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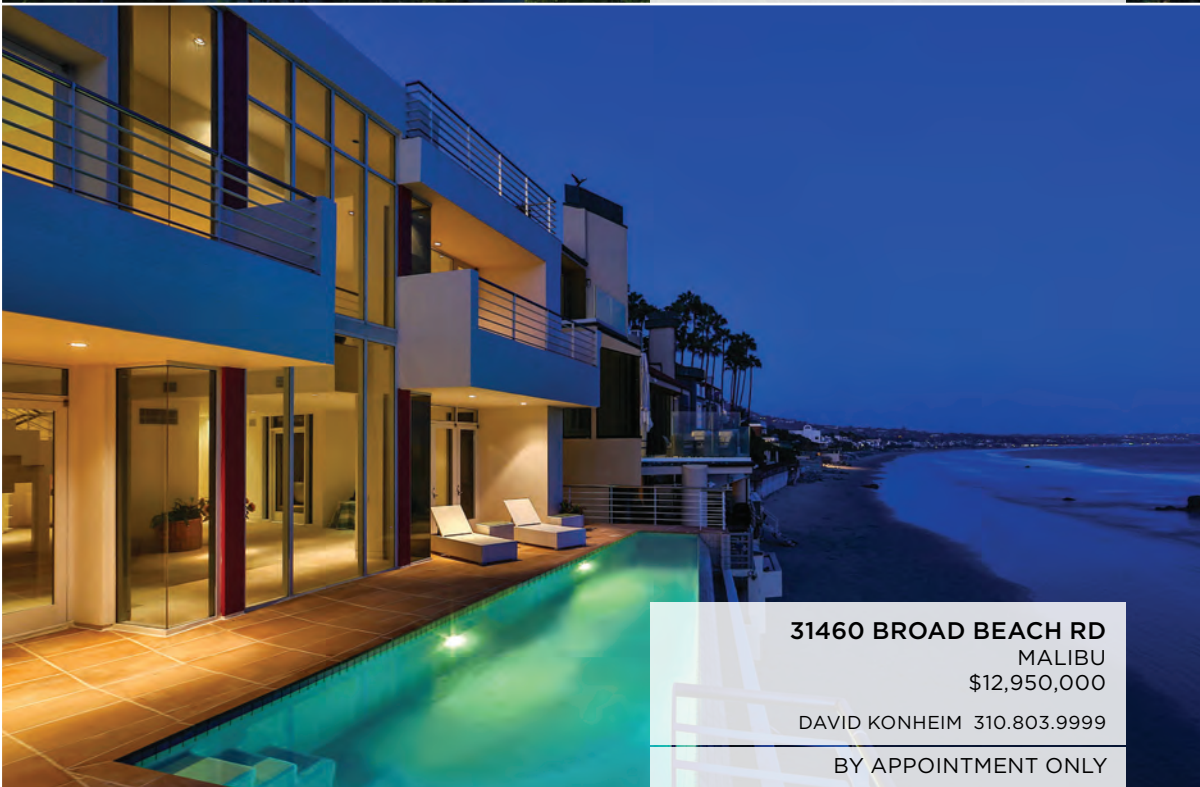
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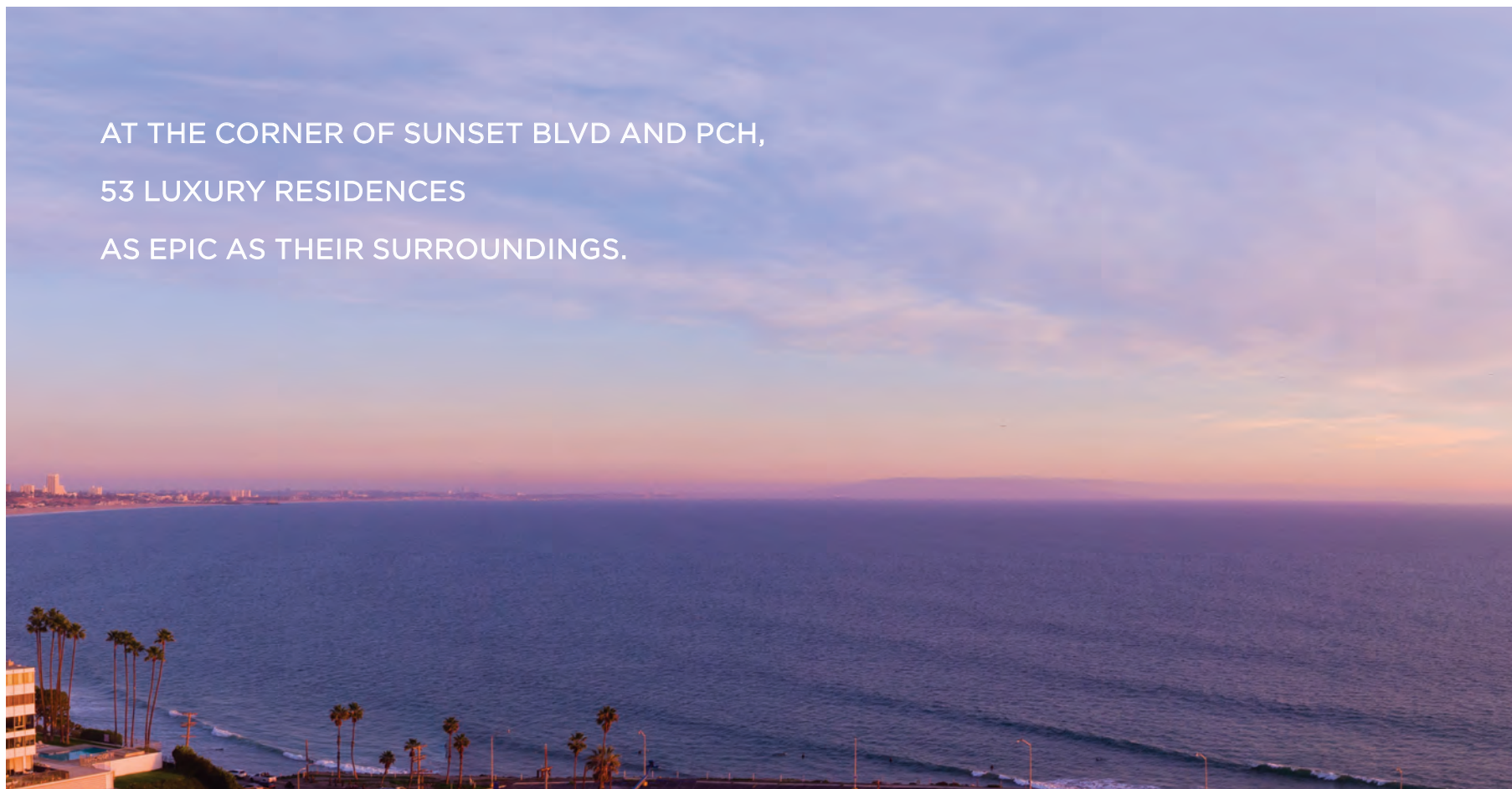
