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\$12,800,000 / AGUADULCEESTATE.COM

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\$6,498,000 / BY APPOINTMENT

F. RON SMITH | MARK KITCHING | DAVID BERG
310.500.3931



421 23RD STREET, SANTA MONICA
\$5,995,000 / BY APPOINTMENT

AVA DOMANOVSKI | PENCE HATHORN SILVER
310.774.6611



4960 VANALDEN AVENUE, TARZANA
\$3,495,000 / OPEN TUESDAY 11AM-2PM

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310.902.7676

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LUXURY REAL ESTATE WORLDWIDE



Aspen, Barcelona, Beijing, Dubai, London, Miami, Mumbai, New York, Paris



BEVERLY HILLS

Welcome to the Villa Grande Bellezza! Brand new Italian villa constructed using the finest materials, sits high atop a secluded canyon oasis. 6 bedrooms, 10 baths, \$21,995,000

Represented by: Joyce Rey & Stephen Apelian
T. 310.285.7529 | Joyce@JoyceRey.com



MALIBU

Gorgeous Country Estate on 4+ gated acres w/barn, arena, pool, tennis ct, 3 gst houses. Close to Zuma Beach, miles of riding trails & scenic parkland. 4 bedrooms, 6 baths, \$14,950,000

Represented by: Ellen Francisco
T. 310.589.2464 | ellen@malibuonline.com



PACIFIC PALISADES

Experience breathtaking ocean views from almost every room in this custom built home located in the prestigious Pacific View Estates. 5 bedrooms, 5 baths, \$6,290,000

Represented by: Amy Hollingsworth & Jamie Leff
T. 310.230.2483 | amyjamiehomes@gmail.com



LOS ANGELES

One-of-a-kind gated and private custom built single story hacienda down a long private driveway out to a magnificent and rare open pastoral view. 4 bedrooms, 5 baths, \$3,295,000

Represented by: Ginger Glass
T. 310.927.9307 | Ginger@GingerGlass.com



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MALIBU

Stunning contemporary beach house on coveted Malibu Rd. Expansive oceanfront decks w/ direct stairs to beach, oceanfront master suite. DazzanEstates.com
3 bedrooms, 4 baths, \$8,450,000

Represented by: Irene Dazzan-Palmer & Sandro Dazzan
T. 310.317.9348 | sdazzan@hotmail.com



LOS ANGELES

Entertainer's dream home offering Jaw dropping panoramic views! The One & Only In the exclusive gated Viewmont private enclave above the Sunset Strip.
4 bedrooms, 4+ baths, \$8,250,000

Represented by: Stephan Sean Illouz
T. 424.279.2477 | stephanillouzproperties@gmail.com



LOS ANGELES

This is the spectacular, completely remodeled, rare 5+3 home in Bel Air Ridge that you have been waiting for! High beamed ceilings, open floor plan.
5 bedrooms, 3 baths, \$2,299,000

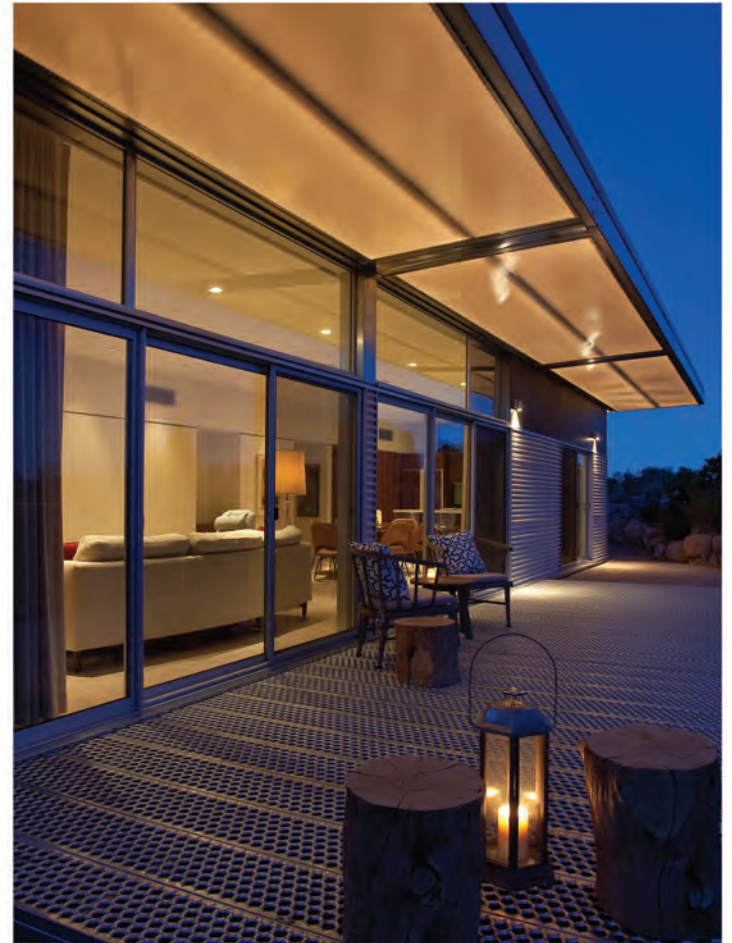
Represented by: Lisa Platt
T. 310.738.5556 | lisa.platt@coldwellbanker.com



AGOURA HILLS

Top of the Hill in Heritage Estates on almost 1 pvt ac. 4bd+4.5ba. Zen yard w/koi pond, backs to open space. 4-car gar w/charge outlet.
4 bedrooms, 4.5 baths, \$1,349,000

Represented by: Tamara Campbell
T. 805.495.1048 | Tamara@CallTamara4Homes.com



2

1

1. GEORGE DEUTSCH, DESIGNER – BUILDER, 1963 – \$1,650,000

Expressionist Modernism above the Outpost – Los Angeles
3BRs, 3BAs, outdoor spa surrounded by the green space

David Koch

2. BLUE SKY BUILDING SYSTEMS – \$674,000

The Graham Residence, 2011 – Yucca Valley, CA
2BRs, 1 BA, affordable architecture design with little disruption to the natural environment

Stephen Skuris & Matthew Berkley

3. MULHOLLAND DRIVE SCENIC CORRIDOR – \$1,399,000

Canyon & City Light Views – Los Angeles
3BRs & 2BAs Mid Century design residence
Downstairs den/office, dual-paned windows, fireplace & bamboo floors

David Koch



3



4



5



6

4. SMITH & WILLIAMS – \$4,750,000

First Offering Since 1968 – Pasadena

3BR/ 3BA one of a kind vintage property retains many original features, including original windows, doors & abundant architectural details

Henry Blackham 626-825-2919

5. STUDIO 0.10 ARCHITECTS – \$3,500,000

International jury grand prize winning residence, 2007 – LA
3BRs, 5BAs, 2 structures, flexible creative space w/ green & city views

Christina Hildebrand

6. MILTON J. BLACK, ARCHITECT – \$1,675,000

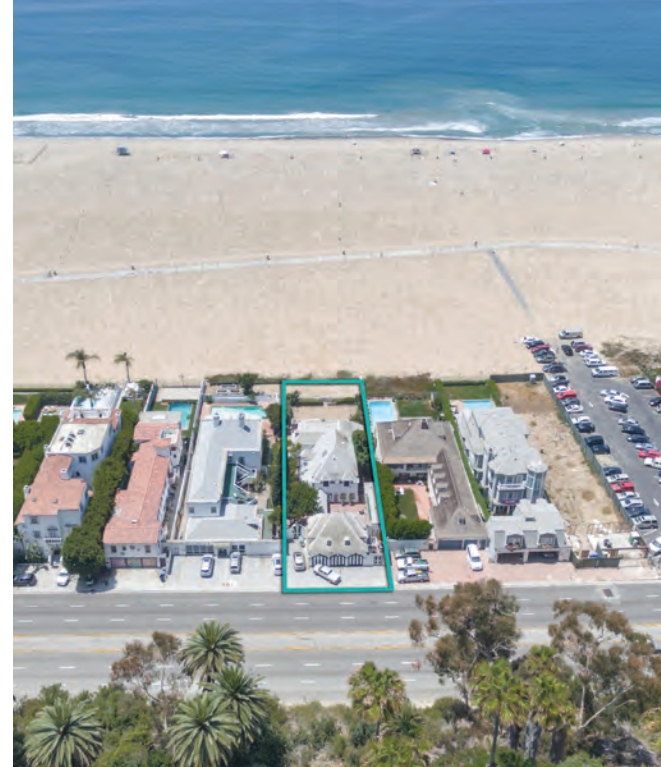
Streamline Moderne in Los Feliz

4BRs, 4BAs, 2nd story patio off master bedroom, den w/built-in bar

Stephen Skuris & Ilana Gafni

**CROSBY DOE
ASSOCIATES**

Beverly Hills Office: 310.275.2222
Pasadena Office: 626-793-6677



BY
APPOINTMENT

602 PALISADES BEACH ROAD | SANTA MONICA

Offered at \$13,000,000 | 7 BED | 7 BATH | 5,000 S.F. | 11,200 S.F. LOT

Incredible opportunity to own this classic 5,000 s.f. French Revival sitting on over 11,000 s.f. of beach front land. Once owned by Samuel Goldwyn, the property is rich in Hollywood history and sits right in the middle of Santa Monica's famed Gold Coast. With 59 feet of beachfront, it is one of the largest single family lots north of the Santa Monica Pier to Will Rogers State Beach. The property is secluded and neighbored by single family homes, not parking lot. An exciting opportunity to create your own paradise along a premier stretch of coastline.

WHEELER COBERLY

310.351.6234 | wheeler.coberly@gmail.com



THEPARTNERTRUST.COM

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EXCLUSIVE AFFILIATE OF

 **LEVERAGE**
GLOBAL PARTNERS



BY
APPOINTMENT

1234 MORNINGSIDE WAY | VENICE

Offered at \$6,498,000 | 5 BED | 4 BATH | + POOL & OUTDOOR THEATRE

An architectural paragon of artistry and building science, **The Wave House**, designed and built by **Mario Romano**, presents a new way of living the Venice, California lifestyle. Fluid spaces, walls of windows and intricately carved surfaces that mirror nature's unique geometry yield a seamless flow of harmonious indoor/outdoor living.

F. RON SMITH | MARK KITCHING | DAVID BERG

310.500.3931 | wavehouse@thepartnerstrust.com



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JOHN AAROE GROUP



NEW LISTING

WEST LOS ANGELES
2955 Kelton Avenue
\$1,690,000
Patty Lopez
424.301.0900



NEW LISTING

HOLLYWOOD HILLS
8501 Hollywood Blvd
\$1,895,000
Aaron Kirman
424.249.7162
Jonathan Angle
310.717.2022



NEW LISTING

GLENDALE
1545 Virginia Avenue
\$2,000,000
Shida Yazdizad-Adams
626.429.3143



NEW LISTING

HOLLYWOOD HILLS
2625 Nichols Canyon Rd
\$2,795,000
Darren Winston
310.709.8980

aaroe.com

- BEVERLY HILLS
- BRENTWOOD
- SUNSET STRIP
- BALDWIN HILLS
- SHERMAN OAKS
- TOLUCA LAKE
- PASADENA
- DOWNTOWN LA
- STUDIO CITY



WESTWOOD
10663 Kinnard Avenue
\$9,500,000
Aaron Kirman
424.249.7162



BEVERLY GROVE
6685 W. 5th Street
\$1,699,000
Steve Sanders
323.828.6471



NEW LISTING

SHERMAN OAKS
4713 Noble Avenue
\$1,099,000
Angelo Fierro
323.821.5353



BEVERLYWOOD
1612 Durango Avenue
\$2,145,000
Corey Weiss
310.420.8101



BEVERLY HILLS P.O.
1709 San Ysidro Drive
\$4,350,000
Sally Forster Jones
310.691.7888



VILLA GRANDE BELLEZZA, BEVERLY HILLS
LISTED AT \$21,995,000

BY APPOINTMENT

Welcome to the Villa Grande Bellezza! Perched high atop a secluded canyon oasis with breathtaking canyon views, this brand new Italian Villa was constructed using the finest materials and displays unparalleled architecture, style and design. With every detail and amenity taken into consideration, this home exudes luxury, quality and splendor with its soaring ceilings, stunning entertaining spaces and an outdoor pavilion with a one of a kind infinity pool.

GREGG SILVER 310.770.0777
DAFNA MILSTEIN 310.867.5598
www.MSPROPERTYPARTNERS.com gregg@greggsilver.com



1944 N. BEVERLY DRIVE, BEVERLY HILLS
LISTED AT \$3,800,000

BY APPOINTMENT

Spectacular Modern farmhouse with roof top deck and pool. Detailed front tiled stairs welcomes to an impressive entry. This unique space opens to a charming level courtyard with large inground pool and entertainment area. The great room features gourmet farmhouse style large kitchen with island and finishing with stunning marble counters, open living room with french doors to outside, skylights, fireplace and a wall of windows to highlight the gorgeous outdoor space.

M.E. PROPERTIES 310.482.0437
www.1944NBEVERLYDR.com missyjecheverria@aol.com

836 N. OGDEN DRIVE, MELROSE VILLAGE
LISTED AT \$3,595,000

OPEN TUESDAY 11-2PM / THURSDAY TWILIGHT 6-8PM

Masterfully built architectural modern home in Melrose Village/ Beverly Grove. Over 5,000 sq ft of steel framed living space with soaring ceilings & walls of glass. Exceptional open floor plan was chef's kitchen. Fleetwood pocket floor to ceiling glass door system. Spectacular pool, spa, outdoor frplce, family/media room. Master suite boasts dual walk in closets, frplce & spa-like bath. Separate 2nd story guest suite. Walk to The Grove & night life.

CATHERINE AMMANN 323.877.9376
www.AMMANNESTATES.com ammannestates@gmail.com



2753 DEEP CANYON DRIVE, BEVERLY HILLS
LISTED AT \$3,195,000

OPEN SUNDAY 2-5PM

Immediately fall in love with this magnificent 5 bedroom, 4 bath 3,925 sq ft Traditional home on a 16,069 sq ft lot in Benedict Hills. Designed with exquisite taste and quality, its open floor plan and French doors make this move-in ready home great for in/outdoor entertaining. Within the backyard discover majestic canyon views across from the expansive grassy area and captivating pool/jacuzzi.

CAMYAR SHOHAM
www.2753DEEPCANYONDR.com

310.433.2190
cshoham@kw.com



5682 HOLLY OAK DRIVE, LOS FELIZ
LISTED AT \$2,690,000

BY APPOINTMENT

3 Bd+2 Den, 4 baths, 3300 sq ft. With a highly published celebrity past, this Contemporary Mediterranean sits nestled within a majestic canyon view in one of the most exclusive neighborhoods in Los Angeles, The Oaks. Laze in the cathedral ceilinged two-story living room with exposed wood-beams, spacious work loft, or outdoor patio overlooking the serene canyon. Come home to a peaceful and elegantly walled enclave, moments from the heart of Hollywood.

BRYAN MIYAMOTO
www.BRYANMIYAMOTO.com

323.300.1188
Miyamoto@kw.com



1407 CARROLL AVE, ECHO PARK
LISTED AT \$2,300,000

BY APPOINTMENT

A once in a lifetime opportunity to own a stately Victorian home located on the finest street in Angelino Heights among one of the highest concentrations of Victorian Architecture in the United States. The sheer scale of this home (4,092 sq/ft) is rivaled only by its finely honed details, the likes of which no longer exist in modern day construction.

