

# 17536 CAMINO DE YATASTO



## OPEN TUESDAY 11-2

Located in 24-hr guard-gated Palisades Country Estates, set on  $\frac{3}{4}$  acre with a fully-lighted N/S tennis court and pool. A spectacular panic room with  $\frac{1}{4}$ " steel plate and pneumatic doors is being used as a fully-equipped screening room! Could also be private recording studio or gaming room! Magnificent 6 BR & 9 BA home has luxurious master suite with dual baths, 3 ensuite bedrooms and a home gym upstairs. Downstairs living room with 30' ceilings, formal dining room, huge family room, library/office, chefs kitchen, separate staff quarters with private entrance and a 3 car garage are all featured Always sunny, 5 minutes from the Pacific Ocean and the beach, hiking paths with waterfalls in this magical Santa Monica mountain setting, this home offers the utmost in privacy and security! Easy to show with 24 hr notice! Easy access to PCH and 10 Freeway!

**Offered at \$6,495,000**



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Day a Holiday!"



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**MARCI HOLLIDAY**

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CalDRE# 01022615

**FARAH LEVI**

**310.978.7555**

CalDRE# 01825849



COLDWELL BANKER RESIDENTIAL BROKERAGE - BEVERLY HILLS NORTH - 301 N CANON DRIVE, SUITE E BEVERLY HILLS, CA 90210

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# PANORAMIC VISTAS



## 2526 CORDELIA ROAD | BRENTWOOD



**On this rare, nearly one acre stunning city to ocean view flag lot,** rests a private and gated Pride of Owner's two story contemporary ranch house. The spacious floor plan 3,064± sqft, includes 5 bedrooms, 3.5 baths, and great light-filled living spaces with formal living and dining plus library and remodeled kitchen/family room. Patio gardens plus grassy yard areas with room for pool surround the home and magnificent views abound from outside in. An oversized 3 car garage with direct access to home plus large motor court complete the **42,460± sqft site**.

**For the owner/user or developer...  
An opportunity not to be missed.**

**OFFERED AT \$3,195,000**

**2526CORDELIA.COM**



**JOAN CAPLIS**

COLDWELL BANKER RESIDENTIAL BROKERAGE

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**COLDWELL  
BANKER**

GLOBAL  
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**COMPASS**

**SUSAN STARK**

COMPASS

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OPEN 11-2 / TUESDAY / APRIL 2

