



515 OCEAN AVE #704S

SANTA MONICA

OPEN TUESDAY 11-2PM

NEW LISTING

2 BEDROOMS | 2 BATHROOMS | 1,490 SQ. FT.
OFFERED AT \$1,499,000

WWW.515OCEAN704S.COM

DAVID SOLOMON ANNA SOLOMON
424.400.5905 424.400.5903



An international associate of Savills

THEAGENCYRE.COM





10335 OLETHA LANE

BEL AIR

2 BEDROOMS | 2 BATHROOMS | 1,630 SQ. FT. | 14,774 SQ. FT. LOT

The Mahler Residence. William Adams, FAIA. Formerly occupied by Anna Mahler, daughter of famed composer Gustav Mahler, the home played host to salons and the chiseling of her sculptures- a bastion of the cosmopolitan and cultured. The residence was reimagined at the astute hands of William Adams and his architectural partner, Carl Smith. Their program honored the exterior openings while incorporating a stainless steel and glass element to capture the canyon hills and natural light.

OPEN TUESDAY 11-2PM
& SUNDAY 2-5PM

NEW LISTING

OFFERED AT \$1,395,000

DANIEL STEVENSON
424.271.3344

MAX NELSON
424.238.2482

DAMIAN NELSON
424.238.2475



An international associate of Savills

THEAGENCYRE.COM





630 N. MARTEL

BEVERLY GROVE

4 BEDROOMS | 4.5 BATHROOMS | 4,524 SQ. FT. | 7,404 SQ. FT. LOT

Exquisite, brand new construction with stunning entrance and back yard in prime Beverly Grove. Minutes from Melrose, this gated home was designed with attention to detail and gorgeous fixtures. Spacious open floor plan and seamless indoor/outdoor flow. Chef's kitchen with Miele appliances and entertainer's backyard boasts pool and fire pit. This four-bedroom, four-and-a-half bath home includes a bonus sitting area upstairs, master suite with fireplace, Fleetwood doors, high ceilings, and more.

JONATHAN WIZMAN

424.238.2454

OPEN TUESDAY 11-2PM

NEW LISTING

OFFERED AT \$3,350,000



An international associate of Savills

THEAGENCYRE.COM





4444 LIBBIT AVENUE

ENCINO

5 BEDROOMS | 6 BATHROOMS | 7,878 SQ. FT. | 39,664 SQ. FT. LOT

Classic East Coast design meets cool West Coast lifestyle.
Highlights of this ultimate compound include:

Complete privacy on one acre | Separate guesthouse with kitchen | Amazing movie theater
Two offices or dual home gyms | Sport court | Sprawling grassy yard | Wine cellar
Pool house ideal for entertaining with outdoor shower | Top-rated school district

All of this and more await at this unrivaled estate.

CRAIG KNIZEK
818.618.1006

OFFERED AT \$4,950,000
SEE THE NARRATED VIDEO
LINK – “LIBBIT VIDEO TOUR”
4444LIBBIT.COM



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COUNTRY RIDGE

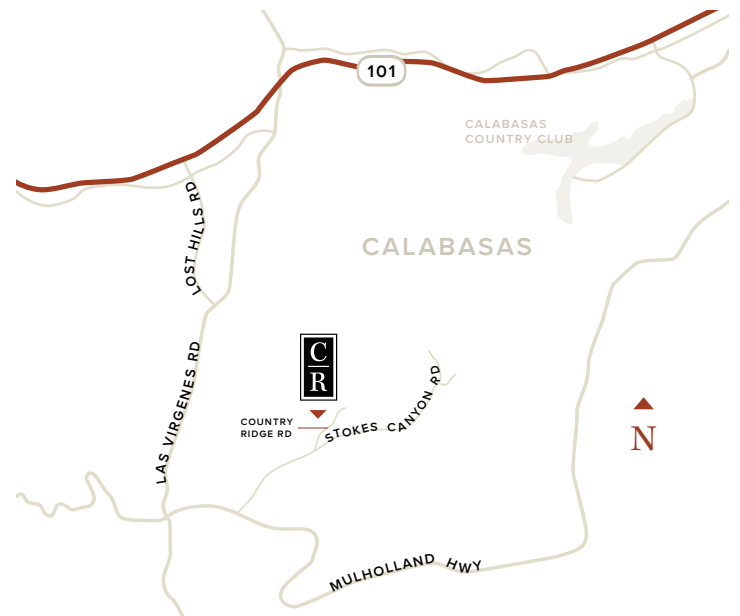
ESTATES



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.



Represented by
**CRAIG KNIZEK &
 MICHELLE SCHWARTZ**
Price Upon Request

MODEL ESTATE OPEN
 TUES, THURS, FRI, SAT, SUN
 11AM - 4PM



424.221.5039
 COUNTRYRIDGECALABASAS.COM

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.



THIS IS NEITHER AN OFFER TO SELL, NOR A SOLICITATION OF OFFERS TO BUY ANY CONDOMINIUM UNITS WHERE SUCH OFFERS OR SOLICITATIONS CANNOT BE MADE. PLANS, MATERIALS, SPECIFICATIONS, AMENITIES, PRICING AND INVENTORY ARE SUBJECT TO CHANGE WITHOUT NOTICE. THE AGENCY NEW DEVELOPMENT CA RE 01973483 ©



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

SOCAL
HOLDINGS



823 SOUTH BUNDY #105



OPEN TUESDAY 11-2

Offered at \$2,895,000 | www.BrentwoodVilla105.com

Sophisticated Brentwood Villa offering 4BR + 4BA with over 3,100 sq ft. Lovely living room highlighted by fireplace, formal dining room, open floor plan with family room, gourmet kitchen with state of the art appliances, patio with BBQ and outdoor dining. Private elevator from 4 car garage and French oak floors throughout. Upstairs, sumptuous master suite with luxurious bath & 2 additional family suites. Screening room complete with Panasonic home theater, surround sound and leather reclining theater chairs. Features Venetian Plaster walls, Crestron Lighting system, tankless water heater and electric charging station for vehicles. For the most discriminating clients!

Myra Nourmand

myranourmand@nourmand.com

office: 310.888.3333 | bre#:00983509

Michael Nourmand

mnourmand@nourmand.com

office: 310.888.3264 | bre#:01281017



FINEST ESTATE LOT IN BEL-AIR WITH EXCEPTIONAL VIEWS



2457

ANGELO DRIVE
BEL-AIR
\$3,995,000

OPEN TUESDAY 11-2



AARON KIRMAN
President, Aaroe Estates
424.249.7162
aaronkirman.com

ARVIN HADDAD
Estate Agent
310.909.6434
arvin@aaronkirman.com



NEYSHIA GO
Director, Aaroe Estates

310.882.8357
neyshiago.com

AARON KIRMAN
President, Aaroe Estates

424.249.7162
aaronkirman.com



OPEN TUESDAY 11-2

10505 MARS LANE | MID-CENTURY
\$2,000,000 | ±2,057 SQ FT | ±1.3 ACRES

JOHN AAROE GROUP



OPEN TUESDAY 11-2

10480 SANDALL LANE
\$1,199,000 | ±1,997 SQ FT | ±9,354 ACRES



- Sweeping canyon views
- 'By-Right' minimum to build 18% of each lot
- Lot 1 = 8,914 sq. ft. home on 49,522 sq. ft. lot
- Lot 2 = 9,517 sq. ft. home on 52,877 sq. ft. lot
- Lot 3 = 14,486 sq. ft. home on 80,482 sq. ft. lot
- Lot 4 = 45,013 sq. ft. home on 66,742 sq. ft. lot
- Comprised of ±100 contiguous lots that can be re-arranged by buyer

**Buyer to confirm all with city*

JOHN AAROE GROUP

DEVELOPMENT OPPORTUNITY IN BEAUTIFUL BEL-AIR CANYON

10491 Isadora Lane, Bel-Air
\$3,200,000 | 10491isadora.aaroe.site

OPEN TUESDAY | 11-2



NEYSHIA GO
Director, Aaroe Estates

310.882.8357
neyshiago.com

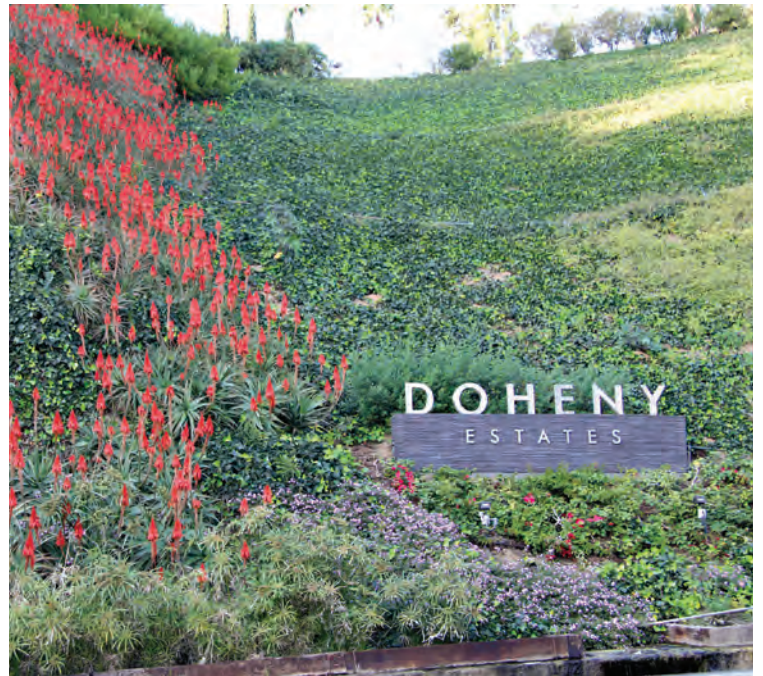
AARON KIRMAN
President, Aaroe Estates

424.249.7162
aaronkirman.com

spectacular doheny estates opportunity

JOHN AAROE GROUP KELLER WILLIAMS REALTY

For Sale or For Lease | By Appointment Only
1868 N. Doheny Dr, Sunset Strip | \$8,900,000



LISA ARDEN
John Aaroe Group | Estate Agent
310.913.9339 call or text

GOLI VAHDANI
Keller Williams Realty Calabasas
818.929.9284 call or text



Spectacular Doheny Estates property with city lights views on over an acre w/2 APN's & 3 lots. This property owns the rights to the only private road w/access to Sunset Plaza from Doheny. 4 bd + 5 ba. Sparkling pool. *Available for lease \$18,000/month (furnished lease).

2035 Davies Way, Sunset Strip

VIEWS VIEWS VIEWS! | OPEN TUESDAY 11AM - 2PM | JOIN US FOR LUNCH



OFFERED AT: \$3,995,000 | 2035DaviesWay.com



Sally Forster Jones
310.691.7888
sallyforsterjones.com

High above the city lights, experience the city as you've never seen it before. With 320° views stretching out in every direction, fall in love with this breath-taking, former celebrity owned knoll. This exceptional property offers unobstructed views that stretch from the Hollywood sign & Griffith Observatory to the skyscrapers of DTLA, to the ocean & Catalina Island. Featuring the utmost in privacy, this spectacular gated site boasts over 25,000 sqft in a unique location that makes it the ideal setting for a trophy property. Walk in to this romantic estate featuring exposed beamed ceilings throughout, a charming dining room, cozy seating nook, and spacious living room with windows overlooking the sparkling city below. Whether you move right in, expand, or build a one-of-a-kind estate, Davies Way is the opportunity of a lifetime! Entertain in style with a separate guest house and glistening pool rivaling the most prestigious view sites all around LA. Providing the ultimate in privacy & the most awe-inspiring & supremely dramatic vista you'll ever see, don't miss out!

GLOBAL VISION. LOCAL EXPERTISE.



BEL AIR

11531 Orum Road | 6 Bedrooms | 7 Baths | \$6,495,000
Juliette Hohnen 323.422.7147



BEVERLY HILLS

1288 Angelo Drive | 3 Bedrooms | 5 Baths | \$15,950,000 | 1288Angelo.com
Jim Crane 310.855.4595 | Connie Blankenship 310.994.6451 | Michelle Oliver 310.500.6111



BEVERLY HILLS POST OFFICE

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



BEVERLY HILLS POST OFFICE | PRICE REDUCTION

9720 Moorgate Road | 5 Bedrooms | 5 Baths | \$2,695,000
Marshall Peck 310.497.3279



CENTURY CITY

1 W Century Boulevard PH40 | 4 Bedrooms | 8 Baths | \$26,500,000
Bachir Oueida 310.722.7727



CENTURY CITY

1 W Century Drive #28A | 3 Bedrooms | 5 Baths | \$12,750,000
Michelle Oliver 310.500.6111

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



CENTURY CITY

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



ENCINO

3383 Hayvenhurst Drive | 4 Bedrooms | 6 Baths | \$4,595,000
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398



OPEN TUESDAY 11-2

LOZ FELIZ

2255 Verde Oak Drive | 3 Bedrooms | 3 Baths | \$4,295,000
Juliette Hohnen 323.422.7147



MALIBU

29518 Harvester Road | 5 Bedrooms | 4.5 Baths | \$3,995,000
Tracy Tutor Maltas 310.722.2267



**OPEN TUESDAY 11-2
AND FRIDAY 12-2**

MANHATTAN BEACH

108 The Strand Manhattan Beach | 5 Bedrooms | 8 Baths | \$19,995,000
Josh Altman 310.819.3250 | Matthew Altman 323.791.9398 | Marisa Rokstad 310.721.7773



SUNSET STRIP

2783 La Castana Drive | 4 Bedrooms | 4 Baths | \$2,795,000
Tracy Tutor Maltas 310.722.2267

THE ALTMAN BROTHERS



OPEN TUESDAY 11-2PM AND FRIDAY 12-2PM

108 The Strand | Manhattan Beach | 5 Bedrooms | 8 Baths | \$19,995,000 | 108TheStrand.com | An architectural tour-de-force, setting the standard for modern beachside elegance. Located on the famed Strand, this bold and innovative Louie Tomaro designed trophy property features sleek details perfectly complemented by impeccable finishes and high quality craftsmanship. Highlighting true indoor and outdoor living, this 5 bedroom and 8 bathroom compound, set over 6,500sqft of glass and steel, is truly in a league of its own. Dramatic 3 level floating glass staircase intertwines the lines of custom pocketing Fleetwood doors that command the entire beachside of the home bringing the ocean into every room. Entertain and enjoy with unparalleled amenities. Two kitchens (including a Strand level party kitchen) 3 outdoor fireplaces, high end screening room, Zen inspired yoga studio and professional gym. Equipped with full service elevator and 5 car vaulted lift garage.