RICHARD WILKINSON
www.WILKINSON-PROPERTIES.com Richard@Wilkinson-Properties.com



Sotheby's

INTERNATIONAL REALTY



MALIBU | Beach Home Rental With Views | **\$150,000 per month for the summer months**

Newly constructed, 5-bedroom beachfront home located in the famous guard gated Malibu Colony. The entry leads into the living area with soaring ceiling and walls of glass. The joining spacious oceanfront room has large slider doors which open out to the ocean side patio, with a fire-pit and private beach access. Chef-style kitchen includes high-end stainless appliances, caesar stone counters and 2 large islands. The upper level master suite has unobstructed ocean views. There's a private rear deck with views of the Malibu country side. web: 0423777

Westlake Village Brokerage
Lorna White 818.292.1502, Dave White 818.292.1503

THE ART OF LIVING



MALIBU | Malibu Road Beach Estates 5BD/4.5BA | web: 1300233 | **\$17,250,000**
Malibu - Point Dume Brokerage
Marcus Beck 310.456.9405



MALIBU | Remodeled La Costa House 4BD/3.5BA | web: 0343993 | **\$8,399,000**
Pacific Palisades Brokerage
Kate Novotny 310.924.9337



MALIBU | Envision Your Dream 1.69± Acres | web: 0355681 | **\$2,400,000**
Brentwood Brokerage
Shamon Shamonki 310.713.4492



HANCOCK PARK ADJ. | Chic Traditional 4BD/3.5BA | web: 0308768 | **\$2,348,000**
Sunset Strip Brokerage
Sharon Alperin 310.345.9425



HOLLYWOOD HILLS | Moroccan Estate 3BD/3.5BA | web: 0308778 | **\$2,195,000**
Sunset Strip Brokerage
Cindy Hartoonian 818.522.5118



HOLLYWOOD HILLS | Modern Architectural 3BD/3.5BA | web: 0027522 | **\$2,195,000**
Beverly Hills Brokerage
Gregory Moesser 310.770.9014

GREATER LOS ANGELES BROKERAGES | sothebyshomes.com/socal
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9501 Gloaming Dr · Beverly Hills
Tina Eavers
8 bed · 8 bath · 6,377 sf · 435,600 sf lot

\$18,995,000
310.266.0947



2121 La Mesa Dr · Santa Monica
Sandra Miller
6 bed · 7 bath · 9,288 sf · 22,881 sf lot

\$17,800,000
310.616.6213



801 N Sierra Dr · Beverly Hills
Tina Eavers
7 bed · 8.5 bath · 8,294 sf · 24,967 sf lot

\$11,990,000
310.266.0947



0 Uphill Dr · Joshua Tree
Guy Reid | Raymond Dominguez
3 bed · 3 bath · 5,450 sf

\$5,800,000
310.699.2601



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CHARITY



415 7th St · Santa Monica
Sandra Miller
7 bed · 10 bath · 8,954 sf · 15,000 sf lot

\$9,998,000
310.616.6213



1106 N Hillcrest Rd · Beverly Hills
Y Charlie | K Sanchez | E Peskowitz, F Bernstein, WEA
4 bed · 4 bath · 4,009 sf · 28,544 sf lot

\$9,995,000
323.547.8900



406 S Sycamore Ave · Hancock Park Adjacent
Rosalie Klein
5 bed · 6 bath · 6,502 sf lot

\$3,790,000
323.935.8680



648 Milwood Ave · Venice
Sandra Miller
3 bed · 4.5 bath · 3,550 sf · 5,400 sf lot

\$3,700,000
310.616.6213



9512 Tullis Dr · Beverly Hills
Y Charlie | K Sanchez | A Aldrete, The Agency
3 bed · 3.5 bath · 2,188 sf · 4,950 sf lot

\$2,199,000
323.547.8900



1919 4th St, #C · Santa Monica
Sandra Miller
3 bed · 2.5 bath

\$2,000,000
310.616.6213



6652 Lindenhurst Ave · Beverly Grove
Rosalie Klein
2 bed · 2 bath · 7,098 sf lot

\$1,650,000
323.935.8680



12806 Pacific Ave #10 · Mar Vista
C Montgomery-Duban | D Wächter
2 bed · 2.5 bath · 1,435 sf

\$725,000
310.433.8009



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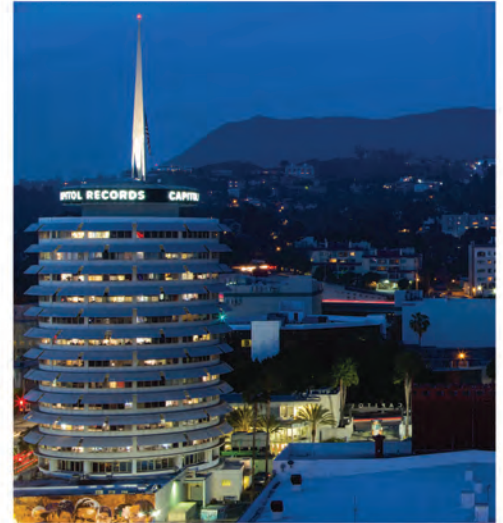
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Hollywood as only a few will ever see it.



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THE GRIFFITH

* Inspired by the iconic Observatory, this fully furnished 3-bedroom and 5-bathroom home spans 5078 SF and features custom bespoke design aesthetics, a new ethos crafted by luxury interior design firm Smith & Firestone Associates. We also partnered with BAM Luxury to create cutting-edge Whole-Home Automation. Vast 1251 SF private terraces with incomparable views of Hollywood's landmarks including the famed Griffith Park Observatory, all framed by fold away NanaWalls. Enjoy 24-hour concierge, valet and ambassador to further elevate the ultimate luxury experience of owning at Above The Penthouses. The Meek Don't Reside Here.

\$8,950,000 including
furnishings curated by SFA
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Exclusive preview in August
3% to Buyer Agent

Ron Barnes
888.701.8221
ron@abovethepenthouses.com
BRE 01731311

Michelle Montany
323.476.1826
michelle@abovethepenthouses.com
BRE 01731312



ABOVE THE PENTHOUSES





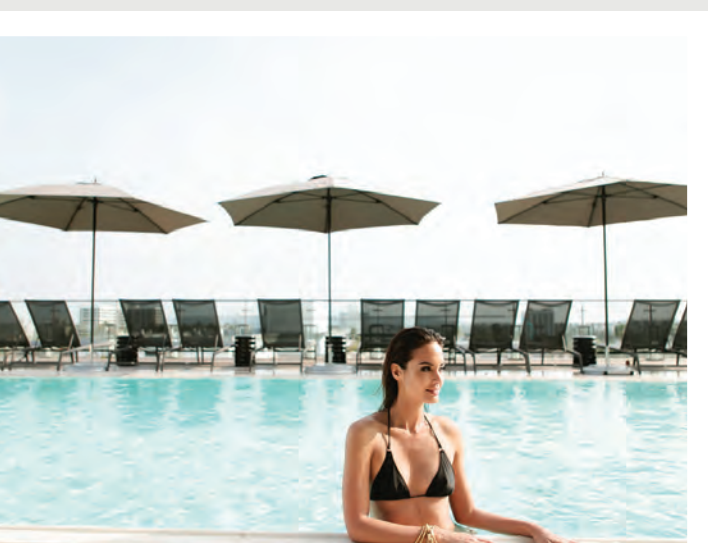
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PROJECT OF THE YEAR"**

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FEATURES

One & two bedroom apartments with private balconies
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WESTSIDE ESTATE AGENCY



THE PARK BEL AIR BEL AIR | \$75,000,000

The finest "bespoke" estate collection to be built in LA. There will be 3 homes on almost 11 acres. This is the first estate to be released. Permitted & ready to build. Your home can range from 23k ft at \$75m to 59k ft at \$115m. 3 acres, city + ocean views. Main residence, gst house, IMAX theater, fitness center, 2-lane bowling alley, elevators, art vault, spa & esthetician room, golf & race car simulator, underground auto gallery for 19 cars w/underground connector tunnel, two pools (89 ft & 75 ft). weahomes.com/listing/788-tortuoso-way

Kurt Rappaport

(310) 860-8889 | CalBRE# 01036061

Stephen Shapiro

(310) 860-8888 | CalBRE# 01257836

Fred J. Bernstein

(310) 300-0599 | CalBRE# 01476689



ARCHITECTURAL CONNOISSEUR'S DREAM DESIGNED BY FRANK GEHRY MALIBU | \$33,900,000

Court ordered partition sale subject to overbid. World-class trophy property on multiple parcels with 160 ft of beachfront in the most prime section of Broad Beach. 11,000+ sf with sunlit courtyard entry, soaring ceilings, great walls for art, old walls of glass, garden, tennis court, lap pool & deep sandy beach. broadbeachcoastfront.com

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



SPECTACULAR NORTH BEVERLY PARK ESTATE BEVERLY HILLS | \$33,500,000

Completely private & secluded from the street, set behind iron gates. Over 20,000 sf of living space on almost 4 acres. Mediterranean villa with a grand 2-story entry, large living room, formal dining room, conservatory, grmt kitchen/family room, theater, wine cellar, incredible entertainment facilities, & more. weahomes.com/listing/beverly-park-circle

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



SPRAWLING 2.6 ACRE COMPOUND BRENTWOOD | \$22,500,000

Magical 2.63 acres of park-like land on lower Mandeville is this compound of 3 structures, a swimming pool, & a tennis court + flat & rolling lawns. Main house is approx 8,000 sf (5 BRs/6 BAs + 2 powder rms), 3,500 sf guest house, a pool house, & more. brentwoodcompound.com

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

Richard Ehrlich (310) 860-8885 | CalBRE# 01267136



THE EPITOME OF LUXURY BEVERLY HILLS | \$22,495,000

Over an acre in the most prime section of Beverly Hills, this world-class estate is the perfect blend of quality, style, & privacy. Includes a 6 BR + 9 bath main house, a guest house, N/S lighted tennis court, and a resort style pool, spa, & gardens. Elevator, 3 car garage, + motor court with parking for 25+ cars. weahomes.com/listing/661-doheny-rd

Fred J. Bernstein (310) 300-0599 | CalBRE# 01476689

WEAHOMES.COM



WESTSIDE ESTATE AGENCY

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

BRING A MARMOL RADZINER HOME TO LIFE

1365 PRESTON WAY, VENICE, CA

\$3,295,000

Award-winning architecture firm Marmol Radziner is offering a special development opportunity. Plans have been submitted to the City for an approximate 4,973 square foot single-family, 5 bedrooms, and 5.5 bathrooms home on a lot that is over 10,000 square feet. Centrally located in Venice and minutes to Santa Monica and Silicon Beach, this is a must-see custom-build opportunity!

±4,973 SQ. FT.

LIVING SPACE

±10,894 SQ. FT.

LOT SPACE

5

BEDROOMS

5.5

BATHROOMS



Kerry Ann Sullivan | kerryann@haltonpardee.com | 310.907.6517

HALTONPARDEE.COM

BRE# 01858429



Open Tuesday 8/30 from 11-2pm
Serving Lunch & Coffee Cart
Open Friday 9/2 from 11-2pm



17356 Quesan Place

Encino

www.17356quesan.com

Located South of the Boulevard on a quiet cul-de-sac boasts this 5 bedroom 5 bathroom residence with approximately 3973 SF that is ready to move in. This home features hardwood floors, cooks kitchen with center island and stainless steel Viking and Sub Zero appliances, family room with fireplace and wet bar that opens up to the backyard, formal dining and living room with fireplace, sumptuous master bedroom suite with seating area that opens up to the back yard, master bath with double sinks, stall shower, soaker tub, and a large walk in closet, second level Jr suite over the garage with 2 walk in closets, 2 additional bedrooms and the 5th bedroom is being used as a den. The backyard offers mature landscaping and creates a special oasis that encourages Southern California living at its finest featuring, a sparkling swimmers pool with spa, outdoor fireplace, built in BBQ bar, and beautiful seating areas perfect for entertaining. A location like this affords easy access to the Westside as well as Ventura Blvd. This home is truly a rare find.



Jonathan C. Sands

310.704.6612

Jon@JonCSands.com

CaIBRE# 01258453

OFFERED AT : \$1,999,000

For Additional Real Estate Updates Visit:
JonCSands.com



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RODEO REALTY

The future of real estate has arrived in Los Angeles.



Stunning Country English

1399 Holmby Avenue Westwood

\$1,895,000 3 Bed | 2 Bath

Scott Tamkin
Melinda Tamkin
310.493.4141

1400 Ocean Blvd #1101 Long Beach

\$1,350,000 3 Bed | 2 Bath

Tori Barnao Gersh Gershunoff Matthew Clayman
323.633.1878 213.359.0328 914.621.1553



By
Appointment
Only

Open House
Tuesday
11am-2pm



1,805 SF | Craftsman

215 N St Andrews Place Hancock Park - Wilshire

\$1,150,000 3 Bed | 2 Bath

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310.383.6461

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Guesthouse & Private Beach

31026 Broad Beach, Malibu

\$9,500,000 2 Bed | 2.5 Bath

Scott Tamkin
Melinda Tamkin
310.493.4141



Gated + 3.5 Acres of Private Horse Property

21415 Greenbluff Drive, Topanga

\$3,995,000 4 Bed | 5 Bath

Jeeb O'Reilly
310.980.5304

Austin Pick
310.383.6461

Nest Seekers

FEATURED

INTERNATIONAL



1970 GARFIELD AVE PASADENA, CA 91104 | \$768,888

WOW! What a price reduction! Reduced over \$31,000. This is the one that you have been waiting for! This stunner was remodeled from the front to the back and the top to the bottom less than 3 years ago. With 4 bedrooms and 3 baths and high end decorator finishes throughout. The gourmet "Country" kitchen features newer cabinets, designer counter tops, dark hardwood flooring and bright stainless steel appliances. All bathrooms were fully remodeled with granite counters and beautiful fixtures. The upstairs bonus room/loft can be used as an office, rec room or as a controlled wine storage area as the current owners have it set up as. Other features include central air and heat, newer roof, dual pane windows throughout, upgraded electrical panel and an over-sized 2 car garage. The large fenced in private front and backyards are perfect for entertaining and it feels like you are at a resort. WebID 612689



JASON GALARDI

Regional Managing Director | Licensed Real Estate Agent
271 North Canon Drive Beverly Hills, CA
Phone: 310.278.8861 x 2087 Mobile: 310.980.1256
shahina@nestseekers.com BRE# 01322753

BEVERLY HILLS EAST SIDE MIDTOWN WEST SIDE GREENWICH VILLAGE SOHO WILLIAMSBURG LONG ISLAND CITY NEW JERSEY

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PROPERTIES

Nest Seekers INTERNATIONAL



1026 S BRONSON AVE LOS ANGELES CA 90019 | \$1,150,000

True One Of A Kind Home - To This Mid City Area. This brand new home, is a gem which offers 3 bedrooms, 2 baths with 1681 sqft of living space. Remolded all the way down to the studs, this charming craftsman home boasts a fantastic open floor layout, high ceilings giving each room a very dramatic feel. The Kitchen is amazing ! Serve to the dining room or direct to the large Trek material outdoor deck! ,Newly installed Ash Hardwood floors throughout, large guest and master bedrooms. Huge, beautiful backyard where you experience a quiet tranquil setting great for entertaining. Truly one beautiful home that will not last!



SAM REAL

Licensed Real Estate Agent
271 North Canon Drive Beverly Hills, CA
Phone: 310.278.8861 x 2072 Mobile: 323.533.1277
SamR@nestseekers.com BRE# 1899808

CLARENCE MCDUFFIE JR

Nationwide Realty Executives - Associate Broker
1968 W. Adams Blvd Suite 101 Los Angeles, CA
Mobile: 213.910.9158
clarenceacd2@aol.com BRE# 01510230



500 S. Barrington Avenue, #2

Open Tuesday, 11-2



Architectural in Brentwood! Huge (1,443 sqft* per assessor), quiet, bright, high ceilings, clean lines, open floor plan! Beautiful 2+2 featuring oversized living room with fireplace, wet-bar, and balcony. Gourmet kitchen with stainless steel appliances (Jenn-Air range and oven), granite counters and breakfast area. Stunning Zen master suite with large fireplace. Master bath features soak tub, dual vanities, oversized closets and a tranquil balcony. Laundry inside unit, 2 gated tandem parking spaces, 3 additional spaces for guests, oversized in-ground spa. Live in the heart of Brentwood, seconds to restaurants, shops, parks and schools!