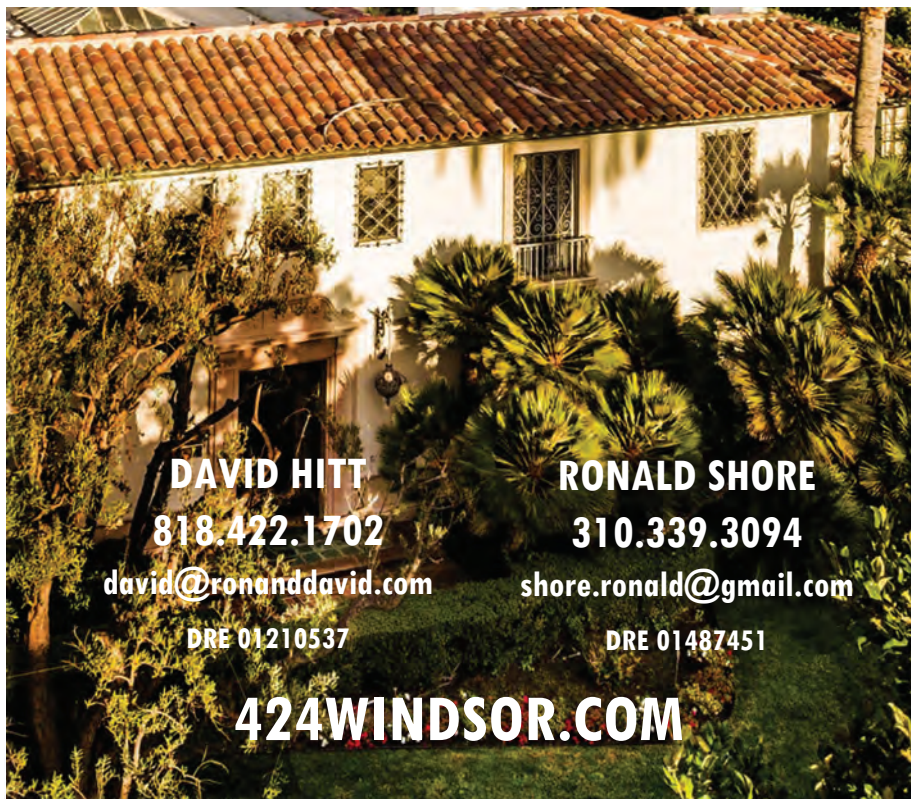
424 SOUTH WINDSOR BOULEVARD \$6,499,000

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THE  
**SHORE/HITT**  
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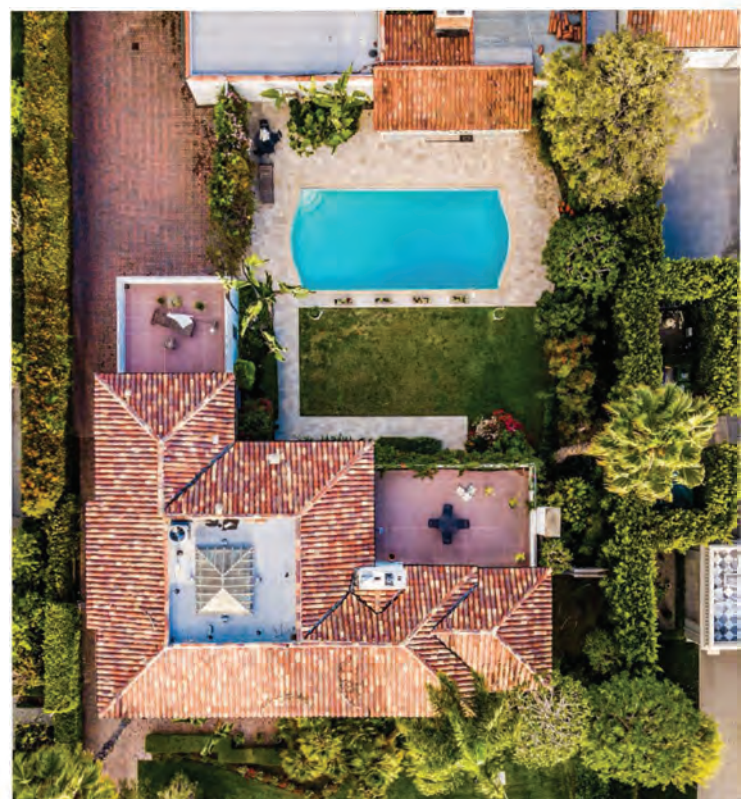
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# Launching April 10<sup>th</sup>

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☑ REFRESHMENTS

✕ LUNCH

✱ THEMLSPRO™ OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

1 Beverly Hills		Single Family				
	11-2	809 N REXFORD DR	NEW	\$25,000,000	6+9	p.123
	11-2	809 N REXFORD DRIVE	NEW*	\$25,000,000	6+9	*
	11-2	510 N HILLCREST RD	NEW	\$9,500,000	4+6	p.123
19-448944	11-2	422 S CRESCENT DR	NEW	\$4,395,000	5+6	*
19-447440	11-2	233 S CANON DR	NEW	\$3,495,000	3+2	*
19-448276	632H3 11-2	341 S CLARK DR	NEW	\$2,499,999	3+3	p.123
19-440474	11-2	422 S WETHERLY DR	NEW	\$2,250,000	3+2	p.123
18-359218	11-2	9431 SUNSET	red	\$17,300,000	4+8	p.123
18-414038	11-2	521 CHALETTE DR	rev	\$14,500,000	4+5	p.123
18-414038	11-2	521 CHALETTE DR	rev	\$14,500,000	4+5	p.123
19-421598	11-2	517 N REXFORD DR	rev	\$12,495,000	6+9	p.123

1 Beverly Hills		Condo / Co-op				
19-447028	11-2	9233 BURTON WAY #406	rev	\$1,495,000	2+3	*
18-391282	11-2	321 N PALM DR #5	rev	\$999,000	2+2	*

