 10 NEW single-family homes w/gated driveway in Hollywood. Open floor plan w/Oak plank wood flooring throughout, high ceilings & large windows w/abundant natural light. Eat-in kitchen w/slab countertops, custom cabinetry, & SS appliances. Upstairs are 2 en-suite bedrooms. Master suite offers a spacious walk-in closet & bath complete w/dual sinks & large shower. Private roof decks w/dramatic views. Stroll to Sugar Fish, Columbia Square, & The Arclight.			
MLS#17-251180			
Grant Linscott 323-300-1174		Blt-Ins,Dshwshr,Grbg Disp,Hood Fan,Micro	
KELLER WILLIAMS REAL			

TUESDAY

20 Hollywood *Condo / Co-op*

935 N HUDSON AVE	Open	11-2	NEW
\$995,000	3+3	CONTEMPORARY	




NEW CONSTRUCTION | 6 UNITS | 1,500 SQ FT \$775K - \$1.050M

Designed by acclaimed architect A.J. Khair, these six units bring together the very best of urban living in Los Angeles. All of the 3 bedroom units are bright, open and a soft-industrial chic ambience, with the top two units possessing private rooftop viewing decks to appreciate the growing skyline of DTLA and Hollywood.

Each unit comes with two spaces of subterranean parking. Close to shopping, dining, nightlife, not to mention LA's own Theatre District which is walking distance to the building

A. Afshar | Jilina Scott
COMPASS 310-780-3180
ariafshar.com/hudson

6735 YUCCA ST #104	Open	11-2	red
\$660,000	2+3	MODERN	



BEAUTIFUL MODERN CONDO IN THE HEART OF HOLLYWOOD

Modern and stylish move-in ready home featuring hotel-like amenities, this courtyard facing property is in the heart of Hollywood but feels far removed. Dual masters on opposite sides of the unit offer an ideal layout, while sleek finishes, high ceilings, and a wall of glass create a dynamic living space. Take advantage of the 24 hour concierge, pool, spa, fitness center, sports lounge and community space, or venture out and enjoy the restaurants, shopping, and nightlife just blocks away.

Tom Tostengard
BERKSHIRE HATHAWAY 323-872-4710
24 hour concierge & hotel-like amenities

21 Silver Lake - Echo Park *Single Family*

2209 MEADOW VALLEY TER	Open	11-2	NEW
\$1,799,000	3+2	MID-CENTURY	



QUINTESSENTIAL MID-CENTURY HOME

Tucked away on a hillside cul-de-sac close to shops & restaurants along Hyperion Ave. Impeccably renovated w/ open floor plan, vaulted ceilings, elegant brick firepl. & covered porch w/ panoramic views. Upper level boasts fully remodeled kchn w/stainless appl. & breakfast bar, dining room, 2 bdms, & updated full bthrm. Lower level incl. master bed w/ensuite bath, walk-in closet, & private patio w/ saltwater pool & spa. Front & backyards are fully enclosed & private. Ivanhoe School District.

The Kostrey Collection
NOURMAND & ASSOCIATES 323-785-7545
www.2209MeadowValley.com

3016 SILVER LEA TER	Open	11-2	NEW
\$1,169,000	3+2	MID-CENTURY	




MID-CENTURY WITH VIEWS

This Prime Silver Lake Mid-Century home is ready for some sprucing with its original character and art deco touches. Upon entering you are greeted by a "grand piano sized" living room with dramatic beamed ceilings, original window, and wood floors. Have a glass of wine next to the wood burning fireplace and take in the westward, observatory views. Cook your meal in the kitchen looking out to the back patio and enjoy your meals in either the breakfast room or the spacious dining room.

Dave Robles
KW LOS FELIZ 213-712-4343

1564 MURRAY CIR	Open	11-2	rev
\$1,599,000	3+2.5	TRADITIONAL	



REDONE STUNNER IN SILVER LAKE HILLS!

Nestled in the hills over Silver Lake, sits this re envisioned Prairie/Traditional, redone with all the comforts for today's lifestyle. All new roof, HVAC, flooring, electric, landscaping & more. Lightly defined floor plan includes living room w/ fireplace, dining room/den combo. Open kitchen with breakfast bar & center island, marble counters & farmhouse sink. Luxe master suite with spa like bath, double sinks, marble counters. French doors open to a deck w/hillside views over Silver Lake.