JOSH & MATTHEW ALTMAN

O: 310.819.3250

JOSH@THEALTMANBROTHERS.COM

THEALTMANBROTHERS.COM

MARISA ROKSTAD

C: 310.721.7773

MARISA@THEALTMANBROTHERS.COM

THEALTMANBROTHERS.COM

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AB THE ALTMAN BROTHERS

Douglas Elliman EST. 1911
REAL ESTATE

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LLOYD WRIGHT'S SAMUEL-NOVARRO HOUSE

2255 VERDE OAK DRIVE | LOS FELIZ | 3 BEDROOMS | 3 BATHS | \$4,295,000

OPEN TUESDAY 11-2 | COFFEE CART

JULIETTE HOHNEN

C: 323.422.7147

JULIETTE.HOHNEN@ELLIMAN.COM

JULIETTEHOHNEN.COM

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THE
Century

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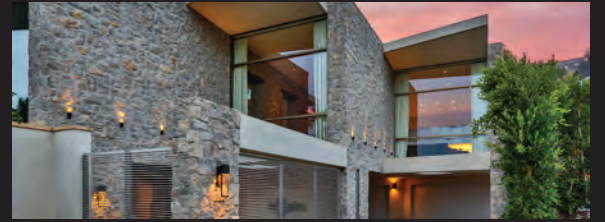
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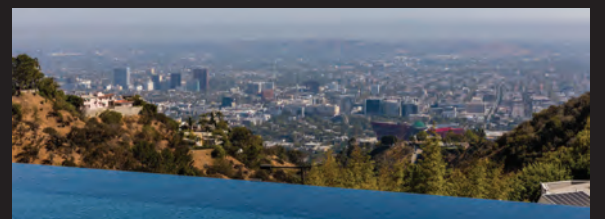
NOW OFFERED AT \$14,250,000

9233 SWALLOW DRIVE - LOS ANGELES, 90069



NOW OFFERED AT \$13,850,000

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NOW OFFERED AT \$17,400,000

1895 RISING GLEN ROAD - LOS ANGELES, 90069

WWW.BENBACAL.COM





BY APPOINTMENT ONLY

1231 LAGO VISTA DR, BEVERLY HILLS

\$43,900,000

Drew Fenton - 310.858.5474



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RENDERING

OPEN TUESDAY 11-2 | TWILIGHT 5-7 PM

10550 DOLCEDO WAY, BEL-AIR

\$17,995,000

David Kramer, Adam Press, Alex Powers - 310.691.2400



OPEN FRIDAY 12-2

712 JOHN ST, MANHATTAN BEACH

\$11,995,000

Danelle Lavin - 310.367.7533



BY APPOINTMENT ONLY

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

Branden Williams, Rayni Williams - 310.691.5935



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1 W CENTURY DR PH 36A, CENTURY CITY
\$16,995,000

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1865 CARLA RIDGE, BEVERLY HILLS
\$10,950,000

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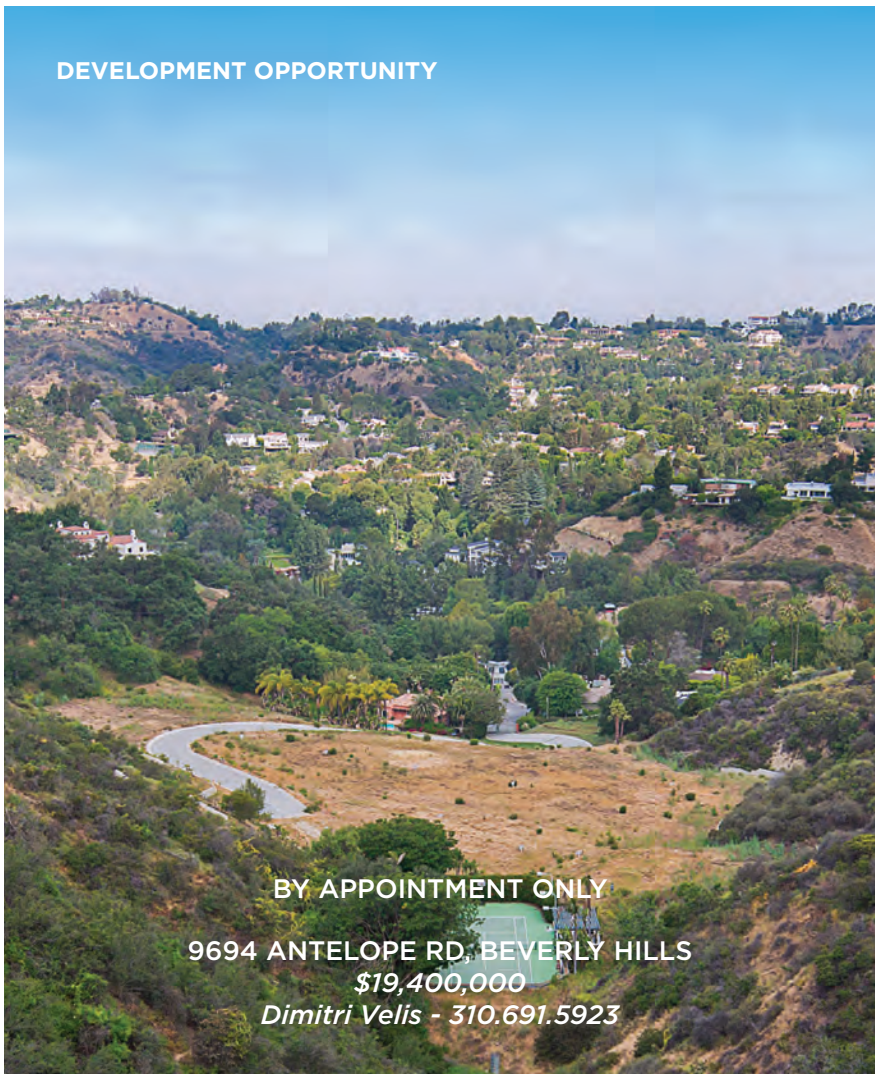
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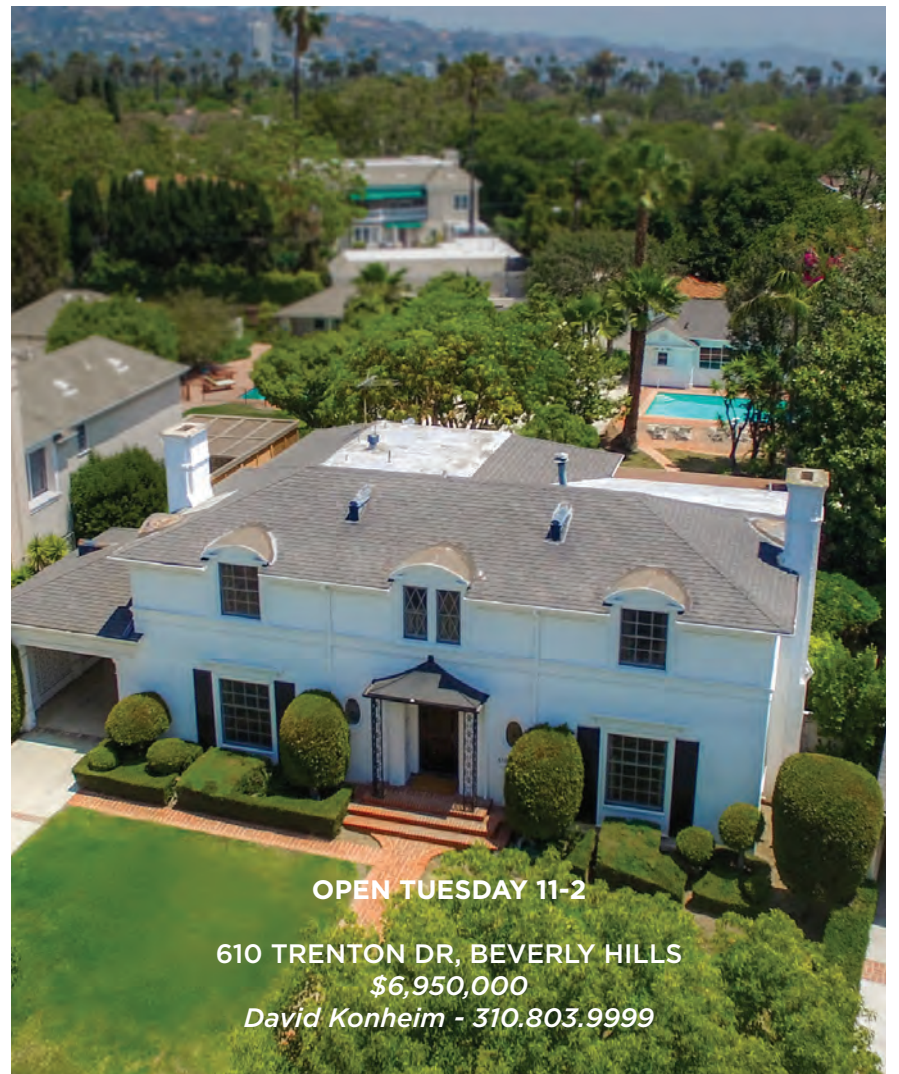
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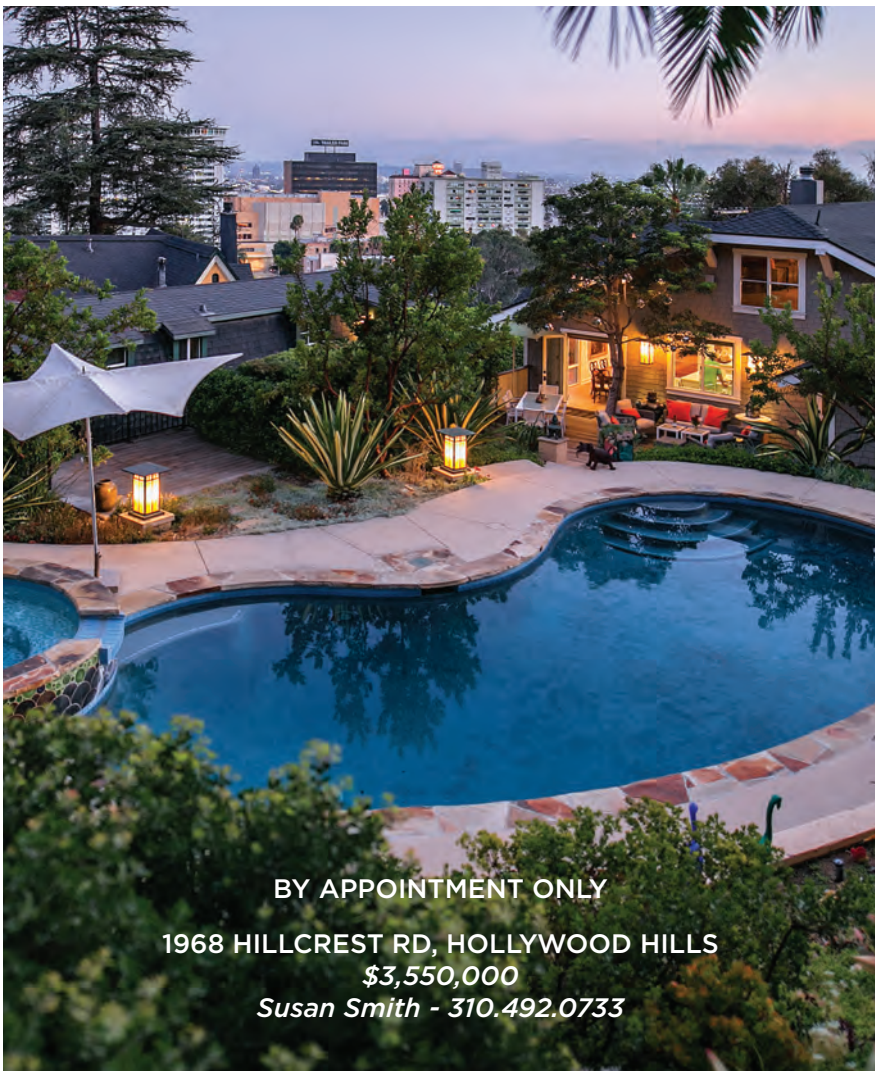
DEVELOPMENT OPPORTUNITY



BY APPOINTMENT ONLY
9694 ANTELOPE RD, BEVERLY HILLS
\$19,400,000
Dimitri Velis - 310.691.5923



OPEN TUESDAY 11-2
610 TRENTON DR, BEVERLY HILLS
\$6,950,000
David Konheim - 310.803.9999



BY APPOINTMENT ONLY
1968 HILLCREST RD, HOLLYWOOD HILLS
\$3,550,000
Susan Smith - 310.492.0733

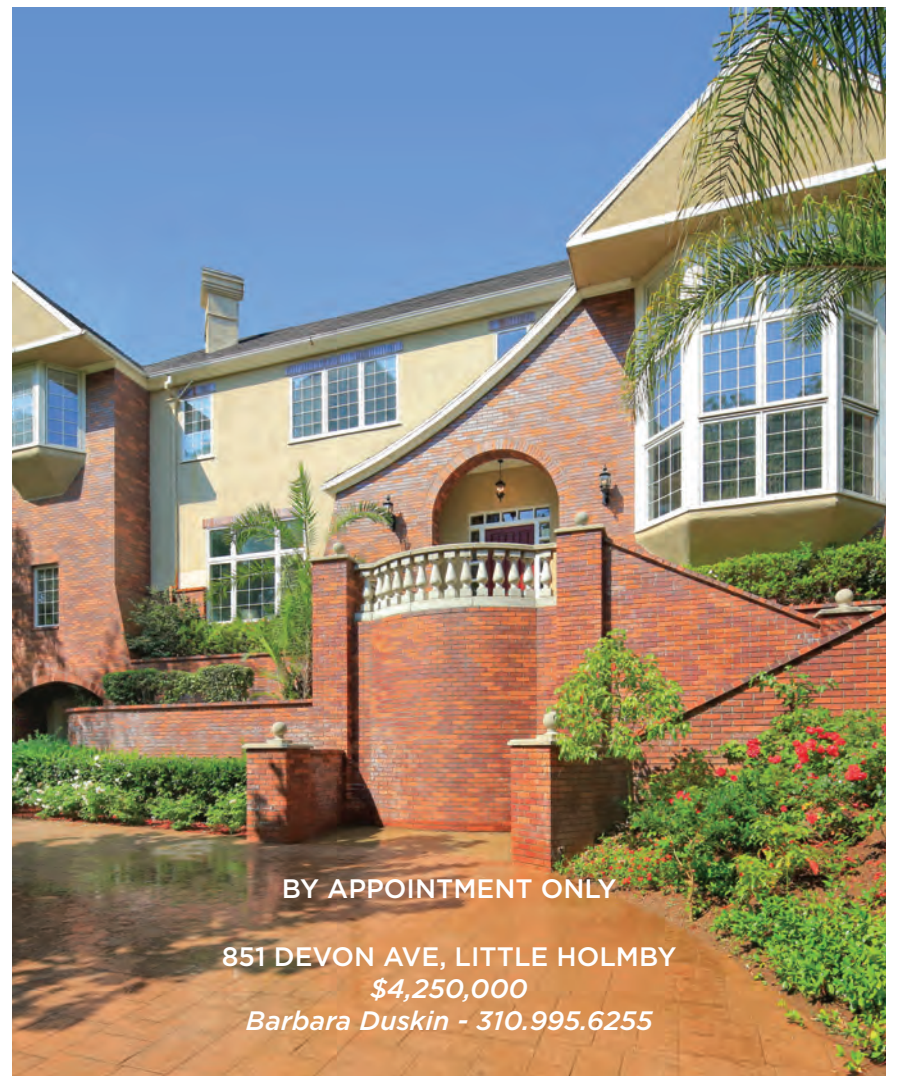


OPEN TUESDAY 11-2
11628 CHENAULT ST #106, BRENTWOOD
\$1,695,000
Tiffany Hu - 310.849.9547



BY APPOINTMENT ONLY

10490 WILSHIRE BLVD #2004, WESTWOOD
\$5,250,000
Frank Jackwerth, June Davies - 310.228.8891



BY APPOINTMENT ONLY

851 DEVON AVE, LITTLE HOLMBY
\$4,250,000
Barbara Duskin - 310.995.6255



OPEN TUESDAY 11-2

9713 OAK PASS RD, BEVERLY HILLS
\$3,495,000
Jeff Hyland - 310.278.3311



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**OPEN TUES 11-2 | TWILIGHT 5-7
TACO & TEQUILA BAR**

10550 DOL

CEDOWAY

BEL-AIR | \$17,995,000

Join us for Taco Tuesday! Freshly made Tortillas & Tacos with Premium Margarita Bar featuring Casa Noble Tequila. Plus a Raffle Giveaway to win your own bottle!

