

01 Beverly Hills

Single Family

1201 LAUREL WAY Lunch 11-2
\$38,000,000 6+8 CONTEMPORARY **NEW**

GRAND CONTEMPORARY MASTERPIECE W/SWEEPING PANORAMIC VIEWS

Perched atop a promontory lies this newly rebuilt estate enveloped by unobstructed views of Downtown, Catalina & coastline. One-of-a-kind pool which wraps around the estate & features an infinity edge. Master expanding the upper level w/walk-in closet, sleek bath & deck w/spa. Features theater, decadent guest rooms w/lux baths, laundry room, putting green, wine cellar, Zen garden, guest house, gym, gated driveway & more. Moments from the best BH has to offer, this opulent retreat is one to behold

MLS#18-405332
 Sally Forster Jones 310.579.2200
 COMPASS

1201Laurel-Way.com

610 BURK PL Open 11-2
\$14,500,000 4+3.5 CONTEMPORARY **NEW**

ON TOP OF THE WORLD

Live "on top of the world" in this Contemporary Estate perched on a quiet cul-de-sac at the pinnacle of prime Trousdale w/explosive panoramic city & ocean views. Large motorcourt. Elegant floor plan w/spacious rooms. Living rm, family rm, formal dining rm, & gourmet kitchen w/breakfast rm. Expansive master suite w/walk-in closet, bath w/spa tub & separate shower, & adjoining bonus rm or office space. 3 add'l bdrms, 2 bths, & powder rm. The backyard is an entertainer's dream w/patios & large pool.

Jade Mills & Drew Fenton 310-285-7508
 COLDWELL BANKER & HH

Dishwasher, Range/Oven, Hood Fan

1240 SIERRA ALTA WAY Open 11-2
\$10,495,000 4+6 **NEW**

OPEN TUESDAY 11-2 & TWILIGHT 5-7

Casa Dolomite: Perfection has been redefined. A tropical oasis in the heart of it all, nestled between the legendary Trousdale Estates and Bird Streets, this Exotic Balinese Modern offers a lifestyle unheard of until now. Just steps from the entertainment mecca of the Sunset Strip, the ultra-exclusive Soho House, and the finest dining around, paradise now has your name on it. In its purest form, this is "opulence at its finest".

Branden & Brick Williams 310.691.5935
 HILTON & HYLAND

Williams & Williams Estates Group

1133 SAN YSIDRO DR Open 11-2
\$5,399,000 5+5 CONTEMPORARY **NEW**

CUSTOM-BUILT MASTERPIECE ON SAN YSIDRO DRIVE

The impeccably maintained residence blends traditional architecture and finishes with chic comforts. The open floor plan has lots of light, expansive living spaces, and a spacious backyard. Dine alfresco or in the chef's kitchen with a big breakfast nook. On the main level, the master bedroom wing has a fireplace and a private and secluded space to unwind. 3 additional bedrooms complete the lower level. Upstairs, is a family room with vaulted ceilings and a fireplace, wet bar and guest suite.

MLS#18-404294
 David Kramer 310-691-2400
 HILTON & HYLAND

www.davidkramer.group

1234 DANIELS DR Open 11-2
\$2,298,000 4+3 TRADITIONAL **NEW**

PRIVATE TRADITIONAL WITH CITY VIEWS

Immaculately remodeled, this private traditional Beverly Hills adjacent home is perched atop a hill boasting massive city views. Designer curated, turnkey 4br-office feat. bright & airy floor plan.

MLS#18-404566
 Heather Altman 3109244664
 DOUGLAS ELLIMAN

8715 CLIFTON WAY Open 11-2
\$1,899,000 3+2 SPANISH **NEW**

PRICED TO SELL!

LOWEST PRICED PROPERTY IN BEVERLY HILLS! The perfect combination of charm and modern details will leave you feeling warm and welcome in your new home. Plenty of natural sunlight, hardwood floors, formal dining room, and original tiling add to the character of this special house. You can make yourself right at home in the private back yard w/ detached 2-car garage. Ideal for an investor, builder, or homeowner to remodel or renovate in this distinguished Beverly Hills neighborhood. Sold AS IS.

MLS#18-404394
 Basya Gradon 323-447-7331
 COMPASS

Blt-Ins,Dshwshr,Grbg Disp,Rng/Ovn

912 BENEDICT CANYON DR Open 11-2
\$19,995,000 22500000 6+11 TRADITIONAL **red**

NEW PRICE

Timeless Classic. A rare offering in the Estate Section of Beverly Hills. Poised on 1.1 acres at the top of gentle slope, this gracious Traditional is perfect for both intimate gatherings and grand entertaining. One block from the Beverly Hills Hotel. Built by renowned construction firm McCoy - the quality is unparalleled. Sky lit 2-story entry foyer with sweeping staircase and wrought iron railing. Classically detailed with wide hallways and 12ft ceilings.

MLS#18-345050
 Drew Fenton 310.858.5474
 HILTON & HYLAND

BeverlyHills912.com

802 N CRESCENT DR Open 11-2
\$11,250,000 13500000 5+6 MID-CENTURY **red**

FIRST TIME ON THE MARKET IN OVER 50 YEARS

Rare single story family home sits on over half acre corner property. Within a block of the Beverly Hills Hotel this five bedroom home has a championship north/south tennis court. Built in 1963 the home features terrazzo floors and fireplace opening to both the living room and den with glass doors leading to pool area. Formal dining room seats 12. Large master suite. Original kitchen and bathrooms. Bring your architect to remodel or visions to build on a unique extra large property in the flats.

MLS#18-389626
 Susan Smith Jeff Hyland 310.278.3311
 HILTON & HYLAND

Co-listed w/ Diane Sharp

910 N WHITTIER DR Open 11-2
\$14,500,000 5+6 OTHER **rev**

ENDLESS POSSIBILITIES, BRING YOUR IMAGINATION

Take Another Look At This House, You'll Be Surprised. For More Information, Please Visit, 910WhittierDrive.com

MLS#18-367504
 Judy Feder 310.858.5464
 HILTON & HYLAND

HiltonHyland.com

1240 LOMA VISTA DR Refresh. 11-2
\$12,995,000 6+7 CONTEMPORARY **rev**

REMARKABLE PRIVATE & GATED TROUSDALE BALINESE MODERN OASIS

Extraordinary Balinese modern pavilion w/ pool & city views on a ~22,550 SF lot in prime Trousdale Estates. This private contemporary 6BD, ~6,000 SF villa features large scale indoor & outdoor spaces, formal dining area, gorgeous Chef's kitchen, media lounge, outdoor kitchen & entertaining area, multiple outdoor decks, resort-like pool area & guest house. 2 master suites w/ luxurious baths & sitting rooms, 4 addtl ensuite BDs & yoga studio/gym. Gated motor court & garage for 6 cars off-street.

MLS#18-399648
 ST. JAMES + CANTER 310.704.4248
 BERKSHIRE HATHAWAY

WWW.TROUSDALEMODERNOASIS.COM

714 N OAKHURST DR

Open11-2

\$10,995,000

6+72sty-TRADITIONAL

rev



TRANSITIONAL MASTERPIECE IN THE FLATS

Masterfully re-imagined Transitional Georgian Estate has been newly-rebuilt and expanded to over 7,200 square feet. A guest house/ cabana, maid's room and four upstairs bedrooms, each offer ensuite baths. Smart home systems include Nest, Sonos and Lutron Lighting.

MLS#18-379364

Di Prizito/Rey310-266-2777

COLDWELL BANKER RESI

www.714OakhurstDrive.com


506 N BEDFORD DR

Open11-2

\$7,995,000

7+9TRADITIONAL

rev



REMODELED TRADITIONAL FAMILY HOME IN FLATS

Newly Remodeled custom family home with ideal floor plan for entertaining. Set behind gates this home features a large dining room with seating for 10. Stunning eat in kitchen with oversized island and custom la cornue cooktop. 2 story paneled library. Guest suite & a maids room on main level as well as den/media room. 4 bedrooms including luxurious master suite upstairs. 3rd level is a finished playroom with sitting area & bathroom. Private backyard w/pool house w/ full bath & outdoor fireplace.

MLS#18-394400

Susan Smith310.415.5175

HILTON & HYLAND

www.506bedford.com

612 TRENTON DR

Open11-2

\$7,495,000

5+7TRADITIONAL

rev



TRADITIONAL ON TRENTON

This elegant traditional-style home features 5 bed / 7 bath, over 5,500 sf of living space & 16,600 sf lot. The main floor showcases a formal living room, dining room, kitchen with breakfast area, a handsome study w/ fireplace, & family room overlooking the backyard. The master suite includes a full bath with vanity & is adjacent to a 2nd room that can be converted to a closet, lounge, or office. Large pool, cabana, gym, & massage room complete the resort-like feel of this special property.

MLS#18-374578

Rochelle Maize310-968-8828

NOURMAND & ASSOC.

www.TraditionalOnTrenton.com

1052 MARILYN DR

Open11-2

\$6,495,000

5+5TRADITIONAL

rev



CHARMING PRIVATE TRAD. W/ POOL ON 14,645 SF. MOSTLY FLAT LOT

Charming pvt. country cottage traditional w/ pool. 5+5 on 14,645 sf. mostly flat lot north of Sunset. Formal entry looks direct to resort backyard with large pool & mature landscaping. Hdwd floors throughout & spacious rooms w/ good scale on a single level floor plan w/ 1 bed & bath upstairs in sep. wing. Living room, FDR, & sep. Family rm/ den. A bright sunny kitch w/ breakfast area. Enormous master w/ generous closet space & lg. master bath. Views from backyard & upstairs bedroom.

MLS#18-389786

Ron Holliman3102706682

COLDWELL BANKER BH

N. Beverly, Laurel Way, Carolyn, Marilyn

01Beverly Hills

Condo / Co-op

211 S SPALDING DR #N406

Open11-2

\$1,900,000

2+31sty-CONTEMPORARY

NEW



MOVE IN READY SINGLE LEVEL CONDO W/DEN

2+2.5 +Den in 2,275sf. Full-service bldg. Century City views, freshly painted w/ new carpet & move in ready. Large formal living room with floor to ceiling windows, marble fireplace, sitting patio w/ city views and dining area. The master suite features tons of closets w/ a luxurious spa-like bath, dual vanities, shower and separate soaking tub. Guest bedroom suite, powder room, and laundry room. Remodeled swimming pool, sun deck, spa, fitness room, valet parking and concierge. EQ Ins

MLS#18-404920

Greg Silver/John Giddins310-770-0777

KWBH/SOTHEBY'S

Dshwshr,Dryer,Hood Fan,Rng/Ovn,Fridg,


9321 BURTON WAY #B

Open11-2

\$1,590,000

3+3

rev



INCREDIBLE BH TOWNHOUSE

Completely remodeled this turn-key, elegant and sophisticated townhouse is just steps from all Beverly Hills has to offer and is ready to move in to! There is a huge sensational outdoor patio that combines the convenience of a condo and the joys of a home and is wonderful for entertaining. It has a formal dining room, kitchen with SS appliances, granite counter tops, 3 spacious bedrooms, 3 baths, wide planked hardwood floors, 2 car parking side-by-side

MLS#18-384202

Ronnie Kassorla3106662334

NELSON SHELTON & ASS

Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

01Beverly Hills

Lease


430 N MAPLE DR

Open11-2

\$9,900

3+3

NEW



BEVERLY HILLS PENTHOUSE

Luxuriously remodeled and beautifully appointed penthouse condo in the heart of Beverly Hills. This rare 3bd/3ba unit extends over 3,200 sq ft of light & bright living space. Dine al fresco and enjoy city views on the enormous, private rooftop patio. Generous master-suite with sitting area, spacious dual walk-in closets, and spa-like bathroom. Unit features hardwood floors and soaring ceilings throughout, formal living and dining room, wine cellar, chef's kitchen, and family room with fireplace.

Rochelle Maize310-968-8828

NOURMAND & ASSOC.

www.rochellemaize.com

341 S CLARK DR

Open11-2

\$6,995

3+3SPANISH

NEW



341 S CLARK DR

Charming Spanish 3 bed 3 bath in Beverly Hills open floor plan with living room updated kitchen master up with Walk in closets 2 bedrooms down Aprx 2500 sf lovely yard with pool and 2 car garage that drives through to alley.

MLS#18-405758

Valerie Fitzgerald310-285-7515

COLDWELL BANKER BHN

Dshwshr,Fridg

02Beverly Hills Post Office

Single Family


1200 SHADYBROOK DR

Open11-2

\$2,995,000

4+4CONTEMPORARY

NEW



SPACIOUS SINGLE STORY IN PRIME BHPO

Spacious single-story in prime BHPO on 10,000+ sq. ft. lot. Foyer w/ high ceilings & well-appointed floorplan all on one level. Sophisticated finishes, wood floors, exposed, wood-beamed ceilings, arched doorways. Living room, den and 2 bedrooms have direct backyard access through French doors. Enjoy the epitome of SoCal indoor/outdoor living on private patio & grassy gardens. Master Suite w/ dual bathrooms & walk-in closet. Additional living areas include breakfast nook, dining & laundry room.

MLS#18-403596

Marc Noah310.968.9212

SOTHEBY'S

1200shadybrookdr.com

1648 N BEVERLY DR	Open	11-2	NEW
\$2,395,000	4+4	MEDITERRANEAN	




INCREDIBLE MEDITERRANEAN COMPOUND WITH A GUEST HOUSE !!!

Beautiful Med. architecture abounds with dramatic vaulted and beamed ceilings in the great room and library. The main house consists of 2 bedrooms, 2 full baths, a library (could be 3rd bedroom), den, dining room, sun room, kitchen, grand living room, and a powder room. The guest house has a full kitchen, 1 br., 1 full ba., living room, washer & dryer, and a large private outdoor patio. The home and guest house were renovated in recent years with high end materials. The house of dreams...

MLS#18-405114
Tracey Hannum 310-488-3836
NELSON SHELTON REAL

BBQ,Cbl,Dshwshr,Dryer,Grbg Disp,Other

1432 N HARRIDGE DR	Open	11-2	rev
\$4,399,000	4+4	2sty-MODERN	




A VIEW TO LIVE FOR!

The best unobstructed views & refreshing ocean breezes. Renovated designer home with high ceilings, oak flooring, two fireplaces, kitchen with Miele appliances, Silverwave marble, Blizzard white Quartz, walnut cabinets, Sonos sound & cameras controlled from your phone. This 4 bedroom, 4 bath home features 3,060 sq. ft. of which 1,000 sq. ft. is the master suite! The most incredible illuminated glass railed rooftop deck with 360 degree views & set up with speakers/sound for entertaining.

MLS#18-378714
Paul Wylie 323-515-9585
LAMERICA REAL ESTATE

Dshwshr,Frzr,Grbg Disp,Hood Fan,Micro

10022 WESTWANDA DR	Open	11-2	NEW
\$1,795,000	3+2.5	CONTEMPORARY	




RENOVATED CONTEMPORARY IN BENEDICT CANYON

Beautiful 3bed+2.5bath in Benedict Canyon. Renovated and filled with light. Outdoor space on every level. Open kitchen, floor to ceiling windows in living area, raised dining area, powder room, office and laundry room. Oversized master suite. Beautifully done master bath w/ steam shower. Large patio off master and balcony that connects both guest rooms. Large roof deck to host a party or enjoy canyon views. 2 car attached garage. Perfect retreat and wonderful for entertaining. Open Tues 11a-2p.

MLS#18-316730
Areeal Randall 3105032915
COLDWELL BANKER BHN

2241 BETTY LN	Open	11-2	rev
\$3,999,000	5+5	OTHER	




REMODELED PRIVATE ESTATE WITH GUESTHOUSE

Just minutes from the Beverly Hills Hotel, awaits your very own private resort that's perfect for CA living, entertaining or just relaxing. This beautiful one-level 5 bed, 5 bath estate was remodeled to the 10s, including a fabulous open chef's kitchen. Every room offers expansive views overlooking the pool and surrounding treetops in "Slim Aarons" fashion.

MLS#18-316730
Branden & Rayni Williams 310.691.5935
HILTON & HYLAND

Williams & Williams Estates Group

9584 HIDDEN VALLEY RD	Open	11-2	red
\$11,999,000	5+6	ARCHITECTURAL	




GUARD-GATED CELEBRITY ENCLAVE IN BHPO

Edwin Fields A.I.A Contemporary Compound sited on 40,000+ sq.ft. lot in the exclusive guard-gated celebrity enclave of Hidden Valley. A spacious living room with direct patio access, eat-in kitchen, 2000-book library, large luxurious master suite, 4 additional BR, & generous office can be found amongst the apx. 6,000 sq.ft. of total living space. The park-like grounds feature expansive lawns with room for tennis court, mature fruit trees, solar-heated pool, 2-car garage, & large motor court.

MLS#18-384640
Juliette Hohnen 323.422.7147
DOUGLAS ELLIMAN

Co-listed w/ Jade Mills 310.285.7508

1129 ANGELO DR	Refresh.	11-2	rev
\$2,995,000	3+2	MID-CENTURY	



RESTAGED AND PRICED TO SELL!

The perfect pied-à-terre w/walls of glass, natural light, clean lines & high ceilings. Completely remodeled pvt oasis by Grant Kirkpatrick AIA, set behind steel doors. Beautiful LR w/dramatic open FP, gallery skylight, & great walls for art. Den/family rm w/surround snd, grmt kit w/lg dining area, master ste w/marble bath +2 add'l BRs. Fantastic backyard w/sparkling pool - the perfect indr/outdr experience. On one of the most prestigious streets, in one of the most sought-after neighborhoods.