IAN BROOKS
Berkshire Hathaway Home Services
310.428.6569
CA BRE #00954065

\$825,000
www.brentwoodmoderncondo.com

BRAD DOWNS
Rodeo Realty, Inc.
310.435.3225
CA BRE #01230774



*Square footages are approximate. Broker does not guarantee accuracy of square footage, lot size or other information concerning condition or features of property provided by seller or obtained from public records. Buyer is advised to verify independently accuracy of information through inspection with appropriate professionals.

VIEW

FEATURED *Properties*

ROLLING HILLS - LOS ANGELES | \$48,000,000
Represented by CHRISTOPHE CHOO (310) 488-3044

COLDWELL BANKER RESIDENTIAL BROKERAGE

*View magazine is distributed to 15.9 million households each year.
Browse all digital editions at cbview.com*

Photo by: Sepia Productions Inc.

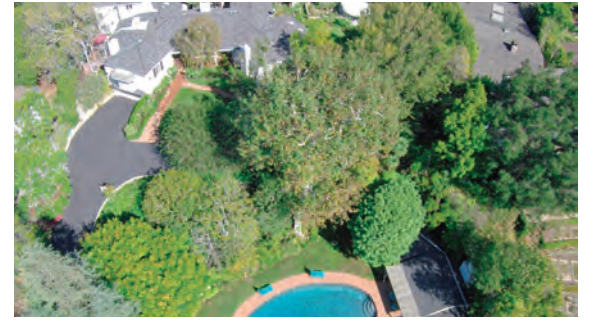
**COLDWELL
BANKER** 



ARCADIA | \$779,000
 31 S 2nd Ave #a, Stunning Brand New Arcadia School town home by Sun Homeland! Open Sun 2-4
ELIZABETH KHO (626) 487-2222



BEL AIR | \$2,299,000
 2909 Bottlebrush Dr. Open Sun 2-5. Spectacular remodeled 5+3 hm in Bel Air Ridge. 3,648sf.
LISA PLATT (310) 738-5556



BRENTWOOD | \$8,300,000
 270 Canyon View | Like Living in a Park. 4BR + 5BA, 2 guest houses, pool. 1+acre.
BETH STYNE & JOHNNY LEE SCHELL (310) 859-6032



HANCOCK PARK | \$4,900,000
 Timeless beauty for modern age. Classic elegance with smart home technology. 7,481SF.
NAOMI & LEAH 323-860-4245X4259



HANCOCK PARK | \$1,825,000
 Gorgeous 4 bed, 3 updated bath Spanish on prime tree lined street! (4th used as family rm)
LISA HUTCHINS (323) 460-7626



HOLLYWOOD HILLS | \$949,000
 Celebrity inspired design. Private hillside residence recently remodeled and updated.
CLAUDIA HIPOLITO (323) 906-2425



LA CAÑADA FLINTRIDGE | \$2,499,000
 •6 BD •5 BA •1930 Mediterranean Estate •Living room •Dining room •Pool •Guest house
MICHELLE CHEN (818) 790-3334



LADERA HEIGHTS | \$1,649,000
 Soaring ceilings, nu desgr kit,3BD, 2 mstr ste, 2.5BA, gym, walk-in closet, htd pool & spa.
CARLA LOWE (424) 702-3043



LADERA HEIGHTS | \$879,000
 Classic retro mid-century CA ranch built for entertaining w/architectural details, 2464 sf
DENNIS KEAN (310) 292-5326



LOMITA | \$759,000
 Completely Remodeled 3BD/2BA Home | Charming Interior with Wonderful Finishes
HEIDI BROWN (310) 748-1684



LOS ANGELES | \$1,975,000
 3542 Veteran Ave | Newly-constructed Hampton-style 4BD/4.5BA Westside Village home.
TERRY PULLAN (310) 721-4090



LOS FELIZ | \$2,980,000
 www.4342Cedarhurst.com, Exquisite Los Feliz Spanish Colonial Revival, 4 + 4.5, City Views
CESAR SANCHEZ (323) 356-6618



Arcadia (626) 445-5500
 Beverly Hills North (310) 777-6200
 Beverly Hills South (310) 273-3113
 Brentwood (310) 820-6651

Calabasas (818) 222-0023
 Glendale (818) 240-1111
 Hancock Park North (323) 464-9272
 Hancock Park South (323) 462-0867

La Cañada Flintridge (818) 790-3334
 Los Feliz (323) 665-5841
 Malibu Colony (310) 456-3638
 Malibu West (310) 457-6550

Manhattan Beach (310) 802-5700
 Marina del Rey (310) 301-3500
 Montecito (805) 969-4755
COLDWELLBANKERHOMES.COM



MALIBU | \$4,800,000
 1957 Ranch Home on Pt. Dume newly rebuilt. Plans for expansion, 3bd+2ba w/pool & beach key
GAIL COPLEY & JOSH SPIEGEL (310) 922-4924



MONROVIA | \$950,000
 NEW PRICE! 4 units North of Foothill with 3-1BR/1BA units, 1-1BR/2BA unit near Old Town.
JONATHAN JOHNSON (323) 646-4545



MONTECITO | \$5,950,000
 2+ Acres at the top of a Quiet Country Lane near Montecito's Upper Village, Schools, Shops
RANDY SOLAKIAN (805) 565-2208



MOORPARK | \$1,739,000
 1 story in Pinnacle Estates. 4+4.5. 4,000+sf. P/S, waterfall, BBQ ctr, orchard. Views
PAT EVANS (805) 495-1048



PACIFIC PALISADES | \$5,254,900
 16132 Alcima Ave | Stunning new 5BD/6BA compound with open floor plan and infinity pool.
MICHELLE DAVAASAMBUU (310) 458-0091



PACIFIC PALISADES | \$4,250,000
 4+4.5, guard gated Ridgeview Country Estates. 1.17 acre lot. Pool/spa, waterfall, views.
PAULETTE ZEMLIKA & JODEAN BUCKLEY (818) 414-8735



PACIFIC PALISADES | \$1,595,000
 LARGE 1-story with Great Views! Upgraded 3+3.5
www.2040palisades.com
SHARON & JOHN (310) 573-7737



REDONDO BEACH | \$1,099,000
 4 BD . 3 BA . 2,250 sf . larger bedrooms + large patio
LAUREN FORBES (310) 901-8512



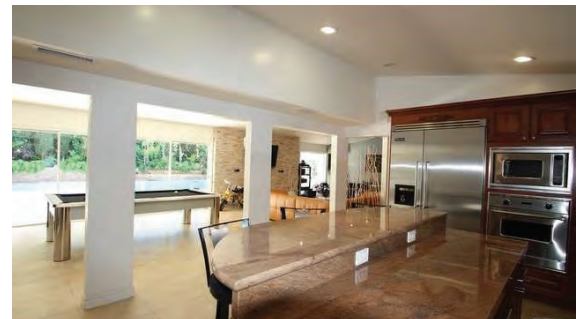
SHERMAN OAKS | \$1,095,000
 Prime location in Sherman Oaks, south of the Boulevard.
AVI BARAZANI (818) 528-2210



TARZANA | \$1,649,000
 OPEN SUN 2-5 Amazing 5+5 So. of the Blvd.
 Entertainers yard w/pool, spa & Argentinian BBQ!
JILLIAN JOHNSON & NANCY CASSIDY (818) 744-0337



VENTURA | \$1,159,000
 Fabulous top of Clearpoint 4+2.5 home! Move in and enjoy this awesome ocean view home!
LAURIE RUTLEDGE (805) 648-5051



WOODLAND HILLS | \$1,075,000
 Beaut. remod w/open flr plan, 4bd 4ba, lg LR, gourm. kit, huge master bdrm, 2 car gar.
DAVID BAYAT (310) 442-1300

Pacific Palisades (310) 454-1111
 Palos Verdes (310) 378-5201
 Pasadena (626) 584-0050
 Playa Vista (310) 862-5777

San Marino (626) 449-5222
 Santa Barbara (805) 682-2477
 Santa Monica Montana (310) 458-0091
 Santa Monica Wilshire (310) 829-3939

Sherman Oaks (818) 995-2424
 Studio City (818) 788-5400
 Venice (424) 280-7400
 Ventura (805) 648-5051

Westchester (424) 702-3000
 Westlake Village (805) 495-1048
COLDWELLBANKERHOMES.COM



A&D ARCHITECTURE & DESIGN

PALM SPRINGS: MODERN ARCHITECTURE'S MAGNIFICENT MECCA

by Bret Parsons

Since the 1920s, Palm Springs has been Hollywood's desert playground for celebrities to relax and escape the hustle and bustle of showbiz. The legendary "Two-Hour Rule" of Hollywood studios put Palm Springs on the map as an ideal getaway locale. Actors under contract had to be available within two hours from the studio in case last minute film or photo shoots were necessary. Having waxed and waned over ensuing decades, Palm Springs today is the definition of a modern desert oasis and a new generation of Hollywood A-listers has succumbed to the lure of the region and inherent privacy it offers. Pressed up against the stark face of the San Jacinto Mountains (Spanish for St. Hyacinth), Palm Springs is a contemporary design dream enveloped by a dry, parched landscape. Modernist gems by architects including Richard Neutra and Albert Fray complement the bungalows once owned by stars like Marilyn Monroe and Cary Grant in the Movie Colony neighborhood. Case in point: the former 1957 residence of actor William Holden by architect John Porter Clark (featured to the right). Reimagined by Rodrigo Vargas of Rodrigo Vargas Design, the goal was to preserve the bold yet understated post and beam structure while infusing the interior with modern style and state of the art conveniences. "High style meets relaxed luxury" certainly applies. Whether renovating the past or inventing the future, Palm Springs' tradition to ooze modern design inspiration continues to delight.

www.RodrigoVargasDesign.com



ARCHITECTURAL HOMES OF THE WEEK

ARCHITECT: PETER TOLKIN

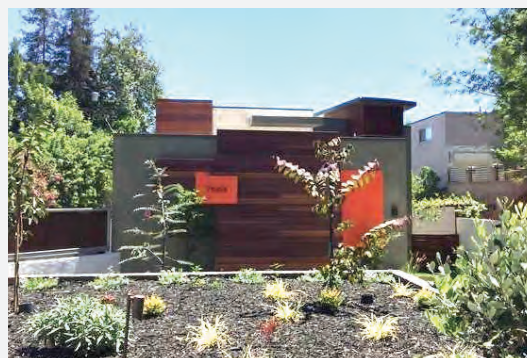


ENCINO | \$8,499,000

Architectural tour de force. Gated sanctuary, combining dramatic space, light & privacy.

Joyce Rey & Stephen J Apelian (310) 285-7529

ARCHITECT: DANIJELA TRUBINT



HOLLYWOOD HILLS | \$2,950,000

7668 Woodrow Wilson | New Construction brilliantly designed by Danijela Trubint. 4BR, 5BA.

Eric Lowry & Kirk Frieden (213) 507-0950

ARCHITECT: DL DESIGN ARCHITECTS



VENICE | \$2,749,000

Bold Modernist Arch, 3+3+media, gardens, Luxe design, Silicon Beach.

Joan Caplis (310) 748-2208



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TO FIND OR LIST YOUR ARCHITECTURAL DREAM HOME,
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FOR A SUPERB ARCHITECTURAL SPECIALIST.



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FABULOUS NEW LOOK! MUST SEE!
Traditional Tennis Court Estate on 1.1 Acres
100 Delfern Drive, Holmby Hills
Open Tuesday 11-2
\$12,950,000

Jade Mills

Coldwell Banker

(310) 285.7508 | Homes@JadeMills.com

www.JadeMills.com | CalBRE #00526877



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Elegant Regency Villa Prime Beverly Hills

Elegant and discrete Regency Villa positioned at the end of a quiet cul-de-sac in premier Beverly Hills location, just north of Sunset Boulevard. Exquisitely renovated with beautiful detail, French doors throughout, three fireplaces, high ceilings and light-filled skylit entry. Breathtaking gourmet eat-in kitchen. Master suite with fireplace, beautiful his and her bath suites and generous closets. Three additional guest bedrooms plus large family room/library, all overlooking poolside gardens and city views. Expansive lot, sparkling pool, peace and tranquility.

www.520stonewood.com

\$13,900,000

OPEN TUESDAY 11AM-2PM
520 Stonewood Drive, Beverly Hills



Exclusive Representation
RON de SALVO
(310) 777-6233
ron@rondesalvo.com



\$10,000 BONUS TO SELLING AGENT!



**OPEN HOUSE:
Tuesday, August 30th, 12-2 (Lunch)**



14101 Chandler Blvd. Sherman Oaks, CA 91401

Entry is bright, inviting and opens to spacious living room with dramatic vaulted ceiling, walls of glass, fireplace and beautiful Brazilian mahogany floors. Cook's kitchen with center island, granite counter tops, six burner Thermador range, two separate ovens & sinks, and eat-in area. Formal dining room with adjacent granite counter top serving area with wine refrigerator. Private master suite with fireplace and walk in closet opens to sunny patio space. Grassy backyard with covered patio is perfect for entertaining. Gated front and side entry driveways lead to four-car carport. Four zone HVAC. Abundant storage throughout. Desirable and convenient Chandler Estates location.

www.14101chandlerboulevard.com

James Muske
Coldwell Banker
310.281.3901
www.jimmuske.com
CalBRE # 00758095

\$1,699,500



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455 21st Place | Santa Monica
Grand South Beach Traditional
Listed at: \$6,495,000

- 6 bedroom/8 bathroom
- Built in 2016 with exceptional quality
- Bosch, Sub-Zero & Wolf appliances
- Home gym + Sauna
- Theater/media room
- Yard with loggia entertaining area



Solutions by Collaboration

Open Tuesday 08/30 • 11am - 2pm



Ron Wynn • Steve Sawai • Fiora Aston | ron@ronwynn.com | 310.963.9944



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Just Listed

SENSATIONAL SUNSET STRIP



8450 Carlton Way | Los Angeles, CA 90069

web#: 0355696 | MLS: 16-156066

Perched just above the famed Sunset Strip across from The Mondrian Hotel and above Katsuya Restaurant, you will find this sleek, sexy mid-century modern celebrity home, featuring soaring views from DTLA to the ocean. The floor-to-ceiling windows, complete with custom electric blinds, span the top floor and really accentuate the incredible panoramic views. Nestled in the Hollywood Hills, this beautiful 2-bed/ 3-bath home features a dining area, a gourmet kitchen with a Sub Zero refrigerator and a Viking stove, and an expansive outdoor deck. In addition, the entire upstairs is completely wired for wall mounted TVs, surround sound et al. Bonus amenities include a shower steam/spa as well as an office. As this property is a street-to-street lot (Carlton to Harold), there are great possibilities for expansion. Enjoy the Hollywood Hills lifestyle at its finest, with the convenience of being close to the roaring hotspots of the Sunset Strip.