Perfect for owner/user. Plans for a 18,000 sq.ft. residence with contractor in place.

DAVID KRAMER

David@DavidKramer.com
310.691.2400

ADAM PRESS

Adam@DavidKramer.com
310.429.1407

ALEX POWERS

Alex@DavidKramer.com
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NEWLY PRICED

GUARD GATED LUXURY TOWNHOMES | BY APPOINTMENT ONLY

THEENCLAVECENTURYWOODS.COM



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\$5,495,000

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\$5,225,000

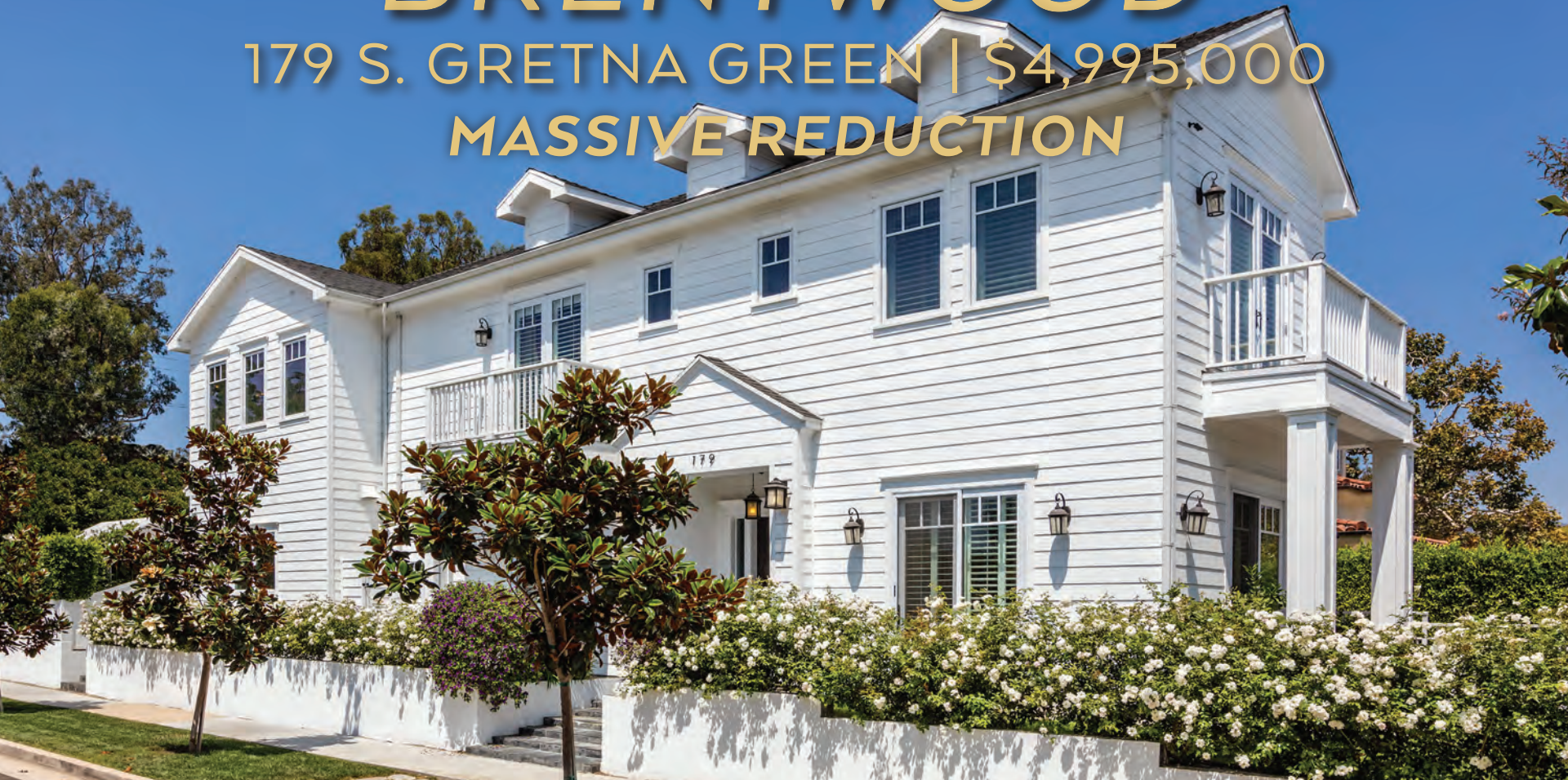
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OPEN TUESDAY 11-2

BRENTWOOD

179 S. GRETNA GREEN | \$4,995,000

MASSIVE REDUCTION



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ONE OF THE FINEST PENTHOUSES IN LOS ANGELES

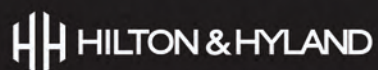


1 W CENTURY DRIVE PENTHOUSE 36A
OPEN TUESDAY 11-2
\$16,995,000

RSVP REQUIRED: RSVP@DREWFENTON.COM

DREW FENTON
310.858.5474

MAURICIO UMANSKY
424.230.3701





THE
Century

OPEN TUESDAY 11-2
RSVP REQUIRED

PENTHOUSE 36A



OPEN TUESDAY 11-2

11628 CHENAULT ST #106, BRENTWOOD

Beautiful, stylish & elegant describes this over 3,000 sq.ft. multi-level 3bd+3.5ba+loft townhouse in the heart of Brentwood, with soaring high ceilings and an abundance of natural light. Spacious rooms and an open floorplan make this home ideal for gatherings and entertaining. An eat-in Chef's kitchen has stainless steel appliances and a breakfast bar. The expansive master suite features elevated ceilings, walk-in closet, and master bathroom with double vanities and a soaker tub. A private patio with a spiral staircase leads to the rooftop terrace showcasing views of the surrounding area. The private 2 car garage has direct access to the unit and storage. This is a great opportunity, close to shopping, dining, and entertainment and all that San Vicente has to offer.

Offered at \$1,695,000

TIFFANY HU

tiffany@hiltonhyland.com
310.849.9547



BARNES

INTERNATIONAL REALTY BEVERLY HILLS

Service without borders



BEL AIR | CREST AREA
6 bds / 8 baths
\$6,950,000



BEVERLY HILLS P.O
4 bds / 5 baths
\$25,000 per month



BRENTWOOD
5 bds / 5 baths
\$22,600 per month



BEL AIR | STRADELLA RD
4 bds / 4 baths
\$3,550,000



Malia DAY
(310) 502-8321
CalBRE #02010633



Tina PERKINS
(310) 663-5801
CalBRE #01969972



Silva Mirzoian
Director of lifestyle and property
development
s.mirzoian@barnes-international.com
(310) 488-4959
CalBRE#00833332



WWW.BARNES-BEVERLYHILLS.COM

61 Offices Worldwilde

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3085 FRANKLIN CANYON DRIVE, BEVERLY HILLS | 5 BR + 6 BA | OFFERED AT \$8,995,000

The dream of Happily Ever After comes true. Cape Cod infused with California glamour, this luxurious and newly constructed gated estate features unprecedented scale and elegance, while offering the utmost privacy. Over 7,000 square feet of detailed perfection spread over 26,000 square feet of storybook lush flourishing grounds surrounded by exquisite water features, gleaming pool and breathtaking views set in the most desirable location of Beverly Hills. Designed for entertaining, this sprawling estate is a standout combination of the classic and the contemporary, achieving the ultimate balance of tradition with modern impact. This one of a kind private estate will make you weak in the knees....get ready to fall in love and live happily ever after.



TATIANA DEROVANESSIAN
President | Realtor®

dreamlivingLA.com

818.421.2890

tatiana@dreamlivingLA.com | www.dreamlivingLA.com

www.3085FranklinCanyonDrive.com

OPEN TUES 11-2

Each Office Independently Owned and Operated. Keller Williams does not guarantee the accuracy of square footage, lot size, or other info concerning the condition or features of the property provided by the seller or obtained from public records or other sources and the buyer is advised to independently verify the accuracy of that info through personal inspection with appropriate licensed professionals. CalBRE #01912761

kw BEVERLY HILLS
KELLERWILLIAMS. REALTY

THE CHURCHILL #11C: Large 1 bed + 1 bath w/views

OPEN TUES 11-2pm



10450 Wilshire Blvd #11C, Wilshire Corridor

Large, 11th floor, view unit located in the back (quiet side) of The Churchill, a full-service, classic mid-century tower on the Wilshire Corridor. This move-in condition condo features 1 bedroom, 1 bathroom, open-plan living/dining room with brand new hardwood floors and large balcony. Updated kitchen and bathroom, huge bedroom with abundant closet space and room for desk or sitting area, and new paint throughout. This crisp, modern unit is approximately 1,080 s.f. and offers amazing southwest views from every window. Building amenities include formal lobby, 24 hour front desk/security, valet parking, gym, sauna, extra storage, recreation room and one of the best outdoor pool decks on the Corridor. HOA dues are \$975/month and include utilities, basic cable and building amenities. Excellent location, close to UCLA and Westwood Village.

Offered at: \$575,000 | Churchill11C.com | CondosOnWilshire.com

TREGG RUSTAD
treggrustad.com
310-623-8825

PETER MAURICE
petermaurice.com
310-623-8819

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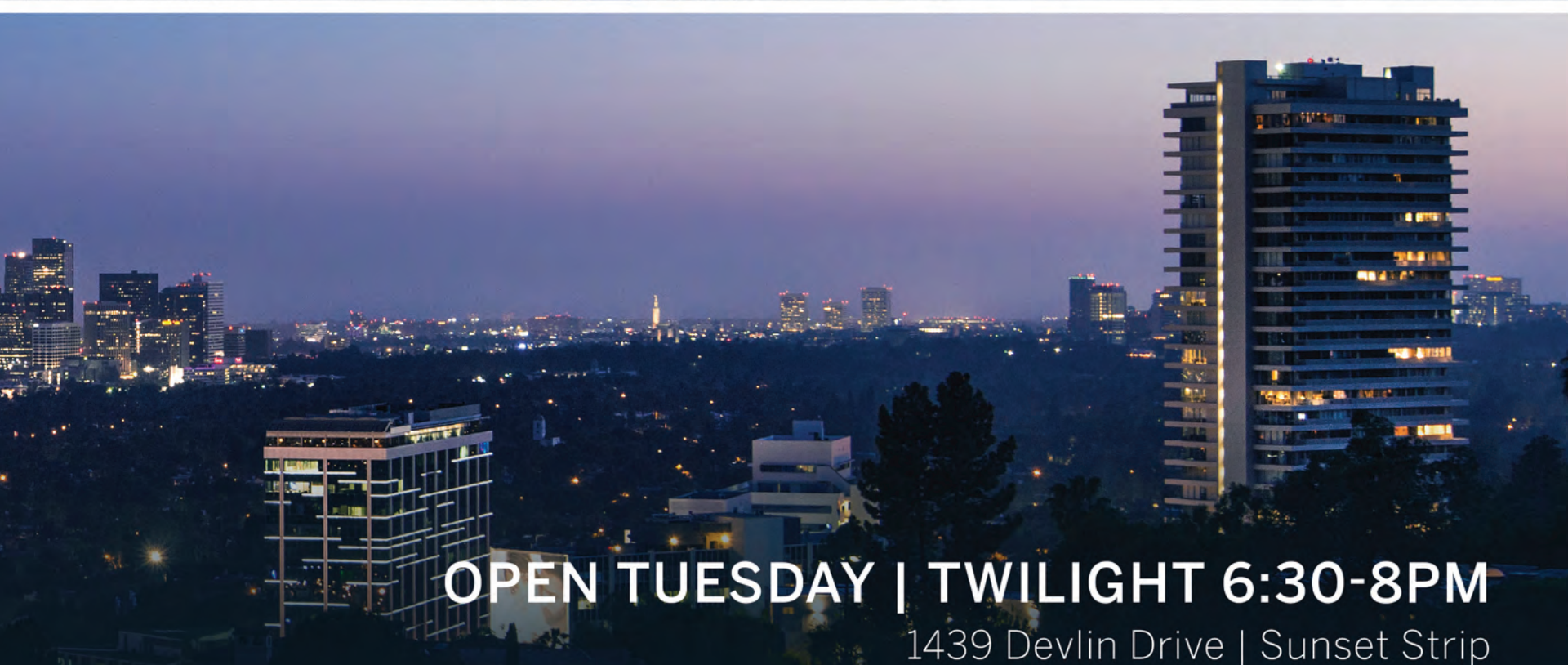
JORY BURTON
310.766.5679

JORY.BURTON@SOTHEBYSHOMES.COM
JORYBURTON.COM

1439DEVLIN.COM

4 BEDROOMS | 4 BATHS

OFFERED AT \$7,295,000



OPEN TUESDAY | TWILIGHT 6:30-8PM

1439 Devlin Drive | Sunset Strip



Perched atop a knoll in highly desirable Westwood

10675 Rochester Avenue, Westwood

3 bedrooms | 2 bathrooms | 2,232 sf living | 6,509 sf lot | Offered for \$1,825,000

Represented by Ron Losch
Ron can be reached in the West LA Office or direct at (310) 701-4111

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Venice walk-street with renovated 1920's California Bungalow

918 Nowita Place, Venice

4 bedrooms | 3 bathrooms | 2,167 sf living | 3,400 sf lot | Offered for \$2,868,000

Represented by Solo Scott and Allen Sarlo
Solo and Allen can be reached in the Marina Del Ray Office or direct at (310) 403-1800



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INTERNATIONAL REALTY

CASA DE DOS GATOS

1920's Courtyard Entry Vintage Spanish

Open Tuesday September 27th from
11AM - 2PM and 5PM - 7PM



LOS ANGELES

109 S La Jolla Avenue

Web: 0344002 | MLS: 16-157242

3 br, 2 ba | Interior: 1,907 sq.ft. (approx)

Offered at **\$1,865,000**

This Beverly Grove 3 bedroom, 2 bathroom charmer is an original 1928 Spanish, located on a Sycamore-lined street in the heart of the most desirable area of Los Angeles. As you enter the home, you will be enveloped by warmth and old world charm. Archways, high ceilings, original Batchelder fireplace and a picture window with lush foliage to greet you in the large sunken living room. This leads to the formal dining room with French doors overlooking a peaceful courtyard. Enjoy breakfast in the eat-in kitchen while sunlight streams in. Remodeled second bathroom with marble tile and a clawfoot tub for ultimate relaxation. Master bathroom has original art-deco tiles, built-ins, but also modern updates that go with the architectural style. Great storage and updates throughout house. Master bedroom has French doors that open into European-style backyard. Work from the studio in the back with bamboo floors, skylight and never leave your haven in the city!



