

SUNDAY

SUNDAY

WESTSIDE / LOS ANGELES

BEVERLY CENTER-MIRACLE MILE

Single Family

108 N FORMOSA AVE	Open	Sun 2-5	633D1
\$1,995,000	3+2.5	2sty-SPANISH	

Built in 1929, the home has been lovingly remodeled, while keeping the charm of original details. Completely updated kitchen. 2-story guesthouse & separate maid's. Also for lease at \$7500.

MLS#12-598371	Blf-Ins,Dshwshr,Frzr,Rng/Ovn,Fridg
N.Hartman/L. Brenner	323-860-4259 COLDWELL BANKER - HP

415 N VISTA ST	Open	Sun 2-5	593C7
\$849,000	3+2	SPANISH	



CHARMING & ORIGINAL 3BR-2BA SPANISH IN THE BEVERLY GROVE!

Trust sale. Charming 3Br-2Ba Spanish Home in the prime Beverly Grove. Owned over Thirty Year by the family. Fire place in the Living Room. A/C. Original condition & charm & details. Great Family layout. Come and restore this Charming home. Back Unit is attached to The Garage and can be used as Office or Recreational Room. Sold in It's As-is Condition. Easy to show. Vacant. Seller select services.

Blf-Ins,Cing Fan	
Rafael Cohen	323-456-1455
RAFAEL & ASSOCIATES	

BEVERLY HILLS

Single Family

9570 SUNSET	Open	Sun 2-5	592F7
\$3,599,000	6+8	2sty-MID-CENTURY	



PRIME SUNSET BOULEVARD FIXER

Unique opportunity to create your own estate on over 1/3 acre in prime Beverly Hills - 15,910 SF FLAT lot. House needs updating but the bones are there. 6 bedrooms (including maids), 8 baths, Den, Pool, floor-to-ceiling walls of windows, dramatic high ceilings, 2 fireplaces, eat in kitchen. 3 car garage plus parking for 4 additional cars in driveway. This is a TRUST SALE - no court confirmation required. House is sold in AS IS condition.

Blf-Ins,Dryer,Wshr	
Denise Rosner	310-508-9482
KELLER WILLIAMS BH	

BEVERLY HILLS

Condo / Co-op

262 N CRESCENT DR #3B	Open	Sun 2-5	632G2
\$657,000	2+2	3sty-CONTEMPORARY	

Fabulous Beverly Hills location!! -- Spacious 2 bedroom 2 bath top floor unit. Open living room, comfortable dining area and oversized private garden terrace. Motivated Seller.....A Great Value!!!

MLS#11-570573	Washer/Dryer,Dishwasher
Robyn Minor	310-923-5566 COLDWELL BANKER-BH S

BEVERLYWOOD VICINITY

Single Family

1142 S CAMDEN DR	Open	Sun 2-5	632G3
\$1,995,000	4+3.5	2sty-SPANISH	



4 BEDROOM SPANISH OZZES CHARM

Beverly Hills Schools. Property sets partially in B.H. Wonderful 2 story, 4BR Spanish. Ext. priv. brick courtyard. LR w/ beamed ceilings, lg fp, hrdwd flrs & French windows. Sep. FDR w/crown moldings. FR w/ built-in cabinets & surround sound. Kit. w/ country tile, center island & eat-in bkfst area. Mstr w/sitting rm & sep. office nook, his/her walk-in closets & luxurious BA w/stone accents. Sunny pool & spa. Inviting covered brick patio/outdoor dining area. Great curb appeal. Lovely street.

Beverly Hills Schools!	
Peter Whyte	310-777-6327
COLDWELL BANKER-BH N	

BRENTWOOD

Single Family

16540 PARK LANE CIR	Open	Sun 2-5	561E7
\$1,450,000	3+3.5	TRADITIONAL	

TRADITIONAL BRENTWOOD FAMILY LIVING* In Bel Air Knolls. Tile entry, hardwood flrs, 2 frplcs, coffered ceiling, crown molding & speakers throughout. Sub Zero/Viking/Bosch appl, granite counters, Pool & View

MLS#12-603553	Blf-Ins,Dshwshr,Frzr,Hood Fan,Fridg
Gable Carr	424-477-2277 KELLER WILLIAMS-SM

CULVER CITY

Single Family

11855 BEATRICE ST	Open	Sun 2-5	672F6
\$819,000	4+3	1sty-CONTEMPORARY	

Top of the line designs and finishes. This Del Rey property comes with 3bds and 2bths in main house with open floor plan, plus large studio guest unit with kitchen and bath. Soaring ceilings.