Sale at \$1,999,000

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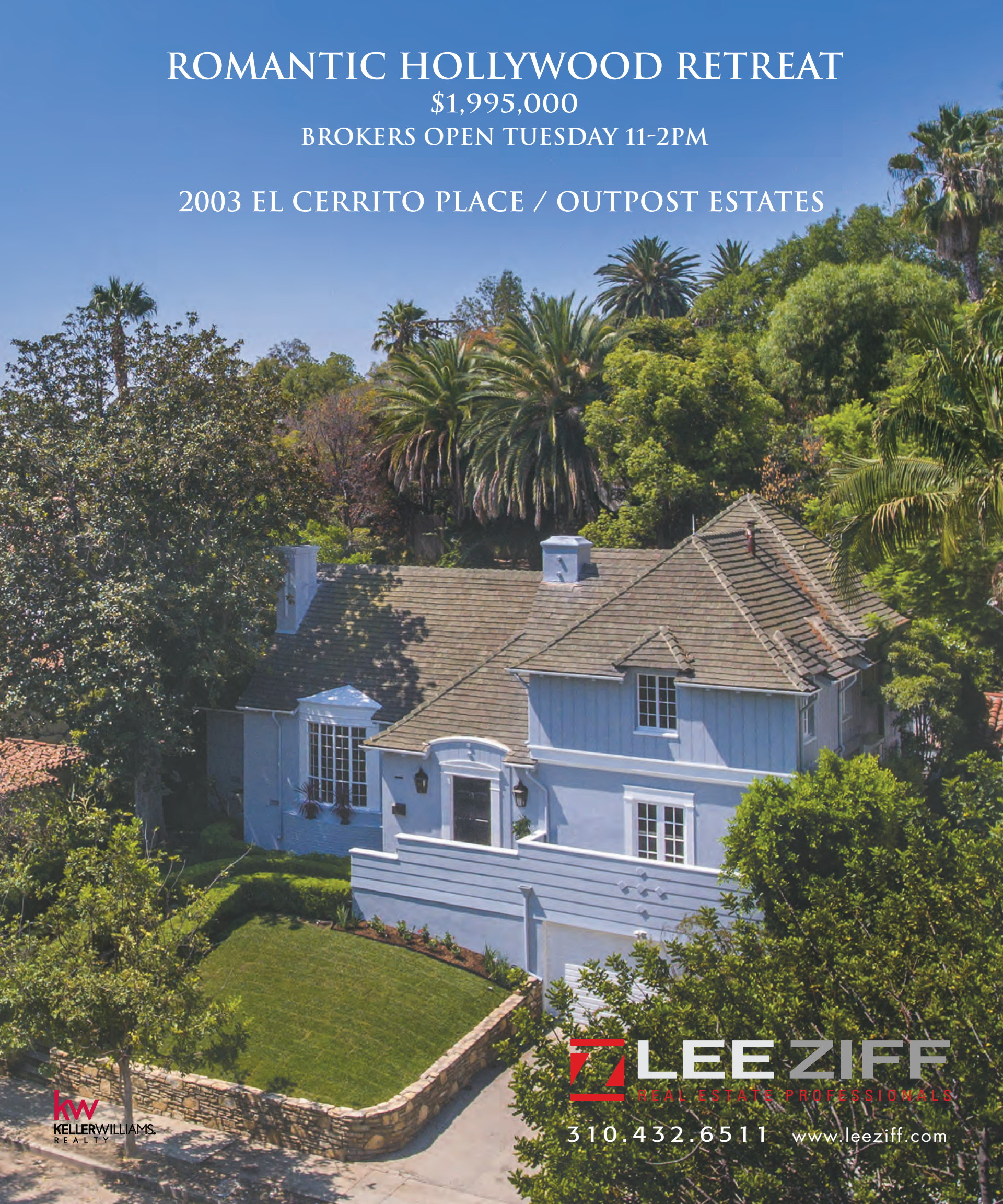


ROMANTIC HOLLYWOOD RETREAT

\$1,995,000

BROKERS OPEN TUESDAY 11-2PM

2003 EL CERRITO PLACE / OUTPOST ESTATES



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REAL ESTATE PROFESSIONALS

310.432.6511 www.leeziff.com


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POSITANO
 Single-Family Detached Homes

HOMESITE 77 – PLAN 1
 1,895 Sq. Ft. | 3 Bedrooms | 2 Baths | Two Covered Loggias
 2-Car Garage | **UPGRADED FLOORING**
\$439,072

HOMESITE 79 – PLAN 1
 1,895 Sq. Ft. | 3 Bedrooms | 2 Baths | Two Covered Loggias
 2-Car Garage | **GREAT VIEWS OF CLUBHOUSE!**
\$439,834

RAVELLO
 Attached Homes

HOMESITE 35 – PLAN 2
 1,765 Sq. Ft. | 3 Bedrooms | 2 Baths | Covered Loggia
 2-Car Garage | **CORNER LOT**
\$381,892

HOMESITE 48 – PLAN 2
 1,765 Sq. Ft. | 3 Bedrooms | 2 Baths | Covered Loggia
 2-Car Garage | **CORNER LOT**
\$385,892

\$350/MONTH HOA FOR 3 YEARS ON FEATURED HOMES**



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 4001 Via Portofino, Palm Desert, CA 92260
 Located off Country Club Dr., between Monterey Ave. and Portola Ave.

760.340.5433 | LiveAtVillaPortofino.com/MLS



*Broker must accompany client on first visit and complete the broker registration form—no exceptions. Please see sales agent for details. **Builder will subsidize the HOA fee to \$350 a month for three years on lots 77, 79, 35 and 48 only. Offer not valid on previous purchases or future purchases of homes. Please see sales agent for details. VP Builders, LLC., reserves the right to make changes to maps, plans, materials, features and colors without notice. Optional features and colors may be included at additional cost, subject to construction cut-off dates. See Villa Portofino sales representative for standard, optional and decorator details. Villa Portofino is a 55+ age-restricted community. Square footages are approximate. Photo shown is a model home and does not represent actual homesites for sale. Comstock Homes Broker, Inc. CalBRE #01912034.





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2702 LADBROOK WAY, SHERWOOD COUNTRY CLUB • OFFERED AT \$4,499,000 • APPROX. 8,220 SQFT
Nicki LaPorta & Karen Crystal • www.2702Ladbrook.com • 805.390.6591 / 805.625.0304



22535 ZALTANA STREET, CHATSWORTH • OFFERED AT \$2,850,000
Stephen & Liz Kaseno • www.22535zaltana.com • 818.470.3422



11646 POEMA PLACE, CHATSWORTH • OFFERED AT \$2,299,000 OR \$9,000/MO
Stephen & Liz Kaseno • www.11646PoemaPlace.com • 818.470.3422

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QUALITYAGENTS



\$13,500,000 | 1084 Golf Rd, Montecito | 8BD/10BA
Bartron Real Estate Group | 805.563.4054/805.455.1909



\$6,000,000 | 14186 Alisal Lane, Santa Monica | 5BD/4BA
Isabelle Mizrahi | 310.230.3720



\$2,245,000 | 4538 Westchester Dr, Woodland Hills | 5BD/8BA
Marc Shevin/Allison Dubois | 818.681.5535



OPEN TUES 11-2

\$1,975,000 | 6478 Ivarene Ave, Hollywood Hills | 4BD/5BA
Alexandra Kerr | 310.795.1440



\$1,795,000 | 1181 Bienvenida Ave, Pacific Palisades | 3BD/2BA
Emil Alexander Schneeman | 310.230.3731



\$1,325,000 | 4336 Bellaire Avenue, Studio City | 3BD/2½BA
Andy Achen | 818.749.5538



\$799,000 | 17308 Hart St, Lake Balboa | 5BD/3BA
John "Ian" Reed | 818.939.9692

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EXTRAORDINARY RESULTS



OPEN TUES 11-2

\$1,895,000 | 10369 Keswick Avenue, Westwood | 5BD/3BA
Lauren Ravitz | 310.820.9301



\$2,400,000 | 3292 Inglewood Bl, Mar Vista | 3BD/2½BA
Keith Endow | 310.722.2562



\$1,710,000 | 4015 Rock Hampton Dr, Tarzana | 5BD/4½BA
Linda Wiseman | 818.458.0985



\$1,149,000 | 13851 Millbank St, Sherman Oaks | 2BD/2¾BA
Pearson/Gordon | 818.601.2260/818.298.8344



OPEN TUES 11-2

\$899,000 | 2586 Corralitas Dr, Silver Lake | 3BD/1¾BA
Thomas Inatomi | 323.671.1249



OPEN TUES 11-2

\$545,000 | 1730 Camden Ave #206, Westwood | 2BD/1¾BA
Kathy Douglas | 310.820.9320



\$1,150,000 | 4465 Park Arroyo, Calabasas | 3BD/3BA
Jennifer Camp | 818.633.9501

conditions, and features of property. Information is obtained from various sources and will not be verified by broker or MLS. Sellers will entertain and respond to all offers within this range. CalBRE 01317331

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Harriet Cameron

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Andrew Spitz

818-817-4284

BRE#00924610

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Open Tuesday 8/30 11am - 2pm

Offered at \$4,395,000

Amazing value on over 3/4 acre of private entertainer's grounds with lighted North South Tennis Court! Incomparable 6 bedroom 10 bath residence with exceptional quality & craftsmanship throughout! Surrounded by mature landscaping for extreme privacy, this luxurious nearly single story home showcases the ultimate in California sophistication. Warmed by dark wood & limestone floors, voluminous ceilings & generous use of wood, the inviting home has been meticulously designed for both the casual & formal entertainer. Grand scale common rooms dot the flexible floor plan & include a den with full pub style bar, great room, family room with coffered ceilings, formal dining room & an upstairs media room with kitchenette & full bath (could be attached guest or in-laws quarters). A gourmet kitchen is enhanced by an oversized marble island, granite counters, custom cabinetry, Wolf & SubZero appliances, walk-in pantry, cheerful breakfast area & a formal butler's pantry with secondary dishwasher & prep sink. A large second floor loft features an office, morning bar & guest suite with balcony overlooking the verdant exterior. The refined elegance is continued in the palatial master suite which offers dual center island walk-in closets, a sitting room with fireplace & a luxurious bath with fireplace, spa tub & 2 person multi-head steam shower. A three room children's wing features two ensuite bedrooms, private patio & a play room with fireplace & bath. Ideal for enjoying the temperate Southern California weather, the lush landscaped grounds feature a lighted North South tennis court with viewing pavilion & ½ bath, a sparkling pool/spa, grassy play area, covered patio, outdoor kitchen & an amazing enclosed lanai with fireplace. Other amenities include a smart home system, two chic powder rooms, multiple fireplaces, furniture grade built-ins, oversized mud room, maid's quarters, an abundance of storage & a three car garage.

Berkshire Hathaway HomeServices does not guarantee the accuracy of square footage, lot size or other information concerning the condition or features of property provided by the seller or obtained from public records or other sources and the buyer is advised to independently verify all information.

Open 11-2pm | Tuesday, August 30th



2231 Vista Del Mar

Beachwood Canyon | 2 BR | 1.75 BA | DTLA Views | \$1,088,000

Rad mid-century w/ private patios + guest quarters

ERNIE CARSWELL
PARTNERS

Chris Pickett
TELES
PROPERTIES
310.800.7103

Chris Pickett: Bureau of Real Estate #01475927

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Sotheby's

INTERNATIONAL REALTY



JOHN GIDDINS
310.666.6365

TRACEY D. CLARKE
310.880.7513

1188 ROBERTO LANE | BEL AIR
5 BEDROOMS | 7 BATHS | 6,200+ SQFT
OFFERED AT \$10,995,000



OPEN TUESDAY 11-2
1188RobertoLane.com



2100 N. Beverly Drive | Beverly Hills
www.2100NBeverlyDrive.com
\$4,150,000
Open Tuesday 11-2



JOE BABAJIAN
310.623.8800
joe@joebabajian.com
CalBRE# 00813384



**SAN VICENTE, WEST HOLLYWOOD****\$3,995,000**

Trophy building/location just steps from the Sunset Strip and London Hotel. Ideal cash flow for a pristine completely renovated 4 unit building. Units comprise of flawless finishes along with all of today's needs/amenities, central air/washer/dryer/range/fireplaces/private garage parking and patios. Consistent with the finest appliances and materials each individual unit is unique and rare with massive vaulted ceilings and architecture. All units leased at market rent except for 1007 1/2 which provides tremendous upside at a projected rental rate of \$3,995 per month. Subject property also boasts potential future development opportunity as it is sited on a WDR4 lot. All rents are actual.

EXCLUSIVE REPRESENTATION BY
DUSTIN NICHOLAS
R.E. LICENSE # 01385049

310.770.1847





HEDGES PL

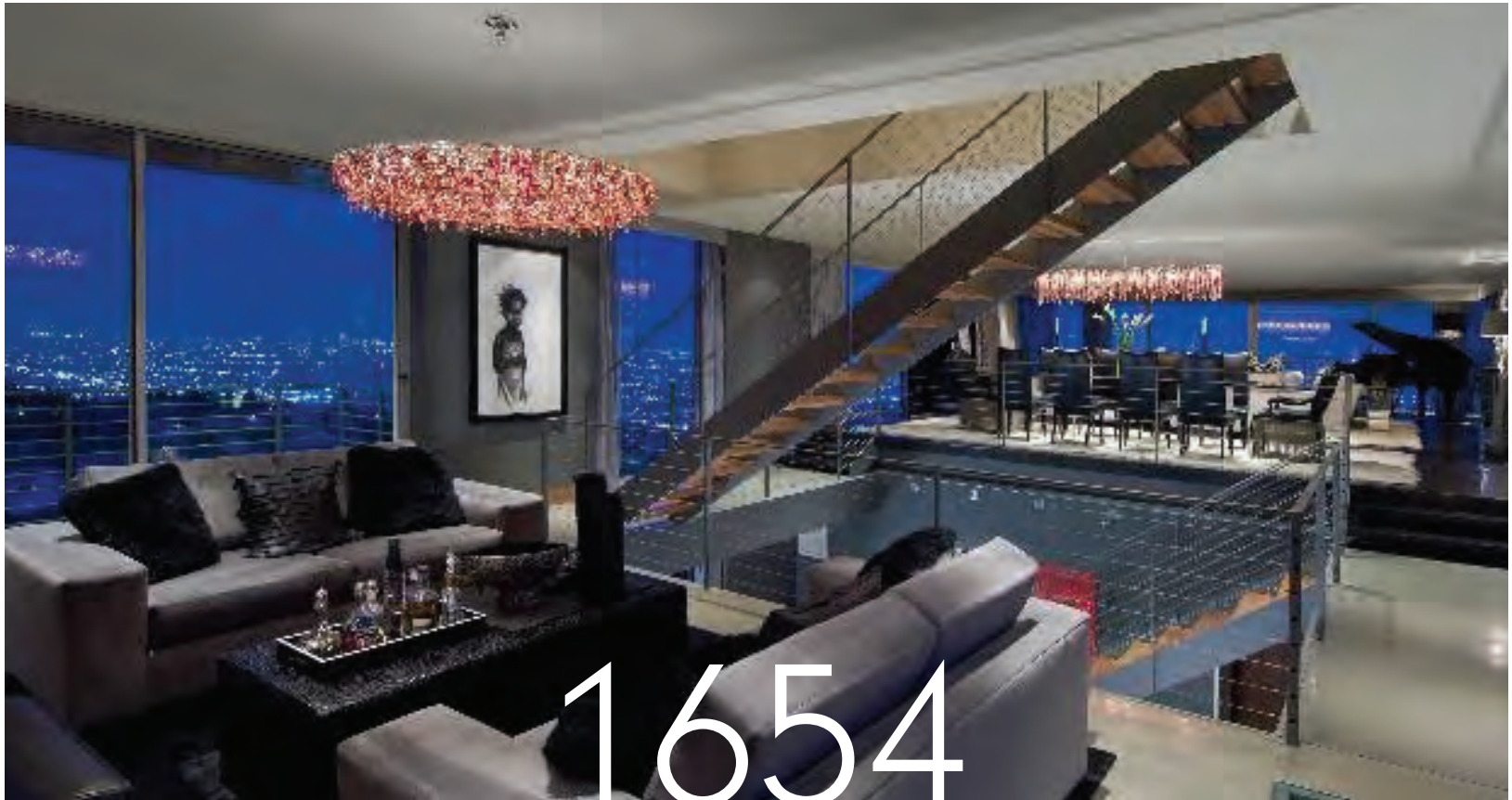
\$7,000,000

Rare double lot view promontory sited on a private, highly desired cul-de-sac with broad unobstructed panoramic views from Downtown to the Ocean. Nearly one third of an acre and centrally located just above the Sunset Strip, this exceptional property sits amongst the most architecturally significant estates of the Hollywood Hills. Great opportunity to develop or simply just move in.