Enzo Riccideralli

CalBRE#: 01097604

310.255.5467

enzo.ricciardelli@sothebyshomes.com

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7435 Palo Vista Drive

Open Tuesday 11am - 2pm
\$2,095,000



Looking out to the city lights, this Contemporary Hollywood Regency was home to a Rockstar and sits on a hidden drive surrounded by celebrity properties. The discreet, nearly windowless front façade provides a sense of privacy & security. The double front doors open to a dramatic entry with a two story wall of glass on the rear....revealing the lush gardens, pool, spa and views. The entry level has an open kitchen, dining and living room that open to large view decks. The upper master & guest room also have city view decks. Downstairs, a second master suite with fireplace and the massive screening/media room open to the pool & grounds. This three bedroom, three bath home...plus media is the perfect retreat. Bring your clients seeking privacy and seclusion.

www.7435PaloVista.com



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Director Estates Division
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John@JohnGalich.com
CalBRE License #01232383

DAN SCHOTT
Realtor
310.279.2727
Dan@DanSchott.com
CalBRE License #01369196



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ARCHITECTURE + LANDMARK ESTATES



OPEN TODAY 11-2

New Listing: 1329 Sierra Alta Way, Sunset Strip

A sophisticated, Spanish Revival home created by renowned interior designer, James Lumsden, in 1990. This unique structure is located on a quiet cul-de-sac adjacent to Beverly Hills and the famed Sunset Strip. Architectural elements include high ceilings, exposed beams, large open spaces, central skylight, french doors and tall windows allowing the home to be filled with light. Large walls for art, elegant living room and library with fireplaces, den and dining room with views, plus three bedroom suites including a private master that opens to a romantic pool terrace. Exceptional custom features complete this vibrant home...for the discerning buyer..

Asking price : \$4.2 Million

mosslerproperties.com

DAVID MOSSLER 310.471.7499 dmosslер@gmail.com

CHAYA VAN ESSEN 310.270.6305 chaya@chayavanessen.com

GUY HECTOR 310.729.3737 guy.hecтor@telesproperties.com

SARAH BLANCHARD 424.202.3216 sarah.blanchard@telesproperties.com

TELES



PROPERTIES

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ARCHITECTURE + LANDMARK ESTATES



OPEN TODAY 11-2

New Listing: 3550 Mountain View, Mar Vista

Boldly sited on a Mar Vista hill with long views across the LA basin to the San Gabriel Mountains, is architect William Dale Brantley's reinterpretation of this Neutraesque style home. A blank facade greets the visitor at the street and belies the unique light filled interior spaces within. Re-imagined in 2013 with architectural elements rooted in the modernist movement that include soaring ceilings and two story glass walls that open to patio, pool and lawn. The master suite includes sitting room with ribbon windows and sliding glass doors that open to its own landscaped, private deck with sweeping city views. 5 bedrooms, 5.5 baths, professional sound studio, smart home integration, pool and gated driveway make this exceptional structure an oasis in a prime Westside location.

Asking price : \$3.895 Million

mosslerproperties.com

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SARAH BLANCHARD 424.202.3216 sarah.blanchard@telesproperties.com

GUY HECTOR 310.729.3737 guy.hector@telesproperties.com

CHAYA VAN ESSEN 310.270.6305 chaya@chayavanessen.com

TELES



PROPERTIES



611 NORTH HILLCREST, BEVERLY HILLS

\$5,795,000

Rochelle Atlas Maize

rochelle@rochellemaize.com

Cell: 310.968.8828

BRE#:01365331

OPEN TUES 11-2 | CATERED LUNCH

 ROCHELLE MAIZE
LUXURY ESTATES



THE VICINO HOUSE

OPEN TUESDAY 11-2

17876 Vicino Way, Pacific Palisades | 3bd/3ba/family room
LEED Platinum® Home Certified | 180° Whitewater Ocean & Coastline Views
\$5,950,000 | www.17876vicino.com
Marc Chorin 310.995.6344 | Susan Stark 310.345.7450

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WESTSIDE ESTATE AGENCY



4545 ARCOLA AVENUE, TOLUCA LAKE | \$1,595,000

OPEN TUESDAY, SEPTEMBER 27TH • 11-2PM

Contemporary touches transform this 1930's traditional into a chic modern farmhouse situated on one of Toluca Lake's private cul de sacs. This home is perfect for a growing family with a large yard, 4 bedrooms, 3.5 bathrooms, and a guest house.

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REPRESENTATION**

Carl Gambino
646-465-1766
cg@weahomes.com
CALBRE#:01971890

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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



FEATURED DINING ROOM

The dining room at **4159 Greenbush Avenue** is currently trending as one of the web's **10 most popular dining rooms**, as measured by the number of people who've saved photos of them to their Houzz ideabooks in recent months. **Offered at \$2,849,000** (also available furnished)



Having your furniture selections mimic a room's architectural details often makes for a pleasing visual. This Los Angeles dining room makes the most of its decorative ceiling with a round dining table directly underneath the circular molding.



BROKER'S OPEN:

Tuesday, 09/27, 11am-2pm

5+6 • 4,607 SF • South-of-the-Bld Sherman Oaks



Trending Now: 10 Most Popular New Dining Room Photos • www.houzz.com



ANDREA KORCHEK
818.371.0933 | andrea@andreakorchek.com

Wish

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8 **NEW** Modern Single Family Homes

By Pico/La Cienega



Crafted with thoughtfulness to entertain on a grand scale, the open floor plan includes designer done custom kitchens with center island that flows seamlessly to the dining and living rooms. Huge private roof top terraces with spectacular views from downtown LA to the Westside. Large windows provide abundant light. Master suite w/walk-in closet, beautifully tiled bath and dual sinks. Controlled access and private 2 gar garages with direct entry. **Live in the heart of it all** minutes from the Grove, Farmer's Market, Beverly Hills and freeway to Downtown or the Beach.

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OPEN Tuesday 11 am - 2 pm



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SIMPLICITY AND ELEGANCE IN BHPO

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OPEN HOUSE | Tuesday, Sept. 27th 11:00am - 2:00pm



9336 Hazen Drive | 5BR, 4BA | Offered at \$4,125,000

Privacy awaits you in this stunningly elegant home, re-designed by Scrafano Architects with construction by Douglas Raub. Conveniently located in Beverly Hills Post Office, nestled between the city and the valley. Redesigned and remodeled with no expense spared. Indoor and outdoor living at its finest in a tranquil setting. As you enter, your eye is drawn to the open spaces with vaulted ceilings in the living and dining room. Fleetwood windows and doors entice you outside to your relaxing tropical oasis with custom landscape design, mature landscaping, waterfall, replastered pool and separate spa. Modern floating metal stairs with custom handrail welcomes you to the master suite, private deck, views of the waterfall and your peaceful sanctuary below. Junior suite has beautiful garden view of the lushly landscaped, serene retreat. Kitchen with brand-new appliances, Ceaserstone counters and backsplash. Six-inch rift and quarter sawn white oak flooring, custom closets and Ann Sacks tile throughout.

JODI KORN RADOFF
BRE#: 1018456 | 310.717.9700
kornradoff@earthlink.net

BEVERLY HILLS BROKERAGE | 310.724.7000
9665 Wilshire Boulevard, Beverly Hills, CA 90212
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IF YOU BUILD IT, PEOPLE WILL COME. A truly rare opportunity to develop your dream home awaits. PaulMcCLean, the designer synonymous with glassy mansions has created the most magnificent "modern" home on an approximately 18,000 sq. ft. lot. This ocean view site is designed with 3 levels, an infinity pool, surrounding water feature, subterranean garage with 4 bedrooms, and separate top floor master. A beautiful 2-story Mediterranean villa currently exists at approximately 5,800 sq. ft. with 4 bedrooms and 6 baths plus pool in good condition. Plans with no permits can be included in purchase price and project is ready for buyer to take over. **Offered at New Price \$6,995,000**



DREW MANDILE & BROOKE KNAPP

310.749.7124 | Drew@DrewAndBrooke.com

CalBRE: 00412173, 01039542

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OPEN HOUSE TUESDAY 11-2



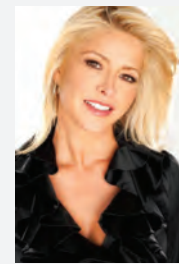
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Nicole Contreras

www.nicolecontreras.com

nicole.contreras777@gmail.com

direct: 310.614.4952

bre #: 01512844



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FOR IMMEDIATE OCCUPANCY.

Newly Remodeled 1, 1+den, 2 bedroom floor plans that are spacious, open and bright. Top of the line finishes, hardwood floors, high ceilings and stainless steel appliances. Walking distance to Rodeo shops, restaurants and Beverly Hills schools.



3014 BREAKERS DRIVE

CORONA DEL MAR | \$6,250,000



SHOWN BY APPOINTMENT

Panoramic Views overlooking Corona del Mar. Amazing 4 Bed + 4.5 Bath home just steps from the beach. Features 2 master bedroom suites, oversized family/living room, gourmet kitchen, expansive entertaining decks, open floor plan, and lots of natural light. Enjoy best of Coastal Living.

Nicole Contreras

nicole.contreras777@gmail.com

310.614.4952

bre# 01512844


Tim Beans

tim@beansrealestate.com

949.933.8496

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On the front cover:
Ernie Carswell