MLS#12-600139	Dshwshr,Dryer,Grbg Disp,Hood Fan,Micro
Dale Jaques	323-665-0100 PRUDENTIAL CA - LOS

WESTSIDE / LOS ANGELES

HANCOCK PARK-WILSHIRE

SUNDAY

Single Family

423 S LAS PALMAS AVE	Open	Sun 2-5	633E2
\$2,595,000	2+95000	4+5.5	2sty-MEDITERRANEAN

ELEGANT & UPDATED HOME. 2-story entry leading to formal LR & DR. Chef's dream gourmet kitchen, facing the pool, enclosed glassed patio, perfect for indoor/outdoor entertaining. Guest house, pool & spa

MLS#12-575397	Dshwshr,Frzr,Rng/Ovn,Fridg
N.Hartman/L. Brenner	COLDWELL BANKER - HP

959 S LONGWOOD AVE	Open	Sun 2-5	633E3
\$1,320,000	3+2.5	TUDOR	



CLASSIC ENGLISH TUDOR ON THE STREAM IN BROOKSIDE!

Major price reduction! Please call your buyers and make an offer now. Stunning center hall entry w/ inlaid wood flooring. Living room w/ coffered ceiling & fireplace, formal dining room, breakfast rm, kitchen with Wolf and SubZero appliances, fine cabinetry & center island. Library, den w/ bar & fireplace. 3/2 upstairs. Brick patio, terraced gardens, lush landscaping, natural stream on large lot. Three-car garage. Security camera system.

Blf-Ins,Dshwshr,Dryer,Rng/Ovn,Wshr	
Sandra Boeck	(323) 860-4240
COLDWELL BANKER - HP	

HOLLYWOOD HILLS EAST

Single Family

6431 LA PUNTA DR	Open	Sun 2-5	593F2
\$1,595,000	3+2.5	ARCHITECTURAL	



BEST VIEW IN HOLLYWOOD?

PIERRE KOENIG'S STEEL & GLASS HOLLYWOOD HOUSE NEW PRICING! Pierre Koenig, F.A.I.A. Inspired by the purity of Koenig's steel & glass Case Study Houses. With its astonishing view site the residence stands with CSH #22 as his most dramatic work. While understated, the luxury of space is underscored with marble baths & a generous walk-in closet, a necessity nonexistent in Pierre Koenig's earlier Case Study projects.

Dshwshr,Grbg Disp,Rng/Ovn,Fridg	
Crosby Doe	(310) 428-6755
CROSBY DOE ASSOCIATE	

3922 FREDONIA DR	Open	Sun 2-5	563B6
\$659,000	2+2	MID-CENTURY	



Hollywood Hills above Universal, mid-century view home. Open, contemporary living spaces flow to a large outdoor entertaining area. Jews of the Valley. The living room is anchored by a sleek concrete fireplace and the vaulted ceilings are wired for speakers. The kitchen features stainless cabinets/ appliances & stone countertops. The master bath was updated with stylish designer tile, modern fixtures and a huge walk-in shower. Bamboo flooring, LED lighting, a fenced in yard.

Cing Fan,Dshwshr,Dryer,Grbg Disp,Rng/Ovn	
Craig Terrien	818-312-3930
DEASY PENNER & PARTN	

MARINA DEL REY

Condo / Co-op

28 DRIFTWOOD STREET #A #A	Open	Sun 2-5	
\$1,450,000	2+4		



LARGE UNIT W/VIEWS/2 BED/3.5 BATH/PRVT GARAGE/OPEN FLR PLN

Less than a block from the beach! 2 bed, 3 1/2 bath townhouse bathed in natural light. Open floor plan w/ living/dining area, fireplace, balconies w/ ocean views. Kitchen w/ breakfast bar, formal dining rm and loft area. Master suite w/ fireplace, walk-in closet, balconies w/ ocean views, full bath. First floor bonus room w/ a 1/4 bath. The piece de resistance of this home is a large private rooftop deck with breathtaking ocean and mountain views.