EXCLUSIVE REPRESENTATION BY
DUSTIN NICHOLAS
R.E. LICENSE # 01385049

310.770.1847





BLUE JAY WAY, LOS ANGELES

Just bring the party home already with this larger than life Bird Street compound offering endless twinkling views from Downtown to the Ocean. Every room enjoys panoramic skyline views along with generous balconies/living quarters/courtyards. Modern interiors with sleek stairwells all open up to create an effortless living/lifestyle experience. Special features include a billiard room, Nightclub/Bar and lounge, gym, theater, glass bottom pool, office, and wine cellar with glass "peek a boo" ceiling. Separate the dance floor at the convince of your own spread, Hollywood style.

EXCLUSIVE REPRESENTATION BY
DUSTIN NICHOLAS
R.E. LICENSE # 01385049

310.770.1847



NICHOLAS PROPERTY GROUP | NICHOLASPROPERTYGROUP.COM



THE OPPENHEIM GROUP
REAL ESTATE

ARCHITECTURAL CONDO IN WEST HOLLYWOOD

With over \$200,000 of remodel/upgrades and winner of the AIA design award by famed architects Predrock/Frane, this stunning ground floor 2-bedroom condo is located just steps from some of the best West Hollywood has to offer. High end features include a wine refrigerator, top-of-the-line Electrolux washer/dryer, electric bike lift, electric blinds throughout, and two separate garage parking spaces.



WEST HOLLYWOOD

1322 DETROIT ST. #2

\$849,000 | 2^{BED} 3^{BTH} 1,559^{SQ. FT.}

OPEN TUESDAY 11-2PM

1322DETROIT.COM

JASON OPPENHEIM, ESQ.
BROKER/PRESIDENT

jason@ogroup.com | 310.990.6656

GRAHAM STEPHAN
REALTOR ASSOCIATE

graham@ogroup.com | 310.343.0087

OGROUP.COM

8606 Sunset Blvd. | West Hollywood, CA 90069



THE OPPENHEIM GROUP
REAL ESTATE

EXQUISITE SPANISH VIEW HOME ABOVE THE SUNSET STRIP

Picturesque Spanish-Revival with city lights and views, just steps above the Sunset Strip and Chateau Marmont. A charming front patio enters into a spacious, open living area with rich hardwood floors, drenched with natural sunlight, and a romantic fireplace. The relaxing, secluded backyard features a built-in jacuzzi, BBQ station, sitting areas, and privacy ideal for entertaining.



SUNSET STRIP

8272 MARMONT LN.

\$2,699,000 | 3^{BED} 4^{BTH} 2,384^{SQ. FT.}

OPEN TUESDAY 11-2PM

8272MARMONT.COM

JASON OPPENHEIM, ESQ.
BROKER/PRESIDENT

jason@ogroup.com | 310.990.6656

GRAHAM STEPHAN
REALTOR ASSOCIATE

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OGROUP.COM

8606 Sunset Blvd. | West Hollywood, CA 90069



RE/MAX® ESTATE PROPERTIES



7742 W. 80th Street | Playa del Rey | \$1,895,000
4 bed | 5 bath | Denise Fast | (310) 578-5414



173 N. La Peer Drive | Beverly Hills | \$1,549,998
2 bed | 2.5 bath | Robert Dixon & Jacqueline Gunn | (310) 839-8500



625 Center Street | El Segundo | \$2,100,000
5 bed | 4 bath | Dan Christian | (310) 251-6918



2106 Federal Avenue | West LA | \$1,975,000
4 bed | 3.5 bath | Camila Healy | (310) 750-5751

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We support Children's Miracle Network of Hospitals • **Ranked #27** by Sales on the RIS Media **Top 500 Power Broker** out of 82,000 real estate brokerage firms in the United States • To join our expanding organization, contact Monte Hartman at (310) 559-5570 or MHartman@eplahomes.com

RE/MAX Estate Properties does not guarantee the accuracy of square footage, lot size or other information concerning the condition or features of property provided by the seller or obtained from public records or other sources, buyer is advised to verify the accuracy of this information through appropriate professional inspections.



RE/MAX[®] ESTATE PROPERTIES



Exquisite new construction home exudes warmth and sophistication

An undeniably breathtaking Traditional on an expansive corner lot in the highly desirable Country club Estates

3139 Barbydell Drive, Cheviot Hills | Represented by Rory Posin and Kristian Bonk | Offered for \$4,395,000

Grand two story foyer leads to a sun-filled formal living room with marble fireplace that leads to an elegant formal dining room complete with recessed ceilings and detailed wainscoting. Gorgeous kitchen showcases state-of-the-art Subzero and Wolf appliance package, handcrafted cabinetry, honed finish Carrera countertops and large center island that opens to an expansive familyroom with walls of glass flowing to the stunning outdoor living space. Second story provides a luxurious master suite complete with swoon worthy walk-in closets, well-appointed spa-like bath that rivals the finest resorts. Three additional en-suite bedrooms complete the upstairs living area. Spectacular outdoor space provides a covered dining patio, beautiful sparkling pool/spa and lush grassy yard.

6 bedrooms | 5.5 bathrooms | 4,599 sf living | 9,461 sf lot | pool and spa

Represented by Rory Posin & Kristian Bonk. Rory & Kristian can be reached in the Beverly Hills office or direct at (310) 839-8500



RE/MAX Estate Properties • 700 Local Agents • 17 Offices • Luxury Residential • Commercial Investment Division

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GLOBAL VISION. LOCAL EXPERTISE.



BEL AIR

11531 Orum Road | 6 Bedrooms | 7 Baths | \$7,950,000
Juliette Hohnen 323.422.7147



OPEN TUESDAY 11-2

BEL AIR | NEW LISTING

16401 Mulholland Drive | 6 Bedrooms | 8 Baths | \$7,995,000
Joshua Altman 310.819.3250 | Matthew J. Altman 310.819.3250



BEVERLY HILLS

200 South Swall Drive | 4 Bedrooms | 3 Baths | \$2,395,000
Marshall Peck 310.497.3279



OPEN TUESDAY 11-2

BEVERLY HILLS POST OFFICE | NEW LISTING

2545 Bowmont Drive | Approx. 4 Acres | \$9,999,999
Joshua Altman 310.819.3250 | Matthew J. Altman 310.819.3250



OPEN TUESDAY 11-2

BEVERLY HILLS POST OFFICE | NEW LISTING

1426 Harridge Drive | 7 Bedrooms | 11 Baths | \$9,950,000
Joshua Altman 310.819.3250 | Matthew J. Altman 310.819.3250



BEVERLY HILLS POST OFFICE | NEW LISTING

9839 Cardigan Place | 5 Bedrooms | 7 Baths | \$4,995,000
Marshall Peck 310.497.3279

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FOR A COMPLETE LIST OF PROPERTIES, VISIT ELLIMAN.COM/CALIFORNIA



BRENTWOOD

13151 Rivers Road | 7 Bedrooms | 10 Baths | \$18,995,000
Dena Luciano 310.600.3848



BRENTWOOD | NEW LISTING

526 Carmelina Avenue | 6 Bedrooms | 5.5 Baths | \$8,995,000
Tracy Tutor Maltas 310.722.2267 | Cory Weiss 310.922.1124



CENTURY CITY

1 West Century Drive #34C | 2 Bedrooms + Den | 3 Baths | \$4,495,000
Bachir Ouieda 310.722.7727



HOLLYWOOD HILLS | NEW LISTING

2240 Stanley Hills Drive | 3 Bedrooms | 4 Baths | \$2,600,000
Joshua Altman 310.819.3250 | Matthew J. Altman 310.819.3250



MALIBU

78 Malibu Colony | 5 Bedrooms | 5 Baths | \$15,995,000
Tracy Tutor Maltas 310.722.2267 | Cory Weiss 310.922.1124



WEST HOLLYWOOD | NEW LISTING

1100 Alta Loma Road #805 | 2 Bedrooms | 3 Baths | \$2,750,000
Joshua Altman 310.819.3250 | Matthew J. Altman 310.819.3250

THE ALTMAN BROTHERS



OPEN TUESDAY 11AM-2PM

2545 Bowmont Drive | Beverly Hills Post Office | Approx. 4 Acres | \$9,999,999 | Amazing development opportunity with city to ocean views in Beverly Hills! Nestled between 2 gated communities with 20+M homes, this private, gated compound boasts a 500-foot driveway that leads you to close to four acres! Build a magnificent 40K square foot home or even a multi home compound with incredible views. or one large estate can be built amongst unobstructed canyon, city lights and ocean views. Five APNs are being sold for a price not seen elsewhere for a property of this scale.

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THE ALTMAN BROTHERS



OPEN TUESDAY 11AM-2PM

1426 Harridge Drive | Beverly Hills Post Office | 7 Bedrooms | 11 Baths | \$9,950,000 | Perched on the end of a secluded cul-de-sac in Prime Beverly Hills, set on a beautiful promontory with unobstructed ocean, city and canyon views, a spectacular 15,000SF (approx), 7 bed, 11 bath contemporary masterpiece sits on just over half of an acre. This once in a generation opportunity, blue chip property, is offered with fully engineered architectural plans designed by Belson~Palumbo Luxury Development and award-winning architects Shubin + Donaldson. There is an existing 4,500+SF, 4 bed 5 bath residence on the property.

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THE ALTMAN BROTHERS



OPEN TUESDAY 11AM-2PM

16401 Mulholland Drive | Bel Air | 6 Bedrooms | 8 Baths | \$7,995,000 | An outstanding opportunity to customize a magnificent estate for ultimate luxurious living. Private, gated compound along scenic Mulholland Drive situated on almost 3.5 acres. Nestled down a long private road, this traditional home is over 7,000 square feet of living space for an unparalleled lifestyle of seclusion, lavish entertaining & endless breathtaking panoramic views. Interior has open floorplan with public rooms including: formal living room with fireplace, formal dining room, wood-paneled family room with bar & fireplace, large kitchen with center island, spacious breakfast bar with adjoining office & a solarium offering ample natural light throughout & additional opportunities of capturing all the views. Six bedroom suites including a master suite with fireplace & large master bath. Grounds feature a private tennis court with lights, pool & long driveway with center island. Conveniently situated in close proximity to various hiking trails as well as all major areas of Los Angeles.

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THEALTMANBROTHERS.COM

BRIAN SELEM

O: 310.442.1644

BRIAN@THESELEMTTEAM.COM

THESELEMTTEAM.COM



ELLIMAN.COM/CALIFORNIA



THE ALTMAN BROTHERS



BY APPOINTMENT ONLY

2314 Jupiter Drive | Hollywood Hills | 4 Bedrooms | 5 Baths | \$3,995,000 | Rare single story Contemporary view home with plans to build a Modern masterpiece with absolutely stunning unobstructed views from downtown to the ocean. Located in the coveted Mt. Olympus neighborhood this property is delivered with fully engineered architectural plans by SIA Architectural Design for a 10,000SF, 5 bed, 8 bath marvel perched on an exceptional 30,000SF double lot. There is an existing 4,000+SF single story 4 bed 5 bath home on the property. Rare opportunity to build your dream estate on a prime view lot in the heart of the Hollywood Hills!

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THE ALTMAN BROTHERS



OPEN TUESDAY 11AM-2PM

1100 Alta Loma Road # 805 | West Hollywood | 2 Bedrooms | 3 Baths | \$2,750,000 | Enter through double doors into a corner unit in one of West Hollywood's most prestigious buildings. This 2 bedroom/ 3 bathroom, 2400 SqFt masterpiece has placed extensive detail in creating one of the most beautiful luxury condominium units that has been available on the market in years. Upon entering, you will turn the corner into a large open floor plan with explosive views from downtown to century city, and beyond. This spectacular floor plan features dual master suites with generously large walk in closets and gorgeous bathrooms completed with Calacatta Italian marble. The unit also showcases new custom, sliding Fleetwood doors, Italian Wood plank tile floors, wine fridge, and many other meticulously crafted finishes. Building also has a roof top pool with 360 degree views of the city, valet parking, 24-hour security along with several other features. No expense was spared in creating this one-of-a kind gem.

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THEALTMANBROTHERS.COM

ROY SHACHAF

C: 310.435.7250

ROY@MERCERVINE.COM

MERCERVINE.COM

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THE ALTMAN BROTHERS



OPEN TUESDAY 11AM-2PM

2240 Stanley Hills Drive | Hollywood Hills | 3 Bedrooms | 4 Baths | \$2,600,000 | Incredible Sunset Strip Traditional home features approx. 4,390 sqft, 3 bedrooms and 3.5 baths. With soaring ceilings to gleaming floors, this home boasts a chef's kitchen with custom cabinetry and a huge center island, ideal for all connoisseurs. SS appliances add an elegant touch to this two-story traditional home. Pre-wired for audio distribution, voice data, security cameras & alarm system. Expansive back yard has lush landscaping and gorgeous sitting patio. 2 car garage & plenty of off street parking.

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REAL ESTATE

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326 S. Bundy Drive Brentwood, 90049

Purposefully situated in the heart of Brentwood, this exquisitely designed and expertly crafted Modern Farmhouse. A stately entrance opens to wide plank wood floors that flow from one room to the next, showcasing an epic floor plan and custom touches throughout.

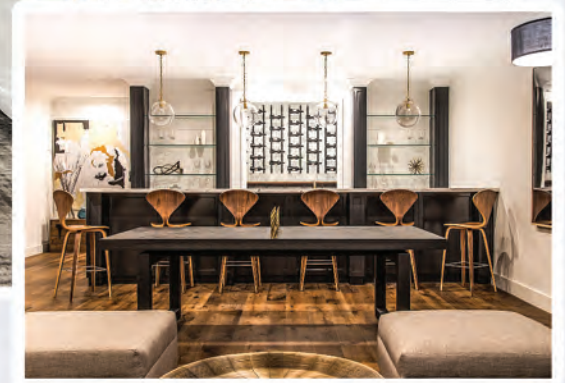
Branching off the grand entry is a blended living room + fireplace and formal dining.

Perfect for entertaining, the eat-in kitchen is decked to the nines with custom cabinets, Subzero refrigerator, Wolf range & microwave, and Bianco Namibia marble counters, all of which opens to an open plan living room and sumptuous patio + pool and cabana. Six bedrooms + 8 designer crafted baths replete with exotic marble, including a master with

soaking tub, are punctuated by high beamed ceilings and glorious light. Lower level

features an opulent great room with bar and adj. Screening Room with Connect 4 surround sound speakers + powder and laundry area. Lush landscaping, direct entry

2-car garage, and close proximity to Brentwood Village.



6 Bedrooms | 8 Baths | Offered At: \$5,795,000



PETER LORIMER

PLG Estates - Broker

315 South Beverly Dr. #315 Beverly Hills, CA

Phone: 310.788.0700 Mobile: 310.666.7383

Peter@plgestates.com BRE# 01479846

SAM REAL

Nest Seekers International - Agent

217 North Canon Dr. Beverly Hills, CA

Phone: 310.278.8861 Mobile: 323.533.1277

SamR@nestseekers.com BRE# 01899808





607 N. ELM DRIVE

BEVERLY HILLS

6 BEDROOMS | 6.5 BATHROOMS. | 12,196 SQ. FT. LOT

Once the on-screen home of the beloved “Marcus Welby, MD,” this prestigious Elm Drive estate is spacious and filled with warmth and character. Built in 1929 and ready for complete re-imagining, it is a picture-book traditional with swimming pool, cabana with bath, and detached guest apartment with bath and kitchenette. The property is located on one of the most beautiful tree-lined streets in Beverly Hills, walking distance to Rodeo Drive, shopping and restaurants.