1 Beverly Hills		Land				
19-445198	11-2	1004 N REXFORD DR	NEW	\$9,850,000	Land	*

1 Beverly Hills		Lease				
19-445972	11-2	9909 SUNSET BLVD	NEW	\$45,000	5+7	*
19-444974	11-2	9265 BURTON WAY #201	NEW	\$6,200	1+1	*
19-427154	12:30-2	719 N ALPINE DR	rev	\$35,000	7+7	*

2 Beverly Hills Post Office		Single Family				
19-447368	11-2	12063 CREST CT	NEW	\$18,500,000	6+7	*
	11-2	1913 BEVERLY BLV	NEW	\$6,195,000	4+5.5	p.123
	11-2	1913 N BEVERLY DRIVE	NEW*	\$6,195,000	4+5.5	*
19-448984	11-2	9831 CARDIGAN PL	NEW	\$3,250,000	5+7	*
19-445376	CHIC! 11-2	2790 ELLISON DR	NEW	\$2,989,000	4+5	p.123
	11-2	2930 HUTTON DR	NEW	\$2,695,000	4+3	p.124
	11-2	1745 SAN YSIDRO DR	NEW	\$2,249,000	4+3	p.124
18-343686	11-2	9577 LIME ORCHARD RD	red	\$7,500,000	5+7	p.124
19-437476	11-3	9696 ANTELOPE RD	rev	\$8,500,000	8+11	*
18-393742	11-2	2720 ELLISON DR	rev	\$7,390,000	4+6	*
19-446610	11-2	1571 TOWER GROVE DR	rev	\$6,299,000	5+7	p.124
18-405616	11-2	1465 LINDACREST DR	rev	\$4,895,000	5+5	p.124
19-440434	11-2	1984 COLDWATER CANYON DR	rev	\$4,795,000	5+5	p.124
19-436336	11-2	1590 BENEDICT CANYON DR	rev	\$4,650,000	6+8	p.124
19-418772	11-2	1432 HARRIDGE DR	rev	\$4,299,000	4+4	p.124
19-441124	11-2	1853 NOEL PL	rev	\$3,899,999	4+5	p.124
19-443462	11-2	2501 BOWMONT DR	rev	\$3,750,000	4+7	*
19-434748	11-2	3193 BENEDICT CANYON DR	rev	\$2,350,000	3+4	p.124

2 Beverly Hills Post Office		Land				
19-442236	11-3	9696 ANTELOPE RD	rev	\$20,000,000	Land	*

2 Beverly Hills Post Office		Lease				
19-441424	11-3	9696 ANTELOPE RD	NEW	\$35,000	8+11	*

3 Sunset Strip - Hollywood Hills West		Single Family				
19-427084	11-2	9133 ORIOLE WAY	NEW	\$26,995,000	6+10	p.125
19-444542	11-2	1317 LONDONDERRY PL	NEW	\$14,900,000	5+7	*
	11-2	1555 RISING GLEN RD	NEW	\$3,849,000	4+4	p.125
	11-2	1555 RISING GLEN	NEW*	\$3,849,000	4+4	*
	11-2	2600 CARMAN CREST DR	NEW	\$3,350,000	4+4	p.125
19-442366	11-2	2977 PASSMORE DR	NEW	\$2,950,000	2+3	p.125
19-448774	11-2	2705 OUTPOST DR	NEW	\$2,425,000	3+3	p.125