MLS#18-362520
Kurt Rappaport 310-860-8889
WEA

Blt-Ins,Dshwshr,Frzr,Hood Fan,Rng/Ovn

02 Beverly Hills Post Office

Lease

9577 LIME ORCHARD RD	Open	11-2	red
\$7,950,000	8750000 5+7	TRADITIONAL	



GREAT NEW PRICE! READY TO BE SOLD!

Enchanting 1+ acre estate with breathtaking treetop canyon views, tucked away on a quiet cul-de-sac of the exclusive guard gated celebrity community of Hidden Valley. Designed by architect Peter Choate with a classic 2 story entry with sweeping staircase, formal living room with FP, formal dining rm, paneled library, media room with bar and wine closet. Chef's gourmet eat-in kitchen with top appliances, open sitting area and French doors leading to the backyard.

MLS#18-343686
Brett Lawyer 310.858.5402
HILTON & HYLAND

9577LimeOrchard.com

2660 BENEDICT CANYON DR	Open	11-2	NEW
\$25,000	5+7	TRADITIONAL	



MILLIONAIRE'S ROW ESTATE. FULLY FURNISHED

5 bd/7 ba, 6400 sqft, Gated, 2.2 Acre Compound. Sizable motorcourt which allows parking for up to 20 cars. Private, 1st floor Master Retreat with Dual Baths and generous walk-in closets, plus huge guest Bedrooms to sleep many. Oversized living room, dining room, family room and spacious kitchen. Pool+Spa w/50ft waterfall..plus, Sauna, BBQ & Cabana. Other features include: HWfloors & 3 glass-rock fireplaces, Office/Study & Terrace. Pool-side 2nd bedrm. Upstairs JR Master & 4th bedrm wing.

MLS#18-390996
Roger Perry 310-600-1553
RODEO REALTY - BH

www.RogerPerry.com

9505 HIDDEN VALLEY RD	Open	11-2	592F1	red
\$4,495,000	5+6	CONTEMPORARY		



BEST VALUE IN BHPO!

The best value in the Beverly Hills Post Office is in the sought after 24 hour guarded celebrity enclave of Hidden Valley Estates. 5 bedrooms 6 baths with over 5,193 square feet of living space on close to a half acre corner lot. Impressive long driveway leading to the front entrance with a separate electric back gate for day to day usage. This beautiful remodeled home has a terrific open floor plan, stunning glass windows and doors looking out to the gorgeous gardens, pool & lounge areas.

MLS#18-375234
Juliette Hohnen 323.422.7147
DOUGLAS ELLIMAN

Co-listed w/Christophe Choo

2428 BOWMONT DR	Open	12-2	rev
\$11,950	4+4	MID-CENTURY	



MID-CENTURY WITH PRIVATE & LUSH GROUNDS

Mid-Century modern designed by Donald Perry Polsky, FAIA, a protégé of Richard Neutra. This light-filled private home features hardwood floors throughout, a gourmet kitchen with new Viking appliances and black linen granite countertops. This contemporary jewel box continues with the large master bedroom suite with walk-in closet and living room with fireplace & sliding glass pocket doors opening to the expansive private backyard with firepit, pool and serene canyon views.

MLS#18-393084
Rochelle Maize 310-968-8828
NOURMAND & ASSOCIATE

www.2428Bowmont.com

03 Sunset Strip - Hollywood Hills West

Single Family

9141 THRASHER AVE	Refresh.	11-2	NEW
\$11,999,995	4+4	3sty-ARCHITECTURAL	




STUNNING ARCHITECTURAL IN THE BIRD STREETS

Completely remodeled in 2018 w/the highest quality finishes, this Contemporary Masterpiece has explosive city to ocean views from every room. Located on a quiet street in the Bird Streets, this house was built for entertaining. High ceilings, open floor plan, expansive living rm, built-in bar & walls of glass lead to a remarkable outdoor deck w/resort-style pool & spa. The crown jewel of this home is the master suite, w/patio, fp, walk-in closet, lounge w/bar, Zen garden, & sumptuous bath.

MLS#18-404752
Jade Mills/Mary Hellmund 310-285-7508
COLDWELL BANKER

Blt-Ins,Cbl,Dshwshr,Dryer,Elvtr

1723 RISING GLEN RD	Open	11-2	NEW
\$9,995,000	4+6	CONTEMPORARY	



GATED SUNSET STRIP CONTEMPORARY

Located high above the Sunset Strip, this stunning 5,520SF gated contemporary embodies California Luxury while offering the utmost privacy. Soak in city-to-ocean views in the tranquil backyard retreat. Extensive designer upgrades performed by current owner bring this home to a new level of luxury.

MLS#18-404218
Joshua & Matt Altman 3108193250
DOUGLAS ELLIMAN

1730 RISING GLEN RD	Open	11-2	NEW
\$9,980,000	5+7.5	1sty-MODERN	



EXCLUSIVE, EXTRAORDINARY & EXCITING

Unrivaled new construction single level home with 14 ft. high ceilings and 6,137 sq. ft. of open floor living space. This special home features 5 en-suite bedrooms and 7.5 baths, game room, screening room, Crestron Home Automation, office/study, salt water pool & spa, custom seating with fire pit and built in BBQ area in the back for entertaining. The gourmet kitchen features Gaggenau & Miele appliances, Black Mirage Leather Quartzite island large enough to seat 7. This is a must see home.

MLS#18-403690
Paul Wylie 323-515-9585
LAMERICA REAL ESTATE

Dshwshr,Frzr,Grbg Disp,Hood Fan,Micro

8027 FLORAL AVE	Open	11-2	NEW
\$7,495,000	9+11	MEDITERRANEAN	



TWO HOME COMPOUND WITH SWEEPING VIEWS OF LA

Privately sequestered at the end of a private driveway with an entertainers yard an outdoor kitchen and large swimmers pool. The first home is apx 6,000 square feet with 5 bedrooms + 6.5 baths and the second home is apx 3,400 square feet with 4 bedrooms + 4.5 baths, both beautifully designed and built in 2013. Off street parking for over 15 cars behind gates. Homes can be sold separately. Has the potential to bring in amazing rental income which it has in the past.

MLS#18-402882
David Kramer 310-691-2400
HILTON & HYLAND

www.davidkramer.group

7651 WILLOW GLEN RD	Open	11-2	NEW
\$4,995,000	4+4	MEDITERRANEAN	




This gated, nearly two-thirds-of-an-acre estate boasts extreme privacy and resort-style living, just moments away from the heart of Hollywood. Past a beautiful palm tree-lined entry with fountain, the stately front doors open to a dramatic turreted foyer with wood-beamed vaulted ceilings. On the ground level is the formal living and dining room, gourmet chef's kitchen with cozy breakfast nook, oak-paneled den with classic bar and guest bedroom or office.

MLS#18-400806
Natasha Barrett 3108742302
THE AGENCY

BBQ,BltIns,Dshwshr,Dryer,Grbg Disp,Other

9146 ST IVES DR	Open	11-2	NEW
\$3,999,000	4+5	CONTEMP MED	



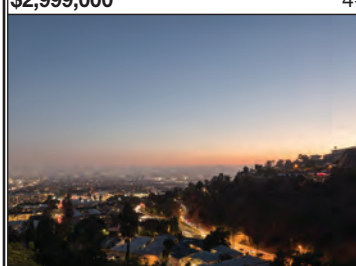
CONTEMPORARY MEDITERRANEAN SITED ON PRESTIGIOUS ST IVES DR

A charming courtyard welcomes you & leads you into a light-filled living space featuring high vaulted ceilings, hwd flrs, expansive picture windows & an open flow gourmet kitchen. The spacious master br includes dual baths, a lge walk-in closet & a pvt balcony overlooking the sparkling pl & tree top views. 3 additional en-suite bdrms can be configured as an office, a guest room or gym/meditation den. This property offers a great remodel opportunity for an end-user or a developer. Prime location!

MLS#18-405048
Marcia Glow 310.404.4807
COLDWELL BANKER RESI

Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

8031 FLORAL AVE	Open	11-2	NEW
\$2,999,000	4+5	MEDITERRANEAN	



HOLLYWOOD HILLS MEDITERRANEAN

Gated compound is perched in a beautiful lush setting on the top of a hill which boasts spectacular unobstructed city to ocean views. The private villa features an open floorplan with high ceilings, hardwood floors, French doors and stone fireplaces. Four large bedrooms and four and half baths. Must be sold in conjunction with 8027 Floral Ave and it will not be sold separately. Also listed for sale with 8027 Floral Ave for \$7,495,000 for both.

MLS#18-402878
David Kramer 310-691-2400
HILTON & HYLAND

www.davidkramer.group

2150 RIDGEMONT DR	Open	11-2	NEW
\$1,399,000	2+2	MID-CENTURY	




Exceptional mid-century modern w/breathtaking views. Sun-drenched 2/2 has a split floorplan w/suites on either side of the open-concept living spaces. Renovated & lovingly cared for with no expense spared. Kitchen boasts Liebherr fridge, Bosch dishwasher, range & Miele hood. Master bath w/ Italian stone tile & top-of-the-line fixtures. Peaceful & private. New Milgard windows, doors & sliders, gutters, tankless water heater, built-in closets, LG stacked w/d, too many extras to list!

MLS#18-403690
Jennifer Eckert 323-543-3697
NOURMAND & ASSOC.

Blt-Ins,Cing Fan,Dshwshr,Dryer,Grbg Disp

6864 PACIFIC VIEW DR	Open	11-2	NEW
\$1,050,000	2+1		

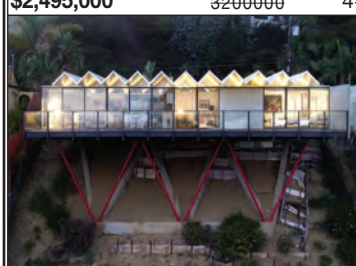


Nestled in the Hollywood Hills with spectacular views of the valley and Hills. Step into a beautiful bright home with loads of windows and open space. The home is set on 2 levels the large kitchen which opens to living room and dining room on the top floor along with a bright bedroom and bath.. It has an extra storage area, plus a finished one car garage. The serene private setting is just gorgeous. Minutes to the studios, Hollywood, Valley, the Westside and runyon canyon. A must see.

MLS#18-404474
Shelene Atanacio 323-487-0779
NEST SEEKERS

Dshwshr

2081 SUNSET PLAZA DR	Lunch	11-2	red
\$2,495,000	3200000	4+6 3sty-MID-CENTURY	




REDUCED 700K TO SELL PULLED PERMITS CONSTRUCTION BIDS AVAIL

Reduced over \$700k to sell! Welcoming art collectors, end-users & developers to this published mid-century masterpiece. Approved plans and pulled permits for a 3,300 sq. ft. addition, designed to pay homage to the original design by incorporating Richard Banta's iconic pleated roof, steel stilts & post and beam design. Per city, permits may be extended for up to 2 years. Construction bids begin at \$1.3M. Buyer may request a Dropbox folder with plans, bids, renderings & more.

MLS#18-391358
Julia Delorme 310-729-1649
SOTHEYBY'S SUNSET

2081sunsetplaza.com

8045 BULWER DR	Open	11-2	red
\$1,855,000	4+5	3sty-CONTEMPORARY	




LARGE SINGLE FAMILY HOME WITH CANYON VIEWS!

Attention investors and entertainment industry creatives! Surrounding parcels are owned by the SM Conservancy, providing the upmost in privacy. Bulwer Drive was recently paved and lighting installed with only one other home that shares this road. Grand entry foyer that leads to open living area with incredible canyon views. The large chef's kitchen is complete with six-burner Wolf range with double ovens and large Sub-Zero refrigerator. Four generously-sized bedrooms plus an office.

MLS#18-385124
Tom Scrocco/Randy Isaacs 310-694-6123
DOUGLAS ELLIMAN

www.8045BulwerDr.com

8041 BULWER DR	Open	11-2	red
\$1,795,000	4+4	3sty-CONTEMPORARY	



LARGE SINGLE FAMILY HOME WITH CANYON VIEWS!

Attention investors and entertainment industry creatives! Surrounding parcels are owned by the SM Conservancy, providing the upmost in privacy. Bulwer Drive was recently paved and lighting installed with only one other home that shares this road. Grand entry foyer that leads to open living area with incredible canyon views. The large chef's kitchen is complete with six-burner Wolf range with double ovens and large Sub-Zero refrigerator. Four generously-sized bedrooms plus an office.

MLS#18-385118
Tom Scrocco/Randy Isaacs 310-694-6123
DOUGLAS ELLIMAN

www.8041BulwerDr.com

1424 RISING GLEN RD	Open	11-2	rev
\$7,950,000	4+5	CONTEMPORARY	



SET ON WEST HOLLYWOOD'S RISING GLEN ROAD

Minutes from the Sunset Strip, conveniently located next to high-end retail shopping and fine dining. This gated 4,860SF modern jewel box embodies luxury California lifestyle. Constructed in 2016 with carefully selected materials and smart living systems. Extensive glazing fills the interiors with natural lighting for quintessential indoor / outdoor living.

MLS#18-400338
Tyrone McKillen 949.212.8721
HILTON & HYLAND

TyroneMcKillen.com

1820 RISING GLEN RD	Open	11-2	rev
\$6,750,000	3+3	CONTEMPORARY	



NEW PRICE, UPPER RISING GLEN OPPORTUNITY

Opportunity awaits on the largest lot on famed Rising Glen Rd! Sited on prized upper Rising Glen, behind gates and up a long, private drive sits abounding potential. This rare gem on a 52,000+ sq. foot lot offers ultimate privacy along with city & ocean views and is being offered for the first time in over 18 years. A sizeable flat pad, R15 zoning, exempt from any CC & R height restrictions, a spacious pool and grassy backyard truly give your buyer boundless possibilities.

MLS#18-384510
Helbling / Perry 310-849-2485
PACIFIC UNION

2231 SUNSET PLAZA DR	Open	11-2	rev
\$4,795,000	4+5	MODERN	



HAVE YOU EVER DREAMED OF BEING KING OF THE HILL?

Now is your chance with this striking architectural estate atop the world-renowned Sunset Plaza and sitting on .84 acre of land. Perched above the prestigious Bird Streets, this modern 4 bed, 5 bath home is newly remodeled and offers 180-degree panoramic jetliner views from the downtown to the ocean. With an open floor plan, skylights and floor-to-ceiling windows, this hilltop gem offers seamless indoor-outdoor living and all day sun. Your throne awaits...

MLS#18-372064
T. Wright B. Williams 310.804.9693
HILTON & HYLAND

Williams & Williams Estates Group

1447 QUEENS RD	Open	11-2	rev
\$3,595,000	2+3	ARCHITECTURAL	



HOLLYWOOD REGENCY GLAMOUR

Built by Robert Woolf w/ partner, John Woolf. Tim Corrigan artful restoration. Gated courtyard w/ fountain. Classic foyer w/ marble flrs. Sitting rm w/ FP. Master w/ marble showcasing lux hardware. Exquisite powder w/ brass fixtures & medallion marble flr. Original staircase to salon w/ FP & city views. Euro kit w/ top-of-the-line appliances. 2nd master suite w/ marble bath. Pool & outdoor kit/BBQ. Finished garage/gym/screening rm w/ epoxy marble flrs. Rare opportunity to own Hollywood Regency!

MLS#18-399394
Linda May 310.492.0735
HILTON & HYLAND

Co-listed w/ Steve Frankel

9350 SIERRA MAR DR	Open	12-2	rev
\$1,995,000	4+4	MID-CENTURY	



BIRD STREET VIEWS!

Spectacular sumptuous mid-century post & beam view house in the Bird Streets neighborhood off lower Doheny Drive & world renowned Sunset Strip. Recently redone floors, new windows, carpet and paint. City lights & canyon views from all 3 levels of this classic hillside house. Gourmet granite remodeled kitch opens to bright light living room w/ fireplace & a dining room w/ expansive city lights views. Large view decks for outdoor entertaining on all 3 levels open from all public rooms & bedrooms.

MLS#18-392764
Ron Holliman 3102706682
COLDWELL BANKER BH N

N. Doheny Dr. N. of Sunset to Sierra Mar

1821 SUNSET PLAZA DR	Open	11-2	rev
\$1,495,000	2+3	MID-CENTURY	



DRAMATIC MID CENTURY A-FRAME WITH PANORAMIC VIEWS

Enticing architectural lines. Striking city & ocean views, soaring ceilings w/unlimited potential & room for expansion. The entire back of this home is floor to ceiling glass that takes full advantage of the city lights view. Wonderful flow for entertaining w/expansive living room w/two story ceiling & loft. Large deck outside makes this a wonderful home, perfect for entertaining. Stunning one of a kind home in the perfect Sunset Strip location. Totally private from the street. 2 car garage.

MLS#18-405656
Kirk Frieden 3108498822
COLDWELL BANKER

Dshwshr,Grbg Disp, Micro,Rng/Ovn,Fridg

03 Sunset Strip - Hollywood Hills West

Condo / Co-op

9255 DOHENY RD #805	Open	11-2	NEW
\$3,295,000	2+3	CONTEMPORARY	



RARE 2 BEDROOM LAYOUT

Rarely offered original layout with 2 bedrooms, 2.5 baths. Remarkable opportunity to own in the most sought after location in Los Angeles. Enjoy the lovely residential setting from this 8th floor NE corner unit with treetop views and absolutely no city noise. Floor to ceiling glass in every room opens out to the generous 350 square foot terrace stretching over 40 feet across. Updated kitchen and baths make this unit the perfect opportunity.

MLS#18-376472
Joshua Greer 310.717.3700
HILTON & HYLAND

JoshuaTGreer.com

9255 DOHENY RD #1404	Open	11-2	592G6	NEW
\$2,875,000	1+2	CONTEMPORARY		



BEST BUY IN SIERRA TOWERS

Turn-key pied-a-terre with spectacular city views. Bright and sunny with huge terrace, open kitchen and an expanded master suite. Do not miss this exceptional opportunity to buy into the best location in Los Angeles at an outstanding value.

