

# Drew Mandile • Brooke Knapp



**NEW LISTING!**

## 1266 BENEDICT CANYON

**BEVERLY HILLS**

Single story French Contemporary secluded up a shared private driveway with marble and hardwood floors, high ceilings and French doors. Granite counters in kitchen. Beautiful poolside setting and mountain views. Master plus 3 beds- maids off kitchen. Beverly Hills schools (per owner). Also available for lease at the end of September 2012 for \$10,900 per month. The house was fully refurbished in 1992 and was remodeled in 2003 - available long or short term (rate neg).

*Listed at \$3,600,000 / Lease for \$10,900*

MULTI-PROPERTY

## HUMMINGBIRD NEST RANCH

[www.TheHummingbirdNestRanch.com](http://www.TheHummingbirdNestRanch.com)

**SANTA SUSANNA**

Listed at \$49,500,000



## 430 AMAPOLA LANE

Listed at \$18,900,000 / Lease for \$40,000/mo

**HOLMBY HILLS**



## 1120 BROOKLAWN DRIVE

[www.1120Brooklawndrive.com](http://www.1120Brooklawndrive.com)

**HOLMBY HILLS**

Listed at \$10,395,000



## 302 PARKWOOD DRIVE

[www.302Parkwood.com](http://www.302Parkwood.com)

**HOLMBY HILLS**

Listed at \$5,750,000



**OPEN SUNDAY 2P - 5P**

310.786.1803

[www.DrewandBrooke.com](http://www.DrewandBrooke.com)

9665 Wilshire Boulevard, Suite 100 | Beverly Hills, CA 90212 | [sothebyshomes.com/losangeles](http://sothebyshomes.com/losangeles)



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# Bel Air, California

325BelAir.com



## 325 BEL AIR ROAD – SIMPLY GRAND

BY APPOINTMENT ONLY

Gaze out onto the one acre site where the perfectly scaled main house, guest house, pool and expansive grounds have been thoughtfully designed and arranged to encourage a more peaceful and gentle life style. Admire the period craftsmanship evident in the leaded glass windows, hardwood flooring, whitewashed brick, half-beam exterior and interior detail and the cross-gabled roof lines. Reflect on an era when subtlety, restraint, moderation and proportion embody the foundations of refinement.

**\$9,950,000**

HeritageProbate.com

Neil Smith

T 310.235.1451



**HERITAGE**  
PROBATE AND TRUST REALTY

- » Standard Sale
- » East Gate, Lower Bel Air
- » Austen Pierpont architect
- » True, park-like setting
- » Distinguished ownership history
- » Approximately one acre
- » Wonderfully sited and proportioned
- » Pool and Guest House
- » Indoor/outdoor living
- » Much more than an estate... it's a home

### Disclaimer

The above information has been obtained from sources deemed reliable. While we do not doubt its accuracy we have not verified it and make no representation, warranty or guarantee about it. It is your responsibility to independently confirm its accuracy and completeness.

# BEST VALUE IN THE OAKS OF CALABASAS

CALABASAS



SHOWN BY APPOINTMENT ONLY

\$1,789,000



STEVEN SHRAGER

818-606-7862

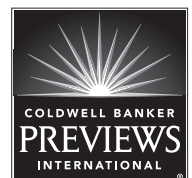
callme4re@aol.com

www.4141PradoDeLosZorros.com

## 4141 PRADO DE LOS ZORROS

Located in the exclusive guard gated community of The Oaks is this highly upgraded 4-bed, 4.5 bth home. Featuring an entertainer's yard w/reverse infinity saline pool & spa, outdoor kitchen, fireplace, fountains, lighting & sound system. Interior features a downstairs master suite as well as a separate suede paneled office, upstairs play/bonus room & interior court yard. The Oaks also has a country club style community center with a swimming pool & tennis courts. [www.4141PradoDeLosZorros.com](http://www.4141PradoDeLosZorros.com)

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## STYLISH AND SOPHISTICATED 1939 TRADITIONAL 4635 GAINSBOROUGH AVENUE, LOS FELIZ