18-405882	11-2	2081 SUNSET PLAZA DR	NEW	\$2,395,000	4+6	p.125
19-431398	11-2	7346 PACIFIC VIEW DR	NEW	\$2,000,000	4+5	p.125
	11-2	2429 OUTPOST DR	NEW	\$1,175,000	3+2	p.125
19-440554	11-2	8015 BRIAR SUMMIT DR	red	\$3,997,000	4+4	p.125
19-421152	11-2	8055 SELMA AVE	red	\$3,675,000	3+4	p.125
18-412436	11-2	1715 CRISLER WAY	red	\$2,895,000	3+4	p.126
19-431712	11-2	1803 N STANLEY AVE	red	\$2,495,000	3+3	p.126
19-441402	11-2	2936 LA CASTANA DR	red	\$2,295,000	3+3	p.126
18-390928	11-2	9145 ST IVES DR	rev	\$7,995,000	6+7	p.126
19-429084	11-2	8590 HOLLYWOOD	rev	\$6,995,000	3+5	p.126
19-445206	11-2	1573 SUNSET PLAZA DR	rev	\$6,750,000	3+5	p.126
18-411022	11-2	7974 WOODROW WILSON DR	rev	\$6,295,000	4+5.5	p.126
19-445144	11-2	8698 FRANKLIN AVE	rev	\$3,699,000	4+4	*
19-436482	11-2	8540 HILLSIDE AVE	rev	\$2,199,000	4+5	p.126
19-442472	11-1	8262 SKYLINE DR	rev	\$2,100,000	4+3	*
19-430302	11-2	2212 LAUREL CANYON	rev	\$1,200,000	2+2	*
18-388264	11-2	1438 N DOHENY DR	bom	\$2,995,000	5+6	p.126

3 Sunset Strip - Hollywood Hills West		Condo / Co-op				
19-444750	11-2	1201 LARRABEE ST #306	NEW	\$1,399,000	3+3	p.126
	11-2	7135 HOLLYWOOD BLV, UNIT 902	NEW	\$875,000	2+2	p.127

3 Sunset Strip - Hollywood Hills West		Lease				
19-431440	11-2	7346 PACIFIC VIEW DR	NEW	\$10,900	4+5	p.127

4 Bel Air - Holmby Hills		Single Family				
19-448174	592A5 11-2	1540 BEL AIR RD	NEW	\$2,595,000	3+4	p.36
19-448174	592A5 11-2	1540 BEL AIR RD	NEW	\$2,595,000	3+4	p.127
18-409688	11-2	2259 LINDA FLORA DR	red	\$2,995,000	5+3	p.127
17-230722	11-2	661 STONE CANYON RD	rev	\$19,950,000	8+10	p.127
19-433448	11-4	10535 VESTONE WAY	rev	\$17,888,000	6+7	*
19-432362	11-2	930 ROSCOMARE RD	rev	\$9,600,000	6+7	p.127
19-436376	11-2	1345 MORAGA DR	rev	\$8,250,000	7+9	*
19-437656	11-2	10932 SAVONA RD	rev	\$3,995,000	5+5	p.127
19-430830	11-2	2364 BROOKSHIRE LN	rev	\$3,399,000	4+5	*
19-442542	11-2	1526 ROSCOMARE RD	rev	\$2,400,000	3+3	p.127
19-434536	11-2	2112 ROSCOMARE RD	rev	\$1,695,000	3+2	p.127
19-442680	11-2	1647 N BEVERLY GLEN	rev	\$1,548,000	3+3	p.127

5 Westwood - Century City		Single Family				
19-448032	11-2	217 S BENTLEY AVE	NEW	\$4,799,000	5+6	p.128
19-447712	11-2	10550 KINNARD AVE	NEW	\$4,298,000	5+6	*
19-445762	11-2	11340 W SUNSET	NEW	\$2,550,000	5+5	p.128
19-442838	11-2	10550 WELLWORTH AVE	NEW	\$2,095,000	4+3	p.119
19-442838	11-2	10550 WELLWORTH AVE	NEW	\$2,095,000	4+3	p.128
19-434390	11-2	321 S BENTLEY AVE	red	\$2,995,000	4+4	p.128
19-445300	11-2	1338 WOODRUFF AVE	rev	\$2,199,000	5+3	p.128
19-445292	11-2	2048 LINNINGTON AVE	rev	\$1,599,000	3+2	p.128