MLS#18-403810
Joshua Greer 310.717.3700
HILTON & HYLAND

JoshuaTGreer.com

7949 SELMA AVE, UNIT 21	Open	11-2	NEW
\$799,000	2+2	3sty-MID-CENTURY	



GORGEOUS REMODELED TOP FLOOR UNIT!

Chic, redone top floor unit in a classic mid-century building! No common walls, 3 exposures for maximum views! Contemporary kitchen with Bosch appliances, gorgeous updated bathrooms, ebonized oak floors, upgraded electrical; large master bedroom suite with downtown views, newer double-paned windows throughout, newer dedicated 30-ton Payne HVAC on roof, laundry in unit, large closets, 2 side by side parking spaces, sparkling pool, security features throughout the building.

MLS#18-405098
Kathy Gura 323-356-4740
KELLER WILLIAMS HH

pool, spa, ss appliances, microwave, fridge

7960 SELMA AVE #209	Open	11-2	NEW
\$549,000	1+1	MID-CENTURY	




MID-CENTURY CONDO IN ARCHITECTURAL BUILDING

Stylish Mid-Century Condo in an Architectural building at the base of the Hollywood Hills. This charming unit features an open floor plan, high ceilings and oversized windows to allow that year-round California natural light. You will find yourself having it all in this unit; spacious living room, Master Bedroom with walk-in closet, private patio that's accessible through bedroom and living room, and built-in kitchen appliances. Building features community pool, laundry area and low HOA fees.

MLS#18-405098
Brian Courville/JB Fung 323-315-7463
PACIFIC UNION INTERN

Blt-Ins, Dshwshr, Grbg Disp, Rng/Ovn, Fridg

9255 DOHENY RD #1702-04-06	Open	11-2	rev
\$15,495,000	0+0	CONTEMPORARY	



5,600 SQ FT BLANK CANVAS

Half Floor at Sierra Towers. Stretching corner-to-corner, with over 150 feet of frontage. Three exposures with unobstructed views facing South, East and West. A blank canvas of voluminous raw space, offering the opportunity to create a custom masterpiece in one of the most spectacular settings in the world. 10' finished ceilings possible. A rare and exceptional offering for the most discerning visionary buyer.

MLS#18-351062
Joshua Greer 310.717.3700
HILTON & HYLAND

JoshuaTGreer.com

1230 HORN AVE #409	Open	11-2	rev
\$599,000	1+1	CONTEMPORARY	



GREAT LOCATION! LARGE 1 BEDROOM W/ DEN

***Located just above the Sunset Strip in West Hollywood. This spacious one bedroom/ one bath plus den condo is conveniently located within walking distance to some of the most desired restaurants, shops and nightlife in WeHo. The unit features an open floor plan, new appliances including refrigerator, oven/stove, microwave and dishwasher as well as recessed lighting throughout, large walk-in closet, tiled gas fireplace, in-unit washer/dryer & one assigned parking space in garage.


MLS#18-396622
Stephen Hanks 615-513-1153
KELLER WILLIAMS- LF

Dshwshr, Dryer, Grbg Disp, Micro, Rng/Ovn

04 Bel Air - Holmby Hills

Single Family

10471 SANDAL LANE	Open	11-2	NEW
\$5,995,000	5+8	MODERN	



UNBELIEVABLE VIEWS // UNBEATABLE VALUE.

New adaptation of mid-century modern architecture takes full advantage of the dramatic mountain views surrounding the private East Gate site. The steel & concrete structure is wrapped in floor to ceiling glass, while high ceilings float above light & open rooms that extend outside through walls of pocket doors. The infinity pool & spa, movie theater, steam room, 945 bottle wine cellar, control 4 technology, & substantial gated parking & privacy on a cul-de-sac street complete this zen retreat.

MLS#18-405862
Rutstein + Phebus 310-866-6052
COMPASS

www.BelAirModern.com

1263 CASIANO RD	Open	11-2	NEW
\$1,749,000	5+5	TUDOR	



BEST VALUE IN BEL-AIR!

Impeccably maintained. LR & FR feature beamed ceilings. DR, breakfast area, and cook's kitchen are beautifully integrated. Spacious bonus suite (entry, bedroom & bath) & huge 3-car direct access garage are steps away. Lower level: master suite w/3 generous walk-in closets & elegant bath. Three additional bedrooms, 2 full baths & large laundry room complete floor. Highly-ranked public and private schools nearby. Minutes from shopping, cultural, and medical institutions.

MLS#18-359416
Bret Parsons 310-497-5832
PACIFIC UNION INTERN

1263Casiano.pacunionla.com

433 BELLAGIO TER	Open	11-2	red
\$5,495,000	4+6	CONTEMPORARY	



PRICED AMAZINGLY WELL! WARM CONTEMPORARY RETREAT WITH VIEWS

Remodeled Contemporary retreat located on a quiet cul-de-sac street in lower Bel Air. Perched on a hilltop site w/fabulous city views, this light & bright home has been meticulously restored & remodeled. Soaring vaulted & beamed ceilings, beautiful hardwood floors, gourmet kitchen, family room w/bar, large dining room, & walls of glass throughout with rooms awash in natural light. Tremendous master suite & three family bedrooms upstairs. Resort-style backyard with pool, spa, firepit, & patios.

MLS#18-367898
Jade Mills 310-285-7508
COLDWELL BANKER

Blt-Ins, Dshwshr, Dryer, Frzr, Grbg Disp

629 CASCADA WAY	Open	12-2	rev
\$4,395,000	4+5	TRADITIONAL	



ABSOLUTELY MAGICAL HOME IN LOWER BEL AIR!

This Colonial Traditional will capture your heart, this home speaks "east coast" perfection. All white & beautifully remodeled with formal living room w/ fireplace, breakfast area, open kitchen - family room with fireplace, w/ French doors from all rooms open to huge flat yard w/ pool, dining/ lounge areas- surrounded by lush landscaping. 2 add'l family bedrooms upstairs, 2 baths & a master suite w/ fireplace, large white Carrera marble bath/steam shower and the perfect "dreamy" walk in closet.

MLS#18-388400
Valerie Fitzgerald 310-285-7515
COLDWELL BANKER BHN

Blt-Ins, Dshwshr, Dryer, Rng/Ovn, Fridg, Othr

11284 CHALON RD	Lunch	11-2	rev
\$2,595,000	5+4.5	3sty-CONTEMPORARY	



FANTASTIC OCEAN VIEWS IN LOWER BEL AIR!

Situated in prime lower Bel Air through the West gate North of Sunset, this fantastic 5 bedroom/4.5 bath 3,542 sq ft (approx.) view property home has been remodeled as of March 2015. Brand new kitchen, bathrooms w/ granite counters and mosaic glass tile. All new top-of-the-line stainless steel appliances including a wine refrigerator and bar refrigerator/ice maker. Beautiful new sliding doors in the huge "great room".

MLS#18-389374
Gwen Fritzing 310-622-7421
PACIFIC UNION INTERN

Blt-Ins, Dshwshr, Dryer, Grbg Disp

05 Westwood - Century City

Single Family

1338 COMSTOCK AVE	Open	11-2	NEW
\$2,599,000	4+3	TRADITIONAL	



WONDERFUL TRADITIONAL LOCATED ON A GORGEOUS TREE LINED ST

One of the most highly sought after areas in desirable Comstock Hills! This hard to find 4BD/3BA is on a lg lot of approx. 9000 s.f. and includes a charming guest house. Family sized living room w/ fireplace & lovely dining room, both w/ bay windows & tree top views. Sunny windowed kitchen & breakfast area w/ garden views. Close to Beverly Hills, Holmby Hills, UCLA/Westwood Village, the Westfield Century City Mall, world famous hotels and one of the neighborhood's favorite cafes, Clementine!

MLS#18-404452
Vahn Alexander 310.345.3378
BERKSHIRE HATHAWAY

2110 PARNELL AVE	Open	11-2	NEW
\$2,349,000	4+4	2sty-MEDITERRANEAN	



HOME FOR THE HOLIDAYS! NEW WESTWOOD LISTING!

ENJOY THE AMBIANCE OF A SEASONED, CA. NATIVE FRONT GARDEN AS YOU ENTER THIS WARM, 2-STORY MEDITERRANEAN FAMILY HOME WITH 4 BEDROOMS; 4 BATHS; HOME OFFICE/CONVERTABLE BEDROOM; GRAND LIVING ROOM; LARGE FLY RM; COOK'S GOURMET KITCHEN W/BREAKFAST AREA; FORMAL DINING RM; HARDWOOD FLOORING; SPACIOUS MASTER SUITE W/ FIREPLACE AND PRIVATE MIRANDA; LONG, GATED PRIVATE DRIVE LEADING TO 2-CAR GARAGE; YARD HAS LG. PATIO & GRASS AREA.

Margery Chirchick 3109271049
RODEO REALTY BH

washer/dryer/refrigerrator

10375 WILSHIRE BLV, UNIT 5F	Open	11-2	NEW
\$1,295,000	1+3		



CHIC WILSHIRE CORRIDOR PIED-À-TERRER

For More Information please visit ArenRE.com

Aren Afsharian 310.200.9323
HILTON & HYLAND

HiltonHyland.com

1035 WESTHOLME AVE	Open	11-2	red
\$3,995,000	5+5	MEDITERRANEAN	



STUNNING CONTEMPORARY MEDITERRANEAN 5BD/4.5BA SHOWPIECE

Stunning Contemporary Mediterranean 5BD/4.5BA Entertainer's showpiece in the coveted Little Holmby neighborhood. Wonderfully updated w/ a desirable floor plan feat indoor/outdoor entertaining spaces, bright formal living room w/ fireplace, formal dining, Cook's kitchen w/ island & SS Viking appliances, 2nd living w/ fireplace & French doors to pvt patio, oversized master suite up w/ his & her walk-in closets, 2 BRs on main level, 2 addtl BRs down & cedar wine cellar. Direct entry 2 car garage.

MLS#18-377900
ST. JAMES + CANTER 310.291.1029
BERKSHIRE HATHAWAY

WWW.STJAMESCANTER.COM

05 Westwood - Century City *Condo / Co-op*

10750 WILSHIRE #1504	Open	11-2	NEW
\$2,970,000	3+4	CONTEMPORARY	



STUNNING HIGH-RISE CONDO WITH PANORAMIC VIEWS

Recently renovated, this three bed, four bath home offers just over 2,700 square-feet of luxury living space, located on the 15th floor of the distinguished Westford Building. An entertainer's dream, the open floor plan allows for easy flow throughout, with views of the Santa Monica Mountains, Century City and Pacific Ocean. Dine-in with guests as the sun sets across the ocean or relax in the living room in front of the fire watching the city lights twinkle below.

MLS#18-398430
Tyrone McKillen 949.212.8721
HILTON & HYLAND

TyroneMcKillen.com

10373 ALMAYO AVE, UNIT 201	Refresh.	11-2	NEW
\$749,000	2+2.5	CONTEMPORARY	



LUXURY LOW-RISE WESTWOOD-CENTURY CITY CONDO

SUBURBIA IN THE CITY! Light, bright and spacious front facing luxury condo on quiet tree-lined street in Century City. Open floor plan with high ceilings and tree top views. LR with fireplace and balcony opens to formal DR. Updated modern kitchen with breakfast nook. Two spacious BR suites with large closets. In unit laundry. Coveted Westwood Charter School district. Rancho Park Golf Course, Cheviot Hills Rec Center, Century City mall, Beverly Hills and UCLA are all close. Enjoy LA at its finest

Christin Moses 310-489-5530
BERKSHIRE HATHAWAY

Bit-Ins,Dshwshr,Grbg Disp

10380 WILSHIRE #1904	Open	11-2	rev
\$3,750,000	3+4	ARCHITECTURAL	



ICONIC LA TOUR

Views beyond compare from this amazing unit at iconic LA Tour. Resting high atop on the south side of the building there is a quiet zen-like atmosphere with spectacular views of the ocean and coastline, Century City, LA Country Club, and Downtown LA. Originally three bedrooms remodeled to two bedrooms and an office. The building's amenities include valet parking, concierge, pool, gym, library and so much more all at a fabulous price.

MLS#18-397550
Su-Z Schneider 310 779 3795
PACIFIC UNION INTERN

10380wilshireblvd11904.pacunion.la

10776 WILSHIRE #301	Open	11-2	rev
\$2,899,999	2+2.5	CONTEMPORARY	



STUNNING RESIDENCE AT THE CARLYLE


Incredible opportunity to own at The Carlyle, Wilshire Corridor's most premier building. Stunning residence surrounded by tree top views, reminiscent of NYC's Central Park. Direct entrance elevator opens to 11 ft ceilings, gleaming hardwood floors and floor to ceiling windows. Living room features fireplace and opens to formal dining room. Chef's kitchen has Miele appliances, center island and eat-in area. Spacious master with sitting area and enormous closet. Bonus screening room.

MLS#18-395160
David & Anna Solomon 424-400-5905
THE AGENCY

www.TheCarlyle301.com

06 Brentwood *Single Family*

2333 MANDEVILLE CANYON RD	Open	11-1	NEW
\$13,499,000	6+7.5	3sty-NEW PROJECT	



TREND-SETTING LOWER MANDEVILLE CONTEMPORARY FARMHOUSE 2018!!

Brand-new gated estate. A unique blend of woods, metals, stones +surfaces make this exciting & sophisticated Smart home one not to miss! Just some of the features include: state-of-the-art chef's kitchen; library w built-in cabinetry +custom sliding barn doors; enormous dining room +double butler's pantry; 2 guest/maids suites; Stunning Master Ste +lux bath; 3 guest suites +family room loft; pool/spa. Extraordinary basement w custom bar, game area, theatre, wine room/cellar, gym +steam room.

Susan Stark 310.345.7450
PACIFIC UNION

2333Mandeville.com

1824 OLD ORCHARD RD	Open	11-2	NEW
\$8,249,000	6+7	TRADITIONAL	



BIRD STREETS IN BRENTWOOD

This warm contemporary, new construction is an achievement of style and design. Located in a premier Brentwood location, this home offers extraordinary unobstructed views from the San Gabriel Mountains to Downtown Los Angeles and the ocean. Featuring a chef's kitchen, open living and family room, contemporary finishes, big-screen theater, wine cellar, bar, zero edge pool, spa, and barbecue. This is one of the most spectacular properties to come to the market in Brentwood.

MLS#18-404966
S.Arana M.Umamsky 310-926-9808
THE AGENCY

www.TheAgencyRE.com

232 AVONDALE AVE	Open	11-2	NEW
\$6,485,000	4+4.5		



A RARE FIND IN BRENTWOOD PARK

This 1930's Spanish provides the perfect palette to create your own forever home. Tucked away from the street behind a privacy wall and whimsical olive trees, the classic era design enjoys a completely flat, usable lot with ample space to enjoy the best of California indoor-outdoor living. Currently setup as a 4 bed 4.5 bath layout, this home presents an ideal canvas for one to expand and update to today's style of modern living.

M Partridge J Alexander 970.710.1665
HILTON & HYLAND

ALEXANDERPARTRIDGE.COM


523 N BONHILL RD

Open11-2

\$5,595,000

5+7TRADITIONAL

NEW



EXCEPTIONAL NEW TRADITIONAL ON CHERISHED BONHILL ROAD.

Exceptional, refined new Traditional. Major ground up construction with soaring two-story foyer and light-filled open flow. Wonderful home for entertaining, with expansive living, dining and great rooms. Gourmet kitchen. Master suite with spacious volume. Three additional bedrooms up, all with ensuite baths. Separate pool house cabana/yoga retreat. A serene, oasis, blending indoor/outdoor living, comfort, and unparalleled design.

MLS#18-405246

Todd Baker3108011475

COLDWELL BANKER RESI

www.523NorthBonhill.com

1095 N KENTER AVE

Open11-2

\$2,650,000

2+2ARCHITECTURAL

red



CRAIG ELLWOOD/JAMES TYLER FAIA
1958/2018

Originally completed in 1958, and now restored under the guidance of James Tyler, Ellwood Associate, The Smith House continues to be a beacon in showcasing mid-century modern architecture. Widely published, the house's impact as described in Architectural Review: "Periodically there comes to light a building that-what-ever it's other merits-seizes the attention by the way it exemplifies or dramatizes some aspect of modern architecture. Such a structure is the hillside house in CA by Craig Ellwood."

MLS#18-380838

Frank Langen3109633891

DEASY PENNER & PARTN

homeasart.com

510 N KENTER AVE

Open11-2

\$4,495,000

5+4.5

NEW



PRIVATE OASIS AWAITS!

Rare hideaway 5 bed/4.5 bath set off street w/ privacy & tree top views. Enter through foyer w/ head on views of sparkling pool & spanning backyard including putting green & sports court. Spacious living room leads to updated kitchen w/ center island, breakfast bar & casual dining area as well as a family room adjacent the kitchen. Downstairs includes 2 beds w/ shared bathroom as well as junior master bed/bath w/ pool view. Upstairs with comfortable & private master bedroom w/ patio access.

Mason Merrins /Chad Lund310.394.0816

DOUGLAS ELLIMAN

www.510NorthKenterAvenue.com

12432 W SUNSET BLVD

Open11-2

\$2,615,000

37000005+62sty-OTHER

red



BANKRUPTCY SALE SUBJECT TO OVERBID AND COURT CONFIRMATION

INTERESTED PARTIES CAN OVERBID IN BANKRUPTCY COURT FOR A MINIMUM BID OF \$2,615,000. BIDDERS ARE REQUIRED TO DELIVER; 1.) PROOF OF ABILITY TO CLOSE ESCROW UNCONDITIONALLY IN A FORM ACCEPTABLE TO TRUSTEE AND; 2.) CASHIER'S CHECK IN THE AMOUNT OF \$90,000 PAYABLE TO BRAD KRASNOFF, CHAPTER 7 TRUSTEE. THE COURT DATE AND TIME OF HEARING TO APPROVE SALE WILL BE PUBLISHED IN MLS WHEN IT BECOMES AVAILABLE. Large home with spacious rooms. Master plus two up. Two BR's and 2.5 baths down. Pool and spa.