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1 Beverly Hills <i>Single Family</i>									
11-2	16-143884	11-2	2655 BYRON PL	red	\$2,295,000	5+5	p.172		
11-2	16-150920	11-2	2657 LARMAR RD	red	\$1,995,000	3+3	p.173		
11-2	16-158940	11-2	8613 HOLLYWOOD	rev	\$7,500,000	4+5	p.173		
16-154386	11-2	16-156052	9274 WARBLER WAY	rev	\$4,750,000	5+6	p.137		
16-158848	11-2	16-156052	9274 WARBLER WAY	rev	\$4,750,000	5+5.5	p.173		
16-130492	11-2	16-162564	2673 ZORADA DR	rev	\$3,695,000	5+7	p.173		
16-149512	11-2	16-149046	7026 LA PRESA DR	rev	\$2,675,000	4+5	*		
16-149512	11-2	16-155704	1301 DEVLIN DR	rev	\$2,495,000	3+3	p.173		
1 Beverly Hills <i>Condo / Co-op</i>									
16-164638	632H2	11-2	200 N SWALL DR #PH51	NEW	\$2,095,000	2+3	p.169		
		11-2	9319 BURTON WAY, UNIT B	NEW	\$1,399,000	3+3	p.169		
16-164096	11-2		9319 BURTON WAY #B	rev	\$1,399,000	3+3	*		
1 Beverly Hills <i>Income</i>									
11-2			400 N MAPLE DR	NEW	\$1,999,000	Duplex	p.169		
1 Beverly Hills <i>Lease</i>									
16-147042	632E2	11-2	9955 DURANT DR #101	NEW	\$5,700	2+2	p.122		
16-147042	632E2	11-2	9955 DURANT DR #102	NEW	\$5,495	2+2	p.169		
16-154792	11-2		633 N FOOTHILL RD	red	\$13,000	6+6	p.169		
16-156520	12-2		1013 LAUREL WAY	rev	\$14,500	3+4	p.170		
16-157410	11-2		231 S PECK DR	rev	\$8,995	4+3	*		
15-935305	11-2		131 S MAPLE DR #402	rev	\$4,395	1+1	p.170		
2 Beverly Hills Post Office <i>Single Family</i>									
16-162496	11-2		1280 ANGELO DR	NEW	\$14,500,000	7+8	p.170		
16-153650	11-2		1181 ANGELO DR	NEW	\$13,800,000	7+9	*		
16-164480	11-2		12038 CREST CT	NEW	\$9,450,000	5+5	p.170		
	11-2		9551 CHEROKEE LN	NEW	\$8,485,000	5+7	p.170		
16-160992	11-2		1619 SAN YSIDRO DR	NEW	\$5,950,000	4+7	p.170		
16-161000	11-2		2468 COLDWATER CANYON DR	NEW	\$4,499,000	6+4	*		
16-162034	11-2		9336 HAZEN DR, BEVERLY HILLS, CA 90210	NEW	\$4,125,000	5+5	p.120		
	11-2		9713 OAK PASS RD	NEW	\$3,495,000	4+4	p.170		
16-164068	11-2		9621 ROYALTON DR	NEW	\$3,299,000	5+7	p.170		
16-158886	11-2		2465 BENEDICT CANYON DR	NEW	\$2,495,000	4+4	p.134		
16-158886	11-2		2465 BENEDICT CANYON DR	NEW	\$2,495,000	4+4	p.170		
16-130256	12-2		9374 BEVERLY CREST DR	rev	\$12,950,000	5+6	p.170		
16-129564	11-2		12055 SUMMIT CIRCLE	rev	\$10,250,000	7+8	p.171		
16-155078	11-2		1426 HARRIDGE DR	rev	\$9,950,000	7+11	p.171		
16-984399	11-2		9653 OAK PASS RD	rev	\$4,795,000	5+6	p.171		
16-157406	11-2		1380 DAVIES DR	rev	\$4,795,000	4+4	*		
16-120562	11-2		9831 YOAKUM DR	rev	\$899,000	2+3	p.171		
2 Beverly Hills Post Office <i>Lease</i>									
16-163336	11-2		1400 N BEVERLY DR	NEW	\$7,000	2+3	p.171		
16-151842	11:30-1:30			rev	\$14,500	4+3	p.171		
3 Sunset Strip - Hollywood Hills West <i>Single Family</i>									
16-160486	11-2		1724 VIEWMONT DR	NEW	\$8,250,000	4+6	p.171		
	6:30-8		1439 DEVLIN DR	NEW	\$7,295,000	4+4	p.171		
	11-2		2737 EDWIN PL	NEW	\$5,995,000	5+6	p.171		
16-163098	11-2		9274 SIERRA MAR DR	NEW	\$5,250,000	3+6	p.171		
16-163794	11-2		3581 MULTIVIEW DR	NEW	\$5,099,000	6+7	p.135		
16-163794	11-2		3581 MULTIVIEW DR	NEW	\$5,099,000	6+6.5	p.172		
	11-2		1329 SIERRA ALTA WAY	NEW	\$4,200,000	3+1	p.172		
16-164526	11-2		2035 DAVIES WAY	NEW	\$3,995,000	3+4	p.172		
16-150242	11-2		8555 RIDPATH DR	NEW	\$3,295,000	5+5	*		
16-164198	11-2		3580 MULTIVIEW DR	NEW	\$2,850,000	4+3	p.172		
16-164396	11-2		1536 RISING GLEN RD	NEW	\$2,695,000	4+4	p.136		
16-164396	11-2		1536 RISING GLEN RD	NEW	\$2,695,000	4+4	p.172		
	11-2		7435 PALO VISTA DR	NEW	\$2,095,000	3+3	p.172		
16-164532	11-2		8603 SKYLINE DR	NEW	\$1,675,000	3+2	p.172		
16-163972	11-2		8579 WALNUT DR	NEW	\$1,595,000	3+4	p.172		
	11-2		2743 WOODSTOCK RD	NEW	\$1,199,000	2+2	p.172		
16-163566	11-2		6670 WHITLEY TER	NEW	\$1,195,000	3+2	*		
16-163964	11-2		6937 VANLAND TRL	NEW	\$949,000	2+2	p.142		
3 Sunset Strip - Hollywood Hills West <i>Condo / Co-op</i>									
16-148922	11-2		8787 SHOREHAM DR #204	NEW	\$988,880	2+2	*		
16-158164	11-2		7250 FRANKLIN AVE #417	rev	\$799,000	2+2	*		
16-138064	11-2		7250 FRANKLIN AVE #206	rev	\$299,000	0+1	*		
3 Sunset Strip - Hollywood Hills West <i>Land</i>									
16-161548	11-2		2381 N SUNSET PLAZA DR	NEW	\$4,995,000		p.139		
16-161548	11-2		2381 N SUNSET PLAZA DR	NEW	\$4,995,000	Land	p.173		
3 Sunset Strip - Hollywood Hills West <i>Lease</i>									
16-162550	11-2		8650 HILLSIDE AVE	NEW	\$16,000	3+3	p.173		
4 Bel Air - Holmby Hills <i>Single Family</i>									
16-164832	11-2		10550 DOLCEDO WAY	NEW	\$17,995,000	5+10	p.173		
	11-2		10505 SANDALL LN	NEW	\$4,450,000	4+5	p.173		
	11-2		530 BELLAGIO TER	NEW	\$3,995,000	4+5	p.173		
16-162148	11-2		1032 CASIANO RD	NEW	\$3,749,000	5+6	p.173		
16-162148	11-2		1032 CASIANO RD	NEW	\$3,749,000	5+6	p.174		
16-164732	11-2		1287 CASIANO RD	NEW	\$2,199,000	3+2.5	p.174		
	11-2		234 N GLENROY AVE	NEW	\$2,195,000	3+2.5	p.174		
16-155086	11-2		1040 MONTEGO DR	NEW	\$2,095,000	4+4	p.174		
	11-2		10505 MARS LN	NEW	\$2,000,000	0+0	p.174		
	11-2		10510 SEABURY LN	NEW	\$1,299,000	4+3	p.174		
	11-2		10480 SANDALL LN	NEW	\$1,199,000	3+2	p.174		
16-132204	11-1		2759 AQUA VERDE CIR	red	\$2,299,000	5+4	p.174		
16-161012	11-2		1394 CASIANO RD	rev	\$4,440,000	4+3	p.174		
16-149610	12-2		1225 CASIANO RD	rev	\$2,395,000	3+5	p.174		
16-124558	11-2		1263 CASIANO RD	rev		5+5	p.175		
4 Bel Air - Holmby Hills <i>Land</i>									
	11-2		10491 ISADORA LN	NEW	\$3,200,000	Land	p.175		
4 Bel Air - Holmby Hills <i>Lease</i>									
16-162854	11-2		930 STONE CANYON RD	NEW	\$21,000	5+6	p.175		
5 Westwood - Century City <i>Single Family</i>									
	632-C1	11-2	431 DALEHURST AVE	NEW	\$2,595,000	3+2.5	p.175		
		11-5	1328 HOLMBY AVE	NEW	\$2,490,000	4+4	p.175		
		11-2	1328 HOLMBY DRIVE	NEW*	\$2,490,000	4+4	*		
16-136528	11-2		525 WARNER AVE	red	\$5,150,000	4+5	p.36		
16-136528	11-2		525 WARNER AVE	red	\$5,150,000	4+5	p.175		
16-139238	11-2		1913 BENECIA AVE	red	\$1,510,000	3+2	p.147		
16-149912	11-2		424 HILGARD AVE	rev	\$2,598,000	5+4	p.175		
5 Westwood - Century City <i>Condo / Co-op</i>									
16-162782	11-2		1 W CENTURY DR #36A	NEW	\$16,995,000	3+5	p.175		
	11-2		10106 EMPYREAN WAY, UNIT 301	NEW	\$2,150,000	2+2.5	p.175		
	11-2		10106 EMPYREAN WAY #301	NEW*	\$2,150,000	2+2.5	*		
16-164152	11-2		10551 WILSHIRE #1005	NEW	\$1,795,000	2+3	*		
	12-12		2133 CENTURY WOODS WAY, UNIT 17	NEW	\$1,499,000	2+2	p.175		
	11-2		2133 CENTURY WOODS #17	NEW*	\$1,499,000	2+2	*		
	11-2		10590 WILSHIRE BLV, UNIT 1501	NEW	\$1,275,000	3+3	p.176		
16-163788	11-2		1820 BENECIA AVE #105	NEW	\$1,099,000	2+2	p.176		
	11-2		1415 CAMDEN AVE, UNIT 201	NEW	\$749,000	2+2	p.176		
16-164896	11-2		969 HILGARD AVE #511	NEW	\$649,000	1+1	*		
	11-2		10450 WILSHIRE BLV, UNIT 11C	NEW	\$575,000	1+1	p.176		

TUESDAY OPEN HOUSE DIRECTORY

☐ REFRESHMENTS ✕ LUNCH
✱ THEMLS^{PRO}™ OPEN HOUSES

16-164820	11-2	10450 WILSHIRE #11C	NEW	\$575,000	1+1	*	16-164884	11-2	8550 HOLLOWAY DR #203	rev	\$729,000	2+2	*
16-158290	632B3 11-2	10776 WILSHIRE #1803	rev	\$3,300,000	2+3	p.176	16-105964	11-2	8787 SHOREHAM DR #203	rev	\$639,000	1+1	*
16-130522	632C2 11-2	10433 WILSHIRE #201	rev	\$759,000	2+2	*	11 Venice <i>Single Family</i>						
16-162452	11-2	1250 S BEVERLY GLEN #403	rev	\$699,000	2+2	*	16-154046	11-2	✕1234 MORNINGSIDE WAY	NEW	\$6,498,000	5+4	p.179
5 Westwood - Century City <i>Lease</i>							11-2		738 SUPERBA AVE	NEW	\$3,295,000	3+3.5	p.179
16-130132	632B1 11-2	424 HILGARD AVE	rev	\$8,250	4+4	*	12-3		838 MARCO PL	NEW	\$1,995,000	2+2	p.179
6 Brentwood <i>Single Family</i>							16-149324	11-2	844 CALIFORNIA AVE	red	\$1,847,500	3+3	p.179
16-154038	11-2	499 HALVERN DR	NEW	\$13,995,000	9+16	p.176	16-143286	11-2	1385 PALMS	rev	\$3,750,000	4+6	*
16-163678	11-2	1115 N. NORMAN PL	NEW	\$3,675,000	4+4	p.176	16-162950	11-2	39 28TH AVE	rev	\$3,695,000	5+6	*
16-162386	11-2	440 N BUNDY DR	NEW	\$2,899,000	4+3	*	16-159754	11-2	2421 LOUELLA AVE	rev	\$2,395,000	4+4	p.180
	11-2	12131 LA CASA LN	NEW	\$2,150,000	4+3	p.176	11 Venice <i>Income</i>						
16-154052	11-2	12020 CHALON RD	red	\$6,995,000	4+8	p.176	671/H5 11-2		809 6TH AVE	NEW	\$2,495,000	Duplex	p.180
16-154744	11-2	179 S GREYNA GREEN WAY	rev	\$4,995,000	5+7	p.176	11 Venice <i>Lease</i>						
16-159808	11-2	316 N SKYEWIAY RD	rev	\$3,995,000	5+5	p.177	16-149896	11-2	17 20TH AVE #B	red	\$6,500	2+3	p.180
16-149462	11-2	517 N GREENCRAIG RD	rev	\$2,995,000	4+4	p.148	12 Marina Del Rey <i>Single Family</i>						
16-149462	11-2	517 N GREENCRAIG RD	rev	\$2,995,000	4+3	p.177	16-156146	11-2	745 OXFORD AVE	rev	\$1,897,500	5+4	p.180
6 Brentwood <i>Condo / Co-op</i>							13 Palms - Mar Vista <i>Single Family</i>						
16-163966	11-2	823 S BUNDY DR #105	NEW	\$2,895,000	4+4	p.79	11-2		3550 MOUNTAIN VIEW AVE	NEW	\$3,895,000	5+5.5	p.180
16-163966	11-2	823 S BUNDY DR #105	NEW	\$2,895,000	4+4	p.177	16-164454	11-2	3670 STEWART AVE	NEW	\$2,995,000	4+4	p.180
16-164572	11-2	11628 CHENAULT ST #106	NEW	\$1,695,000	3+4	p.177	16-164548	11-2	3254 INGLEWOOD	NEW	\$1,598,000	3+2	p.180
16-164296	11-2	11723 GOSHEN AVE #302	NEW	\$1,495,000	4+4	*	11-2		2445 WALGROVE AVE	NEW	\$1,235,000	3+2	p.180
	11-2	1000 S WESTGATE AVE, UNIT 416	NEW	\$725,000	2+2	p.177	16-164440	11-2	4322 CAMPBELL DR	NEW	\$999,000	6+5	p.180
	11-2	1000 S WESTGATE AVE #416	NEW*	\$725,000	2+2	*	672 11-2		3671 KELTON AVE	NEW	\$895,000	2+1	p.180
16-115416	11-2	622 S BARRINGTON AVE #504	red	\$539,000	1+2	p.177	16-164158	11-2	4056 EAST	rev	\$3,000,000	6+6	*
16-114596	11-2	11646 CHENAULT ST #30	rev	\$715,000	2+2	p.177	16-162790	11-2	3215 VETERAN AVE	rev	\$1,395,000	4+3	p.181
6 Brentwood <i>Lease</i>							16-162864	11-2	3658 MILITARY AVE	rev	\$1,195,000	4+3	p.181
16-149348	12-2	381 N BONHILL RD	rev	\$11,900	4+5	*	13 Palms - Mar Vista <i>Income</i>						
7 West L.A. <i>Single Family</i>							11-2		3811 EAST BLV	NEW	\$1,495,000		p.181
16-164778	11-2	1716 AMHERST AVE	NEW	\$2,999,000	5+6	p.177	11-2		3811 EAST	NEW*	\$1,495,000		*
	11-2	✕2634 GREENFIELD AVE	NEW	\$1,699,000	4+3	p.177	14 Santa Monica <i>Single Family</i>						
16-164134	11-2	1752 WELLESLEY AVE	rev	\$2,188,000	5+6	*	11-2		✕2536 5TH ST	NEW	\$3,987,000	4+4	p.181
7 West L.A. <i>Condo / Co-op</i>							16-164420	11-2	1635 BRYN MAWR AVE	NEW	\$1,725,000	3+2	*
	11-2	2480 S CENTINELA AVE, UNIT 201	NEW	\$799,000	2+2	p.177	11-2		2301 HILL ST	NEW	\$1,500,000	2+2	p.181
16-164996	11-2	2491 PURDUE AVE #224	NEW	\$739,000	3+3	p.178	16-164972	11-2	3218 COLORADO AVE	NEW	\$1,395,000	3+2	p.181
16-163020	11-2	1433 BARRY AVE #102	NEW	\$725,000	2+2	p.178	16-121668	11-2	609 10TH ST	rev	\$4,500,000	5+5	*
8 Cheviot Hills - Rancho Park <i>Single Family</i>							14 Santa Monica <i>Condo / Co-op</i>						
	11-2	✕10609 NORTHVALE RD	NEW	\$2,388,000	4+3	p.178	16-139618	11-2	101 OCEAN AVE #E502	NEW	\$2,685,000	2+2	*
16-139900	11-2	2607 PATRICIA AVE	rev	\$3,555,000	4+5	p.178	11-2		515 OCEAN AVE, UNIT 504	NEW	\$1,975,000	2+2	p.181
16-151398	11-2	2901 GLENDON AVE	rev	\$849,000	3+2	*	11-2		515 OCEAN AVE, UNIT 704	NEW	\$1,499,000	2+2	p.181
8 Cheviot Hills - Rancho Park <i>Lease</i>							SB16707808MR	11-2	328 PACIFIC ST #2	NEW	\$1,499,000	3+3	*
16-164924	11-2	10556 TROON AVE	NEW	\$8,250	3+3	p.178	16-164540	11-2	2912 MONTANA AVE #3	NEW	\$1,289,000	3+2.5	p.181
9 Beverlywood Vicinity <i>Single Family</i>							11-2		425 MARINE ST, UNIT 4	NEW	\$1,249,000	2+2.5	p.181
	11-2	8932 W 24TH ST	NEW	\$1,185,000	2+2	p.178	16-162210	11-2	425 MARINE ST #4	NEW	\$1,249,000	2+3	*
	11-2	✕1758 S CRESCENT HEIGHTS BLV	NEW	\$1,150,000	3+2	p.178	1-2		1044 20TH ST, UNIT 12	NEW	\$849,000	2+3	p.182
16-163672	11-2	✕6064 PICKFORD ST	NEW	\$1,069,000	3+4	p.119	16-164106	11-2	697 BAY ST	NEW	\$750,000	2+2	*
9 Beverlywood Vicinity <i>Condo / Co-op</i>							16-164160	11-2	1043 12TH ST #9	NEW	\$579,000	1+1	*
16-164556	11-2	1450 S BEVERLY DR #106	NEW	\$949,000	2+2.5	p.178	16-157724	11-2	1705 OCEAN AVE #314	rev	\$2,975,000	2+3	p.182
16-162224	11-2	1100 S CLARK DR #101	rev	\$799,000	2+3	*	16-163136	11-2	1044 20TH ST #A	rev	\$1,199,000	2+3	p.182
16-163148	11-2	1515 S BEVERLY DR #411	rev	\$699,000	2+2	*	16-126718	11-1	2666 31ST ST #7	rev	\$799,000	2+3	*
10 West Hollywood Vicinity <i>Single Family</i>							14 Santa Monica <i>Income</i>						
	11-2	9039 NORMA PL	NEW	\$1,599,000	2+2	p.178	16-158732	11-2	1815 20TH ST	NEW	\$2,500,000		*
16-127144	11-2	8719 ROSEWOOD AVE	rev	\$2,950,000	3+4	p.178	14 Santa Monica <i>Lease</i>						
10 West Hollywood Vicinity <i>Condo / Co-op</i>							16-140680	11-4	1320 2ND ST #201	NEW	\$7,500	2+2	*
16-163798	11-2	1248 N LAUREL AVE #302	NEW	\$1,499,000	3+3	p.41	16-142664	11-4	1320 2ND ST #214	NEW	\$4,150	1+1	*
16-163798	11-2	1248 N LAUREL AVE #302	NEW	\$1,499,000	3+3	p.179	16-142656	11-4	1320 2ND ST #216	NEW	\$3,250	0+1	*
16-162218	11-2	9008 KEITH AVE #2	NEW	\$1,449,000	3+3	p.179	16-152254	11-2	852 11TH ST	red	\$6,500	2+2	p.182
16-159932	11-2	900 WEST KNOLL #2	NEW	\$1,385,000	2+2	p.179	15 Pacific Palisades <i>Single Family</i>						
	11-2	1416 HAVENHURST DR, UNIT 3A	NEW	\$950,000	1+1	p.179	11-2		689 AMALFI DR	NEW	\$15,995,000	7+10	p.182
	11-2	1233 N LAUREL AVE, UNIT 209	NEW	\$725,000	2+2	p.179	16-149202	2-5	✕1524 LACHMAN LN	NEW	\$6,998,000	5+6	*
16-164558	11-2	1420 N STANLEY AVE #205	NEW	\$625,000	2+2	p.179	16-162752	11-2	1362 BELLA OCEANA VISTA	NEW	\$6,995,000	6+8	p.182
16-163856	11-2	1203 N SWEETZER AVE #206	NEW	\$569,000	1+1	*	16-164412	11-2	1310 NAPOLI DR	NEW	\$6,495,000	4+3	*