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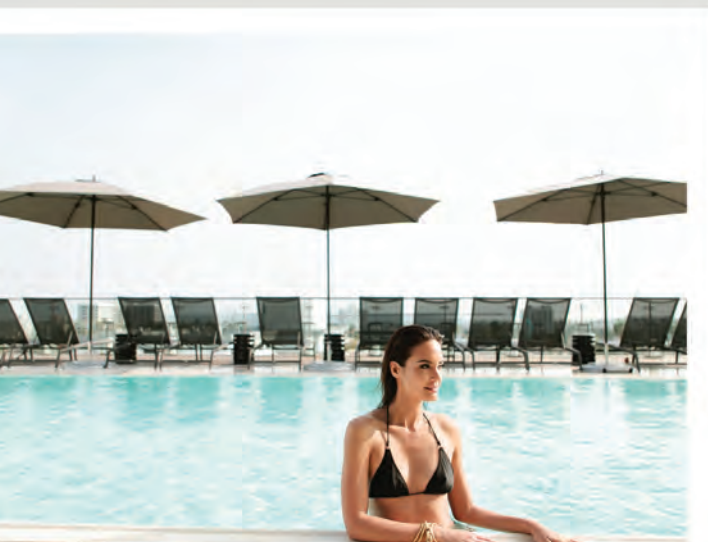
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MERCER VINE