Cent Vac,Ntwrk Wire	
Laura LeValley	818-508-7898
KELLER WILLIAMS	

MOUNT WASHINGTON

Single Family


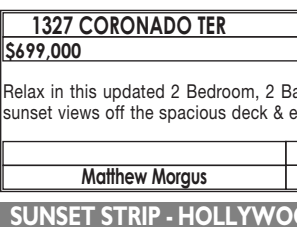


4798 GLENALBYN DR	Open	Sun 1-5	595A3
\$798,000	3+3	CONTEMP MED	



SHOWPLACE WITH VIEWS

High ceilings throughout & stunning views combine w/ rooms of artful contours to make this large Contemporary Mediterranean a showplace. Birdsong rises from the canyon below as hawks & starlings swoop past oversized windows. In the distance the San Gabriels rise like a backdrop in a Cezanne. No utility wires here between you & the beauty. An exterior stairway leads to a separate finished bonus space for an office, yoga den or ...?

Dshwshr,Grbg Disp,Hood Fan,Rng/Ovn	
Georgia Seid&John Lawler	213.500.7506
JOHN AAROE GROUP	

SUNDAY		WESTSIDE / LOS ANGELES		SUNDAY	
PACIFIC PALISADES		Single Family		Condo / Co-op	
1162 N VIA DE LA PAZ Refresh. Sun 2-5 631A4 \$3,650,000 4+5.5 2sty-CONTEMPORARY		A VISION OF THE FUTURE - OPEN SATURDAY & SUNDAY 2-5PM Cutting edge of design & sustainability at VISION House Los Angeles. A collaboration of Structure Home & Green Builder Media, this home will demonstrate advancements in technology, construction & lifestyle reflecting change toward a better future. It will achieve distinguished LEED Certified Silver, CalGreen II, Energy Star, CAHP. Indoor-outdoor liv rms; 4 bds + teen rm or 5 bds. Kitch linked to fam & din area, lead thru fold-away glass drs to outdoor loggia w/tripic, din & lounge area & yard.		Santa Monica 944 18TH ST #2 Open Sun 2-5 631E7 \$1,895,000 4+3.75 CONTEMPORARY	
				4 BEDROOM 2,550 SQ FT TOWNHOME! WWW.94418THSTREET.COM Rare 4 bedroom (3 up/1 down) townhome off prime Montana Ave on tree lined street. Extensively renovated in 2009 with an exquisite warm modern aesthetic & top quality finishes and design. Functional floor plan with soaring ceilings and rich brown floors throughout. Formal dining rm and spacious family rm w custom accordion glass doors that open up to beautiful patio w/ built in Viking bbq. Gourmet chef's kitchen with Cesar stone island, beautiful cabinetry, Sub Zero refrig and great storage.	
MLS#12-604797 Sandi Jacoby PRUDENTIAL CA - BW 310-820-9312		MLS#12-605383 Daniel Brown PRUDENTIAL CA 310.820.9318		BBQ, Blt-Ins, Dshwshr, Dryer, Frzr, Other	
806 ILIFF ST Open Sun 2-5 631B5 \$3,499,000 5+6 CONTEMPORARY		SILVER LAKE - ECHO PARK Single Family		1327 CORONADO TER Open Sun 2-5 \$699,000 2+2 CRAFTSMAN	
				Relax in this updated 2 Bedroom, 2 Bath craftsman home in the heart of Silver Lake. Enjoy the sunset views off the spacious deck & entertain at the pool! Bonus 500 sq/ft office space.	
BRAND-NEW CONSTRUCTION IN THE PALISADES' ALPHABETH STREETS Exquisitely detailed, approx. 5,300SF crafted w/the aesthetic eye & attention to detail of an artisan. Amazing European details: double coffered ceilings, hand carved sinks, custom raised panel & crown molding, custom light fixtures & 6.5" solid distressed mahogany floors. 400-gallon dual-sided saltwater fish aquarium. Chef's kitchen w/Carrera marble, Viking & Bosch appliances. All bedrooms are en-suite. "Old Hollywood style" Movie Theater w/130" 3D projection screen. BBQ & pool with waterfall.		Pool, Deck, Yard, Views, Bonus Office! Matthew Morgus 323-301-3041 SOTHEY'S LOS FELIZ		SUNSET STRIP - HOLLYWOOD HILLS WEST Single Family	
MLS#12-601713 Anthony Marguleas AMALFI ESTATES 310.293.9280		7975 WOODROW WILSON DR Open Sun 2-5 593A1 \$2,195,000 4+4 3sty-ARCHITECTURAL		WOODROW WILSON CORRIDOR GATED ART DECO ESTATE Hollywood's Golden Era is alive and well here. Edward B. Rust, A.I.A., Linder Residence, 1938. Noted for his larger Los Angeles Projects such as the Los Altos Apts., & the Windsor Hotel, Rust also designed residential projects in varied vernacular styles. Gated, private, and backing up to a rare open space preserve, this Art Deco residence continues to serve as the quintessential Hollywood Hills country estate.	