Carter + Orland Estates
KELLER WILLIAMS REAL 310-780-3180
www.carterorlandestates.com

21 Silver Lake - Echo Park *Lease*

3052 CASTLE	Open	11-2	NEW
\$3,600	1+1	1sty-MEDITERRANEAN	



FABOLOUS PLACE!

Gorgeous, large mediterranean apartment just waiting for the right tenants. Apartment/home has beautiful wood floors & beamed ceilings. Kitchen is decked out in stainless appliances with pantry. The ocean blue bathroom is happy and refreshing. Washer and dryer to make it easy. You're going to love this apartment/home. Work from home in the office. Party on the patios. Near the lake, meadow and everything fun of Silver Lake. Easy to see, easy show.

Gail Crosby
SOTHEBY'S INTERNATIO 323-428-2864
Cing Fan, Dshwshr, Rng/Ovn, Fridg, Wshr

22 Los Feliz *Single Family*

2501 NOTTINGHAM AVE	Open	11-2	NEW
\$2,399,000	3+4	TRADITIONAL	



OPPORTUNITY KNOCKS IN LOS FELIZ!

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

Bryant Reichling Rothblum
SOTHEBY'S 323-854-1780
www.2501Nottingham.com

2230 CANYON DR	Open	11-2	593	NEW
\$1,750,000	4+4	2sty-COUNTRY ENGLISH		




BRONSON CANYON ESTATE WITH POTENTIAL

Prime development project awaits. Country English Charming. 3,148 sq/ft home on 13,717 sq/ft of flat land!(per assr). 2-story grand residence in the heart of Bronson Canyon. 4+4 . Hrdwd floors compliment the gracious formal LR w/ fireplace. Wet bar with gorgeous counter seating area. Den and DR. Large pool and flat brick entertaining area as well. 2-car det garage with attached room perfect for an office or studio space. Needs love. Bring your contractor/developer. Possibilities are endless.

Daniel Q. Carson
NOURMAND & ASSOCIATE (213)507-3030
Stove, refrigerator, washer/dryer

5687 SPREADING OAK DR	Open	11-2	NEW
\$1,699,000	3+3	2sty-CONTEMPORARY	



RENOVATED CONTEMPORARY WITH KNOCKOUT VIEWS IN "THE OAKS"

Located in the coveted Los Feliz "Oaks" is this cool contemporary view home. City lights, Century City, Palms Verdes and beyond are the backdrop for this dramatic offering. Extensively renovated with quality finishes, this stunning home will not disappoint.

Jodi Rubin
SOTHEBY'S 310-254-7123
5687SpreadingOak.com

3836 SUNSET DR	Refresh.	11-2	red
\$1,299,000	3+2	MODERN	



FRANKLIN HILLS MODERN WITH VIEWS

Modern architectural property w/ 3 beds, 2 baths. Extensively renovated in 2015, this sun-drenched home features vaulted ceilings, skylight & an open kitchen/living area. A large deck w/ oversized glass doors completes the space, opening up to a picture-perfect views. Full-floor master suite w/ polished concrete floors & additional deck. Energy efficient upgrades include purchased solar panels and Nest thermostat system. Close to Trader Joe's, Gelson's & restaurants. Franklin Hills Elementary.

Angela Acuff
JOHN AAROE GROUP 8187208875
NEW PRICE

5688 HOLLY OAK DR	Open	11-2	rev
\$2,395,000	4+5	TRADITIONAL	



TRADITIONAL CALIFORNIA VILLA WITH CONTEMPORARY FLAIR

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

MLS#17-253752
Joseph Babajian 310-623-8800
RODEO REALTY - BH
www.5688hollyoakdrive.com

28 Culver City Single Family

4120 HURON AVE	Lunch	11-2	NEW
\$1,895,000	4+4	CONTEMPORARY	



NEW CONTEMPORARY W/PERMITTED ACCESSORY DWELLING UNIT. LUNCH

Stunning Brand New 3-Bedroom, 2.5-Bathroom Single Story Contemporary Home with 10 foot Ceilings and Skylights. Permitted Rear Accessory Dwelling Unit with 3/4 Bathroom. Wide Open Floor Plan w/Lots of Natural Light. Rear Facing Master Suite w/Large Walk in Closet. Fireplace in Living Room, Wide-Plank Wood Flooring Throughout, Central Heat, A/C, Tankless Water Heater. Open Kitchen with Breakfast Bar, Top of Line Stainless Kitchen Appliances, Built in Buffet & Storage. Lot 40X140. Come by 4 lunch.