OPEN TUESDAY 11-2PM
NEW LISTING

OFFERED AT \$6,399,000
607ELMDRIVE.COM

STACY GOTTULA
THE AGENCY
323.610.7191

JOYCE REY
COLDWELL BANKER
310.285.7529



An international associate of Savills | THEAGENCYRE.COM





PRICE REDUCTION

OFFERED AT \$11,250,000

627 N. HILLCREST ROAD | BEVERLY HILLS

6 BEDROOMS | 6.5 BATHROOMS | 6,818 SQ. FT. | 15,348 SQ. FT. LOT

This stunning 1920s country English estate in the coveted Beverly Hills flats has been beautifully preserved and updated to offer contemporary elegance and luxury throughout every inch of living and entertaining space. Gated and set back from the street, spacious interiors are filled with natural light and new hardwood floors. Highlights include a sweeping master suite, updated kitchen, guest house, large backyard with a pool, and only the finest in designer finishes and materials.

MAURICIO UMANSKY
424.230.3701

EDUARDO UMANSKY
424.230.3715

FARRAH ALDJUFRIE
424.230.3712



An international associate of Savills

THEAGENCYRE.COM





321 N. OAKHURST DRIVE #201

BEVERLY HILLS

OFFERED AT \$765,000

2 BEDROOMS | 3 BATHROOMS

1,564 SQ. FT.

22,501 SQ. FT. LOT

BLAIR CHANG
424.230.3703

JOEY BRAUER
424.271.3341

OPEN TUESDAY 11-2PM

NEW LISTING



An international associate of Savills

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524 N. TIGERTAIL ROAD

LOS ANGELES

OFFERED AT \$8,287,000

6 BEDROOMS | 8 BATHROOMS

6,720 SQ. FT.

13,520 SQ. FT. LOT

BILLY ROSE
THE AGENCY
424.230.3702

MARC NOAH
SOTHEBY'S INTERNATIONAL REALTY
310.968.9212

OPEN TUESDAY 11-2PM

NEW LISTING



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Sotheby's
INTERNATIONAL REALTY



15701 ROYAL OAK ROAD

ENCINO

Brand New Encino Modern Masterpiece. Bright and open floor plan with soaring ceilings and Fleetwood walls of glass overlooking the stunning panoramic views with a seamless indoor/outdoor lifestyle designed to fulfill every entertainer's dream. 7 bedroom suites + office, Phillip Stark designer features, grand living and family room, masterpiece fireplace, and gourmet kitchen. Second ground floor entertainer's quarter with theater, gym, sauna, game room, wine cellar and an all-inclusive guest room.

OFFERED AT \$7,885,000
7 BEDROOMS | 8.5 BATHROOMS
8,510 SQ. FT. | 40,202 SQ. FT. LOT

SANTIAGO ARANA
310.926.9808

MAYA LIBRUSH
818.201.5226

MICHAEL HEDGES
310.475.7500



OPEN TUESDAY 11-2PM
& FRIDAY 11-2PM

NEW LISTING



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THEAGENCYRE.COM





116 S. LARCHMONT BOULEVARD

WINDSOR SQUARE

2 BEDROOMS | 2.5 BATHROOMS | 2,508 SQ. FT. | 7,187 SQ. FT. LOT
1 BEDROOM 1 BATHROOM GUEST HOUSE

Designer done Spanish with a contemporary flair. Impeccably remodeled, with two bedrooms and two and a half baths plus a one bedroom one bath guest house. The home features an open floor plan with hardwood and tiled floors throughout, bright and light. The gracious kitchen opens to a family room with floor to ceiling windows. Enjoy the peace and serenity of the backyard garden and fountains, or take a stroll to your favorite restaurant on Larchmont.

OPEN TUESDAY 11-2PM

NEW LISTING

OFFERED AT \$1,995,000

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RON TANZMAN
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1550 N. EL CENTRO AVENUE

HOLLYWOOD

FROM THE FOUNDERS OF THE VICEROY AND KELLY WEARSTLER:
LUXURIOUS LIVING BLENDED SEAMLESSLY WITH
THE SERVICES OF A FINE BOUTIQUE HOTEL

Completed in 2016, Hollywood Proper comprises of 200 furnished and unfurnished one and two-bedroom residences, including four penthouses. The custom Kelly Wearstler design speaks to mid-century modernism with a nod to chic, California style. Here, the comforts and privacy of luxurious living are blended seamlessly with the services of a fine boutique hotel. Amenities include: rooftop pool, valet parking, concierge, room service, and spectacular views of the Hollywood Sign and LA cityscape.

BEN BELACK
424.233.0922

OPEN TUESDAY 11-2PM

NEW LISTING

OFFERED FROM \$3,400 TO \$30,000/MO
1 & 2 BEDROOM FURNISHED AND UNFURNISHED
LEASE RESIDENCES INCLUDING 4 PENTHOUSES



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2160 CENTURY PARK EAST #2112

CENTURY CITY

NEW PRICE

2 BEDROOMS | 2 BATHROOMS | 1,372 SQ. FT.

Amazing views from the mountains and across the coastline. Conveniently located near the Century City mall, fine restaurants, Beverly Hills, and Westwood. Easy commute to downtown and LAX. Previously remodeled 2-bedroom, 2-bath penthouse on the 21st floor. Newly-painted and refinished bamboo floors with a contemporary flare. Bathrooms and kitchen previously remodeled. Kitchen offers stainless steel appliances and a 100 bottle wine refrigerator. Two large balconies with views forever.

OFFERED AT \$999,000

DON HELLER
424.400.5920



An international associate of Savills | THEAGENCYRE.COM





16665 LINDA TERRACE

PACIFIC PALISADES

5 BEDROOMS | 4.5 BATHROOMS | 4,283 SQ. FT. | 9,756 SQ. FT. LOT

Enjoy unobstructed ocean views, invigorating breezes and the luxury of peace of mind. Every surface, every perspective, every detail... has been thoughtfully conceived and artistically executed in the service of effortless joyful living. Red Door Home's Rhode Island Farmhouse –live your dream.

OPEN TUESDAY 11-2PM

NEW LISTING

OFFERED AT \$4,595,000
16665LINDATERRACE.COM

CRAIG KNIZEK
818.618.1006

MELANIE GOLDBERGER
424.400.5926

DEBRA JAFFE
424.230.7433



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COUNTRY RIDGE

ESTATES



Country Ridge Estates

An Exceptional Lifestyle In An Idyllic Setting

Set amidst sweeping canyon and mountain views minutes from the heart of Calabasas, Country Ridge is a private estate community offering a distinct style of living at the foothills of the Santa Monica Mountains. Providing unmatched space, privacy and serenity, five homesites and four hacienda-style residences are set upon 5 to 40 idyllic acres and seamlessly connected to the nature that surrounds.

PRICE UPON REQUEST | 2.5% BROKER COMMISSION

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TUES, THURS, FRI, SAT, SUN
11AM - 4PM

Represented by
Craig Knizek & Michelle Schwartz

424.221.5039

COUNTRYRIDGECALABASAS.COM

2717 COUNTRY RIDGE ROAD, CALABASAS, CA 91302



The developer reserves the right to make modifications in materials, specifications, plans, pricing, various fees, designs, scheduling and delivery of the homes without prior notice. All dimensions are approximate and subject to normal construction variances and tolerances. Plans and dimensions may contain minor variations from floor to floor. This is not an offer to sell or solicitation to buy to residents in jurisdictions in which registration requirements have not been fulfilled, but is intended for information only. Listing Broker: The Agency New Development CA RE 01973483. 6/29/16. Obtain the property report or its equivalent by federal and state law and read it before signing anything. No federal or state agency has judged the merits or value, if any, of this property. 🏠



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THE RESIDENCES AT CARBON BEACH

THREE RESIDENCES REMAIN

Only three homes remain available within this exquisitely private enclave located steps from the sand and sea in Malibu's famed Billionaire's Beach. Each offers sweeping ocean views, sleek, open-concept design, soaring 11-foot ceilings and a plush, expansive rooftop terrace with fireplace and jacuzzi — the ultimate setting for seaside lounging, dining and entertaining.

Starting at \$3,695,000 | 2.5% Broker Commission

3 Bed | 3.5 Bath | 4,996 – 5,415 Approx. Total Sq. Ft.

310.698.7889 | Carbon-Beach.com

22065 PACIFIC COAST HIGHWAY, MALIBU, CALIFORNIA 90265

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HOLDINGS





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**NEWLY UPDATED
SPECTACULAR MEDITERRANEAN**

165 South Hudson Avenue



6 Bedrooms | 7 Bathrooms | 2 Powder Rooms | 9,100 Sq. Ft. | 19,638 Sq. Ft. Lot

BROKER'S OPEN HOUSE

Tuesday, August 30 | 11:00 AM – 2:00 PM

TWILIGHT OPEN HOUSE

Tuesday, August 30 | 4:00 PM – 8:00 PM

Catered Dinner | Cocktails & H'ors doeuvres | Live Entertainment

Kindly RSVP to 323.462.2748 | marketing@hancockhomes.com

Offered at \$10,700,000

MLS #16-152552

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JOHN DUERLER



www.hancockhomes.com

(323) 462-2748

Principal, BRE #01848596

c. (213) 924-2208

john@hancockhomes.com

#1 Agent Hancock Park/Wilshire*



517 N. GREENCRAIG ROAD BRENTWOOD



OPEN TUESDAY, 11AM-2PM

4bd/office/3ba | \$3,150,000 | 517ngreencraig.com
Gwen Fritzingler | 310.749.8821





AARON KIRMAN

President, Aaroe Estates

424.249.7162

aaronkirman.com

OPEN
TUE 11-2

1718

SAN REMO DRIVE | PACIFIC PALISADES

New price \$10,995,000

1718sanremo.aaroe.site



JOHN AAROE GROUP

Casa Lago

OF BEL-AIR

Bel-Air's newest masterpiece,
nestled atop a private bluff
overlooking Stone Canyon reservoir
with spectacular views.

1940 Bel Air Road
\$32,500,000
casalagobelair.com

Broker's Open Tuesday, August 30th from 11-2pm



WILLIAMS & WILLIAMS
BRANEN WILLIAMS & RAYNI WILLIAMS

310.691.5935 | thewilliamsestates.com



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PRESIDENT, AAROE ESTATES

424.249.7162 | aaronkirman.com

Casa Lago

OF BEL-AIR

1940 Bel Air Road

\$32,500,000 | casalagobelair.com

JOHN AAROE GROUP

HILTON & HYLAND



1714 STONE CANYON ROAD
BEL-AIR

NEW PRICE \$16,500,000

±17,415 sq. ft.

±4.77 acres

8 bedroom compound

Indoor pool, steam room, sauna

±2,000 sq. ft. guest house

Movie theater

Wine Cellar

10-car garage

Open August 30th 11-2pm



Audrey Max Group

SIMON DARVISH

Audrey Max Group

310.466.9595

audreymax.com

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President, Aaroe Estates

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aaronkirman.com



DREW FENTON

Hilton & Hyland

310.858.5474

drewfenton.com

NEYSHIA GO

Director, Aaroe Estates

310.882.8357

neyshiago.com





JONATHAN ANGLE
Estate Agent

310.717.2022
jonathan@aaronkirman.com

AARON KIRMAN
President, Aaroe Estates

424.249.7162
aaronkirman.com



OPEN
TUE 11-2

8501
HOLLYWOOD BOULEVARD | SUNSET STRIP
\$1,895,000
8501hollywood.aaroe.site



2379
VENUS DRIVE | MT. OLYMPUS
\$40,000/month
2379venus.aaroe.site



ALEK CARRERA
Estate Agent

310.854.9190
alekcarreraestates.com

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624 South Rimpau Boulevard, Hancock Park

REDUCED OVER \$1 MILLION DOLLARS! OPEN TUESDAY 11AM - 2PM



Meredith Schlosser
310.923.5811
meredith@sfjgroup.com

Shauna Walters
310.775.11006
shauna@sfjgroup.com

Sally Forster Jones
310.691.7888
sallyforsterjones.com

REDUCED TO \$5,495,000 | 624Rimpau.com

This sophisticated Traditional home boasts a striking updated style while maintaining the best of its classic charm! The open floor plan is perfectly complimented by beautiful moldings, hardwood floors, French doors, and exceptional attention to detail. Rooms are flooded with natural light including the formal living room with large windows and a handsome fireplace. The spacious kitchen features a huge center island, bar seating, stainless steel appliances, and custom cabinetry. The main level also offers a formal dining room, media room, game room, breakfast area, and more. Upstairs find 4 ensuite bedrooms plus the generous master suite with a breathtakingly romantic sitting room that overlooks the tranquil yard. The quiet park-like yard will be your personal sanctuary with a sparkling pool and spa & grassy yard. Situated on a huge private lot, lush landscaping abounds and creates a peaceful oasis that encourages Southern California living at its finest. Located in the heart of Hancock Park!

Price Reduction! Magnificent Views In Bel Air

Open Tuesday 11-2PM

Lunch Served

&

Twilight 5-7PM

Wine & cheese



1456 Stradella, Bel Air

7 Bedroom, 7.5 Bath, Over 6,900sqft

JUST REDUCED! Spectacular home nestled in Bel Air featuring magnificent views from the moment you enter. Feel the warmth of the sunlight from every room flowing from the floor to ceiling windows that bring in the enchanting view. Find elegance at every turn. With a marble entrance, scrolling staircase, large living room & stylish formal dining room, this home welcomes gatherings for hosting guests. The backyard boasts a pool and a 180 degree view! The 7 bedroom masterpiece is perfect for a family also includes a study/office. The 7th bedroom is currently used as a media room.

Offered at: \$8,650,000

Also available for Lease: \$29,950 / month

Joya Ovadya

310-753-7808

License# 01030189

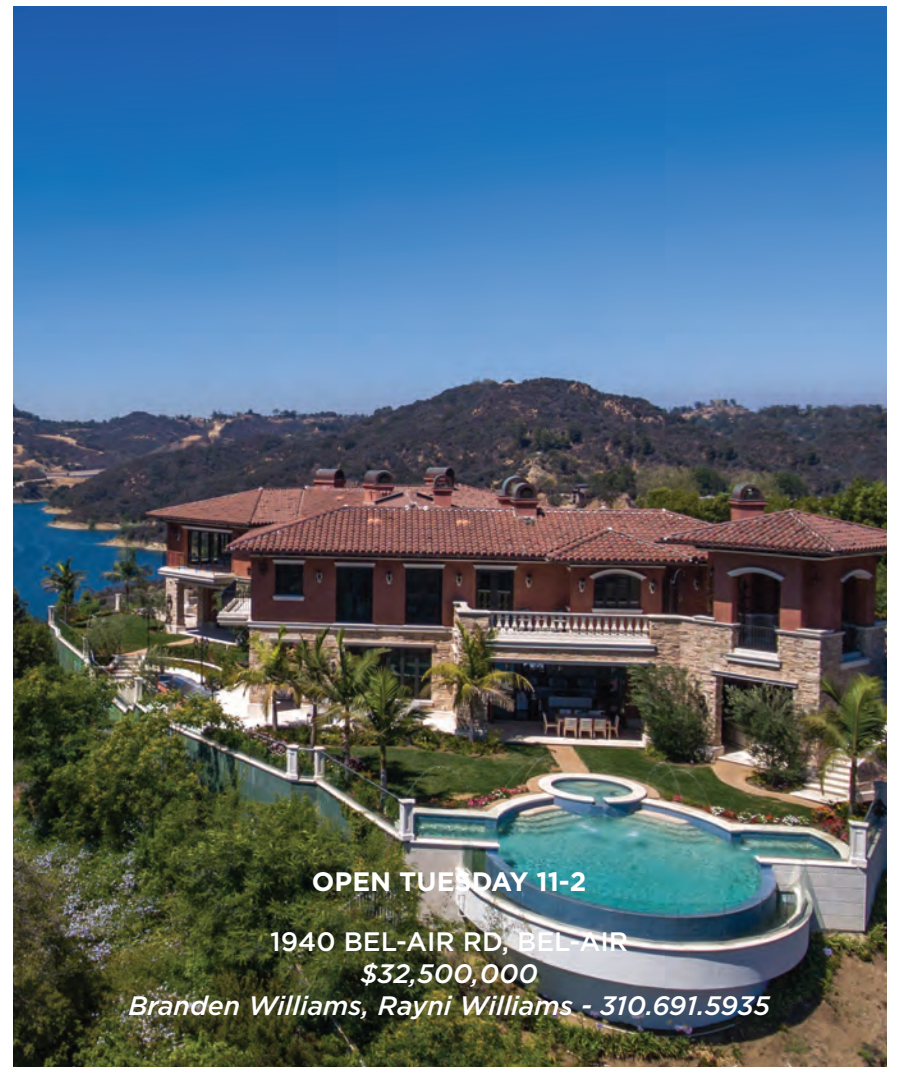
Elsa Nelson

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License # 00703311



Nelson Shelton Real Estate. Same boutique feel with a new global reach.