1118 TOWER ROAD | BEVERLY HILLS

\$9,995,000 | 5 BED 6 BATH

Adam Rosenfeld

310.595.5915

calBRE# 01918229

Kyle Giese

310.975.5838

calBRE# 01915855

Coley Laffoon

323.702.5551

calBRE# 01836162

OPEN TUE 11-2PM & SUN 2-5PM

MERCERVINE.COM

8124 W. 3rd Street, Suite 200, Los Angeles, CA 90048

calBRE# 01978797



MERCER  VINE

16810 BAJIO ROAD

ENCINO | 7 BEDS | 7 BATHS | 7,470 SQ FT

OFFERED AT \$5,250,000



BERKSHIRE HATHAWAY | California Properties
HomeServices

BEVERLY HILLS | BRENTWOOD | CALABASAS | ENCINO | LOS FELIZ | LOS OLIVOS | MONTECITO | PACIFIC

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PALISADES | PASADENA | SANTA BARBARA | SANTA MONICA | SHERMAN OAKS | STUDIO CITY | VENTURA

conditions, and features of property. Information is obtained from various sources and will not be verified by broker or MLS. Buyer is advised to independently verify the accuracy of that information. CalBRE 01075478/01218053

Sensational Brentwood



GLOBAL
LUXURY

327 SOUTH BURLINGAME
OPEN TUESDAY 11AM - 2PM
MARY LU TUTHILL

Park Offering



Freshly updated interiors are light and airy. Newly staged with young, tasteful décor, the great bones and floor plan of this exceptional home are now obvious for everyone to appreciate. Grand entertainment rooms flooded with sunshine, welcome all to take a break from life's hectic pace. Five bedrooms + office, great kitchen/family room with fireplace and large media room with fireplace. Lovely guest room on first floor. Cute outside studio. This is an incomparable value in the Park. \$6,995,000.

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PROGRESSIVE OPEN HOUSES

OPEN 11:00-2:00

2552 BENEDICT CANYON
1454 BENEDICT CANYON
1590 BENEDICT CANYON
2511 BENEDICT CANYON
1643 CLEAR VIEW DR.
2743 ELLISON DR.
2753 DEEP CANYON
9713 OAK PASS RD.
10375 TUPELO LN.
13425 JAVA DR.

BHPO PICNIC

Join us for lunch catered by Fundamental LA. Refreshments,
Desserts, Cupcakes, Cookies and Coffee too!



2552 BENEDICT CANYON
\$3,750,000 | 2552BENEDICTCYN.COM

TIMOTHY DI PRIZITO | 310.266.2777

JOYCE REY | 310.285.7529



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2870 BENEDICT CANYON

\$3,392,000 | WWW.2870BENEDICT.COM | OPEN TUESDAY FROM 11 TO 2



STEPHEN J. APELIAN
323.804.3400

Joyce Rey

JOYCE REY
310.285.7529



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702 North Roxbury Drive...

Beverly Hills 90210



Sandy Weiner Photo



Open Tuesday 11:00am ~ 2:00pm

Recent (1994) construction. Excellent center hall floor plan with large rooms, having great scale and high ceilings. Cheerful natural lighting. Spacious step down living room, formal dining room, paneled library, large family room with access to rear amenities. Kitchen with chef's center island, and adjacent breakfast room. Exceptional master apartment with office/sitting room, access to rear terrace, double closets, and double baths. 3 additional 2nd floor family bedroom suites each with closet and bath. Housekeepers and bath down, plus gym or office. 3-car attached garages, gated motor court. Pool and spa. Solid Beverly Hills flats rental, newly painted inside and out, new carpets, and more. Available immediately.

Offered for Lease \$25,000 per month

Barry Z. Scott

(310) 278-8033 (310) 913-2888

barry.z.scott@gmail.com



GLOBAL
LUXURY

CalBRE: 00673668

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NEW LISTING - OPEN TUESDAY, AUGUST 8TH 11AM - 2PM



2400 Tuna Canyon Road, Topanga | Offered at \$3,195,000

Gated up a long private drive sits this magical newly remodeled 4bd/3ba modern post & beam with panoramic white water, ocean and downtown city views from nearly every room. This french inspired gem that was previously owned & built by the Driscoll family boasts 3400sf on 1.17 acres of land. Beautiful grounds filled w mature fruit trees, herb gardens and walking paths surround the large courtyard with fountains, grassy pad, spa, & multi outdr entertaining spaces. The sun filled entry greets you with soaring high ceilings & walls of glass that lead you into family rm with sliding glass drs. Walk further into your media room w projector, sports bar w walk in fridge & freezer & glass pocket drs precipitating the indoor/outdoor California lifestyle as you please, along w guest bd/office/gym & full bath. Upstairs be captivated by the incredible views and overwhelming amount of natural light w high wood beamed ceilings & light Greek marble flring thruout. The new kitchen w stainless steel high end appliances is accented w exotic Brazilian granite counters & large center island that open to the dining area with a large patio facing the views & large living rm w custom stacked stoned fireplace. Also up find 2 guest bds + new white bath & large Master suite with views & Acacia wood floors, sliding glass door leading to spacious outdoor patio, walk-in closet with vanity & white bthrm w Italian marble floors, soaking tub and stand up shower. Property has 16 car parking onsite, all while being surrounded by multi-million dollar homes. Won't last!