5 Westwood - Century City		Condo / Co-op				
19-446940	11-2	10660 WILSHIRE #1801	NEW	\$4,850,000	4+5	p.128
	11-2	10375 WILSHIRE BLV, UNIT 9A	NEW	\$3,095,000	3+4	p.128
19-447802	11-2	10375 WILSHIRE #9A/C	NEW	\$3,095,000	3+4	*
19-445838	11-2	10375 WILSHIRE #9D	NEW	\$1,300,000	2+3	p.128
19-448470	11-2	10475 ASHTON AVE #104	NEW	\$939,000	2+3	*
19-444850	11-2	1820 S BEVERLY GLEN BLVD #105	NEW	\$925,000	2+3	*
	11-2	10701 WILSHIRE BLV, UNIT 406	NEW	\$899,000	2+2	p.128
19-423532	11-2	10108 EMPYREAN WAY #304	rev	\$3,500,000	2+3	p.129



TUESDAY OPEN HOUSE DIRECTORY							<div> REFRESHMENTS LUNCH THEMLSPTO™ OPEN HOUSES </div>			
18-364968	11-2	10777 WILSHIRE #705	rev	\$2,398,000	2+3	*	<b>10 West Hollywood Vicinity</b> <i>Single Family</i>			
18-364744	11-2	10777 WILSHIRE #703	rev	\$2,228,000	2+3	*	593B6	11-2	734 N LAUREL AVE	NEW \$1,995,000 2+3 p.131
18-365034	11-2	10777 WILSHIRE #507	rev	\$1,668,000	1+2	*	B6	11-2	734 LAUREL	NEW* \$1,995,000 2+3 *
19-428414	11-1	875 COMSTOCK AVE #1A	rev	\$1,445,000	2+2	*	19-443816	11-2	513 NORWICH DR	rev \$2,799,000 3+4 p.42
18-364542	11-2	10777 WILSHIRE #201	rev	\$1,438,000	2+2	*	19-443816	11-2	513 NORWICH DR	rev \$2,799,000 3+4 p.131
18-364546	11-2	10777 WILSHIRE #408	rev	\$1,338,000	1+2	*	18-416852	11-2	1010 HANCOCK AVE	rev \$2,275,000 4+4 p.131
19-425736	11-2	10445 WILSHIRE BLVD #1606	rev	\$1,288,000	2+2	*	19-447322	11-2	750 N CURSON AVE	rev \$1,498,500 2+2 p.132
19-437762	11-2	1927 GLENDON AVE #202	rev	\$999,000	2+2	p.129	<b>10 West Hollywood Vicinity</b> <i>Condo / Co-op</i>			
19-428440	11-2	1520 CAMDEN AVE #201	rev	\$969,000	2+3	*		11-2	851 N SAN VICENTE BLV, UNIT 322	NEW \$899,000 2+2 p.132
19-435754	11-2	1815 MANNING AVE #202	rev	\$899,000	2+2.5	p.129	19-448620	12-2	1215 N OLIVE ST #403	NEW \$849,000 2+2 *
<b>5 Westwood - Century City</b> <i>Lease</i>							18-386510	11-2	1100 ALTA LOMA RD #1404	rev \$3,195,000 2+3 p.132
19-446718	11-2	2219 BALSAM AVE	NEW	\$12,000	5+5	*	19-431446	11-2	1030 N KINGS RD #405	rev \$1,425,000 2+2 *
19-447508	11-12	10650 KINNARD AVE #210	NEW	\$3,700	2+2	*	19-421734	11-2	1030 N KINGS RD #304	rev \$1,329,000 2+2 *
<b>6 Brentwood</b> <i>Single Family</i>							19-437314	11-2	1030 N KINGS RD #203	rev \$1,189,000 2+2 *
19-448140	11-2	167 S ROCKINGHAM AVE	NEW	\$25,650,000	7+11	p.129	19-448430	11-2	1420 N STANLEY AVE #104	rev \$560,000 2+2 *
18-408696	11-2	173 N ANITA AVE	NEW	\$11,800,000	5+6	p.129	<b>10 West Hollywood Vicinity</b> <i>Lease</i>			
19-448664	11-2	116 S CARMELINA AVE	NEW	\$7,695,000	6+8	p.129	18-415394	11-2	1416 HAVENHURST DR #1E	NEW \$9,800 2+2 p.132
	11-2	2526 CORDELIA RD	NEW	\$3,195,000	5+3.5	p.129	19-444956	11-2	8017 W NORTON AVE #207	NEW \$5,800 2+2 *
19-438622	11-2	1820 OLD ORCHARD RD	NEW	\$3,049,000	3+4	p.129	19-430604	11-2	8017 W NORTON AVE #PH2	rev \$11,000 3+3 *
	11-2	3386 MANDEVILLE CANYON RD	NEW	\$2,595,000	4+3	p.129	19-433346	11-2	8017 W NORTON AVE #202	rev \$4,500 1+1 *
19-448902	11-2	3428 MANDEVILLE CANYON RD	NEW	\$1,995,000	3+2	p.129	<b>11 Venice</b> <i>Single Family</i>			
19-436642	11-2	2488 WESTRIDGE ROAD	red	\$2,595,000	6+5	p.130	19-448120	11-2	2020 ALBERTA AVE	NEW \$2,895,000 3+4 *
19-426738	11-2	766 N BUNDY DR	red	\$2,300,000	3+2	p.130	19-442476	11-2	480 S VENICE BLVD	NEW \$2,590,000 3+3 p.132
19-441046	11-2	2333 MANDEVILLE CANYON RD	rev	\$11,995,000	6+7.5	p.130	19-440146	11-2	1026 ROSE AVE	rev \$1,899,000 4+2 *