Carefully renovated and restored by the current owners with high-end finishes, this 4-bedroom, 3-bath home is completely done and move-in ready. Beautiful and spacious living room with limestone fireplace opens up to rear patio. Gorgeous dining room with built-in bookshelves connects to den (possible 4th bedroom), sun room and fantastic and light-filled kitchen with Brazilian granite counter tops and handmade subway tile. Large master bedroom upstairs features dual walk-in closets, en-suite master bath with Crema Marfil marble floors and counters. Two additional spacious bedrooms make up the top floor with their own bath. Additional features include direct access 2-car garage, wine cellar, water filtration system, dual-zone HVAC, updated systems, and whole house wired for sound. Walk to nearby restaurants, nightlife, the Greek Theatre and hiking trails of Griffith Park.

*Offered at \$1,449,000*

[WWW.4635GAINSBOROUGH.COM](http://WWW.4635GAINSBOROUGH.COM)

**ROB KALLICK**

323.775.6305

[rkallick@gmail.com](mailto:rkallick@gmail.com)

<http://takesunset.com>

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# CLASSIC AMERICANA TRADITIONAL OPEN SUNDAY 2 TO 5!

SHERMAN OAKS



SUNDAY AUGUST 26TH FROM 2 TO 5  
WWW.14011DAVANATERRACE.COM

\$1,499,000



STEVEN SHRAGER

818-606-7862

callme4re@aol.com

www.14011DavanaTerrace.com

## 14011 DAVANA TER

This classic traditional 4,273 sqft home is on a 9,173 foot pool sized lot in one of Sherman Oaks most desirable locations. Features include a living room & den w/fireplaces & built-ins, a remodeled eat-in-kitchen w/granite counters, top-of-line appliances & furniture quality cabinetry, wood floors, moldings, fresh paint & large basement. The downstairs master has a sitting area, updated bathroom & walk-in closet, upstairs are 3 bedrooms + game room that could be a studio or master bedroom.

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RESIDENTIAL BROKERAGE

# STUDIO CITY CHARMER!!! 4166 ELMER AVENUE, STUDIO CITY

STUDIO CITY



**OFFERED AT \$850,000**

TRADITIONAL HOME IN LOVELY SETTING; ON PRIME STREET. FRESHLY PAINTED OUTSIDE & INSIDE. EXTRA LARGE LIVING ROOM WITH HI-CEILINGS, HARDWOOD FLOORS & FIREPLACE. TWO BEDRMS, 2 ½ BATHS, DEN & SCREENED PORCH. DETACHED OUTSIDE STUDIO IN BEAUTIFUL REAR YARD.

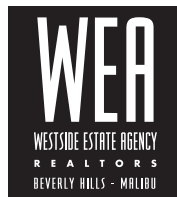
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**ANNIE CONSTANTINESCO**

**(310) 860-8899**

R.E. LICENSE #: 00663756

WESTSIDE ESTATE AGENCY  
BEVERLY HILLS  
210 NORTH CAÑON DRIVE  
BEVERLY HILLS, CA 90210  
(310) 247-7770



WESTSIDE ESTATE AGENCY  
"IN THE COUNTRY MART"  
23410 CIVIC CENTER WAY  
MALIBU, CA 90265  
(310) 456-1171

WWW.WEAHOMES.COM

# HEATHER&LEARKA

424.202.3208 | heatherandlearka@telesproperties.com



2136 Sunset Crest Drive  
Sunset Strip

2bd 2ba  
Open Sunday 2-5 pm  
Listed at \$1,099,000

## DREAM CALIFORNIA HOME

Pool, view, great indoor-outdoor flow – everything you want from your dream California home. A long private drive leads to this two bedroom two bath impeccably done retreat. Soothing tones, beautiful lines, open kitchen, huge master suite, garden bed, hot tub & view of the Hollywood Sign.

Heather T. Roy: California Real Estate #01398002 | Larka Bosnak: California Real Estate #01796380  
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# Charming Venice Craftsman!

VENICE



2309 GLYNDON AVE

8/26 2-5PM

Character craftsman with wonderful energy and feel in highly desirable area of Venice. Beautiful exposed beamed ceilings, original built-ins, classic hardwood floors and Wedgewood stove. Open

floor plan and big backyard with lovely gardens. Close proximity to Abbott Kinney, the Beach and Whole Foods. Don't miss this gem.