MANUELA VILLA

310.880.4828 | MANUELA@MANUELAVILLA.COM

WWW.MANUELAVILLA.COM | CALBRE # 01900049

4 BR | 3 BA
3,400 SQ. FT.



GLOBAL
LUXURY

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Elegant and Spacious 2 Story Mediterranean Estate



605 North Arden Drive • Beverly Hills

- Immaculate updated home on premier quiet Flats' road
- Authentic detail includes deco-era tiling and stained glass
- Sunlit rooms with wood and stone floors
- Dramatic entry with sweeping staircase
- Mammoth formal living and dining rooms
- Separate library and family room overlook grounds
- Fantastic center-isle kitchen with new appliances
- 4 generous bedroom suites up and maid's quarters down
- Huge master suite with walk-in and "deco" bath
- Upstairs study/computer area adjacent to landing
- Resort-like yard w/pool/patios/sport court/viewing terrace
- Off street parking galore
- Majestically perched above the road for intense curb appeal

Grand Opening Tuesday, August 8th • 11-2

\$9,995,000 or for lease at \$27,000/month

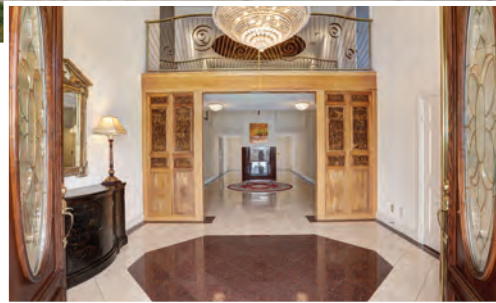
Michael J. Libow
COLDWELL BANKER
(310) 285-7509



GLOBAL
LUXURY



Immaculate 2Story Contemporary Mediterranean Estate



503 North Palm Drive • Beverly Hills

- Renovated/expanded "as new" in 1997
- Gated with fabulous curb appeal
- Flexible layout for one or many
- Dramatic 2 story living room
- Large vaulted-ceiling family room with wet bar
- Two separate offices/dens downstairs
- 3 large bedroom suites and solarium/gym upstairs
- Generous master suite with room-size walk-in closet
- 1 bedroom and two-room 2 bath guest unit downstairs
- Center-isle granite kitchen/breakfast room overlooks grounds
- Large and practical walk-in pantry in kitchen
- Direct-entry 2 car garage and superb off-street parking
- Resort-style yard with pool, spa, water feature, patios, BBQ center
- A fantastically central Flats location proximate to all