MLS#17-246860
Andrew Wilson 310-387-1297
RE/MAX ESTATE PROPER
Blt-Ins,Dshwshr,Stove Microwave, Refrig

31 Playa Del Rey Single Family

8125 TUSCANY AVENUE	Open	11-2	NEW
\$4,850,000	5+6	ARCHITECTURAL	



8125 TUSCANY AVENUE

Mesmerizing ocean, city, mountain view from Malibu's Pt Dume to Queen's Necklace, this newly remodeled w/great care, oriented w/the course of the sun & the view; morning light floods the kitchen & entrance. Evening light & view enhance living, dining, family rms & downstairs master & 2 family bdrms. This exquisitely renovated architectural is located behind a modest facade w/a fabulous gourmet kitchen & family rm, 5 bdrms, 6 baths & double parcel w/street to street entrances.

MLS#17-255406
Paula Ross Jones 310-255-5449
SOTHEBY'S
Blt-Ins,Dshwshr,Grbg Disp,Micro,Other

7335 VISTA DEL MAR LANE	Open	11-2	NEW
\$4,499,000	5+5	CONTEMPORARY	




Rare opportunity to own a premier property situated on the Silicon Beach Bluff designed to maximize the PANORAMIC OCEAN AND SUNSET VIEWS from Catalina all the way to Malibu . Built by the 1 owner/contractor, this multi-level home w/ELEVATOR is primarily STEEL CONSTRUCTION, features 12 CAISSONS, has solid concrete floors, a Japanese blue tile roof, and separate heat and A/C in most rooms. Walk through the private entrance/ courtyard w/ fountain into a totally OPEN FLOOR PLAN.

MLS#PV16721363MR
Jane Angel 310-791-6022
COLDWELL BANKER RESI
Dshwshr,Grbg Disp

39 Playa Vista Condo / Co-op

12516 OSPREY LN #1	Lunch	11-2	NEW
\$2,149,000	4+3.5	MODERN	



REMARKABLY DESIGNED CONDO IN PLAYA VISTA - JOIN US FOR LUNCH

Highly sought after Playa Vista Community, Silicon Beach, in Skylar's LARGEST floor plan! Stunning condo w/ prime garden view, great room, hwdwd flrs & outdoor terrace. Chef's kitchen w/ Bosch SS appliances & walk-in pantry. Main floor has living, dining, kitchen & 3 beds. Master suite has custom built-ins & walk-in closet. Private den/office & guest room, perfect for in-law suite. LEED Platinum cert home & wired for electric vehicle hook-up! 2-car garage & elevator access to main living.

MLS#17-261830
SallyF.Jones/M.Schlosser 310.691.7888
JOHN AAROE GROUP
www.12516osprey1.com

41 Park Hills Heights Income

3414 3RD AVE	Open	11-2	NEW
\$749,000	CALIFORNIA BUNGALOW		




TRIPLEX ON A LARGE CORNER LOT IN JEFFERSON PARK!

Side by side duplex & separate rear unit, all well maintained. 12.5 GRM. UNIT #1: 2bd/1ba, remodeled in 2017, delivered vacant. Includes new stainless steel appliances & W/D. Fair market rents at \$1800+/- p/mth. UNIT #2: 2bd/1ba recently remodeled. \$1575 p/mth. UNIT #3: separate, partially remodeled 3 bd/1 bath w/ gated parking & storage space. \$1604 p/mth. Lot is gated and professionally landscaped. Located on a quiet street and convenient to DTLA, Culver City and Mid City.

MLS#17-252990
Bryant | Reichling 310-770-2418
SOTHEBY'S
www.3rdAveTriplex.com

42 Downtown L.A. Condo / Co-op

121 S HOPE ST #318	Lunch	11-2	NEW
\$649,000	2+2	CONTEMPORARY	



FULLY REMODELED/ FULL SERVICE BUNKER HILL CONDO

Fully remodeled 2 bedroom 2 bath with a spacious open floor plan combining kitchen, dining, and living areas. The kitchen has a spacious bar over looking the living areas with custom built cabinets, stainless steel appliances, finished off with gorgeous granite counter tops. Continuous hard wood floor throughout the home and custom built Shoji closet doors and storage to maximize space throughout the home. En suite in the master bedroom, walk in closet. Full service building:concierge, pool, spa.