MLS#18-364088

Michael Sahakian310-285-7524

COLDWELL BANKER RESI

Blt-Ins,Dshwshr,Grbg Disp

1801 MANDEVILLE CANYON RD

Open11-2

\$3,400,000

4+4.52sty-MONTEREY COLONIAL

NEW



OPPORTUNITY ON LOWER MANDEVILLE. VALET PARKING.

Move-in, remodel, expand or build new, the vision is yours and the end result will be a beautiful home in a beautiful location! The existing 3734 sqft. character-filled Colonial-style home sits on a 25,218 sqft. lot and offers 4-bedrms/4.5-baths with a great swimmers pool and ample flat yard space. The house, pool & grounds have been meticulously maintained and the feeling is one of grandeur. 150-feet of frontage. Ample parking on property. First time on market in over 65+years.

Nicolas Beauvy3106919595

COLDWELL BANKER PPAL

www.1801mandevillecanyon.com


1225 CHICKORY LN

Open11-2

\$13,800,000

6+10CONTEMPORARY

rev



SWEEPING UNOBSTRUCTED VIEWS OF THE OCEAN

Brand new modern architectural estate in Hills of Brentwood. Perched at the top of a private knoll this compound is exquisite in every sense of the word. Sweeping unobstructed views of the city, mountain, and ocean from as far as the eye can see. This 10,000 sqft estate showcases exquisite craftsmanship, cutting edge design with 6 bedrooms plus office, gym, theater, wine tasting area, yoga area, lounge and library, 7 baths, and 3 half-baths, situated on a 32, 810 sqft lot.

MLS#18-398228

Marco Rufo310-488-6914

BHHS

1225Chickory.com


1308 N TIGERTAIL RD

Open11-2

\$2,455,000

3+2MID-CENTURY

NEW



INCREDIBLE VIEWS!!

Incredible opportunity to live on one of Brentwood's most exclusive streets with commanding views of the ocean, city, and canyon. This Mid-Century Modern home provides the perfect blend of living and outdoor space, flowing from the open floor plan of the interior filled with natural light, to the expansive backyard deck with pool and viewing pavilion. Great opportunity to move in, add on or redevelop.

MLS#18-403262

Matthew O'Keefe310-622-7447

PACIFIC UNION INTERN

Grbg Disp,Rng/Ovn,Fridg,Wshr

12710 MARLBORO ST

Open11-2

\$10,900,000

6+9TRADITIONAL

rev



CONNECTICUT AMBIENCE IN BRENTWOOD PARK

A vision of luxury living for today's modern family. An invitation to live life at full stride. Gentrified rooms with high ceilings, sunlight bouncing off reflective surfaces, inspiring an easy, unpretentious lifestyle. Lots of room for children or guests in 6 generous BR suites. Filled with happy energy, and all the amenities and activities a busy family would wish for. Library, theatre, gym. Expansive lawns with sport court, pool and spa. Must see!

MLS#18-394972

Mary Lu Tutthill310-979-3990

COLDWELL BANKER

Blt-Ins,Dshwshr,Rng/Ovn


453 S BARRINGTON AVE, UNIT 405

Open11-2

\$1,450,000

2+3

NEW



NEWLY REMODELED TOP FLOOR UNIT

Bright spacious unit with views of the city and ocean

Christina Collins310.343.3456

HILTON & HYLAND

HiltonHyland.com

3034 ELVIDO DR

Open11-2

\$3,295,000

4+4MID-CENTURY

rev



NEW PRICE! MAGNIFICENTLY REIMAGINED MID-CENTURY

Spectacularly remodeled single-story home with breathtaking mountain range views. Glamorous mid-century ranch featuring a wide formal entry and sleek design. For more details, please visit 3034Elvido.com.

MLS#18-386940

Marcie Hartley310.691.5950

HILTON & HYLAND

3034Elvido.com

124 S CARMELINA AVE	Open	11-2	bom
\$4,850,000	4+5	3sty-TRADITIONAL	




BACK ON MARKET! BUYER'S FINANCING FELL APART!

Oasis of Creativity and Charm! Rare East Coast style gem on beautiful corner lot on Carmelina. This is a home of incredible warmth and style complete w/gorgeous swimmer's salt water pool and a magical backyard and front herb/vegetable garden with fruit trees. 4 bedroom, 4.5 bath with 3rd floor artist's studio, office or gym. Huge open kitchen w/breakfast or dining area opening to large living room with slate fireplace, Idyllic Master w/fireplace & balcony overlooking grounds. Very special!

MLS#18-390716
Mann/Marshall 310-740-1812
COLDWELL BANKER RESI

Amazing price reduction!

16428 SLOAN DR	Open	11-2	bom
\$3,445,000	4+6	MID-CENTURY	



BACK ON MARKET

Sensational 1966 Mid-Century taken to the studs and magnificently reimaged. Four bedrooms and six bathrooms all on one level. Breathtaking, panoramic views of vast, open rolling acres, on a quiet cul de sac. Fleetwood sliding doors and high ceilings with architectural skylight, as natural light floods the home. All Miele appliances in the gourmet kitchen. Beautiful enclosed front courtyard with 3 tier fountain and gorgeous, new salt water pool in the backyard.

MLS#18-386388
Marshall Peck 310-497-3279
DOUGLAS ELLIMAN

06 Brentwood *Condo / Co-op*

11656 MONTANA AVE #115	Open	11-2	NEW
\$689,000	1+2	SPANISH	




VERY LARGE ONE BEDROOM CONDO IN PRIME BRENTWOOD

Do not miss this extra large single level 1BD + Den/1.5BA. This is a prime Brentwood location just one block from popular cafes, restaurants & shops on San Vicente Blvd. Newly updated floors & paint, central AC/heating, & an adjoining room that can function as den/office. The living area includes an elegant double-door entryway, and the large master suite features a massive walk-in closet with ensuite bathroom. A large expanse of south-facing window and sliders allows for abundant natural light.

MLS#18-405762
Brian Maser (310) 314-7700
MASER CONDO SALES

Cling Fan, Dshwshr, Fridg

11670 W SUNSET BLVD #310	Open	11-2	NEW
\$599,000	1+1	3sty-TRADITIONAL	



TOTALLY UPDATED BRENTWOOD VILLAGE CONDO

This top floor, one bedroom unit has it all: A fully updated kitchen featuring Viking and Bosch appliances, sparkling quartz countertops, Hardwood floors, and a brand new central HVAC. The bathroom has been beautifully updated with modern fixtures and tiling by LaTerre. The bedrm is spacious featuring contemporary closet fixtures. The living rm is light and bright thanks to a large picture window and new recessed lighting. Central atrium bldg. boasting a heated pool, spa and lush greenery.

MLS#18-404896
Anthony Diaz-Perez
DOUGLAS ELLIMAN CA

Dshwshr, Dryer, Rng/Ovn, Fridg, Wshr

12000 GOSHEN AVE #305	Open	1-2	red
\$1,449,000	1+88000	2+3 2sty-CONTEMPORARY	




STUNNINGLY DESIGNED 2 STORY PENTHOUSE

Separate entertainment/den plus a massive and amazing private rooftop terrace with city views. Dramatic high ceiling, skylights and window with an abundance of light. A must see!

MLS#18-388186
Gary Limjap 310-430-0818
COLDWELL BANKER RESI

Blt-Ins, Dshwshr, Dryer, Elvtr, Grbg Disp

11959 MAYFIELD AVE #5	Open	11-1:30	rev
\$1,595,000	3+3	ARCHITECTURAL	



BRIGHT-GORGEOUS-MOVE IN!

Modern architectural townhome nearly 2700 sq ft of an open floor plan & remodeled w/ upgrades throughout. This turn key home has it's own entrance & a short distance to trendy shops & restaurants in Brentwood. Step inside & be greeted by an abundance of natural light. All 3 bedrms on the same level along w/ the laundry area & plenty of extra storage closets. 2 car side-by-side parking w/ large storage closet in underground garage. Bldg has earthquake insurance.

MLS#18-401362
Tanya Memoli 310-903-7525
PACIFIC UNION INTERN

Dshwshr, Rng/Ovn, Fridg

07 West L.A. *Single Family*

1643 S CARMELINA AVE	Open	11-2	NEW
\$3,399,000	5+4	ARCHITECTURAL	



EPITOME OF SOPHISTICATION AND STYLE

A home of this size can not be duplicated! This home is a marriage of light & design featuring walls of glass & high ceilings to create a sense of space & scale. A stunning open floor plan features a breathtaking indoor/outdoor flow. Cook's kitchen is ideal for entertaining. Light & bright master suite w/ walk-in closet & oversized terrace. Attention to detail through out; white oak floors, Italian tiles, state of the art lighting, alarm system, partial surround sound & stunning rooftop deck.

MLS#18-405248
Flora Aston 310.480.3585
COLDWELL BANKER RESI

Blt-Ins, Cent Vac, Dshwshr, Dryer, Grbg Disp

2571 S WESTGATE AVE	Open	11-2	NEW
\$1,295,000	3+1	TRADITIONAL	



MUST SEE!

Charming & bright 3BR/1BA. LR w/large windows, hardwood floors and a gas/wood burning fireplace. Spacious kitchen with stainless steel appliances. DR w/views of the park-like backyard. The sunroom, located off of the dining room, features sliding glass doors which open onto the backyard for easy entertaining. Updated BA, 3BR & a separate laundry area off the kitchen complete the smart layout. Large grassy backyard w/two spacious patios perfect for entertaining or relaxing.

MLS#18-404952
Essex Harvey / Dalgic 310-993-2612
COLDWELL BANKER

www.EssexHarvey.com

2708 GREENFIELD AVE	Open	11-2	NEW
\$1,290,000	4+2	1sty-TRADITIONAL	




INVITING WEST LA TRADITIONAL

Located on a beautiful storybook tree-lined cul-de-sac. This lovingly maintained home features 4 bds, 2 bas, hwd floors, plantation shutters, crown- molding, recessed lighting, stately fireplace & newer stainless steel appliances. The ample grassy back yard is perfect for entertaining complete w/sitting area & access to the 2 car garage. Located in the coveted Clover Elementary School boundary & centrally located convenient to freeways, shopping, restaurants & the metro line.

Christen Tull (310) 402-9910
KELLER WILLIAMS BH

www.2708Greenfield.com

1953 BUTLER AVE	Lunch	11-2	NEW
\$1,175,000	2+1	1sty-CALIFORNIA BUNGALOW	



1953 BUTLER AVE 2BR R-2 LOT ADJACENT BRENTWOOD. 90025

Coveted location for Developer, Owner User, or Income User. Current home has two bedrooms + dining room with skylight + one bath. The driveway leads to a separate garage. Fenced and gated yard with fruit trees. Comfortable within newly built high end homes and condos. Can be developed and/or turned into a reimaged property. Hardwood floors and a service porch are included. Brentwood, UCLA, and Westwood are adjacent. Many trendy Sawtelle Blvd. 405 Freeway and New Metro close by.

MLS#18-404082
DeDe Logsdon 310-871-4415
PACIFIC UNION INTERN

Stove

11513 NATIONAL BLVD	Open	11-2
\$949,000	3+1	TRADITIONAL



NEW

LOWEST PRICE IN WEST LOS ANGELES

Large lot within strolling distance to Wholefoods Market, Starbucks, and other popular neighborhood amenities. New constructions in the neighborhood easily sell between \$1.7 Million to \$2+ Million. The seller prefers selling as is since the property is held in a trust. The spacious 6,240 square foot lot makes this a great building possibility. A remarkable opportunity awaits for owner occupiers and investors alike. Contact us today!

MLS#18-405336
Sherri Noel 310.994.8721
KELLER WILLIAMS-SANT

Clng Fan,Dshwshr,Grbg Disp,Rng/Ovn,Fridg

2707 BARRY AVE	Open	11-2
\$1,295,000	3+3	TRADITIONAL



rev

THE PERFECT STARTER HOME WITH CHARACTER AND CHARM

Inviting traditional home on a beautiful tree lined street with great curb appeal. Well maintained 3-bed/2.5 bath with a spacious floor plan. Enjoy your large master suite with ample amount of closet space and relax in your private Jacuzzi-style tub. Hardwood floors throughout, separate laundry room, large dining room, which is perfect for entertaining. Peaceful and private backyard with bamboo all around. This home has plenty of storage & a detached over-sized 2 car garage.

MLS#18-402890
Ron Wynn 310-488-4410
COLDWELL BANKER RESI

Dshwshr,Dryer,Hood Fan,Rng/Ovn,Fridg

07 West L.A. Condo / Co-op

1845 CORINTH AVE, UNIT 202	Open	11-2
\$950,000	3+3	



NEW

Great opportunity to own 3 bed/3 bath condo in West LA by UCLA. Open concept, living/dining room and spacious balcony. Newly updated kitchen with stainless steel appliances. Unbelievable amount of storage and closet space. Generous Master bed includes sitting area, en-suite bath and huge walk-in closet. In a pet friendly building includes secured building access, underground garaged parking. Walking distance to some of the best shopping and dining that west LA has to offer.

Catherine Bassick 310.795.8521
COMPASS

imovela.com

1887 GREENFIELD AVE, UNIT 310	Open	11-2
\$759,000	2+2	1sty-CONTEMPORARY



NEW

SPACIOUS TOP FLOOR UNIT WITH SOARING CEILINGS!

Located in highly desired Westwood neighborhood, this spacious two bedroom, two bathroom top floor unit is flooded with natural light. The living room boasts soaring ceilings with abundant windows, classic stone fireplace and balcony overlooking the courtyard. The galley style kitchen opens to a perfect dining area. The expansive master suite showcases a perfectly appointed en-suite bath and walk in closet. This gated complex features a pool, spa, and gated parking.

Rory Posin/Kristian Bonk 310-839-8500
RE/MAX WEST LA

www.RESULTSRealEstateGroup.com

07 West L.A.	Land
---------------------	------

2026 FEDERAL AVE	Open	11-2
\$1,450,000	Land	



NEW

OPPORTUNITY ALERT.


We have a vacant lot that is ready for you or your client work your magic. It is 6,100 square feet on a R-2 zoned lot. Take advantage of this great opportunity to create two detached or attached town-homes, which are popular and well received in this trending neighborhood. Reach out to us now.

MLS#18-404794
SMITH & BERG 310.500.3931
PACIFIC UNION

2026federal.com

08 Cheviot Hills - Rancho Park Single Family

10342 LORENZO DR	Open	11-2
\$4,770,000	5+5	



NEW

Cheviot Hills contemporary inspired architectural masterpiece featuring 5 beds, 5 baths, media room and over 4,750sf of open-concept living space. Private entry on first level. Wide plank French Oak flooring. Custom kitchen cabinets with Miele appliances & Calacatta counter tops. Built-In Closets, floating ceilings and the entire house is CAT 6 pre wired for smart home capabilities. 300 Plus Bottle Temperature Controlled Wine Room, Zero Edge pool and spa & Malbec Eastern white cedar shingles.

3246 WOODBINE ST	Open	11-2
\$3,999,000	5+6	2sty-TRADITIONAL



NEW

BREATHTAKING TWO-STORY TRADITIONAL IN COVETED CHEVIOT HILLS!

Completed w/extraordinary craftsmanship this dream home provides a perfect open floorplan w/a seamless flow. Classic stone fireplace warms the formal living room, which opens to the wood beamed dining room w/detailed wainscoting. Gourmet kitchen boasts state-of-the-art appliances, glass embellished cabinetry & an oversized island w/breakfast bar. An entertainers paradise, the outdoor space features a pool & spa w/fountains, custom built in BBQ & dining area, expansive yard & lush landscaping!

Rory Posin/Kristian Bonk 310-839-8500
RE/MAX WEST LA

www.RESULTSRealEstateGroup.com

2640 GLENDON AVE	Refresh.	11-2
\$2,845,000	4+5	2sty-CRAFTSMAN



rev

COME FOR CHEESE FRUIT & GOURMET CHOCOLATES!!!

Chic, State of the Art 2-story Craftsman, newly re-created. Amazing chefs kitchen with all amenities, highest quality appliances, custom cabinets, large island, butler's pantry and family area. Serene LR, open, generous DR. Gorgeous Master suite, 2 walk-in closets, exquisite bath. 3 additional en-suite bedrooms, wrap-around foyer. Laundry room, French oak floors. Priv. enclosed yard, outdoor kitchen. Dual HVAC, Smart home, exterior security cameras. Tree-lined, Overland School. Fabulous décor!

MLS#18-364284
Gaye Kruger 310-300-3258
NORMAND & ASSOCIATE

Sub-zerp, Wolfe appl,Bosch DW, Wine clr.

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TUESDAY

09 Beverlywood Vicinity

Single Family

9500 KIRKSIDE RD

Open

11-2

632G4

\$2,250,000

3+4

1sty-TRADITIONAL

NEW



PRIME BEVERLYWOOD, 3+2.5+GST HSE. 8,400SF LOT

The perfect center hall floor plan. Very special 1 owner home. A good sized entry hall opens to a large living room, large formal dining room, and large family rm. Beautifully landscaped yard. Large master suite + 2 additional good sized bedrooms. In addition to the over sized 2 car garage, there is a detached and PERMITTED good sized beautifully finished guest house and full bathroom. The house is in clean original condition. One may choose to freshen the house or develop the property.

MLS#18-404992

Steve Geller

310-777-6237

COLDWELL BANKER-BHN

Beverlywood, 3+2.5+gst hse. 8,400sf lot.