Open Tuesday, August 8th • 11-2

Reduced to Sell! \$6,650,000

Michael J. Libow
COLDWELL BANKER
(310) 285-7509



GLOBAL
LUXURY





901 N ALPINE DRIVE
B E V E R L Y H I L L S

The French Chateau

28000 SQ FT 11 BEDROOMS 18 BATHROOMS GRAND BALLROOM INDOOR POOL OFFERED AT \$80,000,000

Exclusive Agent: Sam Real 323.533.1277 SamR@nestseekers.com BRE# 1899808

Nest Seekers
I N T E R N A T I O N A L

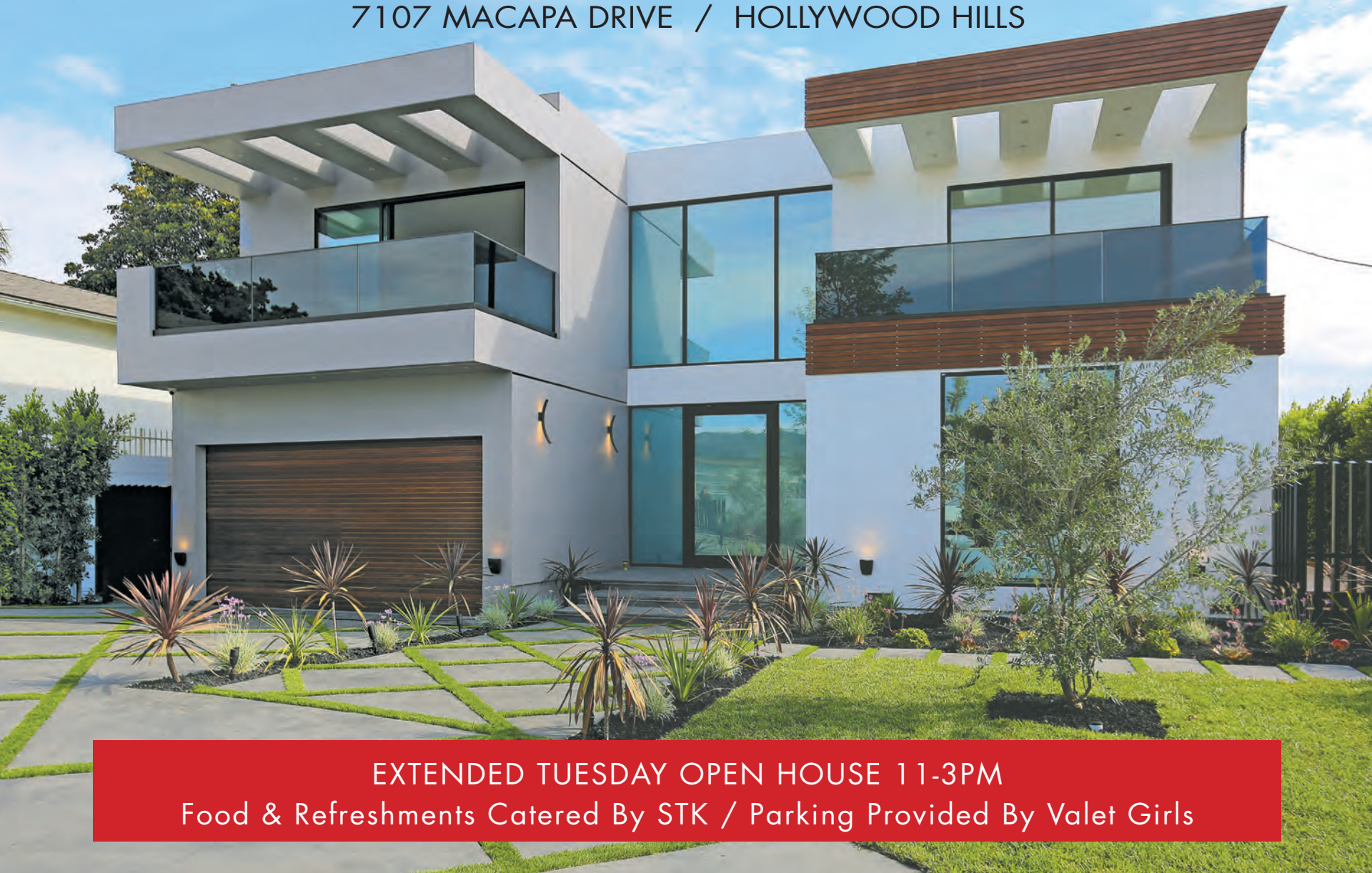
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A VISIONARY ARCHITECTURAL

7107 MACAPA DRIVE / HOLLYWOOD HILLS



EXTENDED TUESDAY OPEN HOUSE 11-3PM

Food & Refreshments Catered By STK / Parking Provided By Valet Girls

Custom designed architectural gem in the highly desired Hollywood Hills with explosive city lights and mountain views. This is a work of art! The execution of refined design aesthetic includes an interior open courtyard living area, floating open tread staircase, floor-to-ceiling automated Fleetwood pocket door systems, built-in custom cabinetry and an amazing home theater-screening room. Featuring nearly 6000 sq ft of gorgeous living spaces with 5 bedrooms, 8 baths, massage room, maids suite and a state-of-the-art home automation system. This estate is situated on a huge, private 17,500 sq ft lot with a massive entertainers deck, outdoor kitchen and a zero-edge pool with spa. A "Must See Property"!

\$7,499,600



www.OmegaGroup.LA

www.7107Macapa.com



REAL ESTATE SOLUTIONS: RESIDENTIAL / INVESTMENT / DEVELOPMENT

Rande Gray

310.614.2839

RandeGray.LA@gmail.com

Todd Michaud

310.429.8191

ToddMichaud.LA@gmail.com



Keller Williams does not guarantee the accuracy of square footage, lot size or other information concerning the condition or features of the provided by the seller or obtained from public records or other sources and the buyer is advised to independently verify the accuracy of that information through personal inspection with appropriate licensed professionals.