MLS#17-261876
Bryan Miyamoto 323-300-1188
KW LOS FELIZ
Blt-Ins,Cbl,Dshwshr,rfrg,Other

100 S ALAMEDA ST #205	Refresh.	11-2	NEW
\$629,500	2+2	CONTEMPORARY	



SPACIOUS AND BRIGHT CONDO IN HEART OF DTLA ARTS DISTRICT

Spacious & bright condo in the heart of DTLA Arts District in highly sought after Savoy. Features include 2 master bedrooms with en-suite full bathrooms, open floor plan with a modern kitchen, granite counters and center island, patio with storage and in-unit laundry. Savoy offers luxurious amenities, 24 hour attended lobby and rooftop deck with spectacular views of Downtown LA. Experience & live in DTLA's trendiest neighborhoods with an abundance of entertainment all walkable from your home!

MLS#17-260692
Erika Kita (310) 702-7381
MERCER VINE
Dshwshr,Dryer,Grbg Disp,Micro,Rng/Ovn

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TUESDAY

WEDNESDAY, FRIDAY AND BY APPOINTMENT

SUNDAY

TUESDAY OPEN HOUSES

72 Sherman Oaks *Single Family*

15670 CASTLEWOODS DR	Open	11-2	NEW
\$3,950,000	5+5	CONTEMPORARY	

AMAZING 180 VIEWS IN SHERMAN OAKS

A double-gated architectural masterpiece in Sherman Oaks. Sitting atop one of the area's highest vantage points allowing 180-degree views of the entire valley, most rooms in the home are purposefully poised towards the view with large windows and a very spacious viewing deck off of the master bedroom. The pool and spa area in conjunction with the cabana and eating areas make this the perfect fit for a celebrity or family looking to entertain with massive views and unparalleled privacy.

MLS#17-244598
Ari Afshar 310-780-3180
COMPASS
ariafshar.com/castlewoods

14004 ROBLAR RD	Refresh.	11-2	NEW
\$2,195,000	4+5	2sty-TRADITIONAL	

CLASSIC TRADITIONAL WITH DETACHED GUEST HOUSE

JUST LISTED! This gracious white clapboard & black trimmed 4-bedroom, 4-bath, traditional home stands proud on one of Sherman Oaks' finest South of the Blvd streets. Featuring wonderful curb appeal on an almost 10,000-foot park like lot, with bright, updated interiors, double height living room, formal dining room, family room, master suite with double walk-in closets and a detached guest house with full bath. Public open house Sunday, August 27th from 2:00 PM to 5:00 PM.

Steve Shrager 818-606-7862
COLDWELL BANKER
Detached Guest House with Full Bath

15531 BRIARWOOD DR	Open	11-2	red
\$1,349,000	4+2	1sty-TRADITIONAL	

JUST REDUCED IN SHERMAN OAKS WITH VIEWS

Welcome to this sprawling view property in the hills of Sherman Oaks. The incredible floor plan features an open kitchen with breakfast area that leads to the living room and a formal dining room. The formal living room overlooks the patio with stunning views of Sherman Oaks, and features a gorgeous wood-paneled soaring ceiling. Perfect for entertaining, this room is full of character and leads to an impressive yard with a flagstone patio and a large grassy area that overlooks the canyon.

MLS#17-240996
Gayle Weiss/Maize 13108807948
NOURMAND & ASSOCIATE
Blt-Ins,Dryer,Rng/Ovn,Fridg,Wshr

72 Sherman Oaks *Condo / Co-op*

4179 SUNNYSLOPE AVE #104	Lunch	11-2	NEW
\$998,000	4+3	CONTEMPORARY	

SOPHISTICATED SHERMAN OAKS TOWNHOME W/ HUGE PRIVATE PATIO!