Offered At **\$899,000**



**Jen Stein**  
310-386-6697

118 N Larchmont Blvd  
Los Angeles CA 90004  
jenstein.org

**kw** | KELLER WILLIAMS  
REALTY



# MELROSE DISTRICT

WEST HOLLYWOOD VICINITY



**\$949,000**

**By Appointment Only**

730 N CRESCENT HEIGHTS BLVD

Incredibly private, gated property located in the heart of West Hollywood's shopping and entertainment district. Luxurious french doors lead to the lush eco garden and courtyard. Features include: plenty of natural sunlight, hardwood floors throughout

and ample parking in addition to two car garage. Gourmet kitchen with center island, stainless steel appliances and marble countertops. This 6,547 sq. foot lot makes the home perfect for entertaining.



**Jennifer Okhovat**  
(310)435-7399

**Crystal Johnson**  
(424)262-4946

8024 W. 3rd Street Los Angeles, CA 90048  
[www.JenniferOkhovat.com](http://www.JenniferOkhovat.com)

Information is deemed reliable but not guaranteed. Buyer is advised to independently verify accuracy of information through personal inspection with appropriate professionals.

# For Cowboys at Heart!

80 ACRE RANCH ESTATE & PRIVATE WESTERN TOWN

OUT OF AREA



## YOUR OWN WESTERN TOWN!

(It's Unbelievably GREAT!): Authentic Saloon (has antique western bar, player piano, slot machines, roulette table), Jail House, General Store, Barbershop, Fire Station & Fire Truck, Western Train (from TV's "Dr. Quinn Medicine Woman"), Stage Stop and Stage Coach.

**FOR THE HORSES:** Center aisle barn, huge arena, 80 acres of trails and killer views!

**FOR COWBOYS/GALS:** Main House (approx. 3,000 sq. ft., 4 bedrooms, 3 baths, 2 fpls - terrific!), Outdoor Spa, BBQ, Firepit, Shooting Range, separate Guest House (approx. 1,000 sq. ft., 3 bedrooms, 2 baths), beautiful Koi Pond with 3 waterfalls, 2 Wells, Fruit & Redwood Trees, manicured landscape and white PVC fencing all around. Great caretakers available!

**80 Acres, 3 parcels & LESS THAN 3 HOURS NORTH OF LA...GIDDY UP!**

**\$1,175,000      [www.CowboysAtHeart.com](http://www.CowboysAtHeart.com)**

**CAROL BIRD**  
Associate Broker  
(310) 317-8212



**GWEN BANTA PRESENTS**  
*Victory Lodge - Lakeside Trophy Estate*

**\*REDUCED - \$14,900,000\***

FLIGHT ACCOMMODATIONS PROVIDED FOR AGENTS AND THEIR QUALIFIED BUYERS



**FISH AND SKI AT BEAUTIFUL MAMMOTH LAKES** This magnificent residence in the Eastern Sierras is one of the largest and most exclusive hand-hewed log homes in existence. Set on 3.22 acres in the world class fishing and skiing paradise of June Lake, California, the 16,500 square foot estate is just minutes from the celebrity sports playground of Mammoth Lakes.

Designer-done and turn-key, this spectacular lakeside home features nine bedrooms and nine baths. The exquisite public rooms offer breathtaking views of the lake and snow-capped Carson Peak. Hand-carved detailing graces every room of this architectural masterpiece. Other amenities include state-of-the-art chef's kitchen, butler's kitchen, eleven rock fireplaces, sauna, steam rooms, equipped gym, sport court, Crestron security, media room, game room, lavish casino, caretakers quarters, and eight car covered parking.

Every detail is remarkable, including antiques and unique furnishings worth over one million dollars, included with purchase. This impressive estate is a trophy residence that must be experienced. Shown by appointment. For more information visit, [www.VictoryLodgeinfo.com](http://www.VictoryLodgeinfo.com)

**333 LEONARD STREET, JUNE LAKE, CA 93529**



**GWEN BANTA**

L.A.'s "Sherlock of Homes"

The #1 Luxury Brand Status Index

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