9047 W 24TH ST

Open


11-2

\$1,895,000

4+3

SPANISH

NEW



NEWLY REBUILT SPANISH HOME IN BELOVED BEVERLYWOOD

Beautiful Spanish home w/top-of-the-line finishes, open floorpan & expansive yard! Sophisticated living accented by a fireplace. Chef's kitchen w/ss appliances, waterfall island, large walk-in pantry & flows to the dining.Lux master w/ walk-in closet, dual vanity sink, glass shower & soaker tub. Relish the California sun in the lovely yard w/spacious lawn & covered patio for dining/lounging al fresco. Move-in today & take advantage of your central location, moments from shops, restaurants & more.

Sally Forster Jones

310.579.2200

COMPASS

9047-24th.com

1552 S POINT VIEW ST

Open

11-2

\$1,500,000

3+2

SPANISH

NEW



Beverlywood Adj. Charming 3 bedroom 2 bath home with a 4th room that can be used as a den. Spanish Style home is perfect for a family or investor to rebuild. Located on a quiet street in sought after Fair Crest Heights. Approx. 2,000 squ. ft home on 8,500 sq. ft. lot! Large backyard w/detached garage (possible Additional Dwelling Unit). RTI plans & permits for new construction of an approx. 4000 squ ft sfr. Close to Beverly Hills

MLS#18-403768

Shelene Atanacio

323-487-0779

NEST SEEKERS

Grbg Disp

1753 S SHENANDOAH STREET

Open

11-2

\$1,479,000

3+2

1sty-TUDOR

NEW



STUNNING, MUST-SEE CRESTVIEW 3 BEDROOM 2 BATH HOME

This spaciouly designed 3 bedroom, 2-bathroom home features an open living room with high ceilings & fireplace, an elegant formal dining room & an inviting kitchen with breakfast nook. The spacious master suite features its own bathroom, large closets & doors opening to a private patio. The backyard has a patio & is an inviting oasis that completes this ideal home for entertaining & is a zen like retreat where one can enjoy the calming garden in a private setting. .

MLS#18-404688

Bellet/Grakal Group

310-770-1124

KELLER WILLIAMS BH

Blt-Ins,Clng Fan,Dshwshr,Dryer,

1716 S SHENANDOAH ST

Open


11-2

\$1,299,000

2+2

TRADITIONAL

NEW



JUST REDUCED!!

Situated on one of the best streets in Crestview. This elegant home boasts tons of character from the entrance. The front door opens to a gracious size living room accented with crown moldings, a beautiful fireplace with an oversized picture window allowing all natural light. Two spacious bedrooms with the master en suite in the back of the house. The backyard offers privacy for entertainment. The home is located in the award-winning Canfield Elementary school district.

MLS#18-385924

Julian Rios

323-337-2410

COLDWELL BANKER

2626 S BEDFORD ST

Open

11-2

\$1,195,000

2+2

SPANISH

NEW



WONDERFUL SPANISH- STYLE HOME IN REYNIER VILLAGE

Warm and inviting home features a spacious living room with high beamed ceilings, an over sized wood-burning fireplace and hardwood floors throughout. Chef's kitchen with Corian counter tops, custom terracotta tile flooring, adjacent is a charming breakfast nook. 2 generous size bedrooms, both with walk-in closets and 2 full-size bathrooms with subway back splash. Backyard is an entertainers delight with a 10-foot "green wall" offering loads of privac, outdoor fireplace and above-ground spa.

MLS#18-404876

Ron Wynn

10-621-1172

COLDWELL BANKER RESI

Dshwshr,Dryer,Micro,Rng/Ovn,Fridg,Other

8714 W CATTARAUGUS AVE

Open


11-2

\$1,399,000

3+4

ARCHITECTURAL

rev



IDEALLY LOCATED NEW CONSTRUCTION HOME IN CULVER CITY

Ideally located near the Culver City Arts District, this SFR offers a distinct way to live & work amidst the heart of vibrant city life. Meticulously finished floor to ceiling walls of glass, 12 ft ceilings & luminous open floor plan. Designer details include hardwood Oak floors, balconies w/ city views perfect for enjoying the SoCal lifestyle. Gourmet kitchen features custom mill-work, s.s. appliances and 2 well-appointed bedrooms and en-suite Master w/ spa-like bath & walk-in closet.

Neyshia Go

3108828357

PACIFIC UNION INTERN

Blt-Ins,Dshwshr,Frzr,Grbg Disp,Micro

09 Beverlywood Vicinity

Condo / Co-op

1204 ROXBURY DR, UNIT 1C

Open

11-2

\$1,249,900

2+2.5

NEW



STUNNING BEVERLYWOOD CONDO

Located in the desirable and central Beverlywood vicinity is your perfect opportunity to call home. This luxury condo is incredibly spacious, bright and modern. Enviably master bed and bath and balconies. Must see.

Brian Selem

310-442-1644

COLDWELL BANKER

10 West Hollywood Vicinity

Single Family

1301 N FAIRFAX AVE

Open

11-2

\$3,250,000

3+2

OTHER

NEW



OPPORTUNITY TO ACQUIRE A PROMINENT CORNER IN WEST HOLLYWOOD

Walking distance to Sunset and Santa Monica Blvd. The property currently consists of 3 single family residences on R4 lots totaling 9,765sf of land area. The process of Entitlements had begun for 10 Condominiums units designed by renowned Architect, XTEN Architecture, whose homes have records sales in excess of \$3,000/sf in Hollywood Hills. Based on property development analysis, a maximum of 15 units could be pursued with inclusionary units and without zoning amendments.

MLS#18-398334

T. McKillen A. Hurley

949.212.8721

HILTON & HYLAND

TyroneMcKillen.com

10 West Hollywood Vicinity

Condo / Co-op

10 West Hollywood Vicinity


Lease

1200 N SWEETZER AVE, UNIT 2

Open 11-2

\$1,349,000

3+3 2sty-ARCHITECTURAL



SENSATIONAL 3 BED + 3 BATH LOFT-STYLE CONDO IN A+ LOC.

Live in one of West Hollywood's prime locations, close to the best nightlife, shopping, and restaurants. This sleek and sophisticated 2-story architectural condo features an open-concept living area with hardwood floors, high ceilings, elegant finishes, and a functional and flexible floor plan. Includes in-unit laundry, 2 parking spots with electric car charger, large patio area, plenty of storage, and secured entry. Award-winning building designed by Aleks Istanbul Architects.

Allie Riley + M.Collins
COLDWELL BANKER BH

3104674567

RileyandCollins.com

NEW

8960 LLOYD PL

Open 11-2

\$14,000

4+4 2sty-CONTEMPORARY



BRAND NEW PRIVATE OASIS WITH 'FULLY LOADED' GUEST HOUSE

In coveted NormaTriangle,new state of art home. Be first tenants to enjoy 3bd/3ba,1bd/1ba gsthous.Features incld security gate/home system w/alarm & cameras, off street parking for 3 vehicles,sound system throughout house,tankless water & room controlled air/heat. Masterbath w/ soaking tub/steamroom shower.SS kitchen w/Wolf & Subzero appls.Mstr balcony & lowerdeck w/ retractable awnings & fantastic entertainment patio w/custom blt firepit & seating, BBQ,fridge, bar seating & inground Onsan spa.

Susana Miller
PACIFIC UNION INTERN

(310) 508-4707

BBQ,Blt-Ins,Cbl,Dshwshr,Dryer,Other

MLS#18-401730

NEW

1131 ALTA LOMA RD #129

Open 11-2

\$865,000

2+3 CONTEMPORARY



PARK WELLINGTON - CONCIERGE BUILDING! FRONT-FACING

2 bd/2.5ba double unit; largest single-story in the entire complex! Formal entrance vestibule leads to a grand living room w/balcony. Adjacent is a well-equipped kitchen w/ newer appliances, including an induction stove and Miele, dishwasher & great breakfast nook. Spacious bedrooms w/ their own baths. One bath boasts a walk-in, Whirlpool Spa Tub! The building's amenities include private dog park, N/S Tennis Court & glamorous pool/spa/lounge area.

Roger Perry
RODEO REALTY - BH

213-999-1838

www.RogerPerry.com

MLS#18-400686

NEW

1121 N OLIVE DR #213

Open 11-2

\$725,000

2+2



2 BED | 2 BATH | 1,258 SQ FT | EQ INSURANCE

2 Car Tandem Parking | Front Facing, Corner Unit | Teak Hardwood Flooring | Open Floor Plan | Extra Storage | Separate Service Entry | Balcony Patio | Guest Bath w/ Dual Vanity Sinks | Master Bed w/ En-Suite Bath | Wet Bar w/ Wine Fridge | Easy to Show | Prime WeHo Location | HOA \$521/month

IAN RHODES
KW RHODES LEAD HOME

323.821.4069

1121Olive.com

MLS#18-404322

NEW

645 WESTMOUNT DR #211

Open 11-2

\$549,000

1+1 CONTEMPORARY



SHARP & SOPHISTICATED WEST HOLLYWOOD CONDO

Contemporary 1BR/1BA condo in West Hollywood's prime "Design District." This spacious and remodeled 2nd floor unit features a hip open floor plan, White Oak hardwood floors throughout, kitchen with white Corian countertop, Limestone flooring & custom quarter sawn Oak cabinetry, breakfast bar, dining area, luxurious spa-inspired marble-tiled bath w/ tub & separate walk-in rain shower, a/c, combo washer/dryer, dual pane windows, garage parking & heated community pool. Urban living at its best.

Andrew Steinlen
KELLER WILLIAMS

323-401-3712

Washer/Dryer,Range/Oven,Fridge, A/C

MLS#18-404670

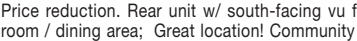
NEW

8400 DE LONGPRE AVE #212

Open 11-1

\$690,000

2+2 CONTEMPORARY



Price reduction. Rear unit w/ south-facing vu from liv room, bedrooms +balcony; laminate flooring in living room / dining area; Great location! Community pool + spa; Roof deck w/ 360 panoramic views

MLS#18-390336

Blt-Ins,Cbl,Dshwshr,Grbg Disp,Fridg

Ron Frederick 3238771525

EXCLUSIVE REALTY INC

red

11 Venice

Single Family

224 SAN JUAN AVE

Refresh. 11-2

\$1,745,000

2+1 2sty-CRAFTSMAN



EXQUISITE AND WHIMSICAL COTTAGE BY THE BEACH

Perfect for soaking up the rays of Venice, this beautifully redone craftsman cottage is a timeless beauty! Located 2 blocks from the famed Venice boardwalk and the beach, this charming gem has it all. Step inside to a lovely front porch that welcomes you as the ideal spot to enjoy your morning coffee and take in the ocean breeze. With natural light beaming into every room and rich hardwood floors bringing the floor plan to life, this is your perfect getaway.

Penny Muck
HALTON PARDEE

(310) 266-9946

www.HaltonPardee.com

NEW

831 DICKSON ST

Open 11-2

\$3,085,000

3+3 ARCHITECTURAL



BEAUTIFUL CONTEMPORARY, GREAT FOR ENTERTAINING

This stunning home is located on the best street in Venice-MDR. Designed & built by award-winning European architect, Roger Kurath, and beautifully expanded in 2012. Boasts an inner courtyard w/mahogany & glass accordion doors leading to a tropical paradise. 2 master suites on the 2nd floor. Large open living space + designer kitchen & an add'l bed & bath on the main floor. Built-in BBQ in the backyard w/solar heated salt water pool w/Swim Current. Guest house studio apt. & a 2-car garage.

Brian Teacher
WEA

310-994-5017

BBQ,Cbl,Dshwshr

MLS#18-370800

rev

1222 ELECTRIC AVE

Open 11-2

\$2,587,000

3+4 ARCHITECTURAL



REMARKABLE CONTEMPORARY WITH ECLECTIC FLAIR

Enter this remarkable residence and be greeted by an open & seamless floor plan including a gourmet kitchen w/Sub-Zero & Wolf appliances & large center island. The open living space flows to the outdoor patio w/fire pit. Upstairs you will find the family room featuring floor to ceiling Western pocket doors leading to the oversized balcony as well as 2 bedrooms w/ en-suite baths. The 3rd floor includes the master suite w/large walk-in closet, custom fireplace, private balcony, & chic master bath.

Jonathan Pearson
HALTON PARDEE

310-490-4716

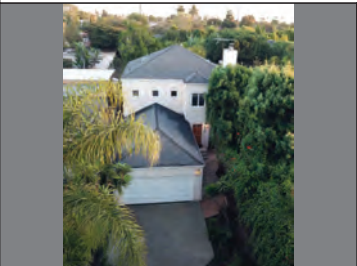
Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

MLS#18-398724

rev

TUESDAY

1318 PRESTON WAY	Refresh.	11-2	rev
\$1,945,000	3+3	ARCHITECTURAL	




LOCATED IN THE "BIG LOT" ZONE OF VENICE

1,889 sf. 3 + 3 home, setback on a 6,967 offers upside potential. The soaring two-story Livingrm w/floor to ceiling windows, is a focal point offering natural views & light. A roomy kitchen, French door to a sizable lpe wood deck & private backyard. Upstairs 1 bed 1 bath & sizable Master bedrm, bath w/separate tub & shower. 1st level bedrm & bath hardwood floors, sep laundryrm, long driveway & 2 car garage. This location is a coveted opportunity to live alongside \$4-5 million homes.

MLS#18-403032
Golda Savage 310.770.4490
BULLDOG REALTORS

11 Venice Income

520 1/2 ANDALUSIA AVE	Refresh.	11-2	red
\$3,500,000	3850000	Units 1sty-OTHER	



8 UNIT VENICE COMPOUND - SIX UNITS DELIVERED VACANT

**** Just Reduced **** This is a fantastic opportunity to acquire this one of a kind 8 unit Venice compound! Situated on a very desirable corner double lot, seconds from Abbot Kinney Blvd, with all its boutique shopping and dining and minutes from the world famous Venice Beach. The property consists of 6 studios and 2 one bedroom units. ****Six units will be delivered vacant**, ready for maximum rental income. ** One Vacant Unit to View for Tuesday - No 5 ****

MLS#18-380200
Michael Irvine 310 435 3093
BULLDOG REALTORS, IN

www.520andalusia.com

12 Marina Del Rey Condo / Co-op

20 CATAMARAN ST, UNIT 201	Open	11-2	NEW
\$1,499,000	2+2	1sty-CONTEMP MED	



REMODELED HOME W/AMAZING CITY, TREE TOP, BEACH & OCEAN VIEWS

Located within 1/2 block of the nicest beach in the Marina. Entertainer's kitchen w/brand new stnlss stl GE Profile appliances, Calcutta quartz cntertps, Spanish porcelain bcksplsh & built in kitchen bar seating. Master: spa like bath w/floating vanities & cabinets, walk-in closet w/double barn doors & custom closet. **FEATURES:** French oak luxury vinyl wterprf flrs, mahogany doors w/frosted glass. New roof mounted HVAC w/NEST thermostat. Near the great restaurants, coffee shops & spec. stores!

SPANIER/UM 310-804-5553
KW/BRENTWOOD

SPANIER/UM GROUP

1 IRONSIDES ST #1	Refresh.	11-2	rev
\$1,695,000	Pjct	CONTEMPORARY	



BEACHFRONT

Oceanfront, right on the sand, private entry to your own beach getaway. This 2Bed/2Bath unit is light and bright. Enjoy your gourmet kitchen with dining area, granite counter-tops and slate floors. Living room has high ceilings and contemporary glass fireplace that opens to a private balcony. Watch the beautiful sunsets over the Venice Pier. Walk to shops and restaurants on Washington Blvd. Pets are welcome!

MLS#18-370000
Annalee Chandler 310-387-5008
FERRARO & ASSOC.

Clng Fan, Dshwshr, Dryer, Grbg Disp, Micro

13 Palms - Mar Vista Single Family

11473 BIONA DR	Open	11-2	NEW
\$3,395,000	5+6	MODERN	



A REALLY SPECIAL ""ONE OF A KIND" CUSTOM HOME

A really great design contoured to a large irregular size lot makes this a terrific home for entertaining, family, privacy and conversation. Architecturally subtle but really encompassing all elements of natural light. Volume and air flow with lots of windows and sky lights to bring the outdoors in. 5 bedrooms, 6 bathrooms including a great downstairs guest bedroom which doubles as an office. 3 fireplaces, nice wood finishes, fabulous master suite with balcony.

MLS#18-405864
Ron Wynn 310-621-1772
COLDWELL BANKER RESI

Rng/Ovn, Fridg

3541 REDWOOD AVE	Open	11-2	NEW
\$2,495,000	3+3.5	2sty-CONTEMPORARY	



EXQUISITE CONTEMPORARY MAR VISTA WOODS HOME WITH POOL.

Built in 2014. this 3 bedroom, 3.5 bath home features an open floor plan, wide plank oak floors, double height ceilings and light filled rooms. The large living room with built-in office area has a fireplace and huge picture window. The kitchen has Viking appliances. The family room and dining room feature folding doors that lead to the backyard deck, swimmers pool and detached garage. Upstairs, the master bedroom has a private terrace and spa-like en suite bath and two additional bedrooms.

Patrice Meepos 3108495443
COMPASS

Dshwshr, WasherDryer, Wine cooler, other

11424 VICTORIA AVE	Open	11-2	NEW
\$1,749,000	3+2	TRADITIONAL	




COOL + MODERN MAR VISTA LIVING

Move right into this captivating, newly remodeled home and immediately enjoy everything Mar Vista has to offer. Tall fencing surrounds the spacious and flat front yard and creates a secluded and serene space that welcomes you in. Inside, the expansive open floor plan with vaulted ceilings is perfect for entertaining or for TV nights, while the newly remodeled chef's kitchen is ideal for whipping up meals for weekend parties or quick meals on-the-go.