☐ REFRESHMENTS ✕ LUNCH
* THEMLSPTO™ OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

16-161304	11-2	1271 RIMMER AVE	NEW	\$5,495,000	5+6	p.182					
	11-2	747 RADCLIFFE AVE	NEW	\$4,195,000	5+6	p.182					
	11-2	550 ERSKINE DR	NEW	\$3,890,000	4+4	p.182					
	11-2	✕757 HARTZELL ST	NEW	\$3,495,000	5+4.5	p.182					
	11-2	901 FISKE ST	NEW	\$1,895,000	2+1	p.182					
16-137006	11-2	1000 NAPOLI DR	red	\$10,995,000	6+7	p.43					
16-135252	11-2	1213 AMALFI DR	rev	\$9,250,000	7+7	p.183					
16-135296	11-2	1223 AMALFI DR	rev	\$8,750,000	4+4	p.183					
16-160876	11-2	17876 VICINO WAY	rev	\$5,950,000	3+3	p.116					
16-160876	11-2	17876 VICINO WAY	rev	\$5,950,000	3+3	p.183					
16-160460	11-2	18341 COASTLINE DR	rev	\$2,890,000	4+3	*					
16-160828	11-2	✕394 ARNO WAY	rev	\$2,498,000	3+3	p.183					
15 Pacific Palisades							<i>Condo / Co-op</i>				
	11-2	15340 ALBRIGHT ST, UNIT 103	NEW	\$869,000	2+2	p.183					
16-163982	11-2	15340 ALBRIGHT ST #103	NEW	\$869,000	2+2	*					
16 Mid Los Angeles							<i>Single Family</i>				
16-163864	11-2	▣2214 VIRGINIA RD	NEW	\$1,349,000	4+3	*					
	11-2	▣1159 S SIERRA BONITA AVE	NEW	\$1,279,000	3+2	p.183					
16-155534	11-2	1545 S CURSON AVE	NEW	\$1,100,000	2+2	p.183					
	11-2	1723 S BRONSON AVE	NEW	\$1,099,000	8+4.5	p.183					
16-116630	11-2	2131 W 29TH PL	rev	\$645,000	4+1	*					
16 Mid Los Angeles							<i>Condo / Co-op</i>				
16-163904	11-2	▣5710 S GLENNIE LN #A	NEW	\$589,000	3+3	p.183					
17 Mid-Wilshire							<i>Condo / Co-op</i>				
16-164236	11-2	3785 WILSHIRE #203	NEW	\$1,150,000	1+1	*					
18 Hancock Park-Wilshire							<i>Single Family</i>				
	11-2	✕239 S VAN NESS AVE	NEW	\$2,859,000	4+2.5	p.183					
16-164646	633F1	208 S ARDEN BLVD	NEW	\$2,798,000	5+3	p.184					
	11-2	540 N LUCERNE BLV	NEW	\$1,695,000	3+2	p.184					
16-133552	11-2	434 S WINDSOR BLVD	rev	\$12,995,000	6+7	*					
16-160882	633/G1	250 S PLYMOUTH	rev	\$4,100,000	5+5	p.184					
16-143294	11-2	300 S MCCADDEN PL	rev	\$3,650,000	5+5	*					
16-152958	11-2	▣4006 INGRAHAM ST	rev	\$1,499,000	5+4	*					
16-157034	11-2	718 S HIGHLAND AVE	rev	\$1,499,000	3+3	*					
16-139240	11-2	511 LILLIAN WAY	rev	\$1,478,000	2+2	*					
16-142204	11-2	514 LILLIAN WAY	rev	\$1,475,000	3+1	*					
18 Hancock Park-Wilshire							<i>Condo / Co-op</i>				
16-164246	11-2	3855 INGRAHAM ST #203	NEW	\$829,000	3+3	*					
16-149090	11-2	4661 WILSHIRE BLVD #PH301	rev	\$1,995,000	3+4	*					
16-149102	11-2	4661 WILSHIRE BLVD #PH302	rev	\$1,985,000	3+4	*					
16-149058	11-2	4661 WILSHIRE BLVD #105	rev	\$995,000	2+3	*					
19 Beverly Center-Miracle Mile							<i>Single Family</i>				
16-164122	11-2	630 N MARTEL AVE	NEW	\$3,350,000	4+5	*					
	11-2	109 S LA JOLLA AVE	NEW	\$1,865,000	3+2	p.184					
16-162596	11-2	439 N VISTA ST	rev	\$3,995,000	5+6	*					
16-155668	11-2	401 N LA JOLLA AVE	rev	\$2,900,000	4+5	*					
16-126356	11-2	612 N FULLER AVE	rev	\$2,790,000	5+6	*					
16-161816	11-2	133 N ALTA VISTA	rev	\$1,779,000	3+2	*					
19 Beverly Center-Miracle Mile							<i>Condo / Co-op</i>				
16-155960	11-2	8568 BURTON WAY WAY #208	NEW	\$879,000	2+2	p.184					
16-145766	632/H1	8871 BURTON WAY #103	rev	\$939,000	2+3	p.184					
19 Beverly Center-Miracle Mile							<i>Income</i>				
16-162936	633-D3	▣1053 MEADOWBROOK AVE	NEW	\$1,795,000	Duplex	p.184					
16-163264	11-2	1322 S ORANGE DR	NEW	\$1,069,000		*					
16-149540	11-2	1049 S STANLEY AVE	rev	\$1,595,000		p.184					
19 Beverly Center-Miracle Mile							<i>Lease</i>				
16-164728	11-2	✕738 S OGDEN #401	NEW	\$4,800	2+2	*					
20 Hollywood							<i>Condo / Co-op</i>				
16-160742	11-2	1310 N DETROIT ST #401	NEW	\$699,000	2+2	*					
16-164332	11-2	7320 HAWTHORN AVE #322	NEW	\$469,000	1+1	p.184					
20 Hollywood							<i>Income</i>				
16-164224	11-2	5646 LEXINGTON AVE	NEW	\$2,099,000		*					
21 Silver Lake - Echo Park							<i>Single Family</i>				
16-164338	11-2	▣2600 LAKE VIEW AVE	NEW	\$2,399,000	4+6	*					
	594-D4	▣2305 KENILWORTH AVE	NEW	\$2,035,000	4+3	p.184					
16-163650	11-2	3106 SCOTLAND ST	rev	\$1,224,900	2+3	*					
22 Los Feliz							<i>Single Family</i>				
16-158492	11-2	2149 E LIVE OAK DR	NEW	\$7,450,000	6+8	p.155					
16-158492	11-2	2149 E LIVE OAK DR	NEW	\$7,450,000	6+8	p.185					
	11-2	▣2255 VERDE OAK DR	NEW	\$4,295,000	3+3	p.185					
16-150280	11-2	1961 DE MILLE DR	rev	\$5,540,000	6+5	*					
28 Culver City							<i>Single Family</i>				
	11-2	11030 RHODA WAY	NEW	\$1,490,000	3+2	p.185					
16-164262	11-2	4240 MOTOR AVE	NEW	\$1,388,000	2+1	p.185					
16-162010	11-2	11237 LUCERNE AVE	NEW	\$1,290,000	8+4	*					
28 Culver City							<i>Condo / Co-op</i>				
	672G1	4073 LINCOLN AVE, UNIT 3	NEW	\$1,049,000	2+2.5	p.185					
	G1	4073 LINCOLN AVE. #3	NEW*	\$1,049,000	2+2.5	*					
16-164368	12-2	3974 TILDEN AVE	NEW	\$875,000	3+3	p.185					
29 Westchester							<i>Single Family</i>				
16-164350	11:30-2	7403 STEWART AVE	NEW	\$1,279,000	3+2	*					
16-164350	5-7	▣7403 STEWART AVE	NEW	\$1,279,000	3+2	*					
16-164910	11:30-2	8001 CHASE AVE	rev	\$1,399,000	4+3	*					
16-148806	11-5	6564 85TH PL	rev	\$1,275,000	3+3	*					
16-164678	11:30-2	7727 DENROCK AVE	rev	\$1,095,000	3+2	*					
16-164934	11:30-2	7859 NAYLOR AVE	rev	\$799,000	3+1	*					
30 Hollywood Hills East							<i>Single Family</i>				
16-163288	11-2	▣2619 RINCONIA DR	NEW	\$1,488,000	4+3.5	p.185					
16-164634	11-2	3042 HOLLYCREST PL	NEW	\$1,199,000	2+2	p.185					
16-164656	11-2	6470 DEEP DELL PL	NEW	\$1,125,000	3+2	p.185					
16-153500	11-2	3223 TARECO DR	red	\$1,995,000	4+3.5	p.185					
16-154170	593E2	6477 DEEP DELL PL	red	\$1,695,000	4+3.5	p.186					
16-156602	11-2	2932 LEDGEWOOD DR	red	\$1,125,000	3+3	p.186					
16-162366	11-2	2738 RINCONIA DR	rev	\$2,695,000	3+3	*					
16-146082	11-2	2103 ALCYONA DR	rev	\$1,995,000	5+6	p.186					
16-163074	11-2	6303 BRYN MAWR DR	rev	\$999,000	2+2	*					
33 Malibu							<i>Single Family</i>				
16-158214	11-2	21132 LAS FLORES MESA DR	NEW	\$2,995,000	4+4	p.186					
16-162320	11-2	18134 KINGSPORT DR	rev	\$3,250,000	4+5	*					
16-162320	5-7	18134 KINGSPORT DR	rev	\$3,250,000	4+5	*					
39 Playa Vista							<i>Condo / Co-op</i>				
16-160260	11-2	▣12883 RUNWAY RD #2	NEW	\$1,699,000	3+2.5	p.186					
16-162840	702D1	5625 CRESCENT PARK WEST #412	NEW	\$945,000	2+2	p.186					
41 Park Hills Heights							<i>Single Family</i>				
16-164686	11-2	3695 FAIRWAY	NEW	\$1,250,000	4+4	*					
16-162822	673C3	▣4549 DON DIEGO DR	NEW	\$899,000	4+3	*					
42 Downtown L.A.							<i>Single Family</i>				
15-947831	11-2	✕889 FRANCISCO ST #9G	rev	\$680,430	0+1	*					
42 Downtown L.A.							<i>Condo / Co-op</i>				
16-164456	11-2	645 W 9TH ST #213	NEW	\$859,000	0+2	p.186					
	11-2	✕267 S SAN PEDRO ST, UNIT 502	NEW	\$349,000	1+1	p.186					
16-159476	11-2	✕877 FRANCISCO ST #2209	rev	\$1,771,000	2+3	*					
16-108342	11-2	✕889 FRANCISCO #7B	rev	\$1,509,380	2+3	*					
16-159466	11-2	✕877 FRANCISCO ST #527	rev	\$1,318,000	2+2	*					
16-159424	11-2	✕889 FRANCISCO ST #23F	rev	\$1,240,980	1+2	*					
16-108354	11-2	✕889 FRANCISCO #28D	rev	\$974,580	1+1	*					
16-159468	11-2	✕877 FRANCISCO ST #1022	rev	\$812,000	1+1	*					
16-159412	11-2	✕889 FRANCISCO ST #26H	rev	\$769,230	0+1	*					
16-159454	11-2	✕877 FRANCISCO ST #1525	rev	\$720,000	0+1	*					
16-159442	11-2	✕877 FRANCISCO ST #926	rev	\$676,000	0+1	*					