Fantastic 4+3 townhome south of the blvd in prime Sherman Oaks. Extremely light & bright, liv. rm w/FP, formal din rm, kitchen to die for w/ high end appliances & separate eating area, balconies off most rooms. Marble floors & bamboo wood floors. Master suite w/ FP & canyon views, 3 additional bedrooms all good sized. Beautiful bathrooms. Laundry room, attached 2 car garage w/ sep guest spot. Almost 1000 sq ft of private patio space accessible from liv rm and din rm. A rare find not to be missed

MLS#17-259310
Randi Lieberman 818 903-8007
JOHN AAROE GROUP
Dshwshr,Grbg Disp,Micro,Rng/Ovn,Fridg

WEDNESDAY OPEN HOUSES

33 Malibu *Single Family*

5941 KANAN DUME RD	Lunch	12-3:30	NEW
\$12,500,000	5+6	MEDITERRANEAN	

RARE VINEYARD ESTATE OPPORTUNITY - WINE TASTING & PASTA BAR!

Set against the Malibu coastal landscape, overlooking Point Dume and Zuma Beach, sits an incredibly rare vineyard estate opportunity. This privately gated hosting oasis is comprised of approx. 5 acres, totaling over 3,000 vines and ocean views. Masterfully crafted Mediterranean house, blended with artisan and traditional details, features 6,635 SF, open floor plan, elevator, full security system, media room and numerous gathering spaces. One of the only new vineyards allowed in Malibu.

MLS#17-261868
SJones/Walters/Schlosser 310.691.7888
JOHN AAROE GROUP
www.LAdmirableMalibu.com

FRIDAY OPEN HOUSES

72 Sherman Oaks *Single Family*

3558 VISTA HAVEN RD	Refresh.	11-2	NEW
\$1,230,000	3+2	RANCH	

CHARMING 3 BDRM-SH. OAKS-ROSCOMARE SCHOOL

Charming 3 bd home in hills of Sherman Oaks within the Roscomare Road school district. Private setting, lush greenery, fruit trees, patio, water feature. Upgrades over the years include-expanded master suite with sitting room and luxurious bath. 2nd bathroom also remodeled. 3rd bedroom opens to private patio. Front brick courtyard leads to entry with lovely bright living room, family room/dining with Bay window & wood floors- waiting for your personal touch.

MLS#17-261644
Roz Mishkind 310-749-4201
COLDWELL BANKER - BW
Blt-Ins,Dshwshr,Grbg Disp

BY APPOINTMENT

05 Westwood - Century City *Condo / Co-op*

2305 CENTURY HILL			NEW
\$1,499,000	2+3	TRADITIONAL	

UNIQUE CELEBRITY-OWNED TOWNHOUSE

Redone w/ a private entrance off of the garden & direct access from a 3-car garage. Open floor plan w/ a living room that flows out to the front patio. Sleek kitchen feat. a steel Kohler farmhouse sink, Viking stovetop & Copenhagen granite countertops. New maple floors, a wet bar, built-in shelving, recessed lighting & controls, as well as a new electrical panel. Bdrs have huge closets & brand new Italian marble bathrooms w/ master bath featuring freestanding Kohler tub designed by Laura Kirar.

MLS#17-261536
Mica Rabineau 323-816-5868
NOURMAND & ASSOCIATE
Dshwshr,Frzr,Rng/Ovn,Fridg

21 Silver Lake - Echo Park *Single Family*

2419 LANTERMAN TER	Lunch		NEW
\$997,000	2+2	TRADITIONAL	

VIEWS! VIEWS! VIEWS!

Charming two-story 2 bedroom, 2 bath Traditional in the heart of Silver Lake. 1 bedroom and bath on each floor. This beautiful home offers views of treetops and beyond. Two decks for entertaining and a large terraced garden.

Chris Serrano 323-671-1219
BERKSHIRE HATHAWAY

SUNDAY OPEN HOUSES

31 Playa Del Rey *Single Family*

8125 TUSCANY AVE	Open	2-5	NEW
\$4,850,000	5+6	ARCHITECTURAL	

Ocean, city, mtn views! Architectural remodeled from studs up! Must see inside to get to view; Rm forGH. pool/spa. Close to beach, airport, shops & dining. 2nd lot avail, room for pool/ tennis court.

MLS#17-255406
Paula Ross Jones 310-880-9750
SOTHEBY'S INTERNATIO

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