19-435900	11-2	2220 MANDEVILLE CANYON RD	rev	\$10,950,000	5+7	p.130	SR19051453CN	11-2	1425 CABRILLO AVENUE	rev \$1,475,000 2+1 *
19-431690	11-2	16677 STONE OAK PARK	rev	\$5,490,000	5+6	p.130	<b>11 Venice</b> <i>Condo / Co-op</i>			
19-423476	11-2	746 NORWAY LN	rev	\$4,499,000	5+6	p.43		11-2	615 HAMPTON DR, UNIT A203	NEW \$1,395,000 2+2 p.132
19-423476	11-2	746 NORWAY LN	rev	\$4,499,000	5+6	p.130	19-449012	11-2	615 HAMPTON DR #A203	NEW \$1,395,000 2+2 *
19-444608	11-2	12232 DOROTHY ST	rev	\$3,790,000	4+4	p.130	<b>11 Venice</b> <i>Income</i>			
19-447382	11-2	2276 THE TERRACE	rev	\$1,425,000	2+2.5	p.130		11-2	541 ROSE AVE	NEW \$1,995,000 Duplex p.132
<b>6 Brentwood</b> <i>Condo / Co-op</i>							<b>12 Marina Del Rey</b> <i>Condo / Co-op</i>			
19-448066	11-2	11822 GOSHEN AVE #103	NEW	\$859,000	2+2	*	19-447922	701J1 11-2	125 FLEET ST #A	NEW \$1,695,000 3+4 *
19-447764	11-2	11645 MONTANA AVE #107	NEW	\$599,000	1+1	p.130		11-2	13326 BEACH AVE, UNIT 106	NEW \$1,149,000 2+2 p.132
19-439098	11-2	11627 CHENAULT ST #1	rev	\$875,000	2+2	*	19-448476	11-2	13326 BEACH AVE #106	NEW \$1,149,000 2+2 *
<b>6 Brentwood</b> <i>Lease</i>							19-447716	11-2	4571 INGLEWOOD #2	NEW \$658,000 2+2 *
19-444914	11-2	134 N BOWLING GREEN WAY	NEW	\$6,500	3+2	*		11-2	4346 REDWOOD AVE, UNIT A201	NEW \$4,500 2+2 p.133
<b>7 West L.A.</b> <i>Single Family</i>							19-447088	12-2	4775 LA VILLA MARINA #F	rev \$934,000 2+3 *
19-447766	11-2	2615 CORINTH AVE	NEW	\$1,200,000	2+2	p.130	<b>13 Palms - Mar Vista</b> <i>Single Family</i>			
<b>7 West L.A.</b> <i>Condo / Co-op</i>							SB19067227MR	11-2	11801 ROSE AVE	NEW \$1,650,000 3+2 p.133
	11-2	1257 BROCKTON AVE, UNIT 104	NEW	\$949,000	3+2	p.131		11-2	3917 BEETHOVEN ST	NEW \$1,249,000 3+3 p.133
	11-2	1257 BROCKTON AVENUE	NEW*	\$949,000	3+2	*		11-2	3742 BOISE AVE	NEW \$675,000 2+1 p.133
	11-2	12030 ROCHESTER AVE, UNIT 111	NEW	\$539,000	1+1	p.131	19-441604	11-2	4120 BEETHOVEN ST	rev \$1,625,000 3+2 p.133
19-438228	11-2	11540 ROCHESTER AVE #103	red	\$1,075,000	3+3	p.131	<b>13 Palms - Mar Vista</b> <i>Condo / Co-op</i>			
<b>8 Cheviot Hills - Rancho Park</b> <i>Single Family</i>								11-2	12735 CASWELL AVE, UNIT 6	NEW \$499,000 1+1 p.133
19-448460	11-2	3118 PATRICIA AVE	NEW	\$3,499,000	5+6	p.131	19-448860	11-2	3166 S SEPULVEDA BLVD #23	NEW \$458,000 1+1 *
19-448700	11-2	2768 MONTE MAR TER	NEW	\$2,900,000	4+3	p.131	<b>14 Santa Monica</b> <i>Single Family</i>			
19-447968	11-2	2812 OVERLAND AVE	NEW	\$1,449,000	3+3	p.131		11-2	32 HALDEMAN RD	NEW \$6,850,000 5+6 p.133
<b>9 Beverlywood Vicinity</b> <i>Single Family</i>							19-448268	11-2	1018 YALE ST	NEW \$4,499,999 5+7 p.133
19-448270	11-2	9022 MONTE MAR DR	NEW	\$4,399,000	6+6	p.131		11-2	392 ENTRADA DR	NEW \$3,498,000 5+6 p.133
19-422448	11-2	2401 S BEVERLY DR	rev	\$5,495,000	6+8	*		11-2	3002 16TH ST	NEW \$2,995,000 4+3.5 p.133
<b>9 Beverlywood Vicinity</b> <i>Condo / Co-op</i>								11-2	950 BERKELEY ST	NEW \$2,465,000 3+3 p.134
19-448290	11-2	1537 S WOOSTER ST #105	rev	\$775,000	2+3	*	19-426592	11-2	740 KINGMAN AVE	red \$4,175,000 3+3 p.134
							19-430216	11-2	2508 WASHINGTON AVE	red \$2,299,000 2+2 p.134
							19-436208	11-2	844 BERKELEY ST	rev \$7,250,000 5+7 *
							19-430366	11-2	510 LINCOLN BLVD	rev \$5,199,000 5+5 *