PALMS - MAR VISTA Condo / Co-op				Dshwshr, Grbg Disp Crosby Doe CROSBY DOE ASSOCIATE	
3568 KEYSTONE AVE #8 Open Sun 2-5 672F1 \$429,000 2+2 TRADITIONAL		1433 N ORANGE GROVE AVE Open Sun 2-5 593B5 \$1,295,000 3+2 CRAFTSMAN		CRAFTSMAN RESORT BLENDS ANTIQUE STYLE AND SPA-LIKE SERENITY California Craftsman Resort Revival Blends Antique Styling and Spa-Like Serenity Into A Gorgeous Modern Day Private Enclave For Escaping The City. Enter Your Oasis into the Heart Of The Home Where A Bright Spacious Living Room Greets You Opening To The Front Guest Room/Office and Leading You To The Grand Dining Room w French Doors to a Classic Craftsman Side Porch, The Master Suite Welcomes You With the Colors & Textures of Relaxation and Opens Out w French Doors To Your Resort Backyard.	
				www.1433orangegrove.com Jason Reitz 323-656-4000 ROCK REALTY GROUP KW	
MLS#12-603439 Ava Domanovski AVA DOMANOVSKI 310-774-6611		714 CALIFORNIA AVE Open Sun 2-5 671H5 \$2,795,000 3+4.5 2sty-ARCHITECTURAL		ARCHITECTURAL COMPOUND W/POOL, SPA & STUDIO BUILT IN 2008 Stylish architectural compound w/ private outdoor living & pool area 1 1/2 blocks from Abbott Kinney. Spectacular home features bright 2 story ceiling n living area & open kitchen w/ seamless flow to secluded outdoor living, dining, pool & backyard thru custom hideaway glass sliders. 3 bdrms/3 bths n main home + studio w/ full bth & massive balcony above 3 car garage. Versatile bonus room n garage w/bth. Covered outdoor dining area w/ fireplace & pool/spa create ultimate entertaining space.	
SANTA MONICA Single Family				Cbl, Cing Fan, Dshwshr, Dryer, Grbg Disp Charley Brown III (310) 962-8398 ABBOT KINNEY RE	
538 10TH ST Open Sun 2-5 631D7 \$3,250,000 5+4.5 ARCHITECTURAL		WEST HOLLYWOOD VICINITY Single Family		1433 N ORANGE GROVE AVE Open Sun 2-5 593B5 \$1,295,000 3+2 CRAFTSMAN	
				California Craftsman Resort Revival Blends Antique Styling and Spa-Like Serenity Into A Gorgeous Modern Day Private Enclave For Escaping The City.	
CONTEMPORARY LOFT STYLE ARCHITECTURAL GEM NORTH OF MONTANA Contemporary Loft Style Architectural Gem North of Montana Offers Gallery-Style Two Story Open Beam Ceilings w Integrated Skylights & Custom Windows Bathing This Home In Natural Light w The Living Room & Gourmet Granite Kitchen Opening Out To The Big Grassy Backyard Featuring Saltwater Pool, Spa, Waterfall & Outdoor Fireplace & Patio Perfect For Entertaining On Those Warm Summer Nights, Upstairs Find A Private Master Suite Nestled Away w Fireplace, 2 Private Sun Patios, Walk-In Closet w Island.		MLS#12-604809 Jason Reitz 323-656-1800 ROCK REALTY GROUP KW		MLS#12-604809 Jason Reitz 323-656-4000 ROCK REALTY GROUP KW	
www.538-10th.com Jason Reitz 323-656-4000 ROCK REALTY GROUP KW		2344 PIER AVE Open Sun 2-5 671J3 \$949,000 4+3 SPANISH		CHARMING 1920'S SPANISH IN SANTA MONICA'S FAMED SUNSET PARK Charming 1920's Spanish In Santa Monica's Famed Sunset Park Offers Beach-Style Elegance Bathed In Natural Light w California Native Landscaping Surrounding Your Oasis. The Bright Living Room Greets You w High Ceilings, Hardwoods & Fireplace Leading You To The Dining Room Featuring Sliders To A Private Side Deck Perfect For Your Bar & Serving Tables When Entertaining. The Big Kitchen Allows For Eating In and Offers Immense Storage Spilling Out Into The Backyard Via A Quaint Patio w Pergola.	
		www.2344Pier.com Jason Reitz 310-998-7175 ROCK REALTY GROUP KW		MLS#12-606487 Jason Reitz 310-998-7175 ROCK REALTY GROUP KW	
538 10TH ST Open Sun 2-5 631D7 \$3,250,000 5+4.5 ARCHITECTURAL		2344 PIER AVE Open Sun 2-5 671J3 \$949,000 4+3 SPANISH		Charming 1920's Spanish In Santa Monica's Famed Sunset Park Offers Beach-Style Elegance Bathed In Natural Light w California Native Landscaping Surrounding Your Oasis.	
MLS#12-594419 Jason Reitz 323-656-1800 ROCK REALTY GROUP KW		MLS#12-606487 Jason Reitz 310-998-7175 ROCK REALTY GROUP KW		MLS#12-606487 Jason Reitz 310-998-7175 ROCK REALTY GROUP KW	