OPEN TUESDAY 11-2

**1940 BEL-AIR RD, BEL-AIR
\$32,500,000**

Branden Williams, Rayni Williams - 310.691.5935



OPEN TUESDAY 11-2

**1020 RIDGEDALE DR, BEVERLY HILLS
\$15,900,000**

Linda May, Drew Fenton, Trista Rullan - 310.492.0735

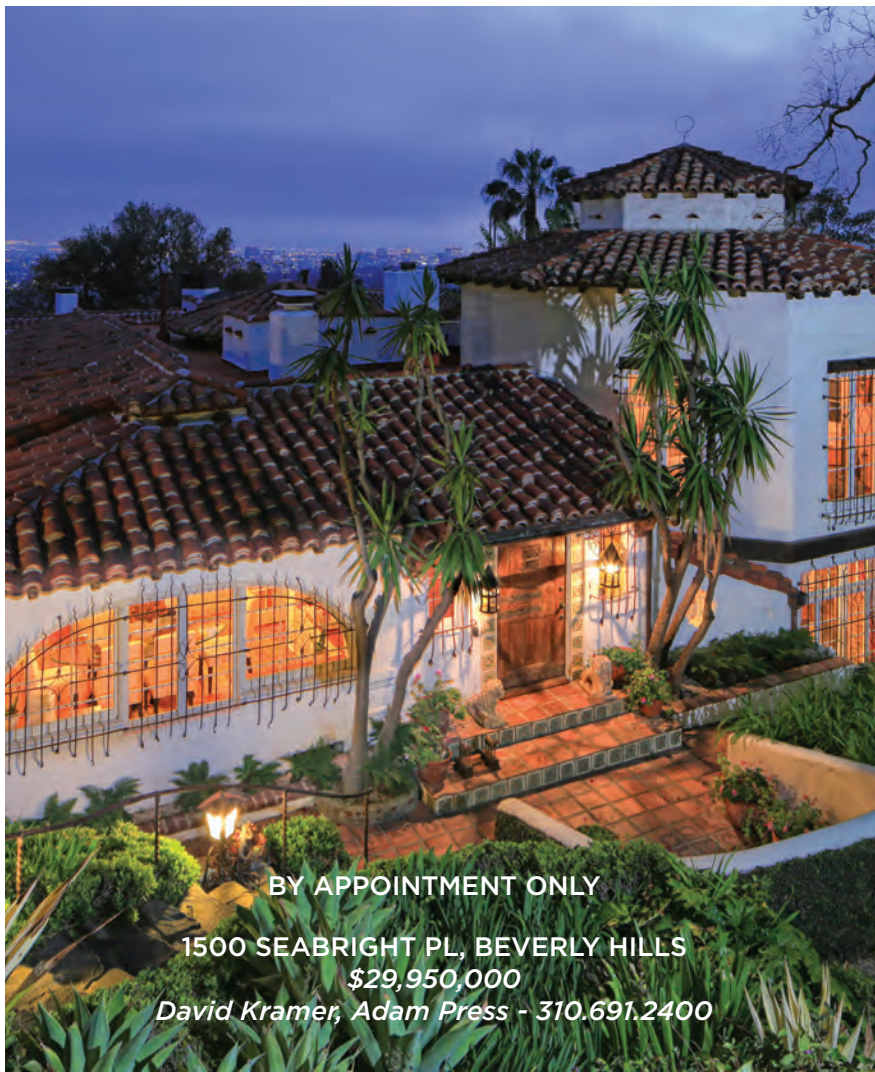


THE ENCLAVE AT CENTURY WOODS

OPEN TUESDAY 10-2

**10202 CENTURY WOODS DR, CENTURY CITY
\$5,750,000**

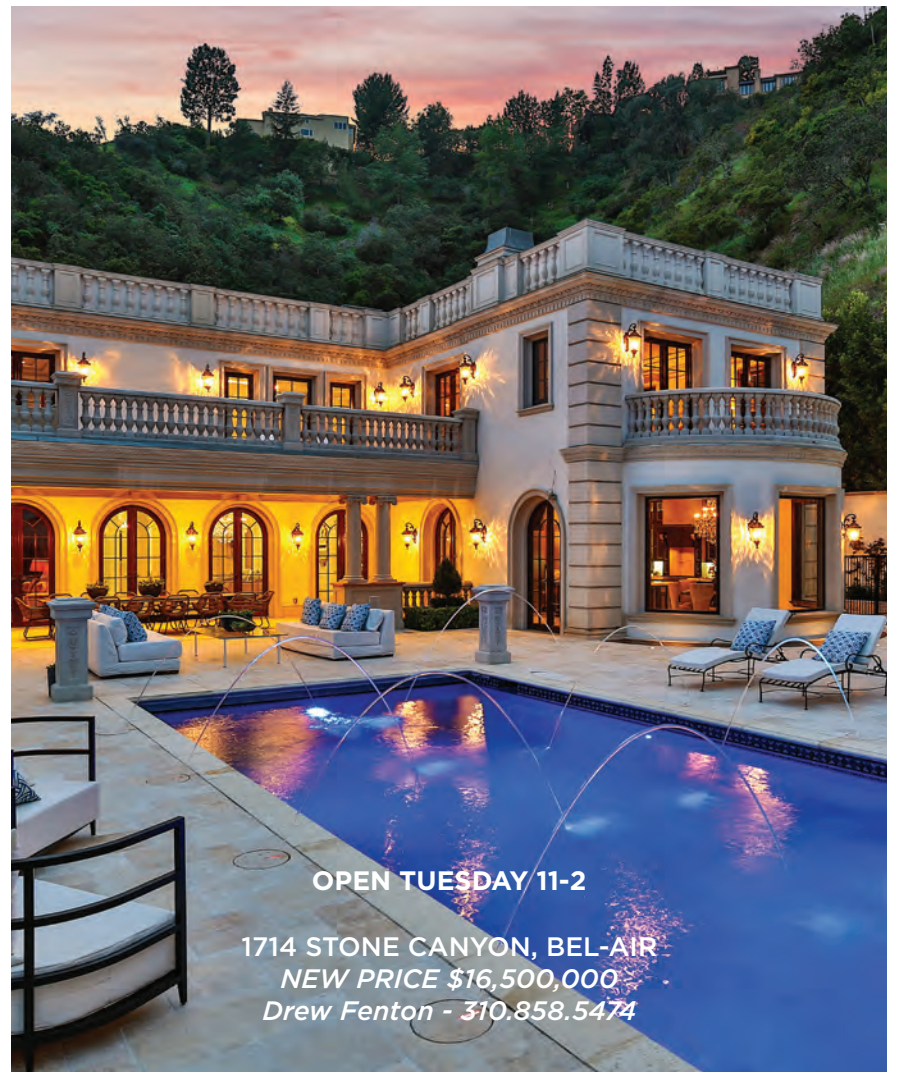
Susan Smith - 310.492.0733



BY APPOINTMENT ONLY

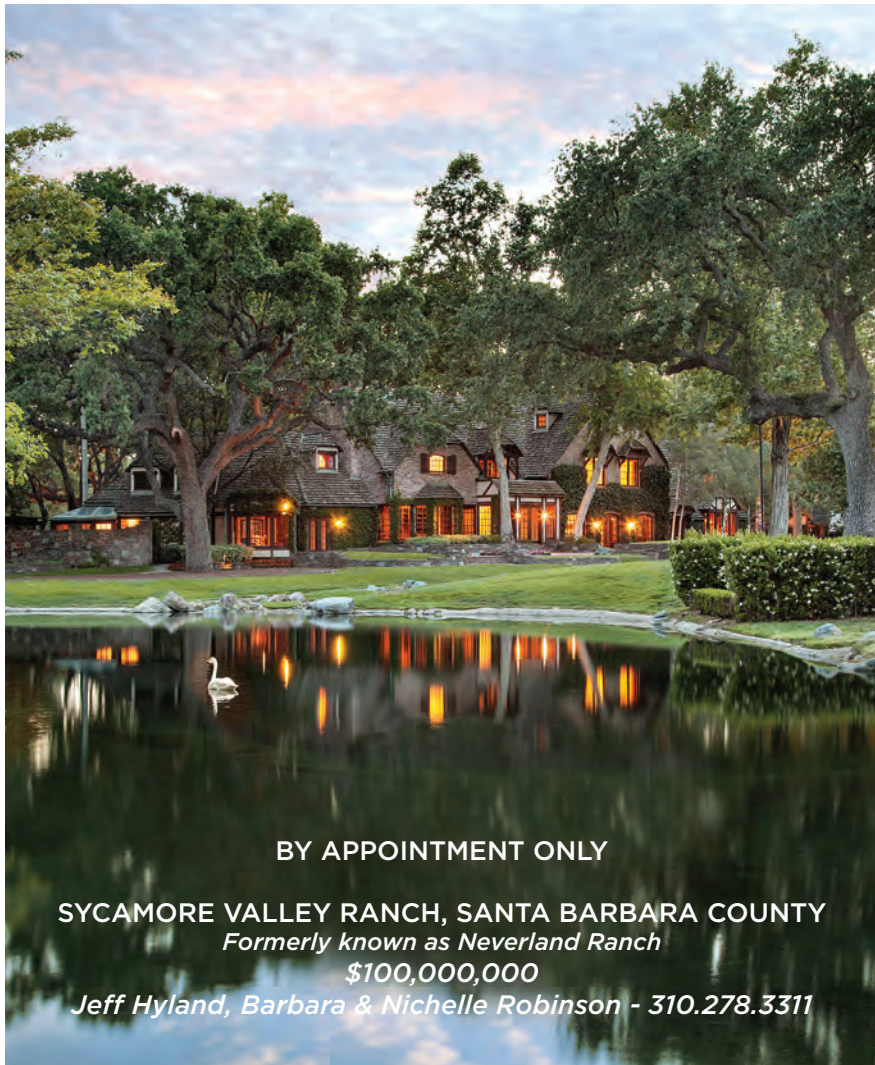
1500 SEABRIGHT PL, BEVERLY HILLS
\$29,950,000

David Kramer, Adam Press - 310.691.2400



OPEN TUESDAY 11-2

1714 STONE CANYON, BEL-AIR
NEW PRICE \$16,500,000
Drew Fenton - 310.858.5474



BY APPOINTMENT ONLY

SYCAMORE VALLEY RANCH, SANTA BARBARA COUNTY
Formerly known as Neverland Ranch
\$100,000,000

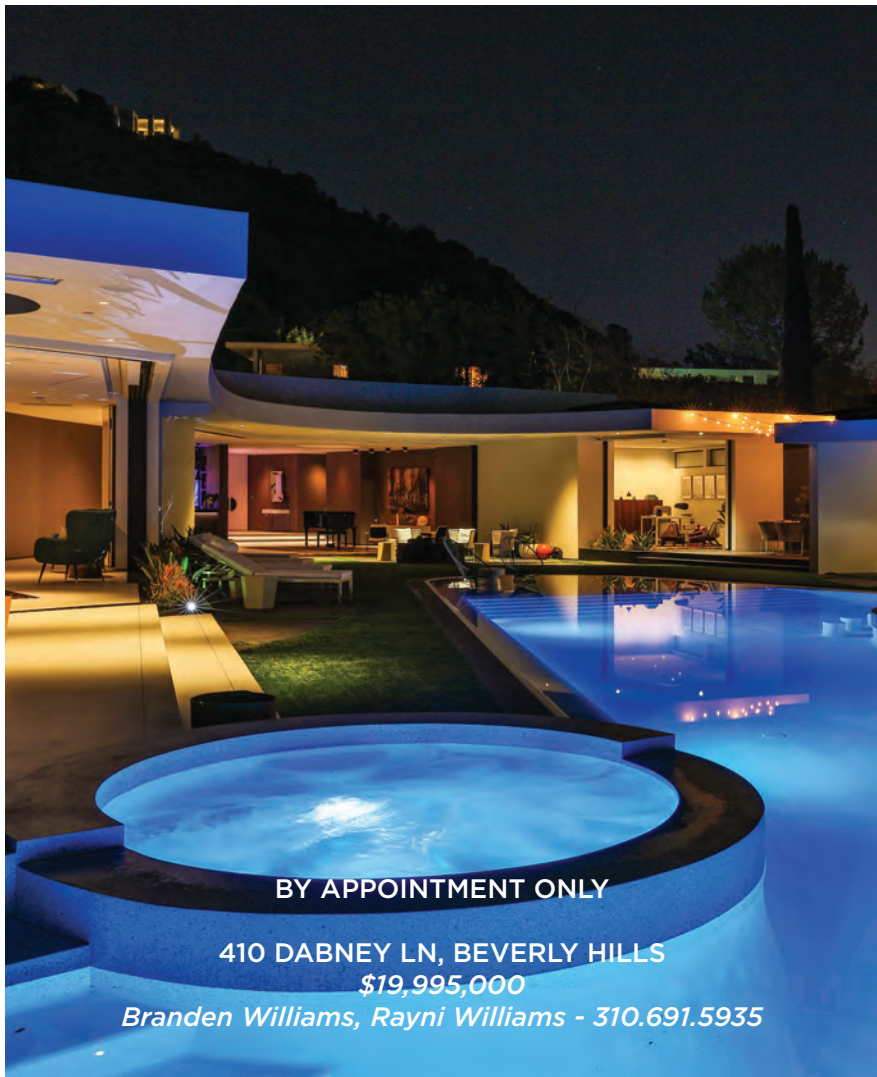
Jeff Hyland, Barbara & Nichelle Robinson - 310.278.3311