Kerry Ann Sullivan 310-907-6517
HALTON PARDEE

www.HaltonPardee.com

3107 MALCOLM AVE	Lunch	11-2	red
\$2,195,000	2250000	5+5 2sty-CONTEMPORARY	



BEST VALUE ON WESTSIDE

An Entertainer's dream house with wide open flow in an elegant setting. Inside experience all the comforts of a new home. Plantation shutters, Viking apls, & smart home technology equipped with Nest, Ring cameras and home monitoring. Curated tile work throughout. A chef-grade kitchen with French doors leading directly to the backyard and the gazebo-covered kitchen. Adjacent is the lounge area with a gas fire pit, a perfect place to unwind with a glass of wine and soak in that the SoCal living.

MLS#18-391888
Ari Wintraub 310.425.5045
SOTHEBY'S

Taco Tuesday!



VESTA PLUS™
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Questions? Call 310.358.1833

14 Santa Monica

Single Family

418 HOLLISTER AVENUE	Open	11-2	NEW
\$2,950,000	4+3	2sty-ARCHITECTURAL	NEW



PRESENTING A TRUE OPPORTUNITY FOR A GREAT VALUE!

Warmth exudes throughout this chic & elegant architectural home. Fantastic light & a serene ambiance. Great indoor outdoor flow. Gourmet kitchen, gracious master, ideal floorplan. Constructed with Quality Materials, Fine Craftsmanship & Great Pride. 2018 Certificate of Occupancy

MLS#18-40558
Marny Maslon 424-202-3298
DOUGLAS ELLIMAN

Refrigerator, Stove, Dishwasher

2207 CLOVERFIELD BLV	Refresh.	11-2	NEW
\$2,695,000	6+4	1sty-SPANISH	NEW



HACIENDA COURTYARD COMPOUND

Rare opportunity to own a charming detached SFR w/ 3 units in highly sought after Sunset Park neighborhood of Santa Monica. This unique property features a newly refurbished main house, one-bedroom apartment and two single units. All units are VACANT except for one of the singles. Excellent use options include: family compound; home-office complex; owner/user rental property or investment income. Walk to Whole Foods, farmer's market, coffee houses, eateries, shops, parks, schools and library.

Hope Faust (310) 709 6319
RODEO REALTY BH

www.2207Cloverfield.com

610 21ST PL	Open	11-2	rev
\$4,200,000	3+2	TRADITIONAL	



NEW VIKING KITCHEN TWO SINKS TILE FLOORS TAKE A NEW LOOK

Gillette Regent Square location. Great home and pool. Center hall entry and floor plan. Formal living and dining rooms, new kitchen with fantastic Viking appliances, two sinks, eat-in breakfast room, and family room with closet. Master and master bath were added at later date. Tub and shower in each bathroom. Pool has removable fence. Hardwood floors throughout. New photos on line Tuesday


MLS#18-391412
Paula Ross Jones 310-255-5449
SOTHEY'S INTERNATIO

For Sale or lease

14 Santa Monica

Condo / Co-op

1705 OCEAN AVE #411	Open	11-2	NEW
\$2,950,000	2+2	4sty-CONTEMPORARY	NEW



SOPHISTICATED, SPACIOUS VIEW CONDO

Ocean and mountain views. Sophisticated and elegant 2 bedroom, 2 bath condo in the Waverly on Ocean Avenue. Built in 2014 with beautifully designed open floor plan, floor to ceiling windows, spacious rooms, ocean and mountain views, Thermador appliances, motorized shades, high ceilings, quartzite counter tops, oak wood cabinets, hardwood floors throughout. Side by side parking, 24/7 security, concierge, extra storage. Close to Pier, Promenade, shops and restaurants, state of the art gym.

MLS#18-402700
Kaaren Kurtzman 310-741-4010
PACIFIC UNION INTERN

Blt-Ins,Cbl,Dshwshr,Dryer,Grbg Disp,Oth

1705 OCEAN AVE, UNIT 204	Open	11-2	NEW
\$1,949,000	2+2	CONTEMPORARY	NEW




EXPERIENCE OCEAN AVENUE LIVING

This crisp & meticulously maintained two bedroom condo was built by award winning developer Related, in conjunction w/renown architects, Marmol Radziner. It provides a secure setting & clean elements of beach living. The kitchen has quartzite counters, oak cabinetry & stainless steel appliances. There is a park-facing terrace off the living room. The master provides ocean breezes & views in add. to a walk-in closet & master bath. The second bed is a junior ste w/lg, light filled window & bath.

SMITH & BERG | STADLER 310.500.3931
PACIFIC UNION

waverly204.com

1544 7TH ST, UNIT 16A	Open	11-2	NEW
\$1,399,000	2+2	MODERN	NEW



MODERN DOWNTOWN SANTA MONICA PENTHOUSE

Situated in the heart of Downtown Santa Monica, this penthouse 2 bed condo unit features a bright open floor plan, cooks kitchen, high end appliances, and large private patio setting the mood for indoor/outdoor living. Built in 2006, this property provides the ideal beach living with designer finishes and includes w/d in unit and 2 side by side parking, as well as guest parking. Moments to the beach, shops & restaurants by 3rd St Promenade and the Metro Expo Line at Colorado & 4th.

ANGELA (CHEN) VON DETTEN 626.922.7836
DOUGLAS ELLIMAN

1544seventhstreet16.com

1235 24TH ST #2	Open	11-2	NEW
\$949,000	2+1.5	TRADITIONAL	NEW




TWO STORY UPDATED UNIT IN THE HEART OF SANTA MONICA

This updated two story unit is centrally located in the heart of Santa Monica. Just minutes away from all of the shopping and dining that Wilshire Blvd and Montana Ave have to offer. The open floor plan design combines the updated kitchen, living, and dining areas. The polished wood floors contrast beautifully w/the exposed wood beams on the ceiling giving this unit character and charm. Don't miss this opportunity to call this place home! Contact us today!

MLS#18-405768
Sherri Noel 310.994.8721
KELLER WILLIAMS-SANT

Dshwshr,Dryer,Micro,Rng/Ovn,Fridg

1823 20TH ST, UNIT 102	Open	11-2	NEW
\$899,000	2+2.5	2sty-CONTEMPORARY	NEW



STUNNINGLY REMODELED TOWN HOME WITH VIEWS & NO-ONE ABOVE

Designer-inspired redone townhome w/SxS parking. Priced to sell, this light & bright home has a gourmet eat-in kitchen, family room w/FPL, powder room, sun-drenched patio & SxS washer/dryer. Upstairs level w/ huge new skylight & office/work area. 2 BDRM's w/inviting master w/duel closets, spectacular bath & vus. Unit has new AC/skylight & newer water heater. Not far from the beach in a quiet, intimate, pet friendly building w/only 4 units & no-one above you. Unit is under-priced, check comps.

Mark Goldsmith 3102006697
COLDWELL BANKER BHN

Town home done to the 9's in trendy SM

2020 6TH ST #2	Open	11-2	671F3	red
\$1,499,000	2+3	ARCHITECTURAL		



MAJOR REDUCTION!! TWO PRIVATE DECKS W/OCEAN & CITY VIEWS

This 2-bedroom, Loft & 3 full bath townhome features 2 sundecks w/ocean & city views plus glorious sunsets.Living/ dining level features a soaring ceiling, HW floors & walls of glass. The spacious kitchen makes cooking a breeze. Large loft. Master suite with patio. Near Main Street & all the fun shops & restaurants & just beyond, the beach & ocean. SxS security parking & extra storage.

MLS#18-397458
Sheri Weisbender (310) 849-5840
RODEO REALTY - BEVER

DW,Stove,Ref,MW,GD,TC,W/D

701 OCEAN AVE. #PH-G	Refresh.	11-2	671C1
\$3,998,000	2+2.5	1sty-ARCHITECTURAL	rev



LUXURIOUS PENTHOUSE

Sophisticated condominium featuring 2 BD/2.5 BA+ Den in ~1,924 SF of luxurious living. Beautiful ocean views from the spacious terrace, beautiful mountain & city views from the 2nd terrace. Tremendous natural light from this tranquil top floor NE corner loc. Expansive ocean views from the spectacular rooftop w/pool, spa, BBQ area, perfect for entertaining. Concierge 24/7, banquet rm & state-of-the-art fitness room, on-site mgmt. Pvt storage rm & 2 SxS pkg. spaces. Close to upscale restaurants & boutiques.

MLS#18-382632
Julie Lovett 3108993514
COLDWELL BANKER RESI

WWW.701OCEANAVEPHG.COM

14 Santa Monica

Lease

207 PALISADES AVE	Open	11-2
\$14,000	+6500	4+3.5
	2sty-TRADITIONAL	red



PRIME SANTA MONICA LEASE - HOUSE AND GUEST HOUSE AVAILABLE

Classic traditional home, just steps from Ocean Ave, features 4 beds, 3.5 ba, and a gourmet kitchen with all of the bells and whistles. Fine quality is enhanced by walnut floors, crown moldings, beamed ceilings, custom built-ins, designer baths. In addition, there is a very private, newly decorator-appointed, guest house with enclosed private patio + beautifully landscaped gardens. Parking includes a large 2 car garage + separate private carport for the guest house. Santa Monica Schools.


MLS#18-370684
Joan Caplis/S.E. Douglas 3107482208
COLDWELL BANKER BW

House + Guest Hse Available for \$16,000

15 Pacific Palisades

Single Family

1105 RIVAS CANYON RD	Open	11-2
\$19,950,000	8+13	NEW




RUSTIC CONTEMPORARY FARMHOUSE

New, multi-level with classic details, quality finishes, open, contemporary layout for entertaining. Refined interiors with vintage tin and hand-coffered wood ceilings, floor-to-ceiling windows, disappearing doors, premium limestone/hardwood flooring. Two full kitchens, humidor, grand bar, office/library, screening room. Luxurious top-floor master with lavish bath, private view deck. Approx. 2.5 acres of cypress, palms, oaks, plus 40-foot hanging garden, detached guest house, pebbled pool/spa.

MLS#18-393578
Rey/Kirman/O'malley 310-285-7529
COLDWELL BANKER RESI

1529 AMALFI DR	Open	11-2
\$5,900,000	5+4	NEW



UPPER RIVIERA VIEW PROPERTY

Opportunity awaits. 15,000 lot w/ canyon views. Open House is exterior only.

Coberly / Flanagan 310.351.6234
COMPASS / COLDWELL

1576 CHASTAIN PKW	Open	11-2	630 H1
\$2,995,000	4+4.5	2sty-CONTEMP MED	NEW



BEAUTIFULLY APPOINTED OCEAN, CANYON & MOUNTAIN VIEW HOME

Grand Formal 2-Sty Entry. Living Room w/fp. Large Formal Dining Room. Gourmet Kitchen w/Breakfast Area. Huge Family Rm w/fp, wet bar & French Doors that lead to the yard w/Built-in BBQ. Spacious Master Suite w/vaulted ceiling, fireplace, balcony, walk-in closet & beautiful bathroom w/2 sinks, vanity, shower & spa tub. 2nd Bedroom Suite w/Private Bathroom. 2 additional Bedrooms & Bathroom. This is truly a special property. Membership to the Summit Club w/pool, spa, tennis, gym, playground & more!

Lauren Polan 310-926-0029
COLDWELL BANKER PP

Oven, Gas Cooktop, Ref, Dishwasher, W&D

1047 GALLOWAY ST	Open	11-2
\$2,700,000	3+1	2sty-SPANISH
		NEW



CHARMING SPANISH CLOSE TO VILLAGE

This charming Spanish is located on a beautiful tree lined street in a popular Village section of the Alphabet Streets. This lovely split level home has 3 bedrooms, den, dining room, bath and remodeled kitchen. The original character has high ceilings and arches from the living room to dining room and upstairs den. There are beautiful hardwood floors throughout and a large patio with Saltillo tiles for outdoor dining and living the California dream. Bonus room with laundry off garage.

MLS#18-403792
Paula Ross Jones 3102555449
SOTHEBY'S INTERNATIO

kitchen built ins

847 CHAUTAUQUA	Open	11-2
\$4,695,000	4795000	5+6
	CAPE COD	red



JUST REDUCED: ELEGANT CAPE COD IN PACIFIC PALISADES !

This luxury property offers unparalleled craftsmanship and exceptional amenities. This two-story smart home has 5 bedrooms and 5½ baths. The open floor plan features 3 fireplaces, Wolf range oven, Sub-Zero refrigerator, and a fully equipped barbecue area. The gorgeous master suite has vaulted ceilings, dual walk-in closets, and a large private patio. Expansive rooftop deck with ocean and mountain views! Just blocks away to the newly opened Caruso development with dining, retail & movie theatre.

MLS#18-389698
Jacqueline Chernov 310-403-7557
PACIFIC UNION INTERN

BBQ, Blt-Ins, Dshwshr, Dryer, Frzr, Other

626 BIENVENEDA AVE	Open	11-1
\$2,250,000	3+3	MID-CENTURY
		red



WWW.626BIENVENEDA.COM

Resting towards the end of one of the Palisades' prettiest streets, this exceptional home was recently remodeled with a refined, yet casual elegance. Open floorplan graced by large bay windows, framing treetop views. Remodeled kitchen w/island, French marble counters, Wolf Range, Aga fridge & custom cabinets opens to the Din. Area w/Fr. Drs. to entertaining patio w/fire pit. Move right in to this idyllic get away, only a few minutes from the vibrancy of the soon to be completed Village Center.

MLS#18-362552
Ellen McCormick 310-230-3707
BERKSHIRE HATHAWAY

Blt-Ins, Dshwshr, Grbg Disp, Rng/Ovn, Fridg

16768 CALLE DE MARISA	Open	11-2
\$2,200,000	4+4	OTHER
		red



GREAT NEW PRICE

Contemporary mountain & ocean-view home on gated street. Remodeled open kitchen flows into family room. Dining room opens to the outside. First floor office. Second story features four spacious bedrooms including stunning master suite with fireplace, and balcony with ocean and mountain vistas. Backyard has a built-in BBQ, outdoor fireplace and lovely shaded sitting area. HOA fees include membership to the Summit Club with a large pool, tennis & basketball courts, playground, & fitness center.

MLS#18-376024
Andrea Samulon 310-454-4159
PACIFIC UNION INTERN


BBQ, Blt-Ins, Dshwshr, Frzr, Grbg Disp, Other

18038 BLUE SAIL DR

Open 11-2

\$6,280,000

4+5 1sty-CONTEMPORARY



MLS#18-396052

Respondex / Mollica 310-488-4400

SOTHEBY'S

rev

PACIFIC VIEW ESTATES

So Cal living w/ sophisticated International flair. Exquisitely redone w/ spectacular full on ocean vistas. Includes such opulent features as an Italian Gourmet kitchen & luxurious bathrooms. Pocket sliding doors, outdoor living areas, grassy yard, exercise pool & spa. Oak floors & solid oak pivoting front door, electronic facial recognition entry system, Smart House inside & out. Double master suites enjoy panoramic views & French Technologic bio-climatic pergolas. Elegance, comfort & views.

Sophisticated International Flair

15510 W SUNSET #102

Open 11-2

\$1,195,000

2+2 FRENCH



MLS#18-403496

Carolyn Johnson 310-261-4526

BERKSHIRE HATHAWAY H

rev

CHARMING PALISADES VILLAGE CONDOMINIUM

Charming condominium in the heart of the Pacific Palisades village. One block to new village entertainment and shopping complex. This unit faces Haverford Avenue. 2 bedrooms and 2 full baths. Exquisite new custom hardwood floors, fireplace in living room, light-filled rooms, high ceilings. French doors with Juliet balconies with tree top views. Master bedroom and bath with walk-in closet, dual sinks, and a spa tub. Washer and dryer in unit. No stairs from the garage. Two parking spaces.

Dshwshr,Elvtr,Intrcm,Micro,Rng/Ovn,Other

336 N LAS CASAS AVE

Open 11-2

\$2,295,000

3+3 TRADITIONAL



MLS#18-385754

Betty-Jo Tilley 3104299833

BERKSHIRE HATHAWAY

rev

LOVELY-LOVELIER-LOVELIEST LOCATION - PRIME LAS CASAS LOOP!

In real estate, location is everything. That is why you want to be in the lovely-lovelier-loveliest location of all! This substantial property boasts an ideal location along the prime, sought after "Las Casas Loop," one of the Palisades Bluffs' most known for its friendly neighborhood, flat street, unique community park and outstanding Bluff views over the Pacific!

Blt-Ins,Dshwshr,Dryr,Grbg Dsp,Hd Fn,Othr

16 Mid Los Angeles

Single Family

1637 S CURSON AVE

Open 11-2

\$999,900

2+1 SPANISH



MLS#18-402092

Gail Holtzman 310 837 7139

EXEL PROPERTIES

NEW

SPANISH CHARMER

Welcome to Picfair Village and to this charming Spanish style home enhanced with many upgrades featuring an updated kitchen and bath, hardwood floors throughout, recessed lighting, and central air conditioning. Cozy up to a fireplace in the living room, dine in the formal dining room and prepare your gourmet meals in a kitchen equipped with stainless steel appliances, beautiful cabinetry, and granite counters. Easy to care for desert landscape and low maintenance yard to enjoy and entertain.

Blt-Ins,Fridg

17607 TRAMONTO DR

Open 11-2

\$2,695,000

2+2 POST & BEAM



MLS#18-392504

Claire O'Connor 3104070235

SOTHEBY'S INTERNATIO

bom

OCEAN VIEWS IN CASTELLAMMARE!

With sweeping ocean views near the iconic intersection of Sunset Blvd. and PCH in Pacific Palisades, this 2 bedroom/ 2 bathroom home is surrounded by the natural beauty of local beaches, canyons, mesas, mountains and parks in every direction. An over-sized living room with fireplace and wrap around French doors opens to a picturesque side patio with garden and view deck. This recently remodeled home boasts Queen's necklace and Catalina Island views. Close to hiking and mountain biking trails.