☐ REFRESHMENTS

✕ LUNCH

✱ THEMLSPRO™ OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

14 Santa Monica Condo / Co-op

19-448314	11-2	944 11TH ST #1	NEW	\$875,000	2+2	*
	11-2	629 IDAHO AVE, UNIT 10	NEW	\$679,000	1+1	p.134

14 Santa Monica Lease

19-444000	11-2	✕463 19TH ST	NEW	\$18,000	5+5	*
	11-2	817 17TH ST, UNIT 3	NEW	\$9,000	3+2.5	p.134
	11-2	2318 OCEAN PARK BLVD.	NEW*	\$5,500	1+1.5	*

15 Pacific Palisades Single Family

19-420700	11-2	1411 SAN REMO DR	NEW	\$9,799,000	5+7	p.134
19-433314	11-2	17536 CAMINO DE YASTASTO	NEW	\$6,495,000	6+9	p.106
19-433314	11-2	🏠17536 CAMINO DE YASTASTO	NEW	\$6,495,000	6+9	p.134
	11-2	376 SURFVIEW DR	NEW	\$3,195,000	4+4	p.134
	11-2	376 S SURFVIEW DRIVE	NEW*	\$3,195,000	4+4	*
	11-2	🏠1885 MICHAEL LN	NEW	\$2,340,000	5+5	p.134
	11-2	17215 AVENIDA DE LA HERRADURA	NEW	\$2,095,000	4+3	p.134
19-424296	11-2	16116 ANOKA DR	red	\$5,500,000	3+2	p.135
19-418788	11-2	1047 GALLOWAY ST	red	\$2,595,000	3+1	p.135
18-418034	11-2	14601 WHITFIELD AVE	rev	\$5,995,000	6+7	p.135
18-412612	11-2	1765 CHASTAIN PARKWAY EAST	rev	\$4,999,500	5+6	p.135
19-445334	11-2	773 HARTZELL ST	rev	\$3,995,000	4+5	p.135
19-441730	11-2	571 RADCLIFFE AVE	rev	\$3,460,000	5+4	p.135
19-442686	11-2	17774 TRAMONTO DR	rev	\$2,895,000	3+2	p.135