OPEN HOUSES

SUN WESTSIDE / LOS ANGELES

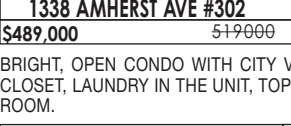
BY APPT

WESTSIDE / LOS ANGELES


NEW LISTINGS

WESTSIDE / LOS ANGELES

SUNDAY WEST L.A.		WESTSIDE / LOS ANGELES		WESTSIDE / LOS ANGELES	
1535 GRANVILLE AVE #107		Open	Sun 2-5	631J5	
\$499,900		2+2	CONTEMPORARY		
		WEST LA TURN-KEY DESIGNER CONDO! Updated & Completely Renovated Condo In Hamptons Style Building. Bright & Open Modern Space w Outdoor Patio & Living Room Perfect For Entertaining. Features New Paint, Moldings, Brushed Nickel Hardware, Bamboo Hardwood Floors, Gourmet Kitchen w Hip Black Granite Counter Tops, Stainless Steel Appliances, White Modern Cabinets & European Style All-In-One Washer/Dryer. Relaxing & Spacious Master Suite w Large Walk-In Closet, Private Master Balcony, Travertine Shower & Custom Granite Topped Vanity			
MLS#12-603243		www.1535Granville.com Jason Reitz 323-656-4000 ROCK REALTY GROUP KW			