Dshwshr,Dryer,Frzr,Micro,Rng/Ovn,Other

15 Pacific Palisades


Condo / Co-op

17351 W SUNSET #3A

Lunch 11-2

\$2,299,000

1+2 ARCHITECTURAL



MLS#18-392808

Mary David DRE #00934384 310 433-8862

SOTHEBY'S INTL

NEW

CATERED LUNCH & VALET PARKING

Ocean views from this beautiful corner unit in the prestigious Rockwell building. Great location, close to the beach, restaurants, schools, shopping. Some of the many features include incredible curved windows provide expansive ocean views & add lots of natural light, soaring ceilings, concrete walls, custom kitchen with marble countertops and Thermidor appliances. Generous master suite with large walk in closet, oceans views & gorgeous master bathroom. Private ocean view terrace;

Dshwshr,Dryer,Frzr,Grbg Disp,Micro,Other

18 Hancock Park-Wilshire

Single Family

206 S RIMPAU BLV

Open 11-2

\$9,995,000

6+7 2sty-SPANISH



MLS#18-402092

Gail Holtzman 310 837 7139

EXEL PROPERTIES

NEW

BRAND-NEW CONSTRUCTION SPANISH-CONTEMPORARY ESTATE

One of the only newly built homes in Hancock Park, this spectacular Spanish-Contemporary showcases grand-scale living spaces, exquisite finishes and sweeping views of the Wilshire Country Club golf course. Automated Fleetwood doors off the great room and incredible chef's kitchen open to a grassy backyard with infinity-edge pool. A sophisticated master suite with spa-like bath, sprawling ballroom with restaurant-caliber bar, plush cinema and Crestron system complete this rare offering.


Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

344 S CITRUS AVE

Open 11-2

\$2,339,000

4+3.5 2sty-SPANISH



MLS#18-405734

robbie sikora 310.710.5214

PACIFIC UNION INT'L

NEW

UPDATED CHARMING SPANISH IN HANCOCK PARK

Light and bright charming 4 bedroom, 3.5 bathroom Hancock Park Spanish located mid-block in the Third Street School District. Features new landscaping and a perfect combination of original details + modern upgrades. This home has everything and is in close proximity to everything La Brea, Larchmont, and the Grove have to offer. It is what you have been waiting for!

3234810644

614 PALISADES DR

Open 11-2

\$1,675,000

3+3 2sty-CONTEMP MED



MLS#18-405734

robbie sikora 310.710.5214

PACIFIC UNION INT'L

NEW

ELEGANT TASTE AND DESIGN

Exquisite Sea Ridge townhome w/ home-like appeal and soothing color palette. Add'l details include soaring ceilings bringing volume & light, gorgeous wrought iron railing & gourmet cooks kitchen w/ Caesar-stone counters, functional cabinets & SS Appliances. Lrg master bdrm w/ separate sitting area/office. Luxurious master bathroom. Spacious flr pln that flows to the outdoors, perfect for entertaining. Sizable laundry rm, ample closets & storage. Direct access 2-car private garage w/ epoxy floor.

www.614Palisades.com

OPEN HOUSE STATUS

Automatic Status: The MLS™ will automatically assign NEW or REV

NEW

New, automatic status

NEW*

New, not yet listed

RED

Reduced

REV

Review, automatic status

BOM

Back on Market

TUESDAY

898 S BRONSON AVE	Open	11-2	NEW
\$2,250,000	5+4	TRADITIONAL	



WILSHIRE PARK MODERNIZED TRADITIONAL

Situated on a prime corner lot in character-filled HPOZ Wilshire Park, this extensively remodeled classic beauty has been revitalized head-to-toe. Light and bright with a flawless open floorplan, downstairs boasts a sun-filled living room, formal dining, inviting family room, and sensational kitchen. The charming curbside approach and delightful white picket fencing is sure to please those who appreciate traditional living just moments from Hancock Park and Larchmont Village. Welcome home.

MLS#18-404760
Elizabeth Donovan 213-948-7983
WESTSIDEESTATEAGENCY

Dshwshr,Dryer,Grbg Disp,Rng/Ovn,Fridg

626 N LUCERNE	Lunch	11-2	NEW
\$2,100,000	3+2	MODERN	



CUSTOM BUILT LUXURY MODERN

Custom built modern luxury in Larchmont Heights. 14ft waterfall Soapstone Island w/ breakfast grill & Spanish cabinets in kitchen. Master en-suite w/ sliding doors, walk-in closet & porcelain tiled bath. Resort backyard w/ pool & entertainment deck. White oak engineered hardwood floors & salvaged lumber & stone fireplace. New windows, doors, roofing, electrical. Minutes to Larchmont Village's shopping, top-rated restaurants, grocers, cafes & close to Paramount Studios & Wilshire Country Club.

MLS#18-405440
RED Real Estate Group 3102766656
KW LARCHMONT

www.626Lucerne.com

1082 S PLYMOUTH BLV	Refresh.	11-2	NEW
\$999,000	4+3	1sty-TRADITIONAL	



PRICED TO SELL NEAR HANCOCK PARK!! CLASSIC 4BR+3BA GEM!

RARE OPPORTUNITY! Many Remodeled Homes all Around & in located right adjacent to Oxford Square. Lovingly Cared-For and first time on market in over 40 years. Perfect for a buyer with the right vision who can fix it up. Over 1,860 sq. ft home. Newly re-finished original oak hardwood floors. Could easily be used as a duplex and generate \$5,500+ a month (2 kitchen/laundry hook-up areas already). Opportunity Knocks & could be the "holiday season" special your clients have waited for! DO NOT MISS!

Jerry & Rachel Hsieh 4242428856
KELLER WILLIAMS - LF

www.1082Plymouth.com

635 N JUNE ST	Open	11-2	rev
\$2,699,000	3+2.5	2sty-TRADITIONAL	



GORGEOUS TRADITIONAL IN HANCOCK PARK PROPER!

Gorgeous Traditional in Hancock Park Proper. 3-4 bed / 2.5 baths. Center hall floor plan, sleek kitchen, formal Living & Dining rooms, huge den, 2 bonus rooms. Luxury Master bath & walk in closet! Lush yard, A/C, HPOZ.

Lisa Hutchins 323-460-7626
COLDWELL BANKER RES.

Range, Refrig, Dishwash

1040 S WILTON PL	Open	11-2	rev
\$1,690,000	5+5	2sty-FRENCH	



Beautiful tree lined street, ABSOLUTELY Gorgeous. It is located in Country Club area near Hancock Park. Stunning floor plan and hardwood floor through out. Gracious and vintage grand entry hall, living room with fireplace, fm dining room, upgraded kitchen, beautiful backyard, charming breakfast room, service room and library, bedrooms are big, backyard with large wood deck for entertaining, central air, bring your designer or contractor for your sence. Seller motivated. Do not curb appeal.

MLS#18-397898
Paul Chung 213-216-9492
APPLE PROPERTIES & A

Dshwshr,Grbg Disp,Hood Fan,Rng/Ovn

4618 W 6TH ST	Open	11-2	rev
\$1,675,000	3+4	2sty-FRENCH	



HANDSOME LIGHT FILLED FRENCH STYLE IN WINDSOR SQUARE!


3 bedrooms & 3.5 baths in 3rd Street School. Welcoming entry + open staircase w/skylight! Entertainer's scale Living Room! Sunny eat-in kitchen, Dining Rm, & Library-All view to yard w/rm for pool. Library has powder & dressing rm. Additional front facing bed+bath down. Upstairs expansive master bedroom spans entire length of house w/2 walk in closets & sitting area, dressing rm & bath. Huge balcony. Additional bed & bath up. Basement (could be wine cellar), 2 car gar., HPOZ, A/C, Trust sale.

MLS#18-402900
Lisa Hutchins (323) 216-6938
COLDWELL BANKER RES.

Dshwsher, Garbg Disp, Range/Oven, Fridge

18 Hancock Park-Wilshire Condo / Co-op

620 S GRAMERCY PL, UNIT 224	Open	11-2	NEW
\$340,000	0+1	CONTEMP MED	



GREAT OPPORTUNITY TO OWN THIS BRIGHT & AIRY STUDIO UNIT


This studio unit has new oak wood flooring. Kitchen has newer stainless steel appliances and granite counter tops. A gas fireplace adds ambiance during your evenings at home. Small balcony for city viewing and fresh air. Roof-top swimming pool w/spa, bathroom and lounge deck for unwinding and watching sunsets. Updated gym with shower and saunas. Onsite management provides meticulous maintenance of the building. Low HOA. Gated & assigned parking. Near freeways & Metro line at Wilshire & Western.

Barbara Allen (323) 610-1781
COLDWELL BANKER HP

Barbara@barbaraallenla.com

19 Beverly Center-Miracle Mile Single Family

454 N KINGS RD	Open	11-2	NEW
\$3,475,000	5+6	2sty-CONTEMPORARY	




STUNNING CONTEMPORARY

Gated and set back from the street, this 5 bedroom, 6 bath residence has been built, finished and customized with a keen eye for design & quality. This stunning California contemporary on one of Los Angeles's most coveted streets is just a stone's throw from Melrose Place's chic eateries and boutiques. Spanning approx. 4,000 sf, this home is the ultimate setting for stylish living and entertaining. Celebrate in the dramatic living room with its soaring ceilings and walls of glass.

MLS#18-404720
Gene Bush 310-657-5050
COLDWELL BANKER RESI

Blt-Ins,Dshwshr,Dryer,Frzr,Rng/Ovn,Other

6607 W OLYMPIC BLV	Open	11-2	NEW
\$1,795,000	3+3	COUNTRY ENGLISH	



UPDATED AND AUTHENTIC COUNTRY ENGLISH IN CARTHAY CIRCLE

Gated and quiet, this updated designer-done English, in historic Carthay Circle, blends authenticity and modern with great nuance. Benefiting from southern exposure, this 2,200-square-foot home is bathed with light all day. A spacious and voluminous living room, with vaulted ceilings, fireplace and original architectural details, serves as the heartbeat of this home. A formal dining room connects the living room to a large gourmet kitchen. Moments to Beverly Hills, the Grove, Beverly Center.

Ben Belack & Andrej Nagy 424.233.0922
THE AGENCY

Gated | Designer-Done | Outdoor Spaces

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demo.themls.com/vestaplus

X 1815 S REDONDO BLV	Lunch	11-2	NEW
\$949,000	3+2.5	ARCHITECTURAL	



INCREDIBLE NEW MODERN VIEW HOMES IN MID CITY!

Welcome to Mid City 11, a new collection of Architectural single-family homes in the heart of LA! Open layout feat. wood floors throughout, floor to ceiling windows for natural light & seamless flow to the eat-in kitchen w/center island, Samsung appliances, dining area, & private patios. Master Retreats w/2 walk-in closets, dual sink vanities & separate shower - all on their own level! 2-car attached garages & multi-zone HVAC systems. Mins to Culver Arts District, Beverly Hills, DTLA & more!

Grant Linscott 3234879222
KELLER WILLIAMS REAL

Blt-Ins,Dshwshr,Grbg Disp,Hood Fan

428 N LA JOLLA AVE	Open	11-2	rev
\$4,748,800	5+5.5	2sty-CONTEMPORARY	




GRAND SCALE NEW MODERN
WWW.428LAJOLLA.COM

Nearly 5000 sf of indoor-outdoor living. Walled, gated & hedged. Open plan with walls of glass, sleek pocket door systems open up to a covered patios, elegant spa & pool w/ waterfall. Custom Italian kit w/ center island, Control4 automation, 3 fireplaces, formal dining area, sun filled open tread staircase. 2nd story family room-lounge w/ fireplace and balcony. Master retreat w/ oversized balcony, fireplace, massive closet & spa bath. Spectacular design as never been seen before. Stunning!

MLS#18-400858
Omega Group-Todd Michaud 310.429.8191
KELLER WILLIAMS HH

www.OmegaGroup.LA

6242 DREXEL AVE	Open	11-2	rev
\$3,495,000	4+5	MODERN	



MODERN ARCHITECTURAL IN PRIME BEVERLY GROVE

Situated in prime Beverly Grove on the highly desirable Drexel Avenue, this four-bedroom, four-and-a-half-bathroom, newly constructed modern home has been thoughtfully elevated to a higher level of luxury. Complete with smart home technology and a Leicht, German-designed kitchen with Miele appliances, the thoroughly modern and voluminous interior seamlessly flows through a pair of hideaway glass walls to a saltwater pool and spa and grassy yard for the ideal indoor-outdoor California lifestyle.

MLS#18-403352
Eric Lavey 3109086800
THE AGENCY

Blt-Ins,Dshwshr,Grbg Disp,Micro,Rng/Ovn

19 Beverly Center-Miracle Mile *Condo / Co-op*

1135 S SHENANDOAH ST #402	Refresh.	11-2	NEW
\$985,000	3+3	CONTEMP MED	



FABULOUS PENTHOUSE 3 BEDROOM CONDO!!

Luxurious & Spacious turn-key Penthouse in a wonderful central location! Rear corner unit situated in a stylish & secure Mediterranean building w/magnificent city views. Expansive great room floor plan w/open kitchen, dining area & living rm w/fireplace. Large patio. Gourmet kitchen w/granite counters, stainless steel appliances. Master suite w/large walk-in closet & spa-like bath. Two large guest bedrooms. Brazilian cherry wood floors, high ceilings, crown moldings, recessed lighting. Show Cold

MLS#18-405046
Lori Hashman Berris 310-880-3061
SOTHEY'S INT REALTY

Cbl,Dshwshr,Dryer,Frzr,Grbg Disp,Other

1101 S HOLT AVE #3	Open	11-2	red
\$772,828	2+2	CONTEMPORARY	



SOPHISTICATED CONDO

Wonderful unit adjacent to Beverly Hills. It's close to the Beverly Center and parks. Large 2 bedroom, 2 bath, 3 large walk in closets. Wood floors in the living room, carpet in the bedrooms. All bathrooms and kitchen have been updated. It's a great unit you should see it!

MLS#18-387386
Jana Jones-Duffy 3106120831
COLDWELL BANKER RESI

Fridg

19 Beverly Center-Miracle Mile *Income*

6142 W 6TH ST	Open	11-2	NEW
\$2,195,000		SPANISH	



STUNNING AND SPACIOUS 1930'S SPANISH DUPLEX


This Beverly Grove duplex features two 3BED/2BATH units, the upper with a bonus office, and exquisite period details. Each unit boasts a grand living room with picture window and fireplace, formal dining room, period kitchen and baths. Details include original hardwoods, period tile, crown moldings, wide hallway floor plans and built-ins. The upper unit offers a large balcony and the lower has an enclosed courtyard. Additional features: central AC, two garages and yard. Upper delivered vacant.

MLS#18-405424
Allison Schwarz 310-433-0056
COMPASS

BEVERLYGROVEDUPLEX.COM

20 Hollywood *Single Family*

1304 N MANSFIELD AVE	Open	10-2	NEW
\$1,399,000	3+3.5	MODERN	



A BOUTIQUE COLLECTION OF LUXURY 'SMART' HOMES IN HOLLYWOOD


Modern 3-bedroom homes equipped with the newest 'smart' technology by Vivint, Samsung, and more. Beautifully appointed with engineered white oak hardwood flooring and floating architectural staircases. Chef's kitchen features Leicht cabinetry and oversized island. Roof decks with kitchen and BBQ showcase panoramic views of the hills & Observatory, setting the stage for twilight entertaining. Boasting a 94/100 Walk Score, residents enjoy close proximity to cafes, bars, restaurants, & studios!

MLS#18-405642
Bryant \ Reichling 323-395-9084
COMPASS

www.thefountainfour.com

20 Hollywood *Condo / Co-op*

6038 CARLTON WAY, UNIT 305	Open	11-2	NEW
\$560,000	1+2	MODERN	



SPECTACULAR CONDO IN THE HEART OF HOLLYWOOD

Wonderful sun soaked condo with tons of natural light with an oversized patio.Gorgeous bathroom with upgrades and this is a top floor unit-No neighbors upstairs! Additional powder room and ensuite bathroom. 2 parking spots and additional storage located in parking garage. Plenty of guest parking.

Duncan Cory 630.939.3484
COLDWELL BANKER BHN

20 Hollywood *Income*

1207 N CITRUS AVE	Refresh.	11-2	NEW
\$999,000	Triplex	1sty-CALIFORNIA BUNGALOW	



JUST LISTED:INCOME/OWNER-USER TRIPLEX - PRICED TO SELL FAST!

Centrally located in the heart of Hollywood, this great investment opportunity features three, one bedroom + one bath units. One unit has been recently renovated and will be delivered VACANT at the close of escrow. It boasts an open floor plan, updated kitchen, new double paned windows & flooring, freshly painted and ready for immediate move in. Perfect for an investor, short term rentals or owner-user situation, this charming property has tons of upside potential.

Michele Shuman 3109622319
KWBH

OPEN HOUSE STATUS

Automatic Status: The MLS™ will automatically assign NEW or REV

NEW New, automatic status
NEW* New, not yet listed
RED Reduced
REV Review, automatic status
BOM Back on Market

22

Los Feliz

Single Family

3687 SHANNON RD

Open 11-2

\$2,199,000

2+3

TRADITIONAL

NEW



CHIC CONTEMPORARY W/GOLF COURSE VIEWS

Romantic Traditional, set behind gates and very private. Open the front door and be captured by large picture windows overlooking a sea of green (Griffith Park and golf course views). Interiors compliment view with dark, rich wood floors, and recessed lighting. Elegantly updated kitchen & baths. Large living room w/terrace, fireplace, and built- ins. Master w/fireplace + walls of glass to frame park views. Redone Master bath w/ Marble tub & designer tile. Chic cook's kitchen w/Viking appliances.