TUE, WED & THU OPEN HOUSE DIRECTORIES

REFRESHMENTS X LUNCH
*THEMLSPTRO™ OPEN HOUSES

53	Woodland Hills	<i>Single Family</i>				
16-164894	11-2	4901 ESCOBEDO DR	NEW	\$825,000	3+3	*
60	Tarzana	<i>Single Family</i>				
16-164090	11-2	19301 ESPINOSA ST	NEW	\$1,399,000	4+4	p.161
16-164090	11-2	19301 ESPINOSA ST	NEW	\$1,399,000	4+4	p.186
16-164628	11-2	19454 SHIRLEY CT	NEW	\$995,000	4+3	p.186
60	Tarzana	<i>Condo / Co-op</i>				
	11-2	18620 HATTERAS ST, UNIT 247	NEW	\$265,000	2+2	p.187
62	Encino	<i>Single Family</i>				
	11-2	5159 HESPERIA AVE	NEW	\$1,649,500	5+4	p.187
71	East Van Nuys	<i>Single Family</i>				
16-164552	11-2	6421 ORION AVE	NEW	\$1,249,000	5+3	p.162
16-164552	11-2	6421 ORION AVE	NEW	\$1,249,000	5+3	p.187
72	Sherman Oaks	<i>Single Family</i>				
16-163842	11-2	14633 ROUND VALLEY DR	NEW	\$3,150,000	5+6	*
16-156770	11-2	X4159 GREENBUSH AVE	NEW	\$2,849,000	5+6	p.187
16-164240	11-2	3551 ROYAL WOODS DR	NEW	\$1,795,000	4+5	p.187
16-164116	11:30-1:30	3462 SHERNOLL PL	NEW	\$1,700,000	3+2	p.187
16-108364	11-2	X14101 CHANDLER BLVD	red	\$1,595,000	5+6	p.40
16-150272	562A6 11-2	3949 OAKFIELD DR	rev	\$1,699,000	3+4	p.187
16-160160	6:30-8:30	5523 LONGRIDGE AVE	rev	\$1,675,000	3+4	*
16-108364	11-2	X14101 CHANDLER BLVD	rev	\$1,595,000	5+6	p.187
72	Sherman Oaks	<i>Condo / Co-op</i>				
	11-2	14544 MARGATE ST, UNIT 1	NEW	\$599,000	3+3	p.187
72	Sherman Oaks	<i>Lease</i>				
16-147816	11-2	3553 CODY RD	rev	\$7,500	4+4	p.187
73	Studio City	<i>Single Family</i>				
SR16181697CN	11-2	12030 IREDELL STREET	NEW	\$2,249,000	4+3	p.188
16-146994	11-2	4156 SUNSWEPT DR	rev	\$2,895,000	6+7	p.163
16-146994	11-2	4156 SUNSWEPT DR	rev	\$2,895,000	6+7	p.188
16-160872	11-2	4456 MORELLA AVE	rev	\$1,995,000	3+3.5	p.188
16-152096	11-2	12455 HORTENSE ST	rev	\$890,000	3+2	*
16-145104	11-2	3848 ALTA MESA DR	bom	\$1,699,999	5+4	p.188
74	Toluca Lake	<i>Single Family</i>				
	11-2	4545 ARCOLA AVE	NEW	\$1,595,000	4+3.5	p.188
	11-2	4548 FORMAN AVE	NEW	\$1,239,000	3+2	p.188
74	Toluca Lake	<i>Condo / Co-op</i>				
	11-2	10757 HORTENSE ST, UNIT 210	NEW	\$449,800	3+3	p.188
93	Eagle Rock	<i>Single Family</i>				
564-J6	11-2	2710 EL ROBLE DR	NEW	\$699,000	2+1.75	p.188
94	Glassell Park	<i>Condo / Co-op</i>				
16-162252	11-2	3941 EAGLE ROCK #37	rev	\$615,000	2+3	*
95	Mount Washington	<i>Single Family</i>				
16-155242	11-2	X649 N CROSS AVENUE, 90065	NEW	\$1,195,000	3+3	p.165
16-158620	595A2 11-2	830 CYNTHIA AVE	NEW	\$849,500	3+3	p.188
236	Manhattan Beach	<i>Single Family</i>				
	11-2	108 THE STRAND	NEW	\$19,995,000	5+8	p.188
1214	El Sereno	<i>Condo / Co-op</i>				
16-164822	11-2	4755 TEMPLETON ST #2122	NEW	\$309,000	3+2	*
1284	Highland Park	<i>Single Family</i>				
565-B7	11-2	1841 PHILLIPS WAY	NEW	\$725,000	2+1	p.189

WEDNESDAY OPEN HOUSE DIRECTORY

28	Culver City	<i>Condo / Co-op</i>				
16-164908	11-2	6225 CANTERBURY DR #209	rev	\$460,000	2+2	*
44	Westlake Village	<i>Single Family</i>				
16-161854	11-2	398 W STAFFORD RD	NEW	\$7,495,000	5+7	*
331	Palm Springs North End	<i>Single Family</i>				
16-164326PS	11-12:30	1221 E DEL PASO WAY	NEW	\$519,000	3+2	*
331	Palm Springs North End	<i>Condo / Co-op</i>				
16-164612PS	11-12:30	650 E VISTA CHINO	NEW	\$210,000	2+2	*
334	Palm Springs South End	<i>Single Family</i>				
16-163620PS	9:30-11	1280 S PALO VERDE AVE	NEW	\$749,000	2+2	*
334	Palm Springs South End	<i>Condo / Co-op</i>				
16-115584PS	9:30-11	460 E VIA CARISMA	rev	\$399,900	3+2	*
335	Cathedral City North	<i>Single Family</i>				
216026862DA	11-12:30	30329 KEITH AVENUE	NEW	\$385,000	3+3	*
336	Cathedral City South	<i>Condo / Co-op</i>				
16-145082PS	787E6 9:30-11	35700 PASEO CIRCULO E	NEW	\$179,900	2+2	*

THURSDAY OPEN HOUSE DIRECTORY

18	Hancock Park-Wilshire	<i>Condo / Co-op</i>				
16-149090	11-2	4661 WILSHIRE BLVD #PH301	rev	\$1,995,000	3+4	*
16-149102	11-2	4661 WILSHIRE BLVD #PH302	rev	\$1,985,000	3+4	*
16-149058	11-2	4661 WILSHIRE BLVD #105	rev	\$995,000	2+3	*
21	Silver Lake - Echo Park	<i>Single Family</i>				
16-163650	10-2	3106 SCOTLAND ST	rev	\$1,224,900	2+3	*
32	Malibu Beach	<i>Single Family</i>				
16-164500	9:30-11:45	19214 PACIFIC COAST HWY	NEW	\$4,275,000	3+3	*
33	Malibu	<i>Single Family</i>				
16-163892	9:30-11:45	22201 CARBON MESA RD	NEW	\$14,750,000	5+8	*
16-158214	9:30-2	21132 LAS FLORES MESA DR	NEW	\$2,995,000	4+4	p.189
42	Downtown L.A.	<i>Condo / Co-op</i>				
	12-3	X267 S SAN PEDRO ST, UNIT 502	NEW	\$349,000	1+1	p.189
80	Burbank	<i>Single Family</i>				
16-164216	9:30-12	1430 W VALLEYHEART DR	NEW	\$2,195,000	4+3	*
94	Glassell Park	<i>Condo / Co-op</i>				
16-162252	10-2	3941 EAGLE ROCK #37	rev	\$615,000	2+3	*
321	Rancho Mirage	<i>Single Family</i>				
16-164688PS	11-2	15 LINCOLN PL	NEW	\$629,000	3+3	*
1284	Highland Park	<i>Single Family</i>				
565-B7	10-2	1841 PHILLIPS WAY	NEW	\$725,000	2+1	p.189
564-J6	10-2	2710 EL ROBLE DR	NEW	\$699,000	2+1.75	p.189

☑ REFRESHMENTS ✕ LUNCH
* THEMLSPTO™ OPEN HOUSES

FRI, BY APPT, SAT & SUN OPEN HOUSE DIRECTORIES

■ SUNDAY OPEN HOUSE DIRECTORY

1	Beverly Hills	<i>Single Family</i>		
16-157188	1-4	430 ROBERT LN	NEW \$21,000,000	5+5 *
2	Beverly Hills Post Office	<i>Single Family</i>		
16-154356	2-5	1740 CLEAR VIEW DR	rev \$2,500,000	3+3 *
3	Sunset Strip - Hollywood Hills West	<i>Single Family</i>		
16-158940	2-5	8613 HOLLYWOOD	rev \$7,500,000	4+5 *
16-163972	2-5	8579 WALNUT DR	rev \$1,595,000	3+4 *
4	Bel Air - Holmby Hills	<i>Single Family</i>		
16-152780	2-5	565 PERUGIA WAY	rev \$16,900,000	5+8 *
16-128666	2-5	1349 CASIANO RD	rev \$2,250,000	4+4 *
5	Westwood - Century City	<i>Single Family</i>		
16-157460	1-5	1365 HOLMBY AVE	rev \$2,550,000	4+4 *
16-139238	2-5	1913 BENEZIA AVE	rev \$1,510,000	3+2 *
6	Brentwood	<i>Single Family</i>		
16-161820	2-5	1338 LONGWORTH DR	rev \$6,999,000	6+8 *
16-162386	2-5	440 N BUNDY DR	rev \$2,899,000	4+3 *
6	Brentwood	<i>Lease</i>		
16-138300	2-5	11326 ISLETA ST	rev \$10,500	4+4 p.190
8	Cheviot Hills - Rancho Park	<i>Single Family</i>		
16-151398	2-5	2901 GLENDON AVE	rev \$849,000	3+2 *
10	West Hollywood Vicinity	<i>Single Family</i>		
16-159234	2-5	741 N SIERRA BONITA AVE	rev \$2,975,000	5+6 p.190
10	West Hollywood Vicinity	<i>Condo / Co-op</i>		
16-164884	2-5	8550 HOLLOWAY DR #203	rev \$729,000	2+2 *
16-159184	2-5	960 LARRABEE ST #204	rev \$519,000	1+1 *
13	Palms - Mar Vista	<i>Single Family</i>		
16-164772	2-5	3738 S BARRINGTON AVE	NEW \$2,095,000	3+3 p.152
16-164772	2-5	3738 S BARRINGTON AVE	NEW \$2,095,000	3+3 p.190
14	Santa Monica	<i>Condo / Co-op</i>		
SB1670780BMR	1-4	328 PACIFIC ST #2	rev \$1,499,000	3+3 *
16-155462	2-5	1329 HARVARD ST #6	rev \$784,000	3+2 *
16-137526	2-5	1040 4TH ST #101	rev \$559,000	1+1 *
15	Pacific Palisades	<i>Single Family</i>		
16-161086	2-5	866 MUSKINGUM AVE	rev \$6,895,000	5+7 *
30	Hollywood Hills East	<i>Single Family</i>		
	2-5	6464 ODIN ST	NEW \$1,479,000	3+3 p.190
16-146082	1-5	2103 ALCYONA DR	rev \$1,995,000	5+6 *
32	Malibu Beach	<i>Single Family</i>		
16-144084	2-5	26050 PACIFIC COAST HWY	rev \$8,790,000	6+5 *
16-143182	2-5	11770 PACIFIC COAST HWY #Q	rev \$3,250,000	3+4 *
33	Malibu	<i>Single Family</i>		
16-158832	1-5	20475 ROCA CHICA DR	rev \$2,399,000	4+3 *
37	Metropolitan South	<i>Single Family</i>		
16-164040	11-2	11855 STANFORD AVE	NEW \$340,000	2+1 *
41	Park Hills Heights	<i>Single Family</i>		
16-162822	673C3 1-4	4549 DON DIEGO DR	NEW \$899,000	4+3 *
69	Panorama City	<i>Condo / Co-op</i>		
16-157272	2-5	9139 TOBIAS AVE #A	rev \$410,000	3+3 *
72	Sherman Oaks	<i>Single Family</i>		
16-108364	2-5	14101 CHANDLER BLVD	NEW \$1,595,000	5+6 *
73	Studio City	<i>Single Family</i>		
16-160872	2-5	4456 MORELLA AVE	rev \$1,995,000	3+4 *
244	Redondo Beach	<i>Condo / Co-op</i>		
16-151556	1-4	120 THE VILLAGE #307	NEW \$669,000	1+2 *
321	Rancho Mirage	<i>Condo / Co-op</i>		
16-161310	2-5	42379 RANCHO LAS PALMAS DR #30	NEW \$195,000	1+2 *
442	Arcadia	<i>Single Family</i>		
16-150702	2-5	1131 DE ANZA PL	rev \$1,888,000	4+6 *
442	Arcadia	<i>Condo / Co-op</i>		
16-162510	2-5	919 FAIRVIEW AVE #B	NEW \$850,000	3+4 *

■ FRIDAY OPEN HOUSE DIRECTORY

41	Park Hills Heights	<i>Single Family</i>		
16-164484	11-2	4153 5TH AVE	NEW \$500,000	2+1 *
53	Woodland Hills	<i>Single Family</i>		
SR16099738CN	11-2	23341 OSTRONIC DRIVE	rev \$2,999,000	6+5 p.158
SR16099738CN	11-2	23341 OSTRONIC DRIVE	rev \$2,999,000	6+5 p.189
57	Northridge	<i>Single Family</i>		
	11-2	17330 RAYEN ST	NEW \$1,299,000	5+5 p.189
60	Tarzana	<i>Condo / Co-op</i>		
16-162412	11-2	18135 BURBANK BLVD #13	rev \$599,000	3+3 p.189
236	Manhattan Beach	<i>Single Family</i>		
	12-2	108 THE STRAND	NEW \$19,995,000	5+8 p.190
16-150772	12-2	712 JOHN ST	NEW \$11,995,000	7+7.5 p.190

■ BY APPOINTMENT

22	Los Feliz	<i>Income</i>		
16-157658		2054 DRACENA DR	rev \$3,820,000	Units p.190
16-157656		1422 TALMADGE ST	rev \$1,980,000	Units p.190

■ SATURDAY OPEN HOUSE DIRECTORY

14	Santa Monica	<i>Condo / Co-op</i>		
SB1670780BMR	1-4	328 PACIFIC ST #2	rev \$1,499,000	3+3 *
16-155462	2-5	1329 HARVARD ST #6	rev \$784,000	3+2 *
19	Beverly Center-Miracle Mile	<i>Lease</i>		
16-156988	12-4	938 S ORANGE GROVE AVE #102	rev \$4,600	3+3 *
22	Los Feliz	<i>Income</i>		
16-157658	2-4	2054 DRACENA DR	NEW \$3,820,000	*
37	Metropolitan South	<i>Single Family</i>		
16-164040	10-1	11855 STANFORD AVE	NEW \$340,000	2+1 *
41	Park Hills Heights	<i>Single Family</i>		
16-163956	1-4	6561 ARLINGTON AVE	NEW \$425,000	2+2 *
53	Woodland Hills	<i>Single Family</i>		
16-146146	2-5	20111 RUSTON RD	rev \$1,150,000	4+3 *
244	Redondo Beach	<i>Condo / Co-op</i>		
16-151556	2-4	120 THE VILLAGE #307	NEW \$669,000	1+2 *
442	Arcadia	<i>Single Family</i>		
16-150702	2-5	1131 DE ANZA PL	rev \$1,888,000	4+6 *



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1087 Marilyn Drive, Beverly Hills, CA 90210 | \$4,283,900.00

This Beverly Hills home is awaiting your finishing touch. The single story 4 bedroom home is perched on a knoll offering privacy surrounded by mature landscaping. Enjoy retro-chic styling with an open and spacious floor plan with dining room, living room and lanai room flowing from one to the other. First time on the market in over 50 years, perfect for remodel or to build your dream house.



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Fabulous Australian Remodel Perched Up Long Gated Driveway With Canyon View OPEN TUESDAY 11-2



2465 Benedict Canyon Drive, Beverly Hills Post Office

Fabulous compound of remodeled chic rustic home up a long gated driveway with beautiful canyon and tree top views. **4 bedrooms and 4 baths with approximately 2,308 sq ft home and 35,764 sq ft lot.** Open floorplan and wonderful cook's eat-in kitchen. Magnificent decks off kitchen and surrounding the home for great indoor/outdoor entertaining and living. Wonderful master with spa bath and separate pool area with pool house and wonderful lounging space. Beautiful wood floors and pitched ceilings in main rooms created for this special home for Australian owners looking for a private and convenient spot in LA that looks and feels like home.