1338 AMHERST AVE #302		Open	Sun 2-5	631H6	
\$489,000		5+9000	2+2	TUDOR	
		BRIGHT, OPEN CONDO WITH CITY VIEWS. UNIT HAS A/C FIREPLACE, BALCONY, WALK IN CLOSET, LAUNDRY IN THE UNIT, TOP FLOOR EXTRA STORAGE, GUEST PARKING AND A REC ROOM.			
MLS#12-601875		Blf-Ins,Dshwshr,Dryer,Elvtr,Grbg Disp			
Allen Aghai		310-315-9622		EXTAR	

BY APPOINTMENT WESTSIDE / LOS ANGELES

MALIBU BEACH		Lease	
22630 PACIFIC COAST HWY #1		By Appt.	629C6
\$10,000		2+2.5	1sty-CONTEMPORARY
		MALIBU - CARBON BEACH PENTHOUSE SUMMER LEASE - GREAT PRICE! AVAILABLE JULY 6. 2 MONTH MINIMUM AT THIS NEW REDUCED RATE! CALL FOR SHORTER TERM AVAILABILITY AND RATE. CARBON BEACH PENTHOUSE! STUNNING, SOPHISTICATED UNIT WITH FABULOUS VIEWS OF THE MALIBU PIER, COASTLINE & SURFRIDER BEACH. 2 BEDROOM, 2 1/2 BATH 1-LEVEL RESIDENCE WITH TOP OF THE LINE AMENITIES. GATED COMPLEX WITH GREAT 2 CAR GARAGE PARKING AND 2 ADDITIONAL UNCOVERED PARKING SPACES. COVERED DECK OFF THE LIVING ROOM TO ENJOY THE OCEAN VIEWS.	
MLS#12-597111		BBQ,Cbl,Dshwshr,Dryer,Frzr,Other Matthew Ogden 310-990-2079 PRITCHETT-RAPF & ASS	

NEW LISTINGS WESTSIDE / LOS ANGELES

SANTA MONICA		Single Family	
2344 PIER AVE		671J3	
\$949,000		4+3	SPANISH
		Charming 1920's Spanish In Santa Monica's Famed Sunset Park Offers Beach-Style Elegance Bathed In Natural Light w California Native Landscaping Surrounding Your Oasis, The Bright Living Room Greet's You w High Ceilings, Hardwoods & Fireplace Leading You To The Dining Room Featuring Sliders To A Private Side Deck Perfect For Your Bar & Serving Tables When Entertaining, The Big Kitchen Allows For Eating In and Offers Immense Storage Spilling Out Into The Backyard Via A Quaint Patio w Pergola.	
MLS#12-606487		www.2344Pier.com Jason Reitz/Bjorn Farrugia 310-998-7175 ROCK REALTY GROUP KW	

WESTCHESTER		Condo / Co-op	
6909 KNOWLTON PL #103		673A7	
\$380,000		2+2	FRENCH
		BRIGHT AND LOTS OF NATURAL LIGHT! THIS SPACIOUS 2 BEDROOM/2 BATH GROUND FLOOR - END UNIT HAS ONE COMMON WALL ! FEATURES LIVING ROOM WITH COZY FIREPLACE , HIGH CEILINGS AND HARDWOOD FLOORS THROUGHOUT, GREAT OPEN FLOOR PLAN, INSIDE LAUNDRY , LARGE PRIVATE OUTDOOR PATIO PERFECT FOR BBQ'S, ENTERTAINING, QUIET BUILDING LOCATED ON A QUIET CUL DE SAC. FHA APPROVED, PETS WELCOME. ALL THIS SEALS THE DEAL, MOVE IN READY! (PLEASE SEE PRIVATE REMARKS)	
MLS#12-606167		Dshwshr,Rng/Ovn,Fridg Laura Anderson KELLER WILLIAMS LARCHMONT	

Why Advertise? Large Distribution Area

Westside L.A., San Fernando Valley, Greater South Bay, Beach Cities, Palos Verdes, Glendale, Pasadena, Burbank, Most of LA County!



Looking for Property
in Southern California?

Go to
THE SOURCE...

THEMLS.comTM
THE SOURCE FOR REAL ESTATETM

...Where Other Real Estate
Websites get
THEIR Information!

Visit TheMLS.com