MLS#18-405198

Carter + Orland Estates

KELLER WILLIAMS REAL

www.carterorlandestates.com

1829 N KENMORE AVE

Refresh. 11-2

\$1,895,000

0+0

NEW



LOS FELIZ MODERN HOME

A must-see Los Feliz stunner by famed architectural firm Rios Clementi Hale Studios. This modern home has its own outdoor space equipped with a built-in fire pit and benches. The interior has floor to ceiling and corner windows, tons of light, and an open floor plan. This single-family residence with no common walls envelope a three-story floor plan constructed to enhance privacy. There is a private entrance, private ground-level patio and 2-car direct entry garage.

Nicole Contreras

310-614-4952

NOURMAND & ASSOC.

2057 N CATALINA ST


Open 5-7

\$1,775,000

3+3

2sty-MEDITERRANEAN

NEW



MAJOR PRICE REDUCTION | GREAT VALUE

Spectacular 1921 Mediterranean Villa with separate guest studio. Tastefully updated throughout.

3 spacious bedrooms + loft. Extensive exterior upgrades. Lush landscaping, with garden and fruit trees, beautiful patios with built-ins, covered porch and roof top deck with city light views.

Must see!

2644 sq ft + 356 sq ft studio + 2 car garage.

Amy Ellis

626.278.5838

COLDWELL BANKER

3662 LOWRY RD


Open 11-2

\$1,385,000

3+3

3sty-MID-CENTURY

NEW



LOS FELIZ FIXER OPPORTUNITY

Nestled high amongst multi-million dollar and celebrity homes. On the market for the first time in over 20 years. North of Los Feliz Blvd. in the Franklin Elementary school district. This unique "tree house" property features 14 ft ceilings, floor to ceiling windows with canyon views, multiple great rooms, outdoor decks and a hillside bridge to the front door. Over 2,000 sq. ft. 3 bedroom 3 bath. Limitless potential Great for entertaining.

Offered for sale "As Is"

Tim Meinelschmidt

213-841-1317

KW LARCHMONT

2745 GLENDOWER AVE


Open 11-2

\$2,099,000

4+4

SPANISH

rev



IMMACULATE SPANISH WITH DRAMATIC CITY VIEWS

Dramatic, clean-lined Spanish with 'famous' views over LA to downtown! Beautifully redone, with many original character touches intact. Enter through a gated, serene patio, with fountain into main floor. Large living room and dining room both with beautiful views. Second level features a large Master with views, 2 walk-in closets & French doors to terrace. Recently expanded 3rd level has two separate rooms & ¾ bath; perfect for office or extended family.

MLS#18-385344

Carter + Orland Estates

KELLER WILLIAMS REAL

www.carterorlandestates.com

28

Culver City

Single Family

3121 ROBERTS AVE

Open 11-2

\$1,250,000

3+2

TRADITIONAL

NEW



THREE BEDROOM HOME NEAR ARTS DISTRICT

Fabulous location close to CC Art District, Metro Rail stops, restaurants, and new retail/office developments. 3 bedroom ranch style home features an entry way, living room with fireplace, and huge dining room open from kitchen. Hardwood floors. Huge 2nd bathroom is handicap accessible with spa tub and roll-in shower. Over size two car garage with room for laundry. Property sold as-is. Trust sale, no court confirmation required.

MLS#18-405816

Dannie Cavanaugh

310-837-7161

CAVANAUGH REALTORS

Dshwshr,Rng/Ovn,Fridg

10757 KELMORE ST


Open 1-2

\$1,195,000

3+1

RANCH

NEW



UPDATED LOWER CULVER CREST HOME

Comfortable 3 bedroom home in the lower Culver Crest neighborhood. Updated kitchen and bathroom. Hardwood floors. Nice back yard. Move right in.

Dannie Cavanaugh

310-837-7161

CAVANAUGH REALTORS

Refrigerator, Stove, Washer, Dryer

11416 MCDONALD ST


Open 11-2

\$1,100,000

3+1

TRADITIONAL

NEW



ABSOLUTELY DELIGHTFUL 3BED/1BA IN SOUGHT-AFTER SUNKIST PARK

Fantastic curb appeal w/ inviting porch, lemon tree & draught-friendly Mexican Sage. Sunny interior w/ rear-facing living rm bathed in natural light. Redone kitchen w/ quartz counters, new cabinetry & built-in seating. Original wood flrs & plantation shutters. New central heat/AC & 200 amp electric panel. Low-maintenance yard w/ big covered patio ideal for entertaining. Close to parks, award-winning schools, shopping & restaurants. Idyllic small-town feel w/ the convenience of big city living.

Pete Castro/Maile Bryant

(310) 482-2100

KELLER WILLIAMS-SM

www.11416mcdonald.com

4161 MILDRED AVE

Open 11-2

\$2,695,000

5+6

TRADITIONAL

rev



MODERN SOPHISTICATION...

Traditional located in the Culver West area with Culver City schools and services and in one of the hottest neighborhoods on the Westside. This elegant private home consists of 5 beds and 5.5 baths which fuses traditional living with modern sophistication. The inviting floor plan opens its door to an elegant formal living that flows into the gracious dining area. The gourmet kitchen showcases elegant custom cabinetry with breakfast area.

MLS#18-384252

Marco Rufo

310-488-6914

BHHS

Brand New Construction

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29 Westchester Single Family

7959 CHASE AVE

Open 11-2

\$1,549,000

3+2

CONTEMPORARY



MLS#18-383550

Emil Alexander Schneeman 310-230-3731

BERKSHIRE HATHAWAY

red

BEAUTIFUL CALIFORNIA RANCH HOME IN PRIME NORTH KENTWOOD!

Beautiful contemporary renovation of a classic single story California Ranch home in prime North Kentwood. The formal living room and dining room features an open floor plan, multiple skylights, quartz countertops, designer fixtures and tiles, plantation shutters and clerestory windows. Large glass sliding doors open on to an exterior deck perfect for al fresco dining and a large grassy yard. The property is gated for privacy and has a finished garage that can be a bonus space for gym or studio.

Blt-Ins,Cbl,Clng Fan,Dshwshr,Grbg Disp


6567 W 85TH PL

Open 11-2

\$1,495,000

4+3

TRADITIONAL



MLS#18-384776

Sally Forster Jones 310.579.2200

COMPASS

red

ONCE IN A LIFETIME DEAL FOR BEAUTIFUL RECENTLY REBUILT HOME

Remarkable price, in the heart of it all! Fall in love with this traditional home situated behind a charming picket fence. Bright & open living/dining anchored by a stylish fireplace & glass doors to the yard. Chef's kitchen w/ss appliances, modern herringbone backsplash & center island. Tranquil master w/glass shower, soaker tub, dual sink vanity & walk-in closet. Features laundry room & second level living. Relish the California sun in the home's expansive yard. This is a steal!

6567w85th.com

5571 W 82ND ST

Open 11-2

\$1,395,000

4+3

TRADITIONAL



MLS#18-362600

Sally Forster Jones 310.579.2200

COMPASS

red

CAN'T MISS OPPORTUNITY FOR REMARKABLE VALUE NEWLY REBUILT

JUST REDUCED! This beautiful & bright home boasts a spacious & open floorplan. Put your feet up in the living anchored by a chic fireplace. The gourmet chef's kitchen includes ss appliances, white cabinets, tile backsplash & eat-in island. Unwind in the decadent master w/glass shower, soaker tub, dual sink vanity & walk-in closet. Bedrooms have recessed lighting, large closets & grand picture windows welcoming floods of light. This move-in ready home awaits, moments from shops, restaurants & more!

5571-82nd.com

30 Hollywood Hills East Single Family

3441 LA SOMBRA DR

Open 11-2

\$1,395,000

3+2

2sty-MID-CENTURY



MLS#18-404312

Rose Ware BHHS-BH 213-369-9171

NEW

CHIC REMODELED MID-CENTURY MODERN

Open floor plan Living & Dining area share a stone surround fireplace, bamboo floors & wall of windows/French doors that open to the deck with Treetop views. Adjacent den/office. Upgraded kitchen features black Quartz counters & Viking appliances. Serene master & Spa baths. Lower level family room with fireplace opens to a private grassy yard with orange trees & patio. Solar tube skylights & security system. Newer garage door & roof, newer plumbing & electrical upgraded to 200 amp. Central HVAC.

Dshwshr,Grbg Disp,Hood Fan,Micro,Rng/Ovn

2591 DEARBORN DR

Open 11-2

\$1,725,000

3+3

SPANISH



MLS#18-396976

Rose Ware BHHS-BH 213-369-9171

red

SPANISH OASIS

Private & Gated Spanish Hacienda built c1924 (assr) & exquisitely renovated. This gorgeous character home, w/ one bedroom guest house, features a formal entry w/marble floors, living room w/high wood beam ceilings, wood-burning fireplace & arched picture window. Chef's kitchen has Cararra Marble counters, Frigidaire Professional & Bertazzoni appls, & dinette. Upper level Master suite & guest bedroom. Multiple outdoor patios w/luscious fruit trees. Upper flat yard lounge area w/spectacular views.

Dshwshr,Grbg Disp,Hood Fan,Rng/Ovn,Other

31 Playa Del Rey Single Family


6939 TROLLEYWAY

Open 11-2

\$7,297,000

4+6

3sty-ARCHITECTURAL



Lester/Comora/Konstantin 310-488-5962

THE AGENCY/NOURMAND

NEW

ON THE SAND

This one is on the sand! The world-renowned design and build firm, EBTA Architects, designed this Playa Del Rey home with the harmonious balance of aesthetics, creativity, and functionality perfect for beach living. From the very entrance a magical contemporary oasis unfolds. The unprecedented direct access to the beach as a backyard, and the Pacific Ocean as its backdrop make this a piece de resistance in Playa Del Rey.

Built ins

33 Malibu Single Family


21370 RAMBLA VIS

Open 11-2

\$3,950,000

3+4

CONTEMPORARY



S Frankel, M Haley 3102813981

COLDWELL BANKER

NEW

GORGEOUS MALIBU HOME WITH OCEAN VIEWS

Newly remodeled home with open floor plan. Custom kitchen with top of the line appliances. Wide plank oak wood floors throughout. 24 foot retractable glass wall opens to sunny deck with head on ocean views. 2 car garage. The perfect home for the Malibu lifestyle.

www.stevefrankel.com

33 Malibu Condo / Co-op

18125 COASTLINE DR #C

Open 11-2

\$1,495,000

2+3

POST MODERN



MLS#18-398768

Anthony Marguleas (310) 614-4240

AMALFI ESTATES

rev

180 DEGREE WHITEWATER & OCEAN VIEWS!!!!

Fully renovated 2-story condo w/ spectacular ocean views. 180 degree ocean views, along w/ unobstructed views of the Queen's necklace & Catalina. Bright, open floor plan w/ top of the line stainless steel appliances, custom cabinetry & vanities, Silestone quartz countertops & hardwood floors. Fully renovated in 2014! Main level opens to large open deck (over 300 sq ft) w/ ocean views. Downstairs are 2 bedrooms w/ almost floor to ceiling windows facing the ocean & another open deck of over 300 sq ft

www.18125CoastlineDrive.com

THE MLS.com

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39 Playa Vista

Single Family

13066 DISCOVERY CRK	Open	11-2	red
\$2,220,000	3+5	MEDITERRANEAN	

JUST REDUCED! STUNNING MEDITERRANEAN RETREAT IN PLAYA VISTA

Situated in the heart of Playa Vista awaits this Mediterranean oasis. Chef's kitchen w/island, ss appliances, wine fridge, breakfast bar & flows to the dining. Entertain in the living w/ warm fireplace, built-ins & romantic balcony. Bright master w/hardwood floors, 2 walk-in closets & bath w/soaker tub & glass shower. Features laundry room, 3 car garage, space to install elevator from ground to top & den w/balcony. Move-in today & take advantage of quintessential Playa Vista living!

MLS#18-386120
SF Jones/MSchlosser 310.579.2200
COMPASS

13066DiscoveryCreek.com

72 Sherman Oaks

Single Family

4218 MURIETTA AVE	Open	11-2	NEW
\$2,395,000	5+5.5	2sty-SPANISH	

BEST VALUE IN THE VALLEY

Newer, gated SOB home w/hillside vus & ideal floorplan. 5 bdrm suites, 4 up & 1 down w/its own entrance. Formal lvg rm w/fp. Chef's kit w/center island & top of the line appl. Great room w/2-story ceilings & access to pool/spa & yard. Formal dng rm w/French drs to the patio & pool. The master boasts its own fp, private patio, diva walk-in closet, sumptuous bath – all with views of the hills. Each bdrm has its own beautiful custom bath. 2-car garage. Co-listed with Carrie Berkman Lewis.

Erik Flexner (310) 941-3539
COLDWELL BANKER HP

Carrie Berkman Lewis (310) 435-5714

73 Studio City

Single Family

4005 MARY ELLEN AVE	Open	11-2	NEW
\$2,495,000	4+4	TRADITIONAL	

LONGRIDGE ESTATES TRADITIONAL FARMHOUSE OPEN TUE & FRI 11-2

JUST LISTED!!! A Huge Fenced Front Yard Greet You w Room For Soccer & Basketball For The Kids! Step Inside & Experience The Designer Living Rm w A Fireplace & French Drs To Your Great Rm Den w Vaulted Paneled Ceilings, French Drs Spilling Outside All Connected To Your Viking & Carrera Kitchen Overlooking The Backyd w Pool, Spa, BBQ Bar & More! Upstairs Is The Master Ste w Walk-In Closet & Dual Vanity Bath, Two Kids Rms, Bath & Laundry. Downstairs Is Your 4th Bedrm, Dining Rm & Private Office.

MLS#18-405196
Jason Reitz 323-656-1800
ROCK REALTY GROUP

www.4005MaryEllen.com

11100 LANDALE ST	Refresh.	11-2	NEW
\$899,000	2+2	TUDOR	

CHARMING ENGLISH TUDOR ON PARK LIKE GROUNDS

English Tudor home on a sprawling 8,802 sq ft lot with park-like grounds. Gated with a rare extra wide driveway, this 2 bed 2 bath home features picture frame windows, a nice decorative fireplace in the living room, hardwood floors and a finished attic. The Master and guest bedrooms open out to a large outdoor dining and entertaining area overlooking the expansive backyard and trees surrounding the house. The detached garage could possibly make for a great ADU. Proximity to major studios.

MLS#18-401650
Jay Martinez/Gil Dirige 323-377-8332
PACIFIC UNION INT'L

www.11100Landale.com

73 Studio City

Condo / Co-op

11540 MOORPARK ST, UNIT 402	Open	11-2	NEW
\$869,000	3+3	2sty-CONTEMPORARY	

STUDIO CITY 3BR CORNER PENTHOUSE

"The Dalton" 8 unit luxury building. 1st resale since built in 2007. Pristine and feels like new. Open floorplan. Showers of natural light. Chef's kitchen with Pro-series stainless appliances. Expansive living room for large gatherings. 2 patios. Wood/travertine floors. Fab Master suite. Private storage unit. Security cameras via cell phone. Close to Tujunga Village. The Dalton is truly 1 of a kind and very private for the most discreet clientele.

Lisa & Scott Sorrentino 818.355.4750
RODEO REALTY

Colfax Meadows Carpenter School

74 Toluca Lake

Single Family

4440 PLACIDIA AVENUE	Open	11-2	NEW
\$1,999,000	4+4	2sty-TUDOR	

Meticulously Restored Tudor in Toluca Lake

This meticulously restored and renovated 1936 English Tudor is rich in architectural detail. Many unique features, from the stained glass in the door to the arched molding on the walls. The large living room showcases this rare molding, along with the original beamed ceiling, made of solid wood. The leaded glass windows display the classic diamond-shaped Tudor pattern. The kitchen appliances are top-of-the-line: AGA Legacy stove, Sub-Zero refrigerator/freezer and Miele dishwasher.

MLS#SR18268397CN
Scott Morris (818) 262-3695
SRM REAL ESTATE

4440Placidia.com

95 Mount Washington

Single Family

3495 GLENALBYN DR	Open	11-2	NEW
\$1,499,000	4+4	MODERN	

Great Views-in the hills of Mt. Washington. light-filled, open concept living area features a chef's kitchen, ebony hardwood floors, high ceilings and fireplace. Includes 4 bedrooms, 3 1/2 like-new designer baths plus Recording studio. Like New and grand scale stone patio great for entertaining. Beautiful views of downtown and Hollywood throughout! This is truly a one-of-a-kind property! A must-see for all your fussiest buyers. Shows like a model http://www.3495GlenalbynDr.com

MLS#18-403720
Dee Crawford
KW BEVERLY HILLS

Antna,Atc Fan,Blt-Ins,Cbl,Frzr,Other

200 El Segundo

Condo / Co-op

620 W IMPERIAL AVE #4	Open	11-2	rev
\$930,000	3+3	CONTEMPORARY	

TREMENDOUS VALUE IN EL SEGUNDO!

This 3BR/2.5BA townhouse-style condo boasts over 1500 square feet with wide plank hardwood floors throughout the 1st floor, custom kitchen cabinetry, high ceilings, stainless steel appliances in open & airy kitchen w/ pantry closet, master suite with walk-in closet and en-suite bath, 2nd floor laundry room, and attached garage w/ 2 tandem spaces, additional storage and direct, private access to the unit. Highly-rated public school and parks conveniently nearby. Mere minutes to Dockweiler Beach.

MLS#18-401948
The Kostrey Collection 310-621-4341
NOURMAND & ASSOC.

Dshwshr,Dryer,Frzr,Grbg Disp,Hood Fan

15,000+ real estate professionals. Working together, to make homeownership happen.

THE
MLS
.COM