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BY APPOINTMENT ONLY

410 DABNEY LN, BEVERLY HILLS
\$19,995,000

Branden Williams, Rayni Williams - 310.691.5935



BY APPOINTMENT ONLY

12753 MULHOLLAND DR, BEVERLY HILLS
\$10,800,000

Linda May - 310.492.0735

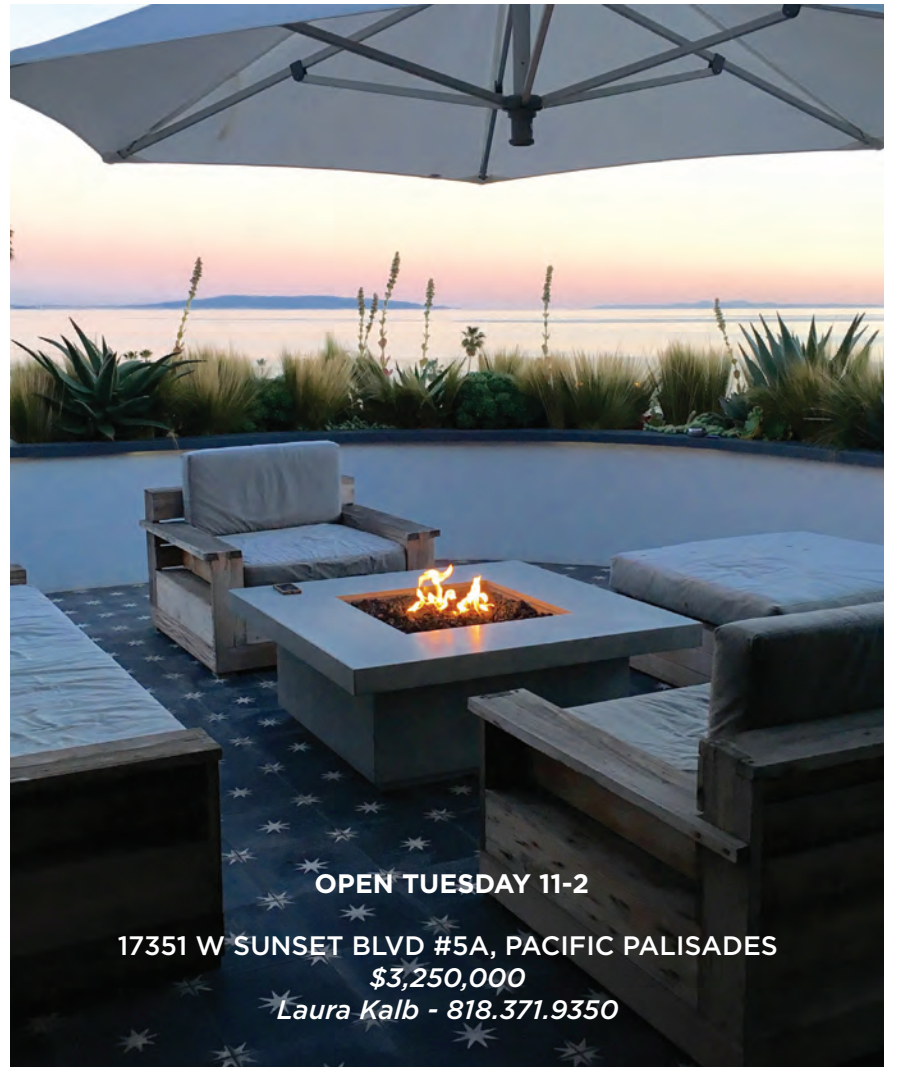


THE ENCLAVE AT CENTURY WOODS

OPEN TUESDAY 10-2

10205 CENTURY WOODS DR, CENTURY CITY
\$5,995,000

Susan Smith - 310.492.0733



OPEN TUESDAY 11-2

17351 W SUNSET BLVD #5A, PACIFIC PALISADES
\$3,250,000

Laura Kalb - 818.371.9350



BY APPOINTMENT ONLY

1375 SUMMITRIDGE PL, BEVERLY HILLS
\$8,700,000
David Yocum - 310.691.6164



OPEN TUESDAY 11-2

10960 BELLAGIO RD, BEL-AIR
\$8,250,000
Chad Rogers - 310.858.5417



OPEN TUESDAY 11-2

1249 N DOHENY DR, SUNSET STRIP
NEW PRICE \$9,350,000
Jonah Wilson - 310.858.5465



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OPEN TUESDAY 11-2

179 S GREYNA GREEN WAY, BRENTWOOD
\$5,795,000
Branden Williams, Rayni Williams - 310.691.5935



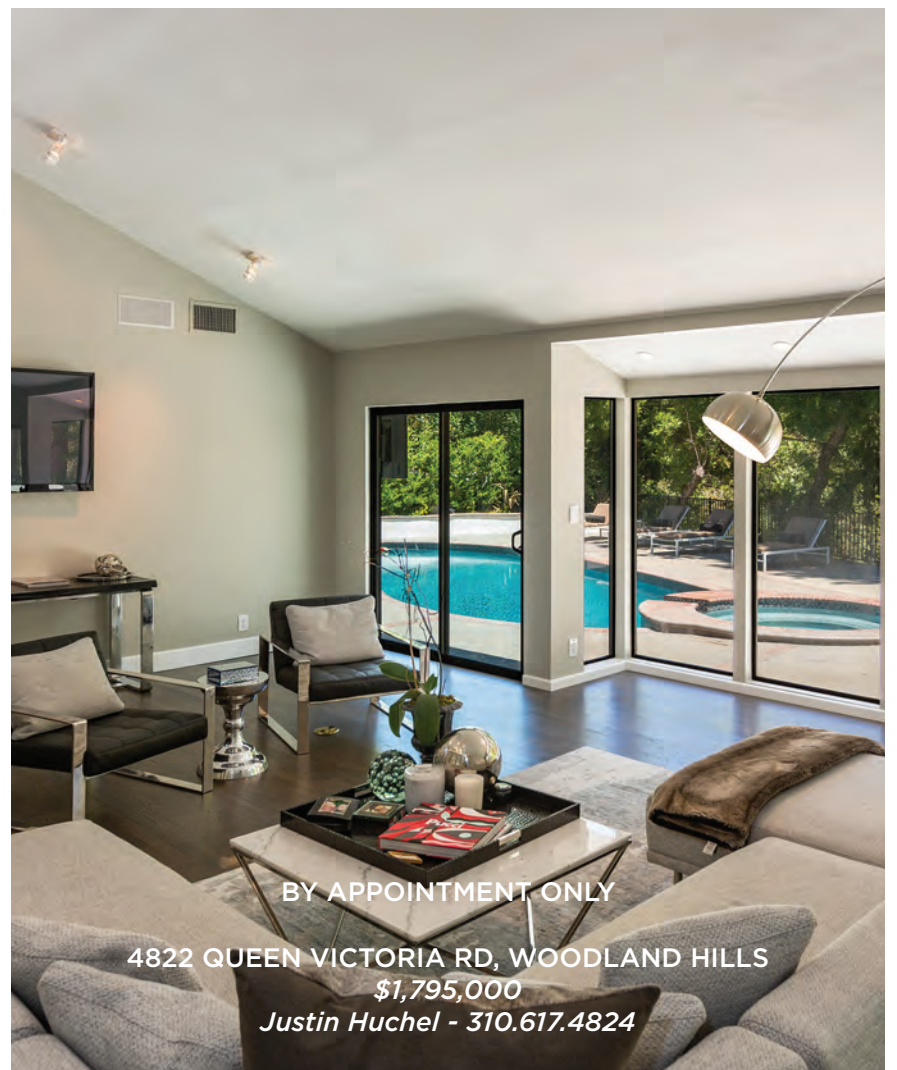
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656 S HUDSON AVE, HANCOCK PARK
\$5,195,000
Marcie Hartley - 310.691.5950



OPEN TUESDAY 11-2

10380 WILSHIRE #304, WESTWOOD
\$2,600,000
Barbara Tenenbaum, Felix Pena, Esq. - 310.858.5468



BY APPOINTMENT ONLY

4822 QUEEN VICTORIA RD, WOODLAND HILLS
\$1,795,000
Justin Huchel - 310.617.4824



BY APPOINTMENT ONLY

425 N MAPLE DR #503, BEVERLY HILLS
\$4,999,999 | LEASE \$16,000/MO
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BY APPOINTMENT ONLY

637 S LUCERNE BLVD, HANCOCK PARK
\$4,495,000
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FAMILY HOMES LEFT

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12113 OCEAN PARK, SANTA MONICA
FROM \$1,299,000
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RENDERING



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10550 DOLCEDO WAY, BEL-AIR

Best High-End Lot Deal in Los Angeles

Premiere lot located in a lower prime Bel-Air location just above the Bel-Air Hotel. Accessed at the end of a small cul de sac, sequestered up a long graceful wide driveway the property offers unparalleled privacy and security. With approximately 2.4 acres of land with roughly 1 acre flat, plus an oversized N/S tennis court and existing 1 bedroom, 2 bath guest house, this is the ultimate offering in estate lots in Los Angeles. The tennis court would be the ideal spot for a party and can accommodate hundreds of partygoers. Plans for an 18,000 sq.ft. residence by renowned Architect Harrison Designs. Permits have been pulled and included so close escrow and start building your dream home right away.

Offered at \$19,999,000

DAVID KRAMER

David@DavidKramer.com
310.691.2400

ADAM PRESS

Adam@DavidKramer.com
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By Appointment Only

20858 PACIFIC COAST HWY, MALIBU

Breathtaking views greet you from retractable walls of glass which open to the Pacific in this redone-from-the-studs modern on Las Flores Beach. Architect David Gray & designer Colin Dusenbury created an ideal space w/ multiple entertainment areas both indoors & outdoors, perfect for any type of recreation. Enjoy a cozy night by the fire or a gourmet meal prepared in the chef's kitchen complete with caesarstone countertops & numerous custom finishes. The large oceanfront decks make outdoor grilling & sun-fun a must for those seeking the quintessential Malibu experience. Walk up the rift white oak stairs to 3 bedrooms, office with ocean views and four luxurious bathrooms, each designed with custom Bisazza tile, Quartzite or Onyx counters. State of the art smart home technology include customizable window shades for optimal enjoyment of those famous Malibu sunsets, A/V system & other sundry amenities. This spacious oceanfront sanctuary awaits the most selective client to call it home.

Offered at \$9,499,000 | 20858PCH.com

DAVID KRAMER

David@DavidKramer.com
310.691.2400

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OPEN TUESDAY 11-2

1249 N. DOHENY DR, SUNSET STRIP

NEW PRICE \$9,350,000 | 1249NDOHENY.COM

Sexy and sophisticated resort-like compound located just above the famed Sunset Strip. Exceptional quality throughout, every inch masterfully crafted and designed for entertaining on a grand scale. Outdoor living spaces blend seamlessly via accordion style retractable glass walls leading to the pool and sculpture garden. Double height entry hall with a sweeping staircase welcomes guests to a grand living room and formal dining room. Retreat to the sumptuous master suite featuring dual baths adorned in exquisite marble and large custom designed closets. 2 additional bedrooms with baths en suite and gym/3rd bedroom complete the second level. For more intimate entertaining, the sophisticated screening room doubles as a lounge. All with complete privacy behind high walls and gates.

JONAH WILSON
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JONAH@JONAHWILSON.COM
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OPEN TUESDAY 11-2

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\$15,900,000

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CENTURY CITY
\$5,995,000



10202 CENTURY WOODS DR,
CENTURY CITY
\$5,750,000



10209 CENTURY WOODS DR,
CENTURY CITY
LEASE \$20,000/MO

SUSAN SMITH
888.213.9644

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EAST HAMPTON IN THE HEART OF BRENTWOOD



179 S. GRETNA GREEN WAY | \$5,795,000

OPEN TUESDAY, AUGUST 30TH • 11-2PM

An elegantly appointed Cape Cod with grand scale & volume. On beautiful grounds with a large pool & spa, this home delivers the best of Long Island luxury with LA's glorious year-round warm weather. A recent build boasts an open floor plan on the lounge, kitchen and dining level paired with 5 luxe suites upstairs. Each suite is complete with private balconies & modern bathrooms. The 1st story family level features an open indoor/outdoor floor plan, cook's kitchen & movie theatre with bar. A gated driveway, hardwood floors, & great outdoor entertaining space complete this pristine package on one of the Westside's most coveted streets. 179southgretnagreen.com

REPRESENTATION BY:

Richard Ehrlich
310-860-8885
re@weahomes.com
CALBRE#: 01267136

Rayni Williams
310-691-5935
Hilton & Hyland
CALBRE# 01496786

Branden Williams
310-776-0737
Hilton & Hyland
CALBRE# 01774287

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MIAMI | 2100 Ponce de Leon Blvd, 7th Floor, Coral Gables, FL 33134 (305) 447-1471

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ESTATES

HILTON & HYLAND 

BROKER MODEL TOUR EVENT

THIS THURSDAY, SEPTEMBER 1
10AM – 2PM

tasty treats & refreshments will be served

VISIT ALL 3 MODEL HOMES &
enter FOR A CHANCE TO WIN

A MASSAGE AND SPA SESSION AT MANDARA SPA AT
DISNEY'S GRAND CALIFORNIAN HOTEL® & SPA*

Help your client move up and move
over to Citrus Junction and receive a
3% BROKER REFERRAL**

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*\$500 value. Must be a licensed broker or realtor to participate and broker must attend the event to be eligible. **Broker referral is available for a limited time only. Broker must accompany client on their first visit to the sales gallery and present a completed registration form at that time. See sales counselor for details. Prices, plans, maps, materials, features and specifications are subject to change without notice. All square footages are approximate. Because each floor plan may have several exterior design treatments, front entry doors and ceiling heights may vary, and certain windows, alcoves, ledges, seats, interior doors, etc. may be added or deleted or may vary in size, style and/or location, depending upon the exterior elevation. Homes shown are model homes and do not reflect actual homesites for sale. Comstock Homes Broker, Inc. CalBRE license no. 01912034.



OPEN TUESDAY 11-2

CLASSIC MID-CENTURY MODERN
3 BEDROOMS | 2.5 BATHS | 2,348 SQ.FT.
Offered at \$2,495,000

This classic 1950's home by architect John August Reed has not been on the market in 42 years. Positioned on a corner lot with drought tolerant surroundings, it has endless possibilities for today's smart living. This unique property lends itself to an end user to restore or perhaps an explorer who wants a masterpiece.



Sunset Strip Brokerage
ROBERT BRIGANDE | 310.666.6941
Robert.Brigande@sothebyshomes.com



1341 Linda Flora Drive | Beverly Hills
\$3,395,000
Shown by Appointment Only



JOE BABAJIAN
310.623.8800
joe@joebabajian.com
CalBRE# 00813384

ROY HAREL
818.388.4618
royharelrealestate@gmail.com
CA BRE# 01909798



AMIR ADRIAN SOUMEEH
949-294-3950
a.soumeeh@gmail.com
CA BRE# 01964977

COMSTOCK HILLS

1728 WARNALL AVE

Open Tuesday 11-2 | Refreshments Served

Newer Architectural home in desirable Comstock Hills area of Westwood close to BH/ Century City & UCLA. Dramatic two story entrance with soaring ceilings and skylights offers 5 bedrooms & 3.5 baths. Open floor plan with separate living room, formal dining room that opens to a large gourmet kitchen /family room with large wall to wall pocket doors that opens to a lovely spacious back yard with BBQ and highlighted by a beautiful Chinese elm. Upstairs features a large master with two walk in closets, master bath complete with spa tub, separate shower and dual sinks. Three additional family bedrooms & office/gym. 3 car garage plus off street parking.

Proudly Offered at \$3,350,000



Myra Nourmand

myranourmand@nourmand.com

www.myranourmand.com

office: 310.888.3333

bre#:00983509




Jill Epstein

jill@jillepsteinre.com

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2180 STRATFORD CIRCLE | LOS ANGELES CA 90077

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By Appointment Only



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- Commercial Elevator
- 8-10 Car Garage
- Movie Theatre
- Impressive Entry
- Over 12,000 sqft
- Pool with Expansive Yard

Offered at \$11,495,000

JUST LISTED

Utmost privacy & breathtaking canyon views await at this luxurious 12,000+ square foot Contemporary Mediterranean retreat on sprawling grounds in the exclusive guard-gated Bel Air Crest! Exquisitely renovated interiors, a covered outdoor living/entertainment area, kitchen, BBQ station & pool afford a grand setting for entertaining. Sophisticated features include a commercial elevator, Crestron sound automation, camera system, subterranean wine cellar with storage up to 500 bottles, 16-seat home theater, billiard's room, gym with sauna & many other refinements. A dramatic 2-story foyer welcomes you into elegance. Formal living/dining rooms & an open chef's kitchen/breakfast area/family room provide a sophisticated ambiance for guests. Private master retreat includes private sitting room with a kitchenette, fireplace, private balcony, huge his/hers closets & his/hers spa baths. A 10-car garage provides ample room for parking, & vintage cars.



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