1153 Beverwil Drive | Beverly Hills Adj.

Open House

Tuesday 8/8
11am-2pm



\$2,800,000

6 Bed | 5 Bath | 4,153 SF
1153BeverwilDrive.com

Jeremy Ives

310.858.1902
jeremy@jeremyives.com

Extraordinary 6BR+5BA custom 1920's Spanish with pool and amazing architectural features. This beautifully maintained home has been lovingly restored to perfection with original detailing and character throughout. Formal entry opens to elegant living room with fireplace, formal dining room, chef's gourmet kitchen with eat-in area, guest room/maid's quarters with bathroom and family room with bar area and adjacent 2nd bathroom. Second level features 5 spacious bedrooms with large master suite; 4 bedroom with baths ensuite. Hardwood floors, beamed ceilings, designer light fixtures, stained glass windows and doors, dual-zone HVAC, security system and more. Outdoor area with excellent entertaining flow includes private yard with stone tiled patio, grassy yard and sparkling swimmer's pool. Beautifully landscaped grounds and 2-car garage complete this absolutely enchanting home. Convenient access to Beverly Hills, Century City & Pico/Beverly shops & restaurants.



COMPASS

compass.com jeremy@jeremyives.com 310.858.1902 jeremyivesgroup jeremyivesrealtor

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BERKSHIRE HATHAWAY | California Properties

HomeServices



\$8,750,000 | 1711 E Valley Rd, Montecito | 5BD/6½BA
Nancy Kogevinas | 805.450.6233



\$2,995,000 | 19110 Marlia Court, Tarzana | 5BD/7½BA
Diana Hanson | 818.521.1131



\$3,095,000 | 5201 Veloz Ave, Tarzana | 5BA/6½BA
Fran Chavez | 818.517.1411



\$2,995,000 | 5502 Tuxedo Terr, Hollywood Hills | 4BD/3½BA
Holly Purcell | 310.890.4023



\$2,650,000 | 2233 Washington Ave, Santa Monica | 3BD/3BA
Kim Halverson | 310.737.8173



\$2,395,000 | 2470 Stokes Canyon Road, Calabasas | 6BD/7BA
S. Cortell/M. Shevin | 818.203.1844/818.251.2456



\$799,000 | 851 N San Vicente Bl #205, West Hollywood | 2BD/2BA
St. James + Canter | 310.291.1029



Let us help you
FIND YOUR PERFECT

BEVERLY HILLS | BRENTWOOD | CALABASAS | ENCINO | LOS FELIZ | LOS OLIVOS | MONTECITO



\$2,550,000 | 12626 Woodgreen Street, Mar Vista | 4BD/4½BA
Emily Bregman | 310.699.7038



OPEN TUES 11-2
\$3,249,000 | 4152 Sunnyslope Ave, Sherman Oaks | 5BD/6BA
Kirk Hoffman | 310.890.3940



\$2,295,000 | 16634 Oak View Dr, Encino | 5BD/4½BA
Cameron/Spitz | 818.380.2151/818.817.4284



\$1,950,000 | 10601 Wilshire Bl #1202, Westwood | 2BD/2½BA
Marcy Roth | 310.539.3000



\$1,850,000 | 5814 Lantern Ct, Playa Vista | 3BD/3BA
The Feil Group | 310.230.3752



\$699,000 | 1409 S Saltair Ave #201, West Los Angeles | 2BD/2BA
Warren Selko | 818.571.1043



\$1,595,000 | 2222 Avenue of the Stars #1505, Century City | 2BD/2BA
Ed Solórzano (Co-listed) | 310.777.2863



EMILY BREGMAN

310.699.7038

emily@emilybregman.com

emilybregman.com

OPEN SUNDAY 2-5



MAR VISTA

12626 Woodgreen Street | Mar Vista

Offered at \$2,550,000

Located in prime Mar Vista neighborhood, this Cape Cod home has an exceptional floor plan and exquisite finishes. There is an abundance of light throughout the house. Downstairs has a bedroom/office with en suite bath, expansive kitchen featuring a Wolf range, Viking appliances, large marble-wrapped island, a formal dining room and powder room. Upstairs has a beautiful master suite with private balcony, double walk-in closets, and spacious master bath with dual vanity. Two additional bedrooms with en suite bathrooms. Custom marble and tile work in all bathrooms. Wood floors throughout. French doors lead to large backyard with room for a pool. A must see!



Emily Bregman
FINE HOMES

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