Offered at \$2,495,000



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OPEN
Tuesday
11am-2pm

AREA
3

SUNSET STRIP -
HOLLYWOOD HILLS WEST



180-DEGREE VIEW HOME!

3581 MULTIVIEW DR | HOLLYWOOD HILLS

\$5,099,000

9,302 SqFt. | 6 Bed | 6.5 Bath

Hollywood Hills Contemporary! Just REMODELED! A huge motor court welcomes you to over 9,300 sq.ft (per owner) w/ 5 bed/5.5 baths. Plus, an attached guest house w/1 bed/1 bath/kitchen/living room. Dramatically, high ceilings w/ an open floor plan. Enormous living room connects to an informal area & simultaneously to the sizable dining room which ties into the chef's kitchen. Kitchen boasts European finishes, Ceaserstone® countertops and all Miele® appliances, including, built-in fridge, coffee maker, and wine tower! The East Wing of the home has a massive theater room, two bedrooms, plus a junior master suite that opens up to an outdoor patio area & connects to the gym. The vast master suite has endless closet space & dual, luxurious baths. The West Wing of the home has another bedroom & en-suite bath, plus bonus office and/or lounge areas. Beautiful SFV & Universal Studio views from the pool/spa. Celebrity-worthy compound!



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HOLLYWOOD HILLS WEST

HUGE REDUCTION & GREAT OPPORTUNITY IN SUNSET PLAZA



OPEN TUESDAY, 9/27: 11AM-2PM & SUNDAY, 10/2: 2-5PM

1536 RISING GLEN ROAD, Sunset Strip

\$2,695,000

Amazing value and opportunity in sought after Sunset Plaza! Incredible \$/sq. ft. on semi private side strip of lower Rising Glen presents multiple options for owner/user, builder/developer or investor. Original portion of home is a wonderful mid-century designed in 1955 by famed architect, Maxwell Starkman. Many original details intact and restored including teak hardwood parquet floors, walnut paneling, massive fireplace and custom built-ins. A later addition added 2 additional floors including a massive master bedroom suite with private terrace. The flexible floorplan includes one bedroom suite currently functioning as great home office with separate entrance. Gated entry with pond and extensive, thoughtful landscaping creates a truly serene and special site just minutes to the Sunset Strip.

www.1536RisingGlen.com



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202 N. Canon Dr.
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OPEN
Tuesday
11am-2pm



'Bird Streets' Celebrity Home

\$4,750,000

9274 WARBLER WAY | LOS ANGELES | 90069

5 Bed • 5½ Bath

180-Degree Ocean/City/Canyon Views from this Bird Streets Celebrity Home! 5 bed/5.5 ba, 5000+ sqft home on three (3) levels! Double story entrance. Open Floor Plan. Kitchen jeweled with VIKING® appliances and opens to dining & family room. Four private & spacious bedrooms in the main house. Connected Guest Unit has separate entrance w/full kitchen, office, bedroom. Ample theater room, Gym & Wine Cellar! Pool area has views and enclosed cabana/lounge room. A private retreat in the PREMIUM area of the Hollywood Hills.



ROGER PERRY
REALTOR® | BROKER ASSOCIATE



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Thanks to our Door Prize Sponsors



Please join BH/GLAAR YPN for our monthly Happy Hour Fundraising Network Mixers.

Come and enjoy a drink while networking with like-minded real estate professionals throughout the Los Angeles area. We will have a sponsored door prize each month.

All monies from door prize ticket sales will benefit the BH/GLAAR Charitable Foundation.

This year, the BH/GLAAR Charitable Foundation will be joining the City of Los Angeles and the Department of Veterans Affairs to assist with the State of Emergency on Homelessness throughout our region. The Foundation will also support the extraordinary efforts of the Downtown Women's Center and PATH (People Assisting the Homeless), two organizations that have taken a leadership role in addressing Veterans' housing needs. Your support is greatly appreciated.

OUR OCTOBER MIXER: WED., OCT. 5TH from 5pm - 7pm



Sandbox
7174 Melrose Ave., Los Angeles, CA 90046

Have Questions? call 310.967.8800

AIDS WALK LOS ANGELES

OCT. 23, 2016

TEAM 9731

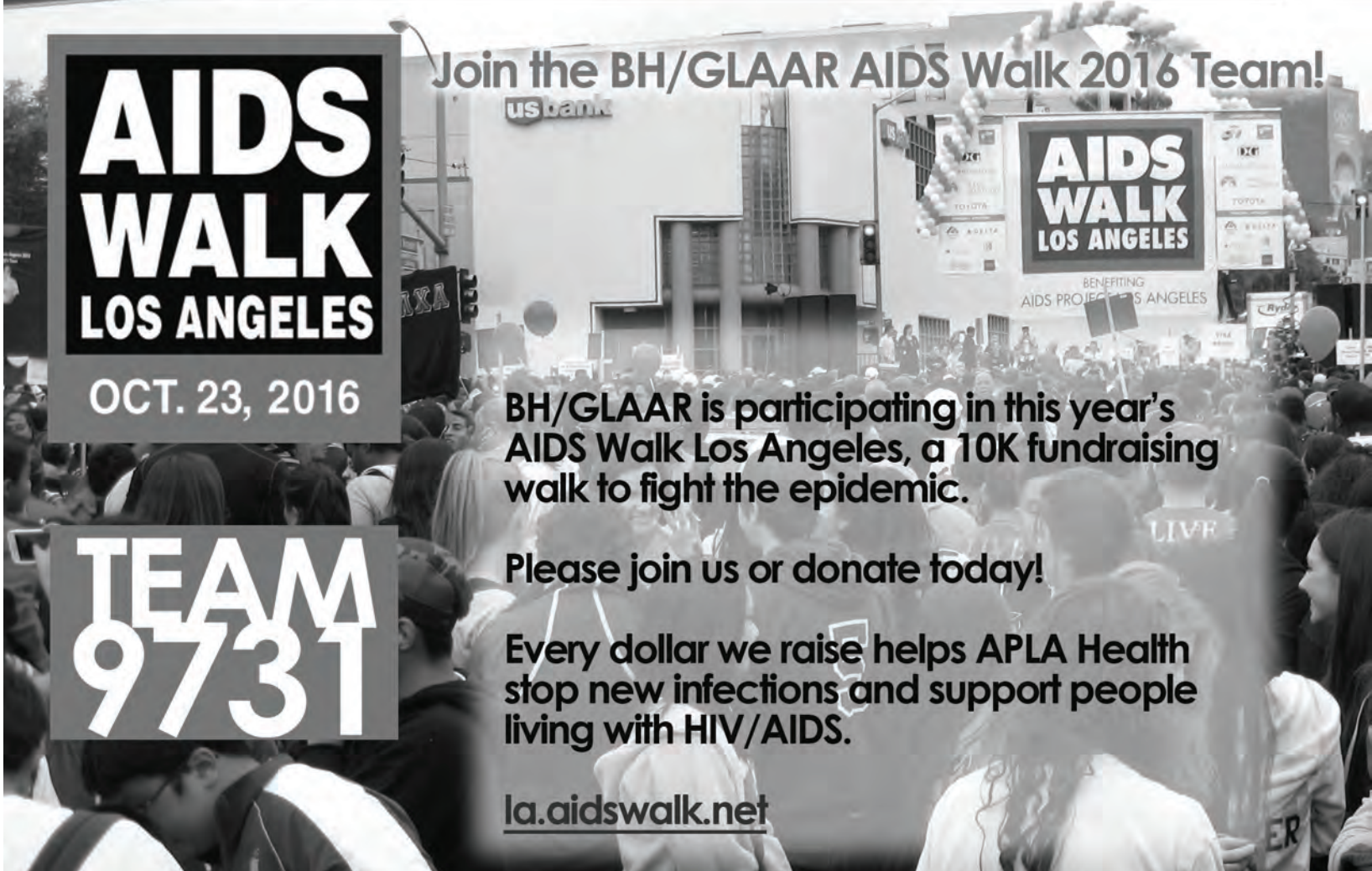
Join the BH/GLAAR AIDS Walk 2016 Team!

BH/GLAAR is participating in this year's AIDS Walk Los Angeles, a 10K fundraising walk to fight the epidemic.

Please join us or donate today!

Every dollar we raise helps APLA Health stop new infections and support people living with HIV/AIDS.

la.aidswalk.net



2381 SUNSET PLAZA DRIVE | 1.25 Acres



Gates Open Tuesday 11-2 | Offered at \$4,995,000

The crown jewel of Sunset Plaza Drive features 1.25 Acres of unobstructed stunning jetliner views from downtown Los Angeles to the ocean complete with a flat pad. Approved Soil and Slope Band Analysis reports await your architect. Design / Develop an estimated FAR of 8,800 - 11,000 sq ft plus based on current / pending BHO guidelines. One of the last remaining prime view / site parcels that will allow you to build a sizeable showcase estate.



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AREA
3
SUNSET STRIP –
HOLLYWOOD HILLS WEST

2256 NICHOLS CYN RD, HOLLYWOOD HILLS

BY APPOINTMENT



Architectural modern live/work loft style home. Level 1 - gallery entertaining area, conference room, studio office, plus attached 1bd apartment. Level 2 - open plan dining & lounge area, breakfast area, kitchen, 2 large beds, plus master suite with walk-in closet, master bath. Rooftop - outdoor living/work space. 3-minute drive to Hollywood Blvd.

Offered at \$2,695,000

For more details
Visit 2256NicholsCanyon.aaroehomes.com

FRANK GARGANI
John Aaroe Group
Director, Aaroe Architectural

310.684.2558 direct
frankgarganire@gmail.com
frankgargani.com
CalBRE 01848674



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AREA
3

SUNSET STRIP -
HOLLYWOOD HILLS WEST

Incredible Buy On 2016 High End Contemporary BY APPOINTMENT ONLY - PRICE REDUCED & SELLER MOTIVATED



2775 Nichols Canyon Road, Sunset Strip

2016 built gated and stunning contemporary with warm finishes designed with beautiful quality and finishes. **5 bedrooms and 5 baths with approximately 4,800 sq ft home and 10,453 sq ft lot.** Perfectly tucked behind the beautifully landscaped exterior sits an impressive glass door opening to an expansive living, dining and kitchen space with soaring ceilings perfect for large scale entertaining. Open custom kitchen with counter seating and all public rooms opening to a fabulous large flowing outdoor space with pool and spa, spacious grassy yard and entertaining deck. Luxurious master and spa-like master bath upstairs with soaking tub and separate oversized shower. two additional suites upstairs as well as an open family room and separate office with treetop viewing windows plus oversized upper deck. Two bedrooms downstairs perfect for guests, staff or additional offices. Spacious 2 car garage, room for 4 cars on driveway plus ample street parking steps from the home all at street level for easy and convenient entertaining.

Offered at \$3,475,000



Ginger Glass
Broker • Agent • Attorney
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ginger@gingerglass.com



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AREA

3

SUNSET STRIP -
HOLLYWOOD HILLS WEST

Live The Dream In This Restored 1938 Snow White Inspired Fairytale Cottage!



6937 Vanland Trail, Hollywood Hills

Offered at \$949,000

Nestled on a walk street deep in the Hollywood Hills, this one of a kind 2 bedroom, 1.5 bath fairytale cottage was built by the Sheriff of Hollywood for his *true love*, Mabel. The property has been meticulously restored and updated by award winning designer *Joshua Cain* of *Saxony Design Build* and is featured in *Elle Decor*, *The New York Post*, and *Curbed LA*.

As you descend 75 steps into a glorious canyon, an enchanted cottage unfolds before you with bridges, turrets, leaded glass windows, balconies, hand hewn timber beams and window casings. As you open the whimsical green door you enter a world from a bygone era. The living room has an original wood beam ceiling, hand carved wood railings and casings, restored hardwood floors, brick fireplace, bay window seat with leaded glass, and a balcony with beautiful canyon views. Ascend five stairs to a redesigned bath that has all the modern amenities any buyer would want, but feels as if it was always there. The master bedroom has a stunning original wood beam ceiling and Juliet balcony with leaded glass doors. To access the second bedroom and half bath you exit the cottage and ascend a few stairs and cross the bridge. This portion of the property is perfect for an office, or as a guest suite. From the living room enter the turret and descend a spiral stone staircase to enter the kitchen and dining area. The restored and updated kitchen has Bosch appliances, quartz counter tops, tumbled marble floors and dining area. Exit the charming kitchen door to a spacious terrace, perfect for eating al fresco. Descend into a private grassy oasis with footbridge, fish pond, serenity waterfall and hand built rock stage rumored to have been graced by Ringo Starr! Become the owner of this one of a kind property and you will be the talk of finsel town!



**MARISA
TRANQUILLI**

C 213.247.6130
marisat@kw.com
MarisaTranquilli.com
BRE 01496558



Open Tuesday 11:00-2:00

MLS# 16-163964

www.6937VanlandTrail.com



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LARGE 2 BEDS UPDATED CONDO APPROX 1983 S.F.

AREA
5

WESTWOOD - CENTURY CITY



OPEN TUES 11-2

\$1,099,000



STEVEN SPREAFICO

323-688-2175

StevenDoheny@me.com

www.DOHENYLIFESTYLES.com

1820 BENECIA AVE #105

Large 2BR 2BA approx 1983 sq ft. Stunning Front Corner Unit with Open floor plan. Newer Bamboo Hardwood floors in Unit. Recessed Lighting throughout. Eat-in Cook's Kitchen with Generous Pantry & newer Cabinets. Granite Counters. Large Master Bedroom with His and Hers Walk-in Closets. Master Bath with Roman Soaking Tub, Separate Rain Shower and Dual Sinks. Large Second Bed and Marble/Travertine Baths. Fireplace and Laundry in unit. Central Air and Heat.

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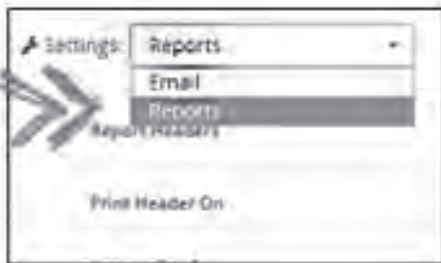
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DON'T MISS OUT!
 CALL OUR HELP DESK AT 310.358.1833 FOR MORE INFORMATION

LUXURIOUS 3 BDRM, 3 BATH, 2,355 SQ.FT. UNIT IN THE WESTHOLME



OPEN TUESDAY 11-2

\$1,275,000



MARK & LYNN MIRISCH ROGO

310-777-6213

mark@markrogo.com

lynn@markrogo.com

10590 WILSHIRE BLV, UNIT 1501

Breathtaking unobstructed rear facing Century City, ocean & sunset views! Home boasts hardwood floors throughout, recessed lights, 2 gas fireplaces & versatile screened in balcony. Large living room w/adjacent dining room. Beautiful kitchen w/white cabinets, dark granite counters, stainless steel appliances, built-ins & breakfast area. Master suite includes walk-in closet, fireplace & balcony access. Rare roof deck w/walking path, BBQ's & lounging area. Pool, spa & saunas. Full service bldg.

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