15 Pacific Palisades Condo / Co-op

	11-2	1932 PALISADES DR	NEW	\$1,932,000	3+3	p.135
19-448042	11-2	1574 MICHAEL LN	NEW	\$1,385,000	2+3	p.135
19-447442	11-2	🏠1399 PALISADES DR	NEW	\$1,248,000	3+2.5	p.135
	11-2	1628 MICHAEL LN	NEW	\$1,195,000	2+3	p.136
19-447648	11-2	1670 PALISADES DR	NEW	\$940,000	2+3	*
19-445060	11-2	✕17366 W SUNSET #101B	rev	\$799,000	1+1	p.120
19-445060	11-2	✕17366 W SUNSET #101B	rev	\$799,000	1+1	p.136

15 Pacific Palisades Lease

19-440652	11-2	1130 EL MEDIO AVE	NEW	\$12,500	3+3	*
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16 Mid Los Angeles Single Family

19-442074	11-2	2339 HILLCREST DR	rev	\$829,999	3+2	*
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18 Hancock Park-Wilshire Single Family

1390	11-2	✕424 S WINDSOR BLV	NEW	\$6,499,000	6+5	p.136
	11-2	✕1434 S SYCAMORE AVE	NEW	\$1,139,000	3+3	p.136
19-423470	11-2	159 S HUDSON PL	rev	\$8,999,000	6+8	p.136
18-405200	11-2	206 S RIMPAU	rev	\$8,900,000	6+7	p.136
19-446540	11-2	684 S JUNE ST	rev	\$5,750,000	6+6	p.136
19-437568	11-2	431 N MCCADDEN PL	rev	\$3,999,000	5+5	*
19-436440	11-2	441 N MANSFIELD AVE	rev	\$3,795,000	5+7	p.136
19-446462	11-2	122 N ARDEN BLVD	rev	\$2,399,000	4+3	p.136
18-405422	11-2	616 N HIGHLAND AVE	rev	\$1,500,000	3+2	*

18 Hancock Park-Wilshire Condo / Co-op

	11-2	450 N SYCAMORE AVE, UNIT 1	NEW	\$715,000	1+1	p.136
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18 Hancock Park-Wilshire Income

19-447122	11-2	1306 S LONGWOOD AVE	NEW	\$1,799,000	6+4	p.63
19-447122	11-2	1306 S LONGWOOD AVE	NEW	\$1,799,000		p.137

18 Hancock Park-Wilshire Lease

19-446456	633D1	102 N MANSFIELD AVE	NEW	\$6,495	4+3.5	p.137
19-431304	11-2	616 N HIGHLAND AVE	rev	\$7,000	3+2	*

19 Beverly Center-Miracle Mile Single Family

19-448326	11-2	366 N KILKEA DR	NEW	\$2,495,000	3+3	p.137
19-447708	12-2	6681 COLGATE AVE	NEW	\$1,850,000	3+2	p.137
19-444372	11-2	1434 S SYCAMORE AVE	NEW	\$999,000	3+3	p.137
19-444552	11-2	630 N MARTEL AVE	rev	\$3,950,000	4+5	p.137
18-408786	11-2	8071 OAKWOOD AVE	rev	\$3,350,000	4+5	*
19-436350	11-2	6134 LINDENHURST AVE	rev	\$1,874,000	3+3	p.137
18-403738	11-2	415 N DETROIT ST	rev	\$1,750,000	4+4	*

19 Beverly Center-Miracle Mile Condo / Co-op

19-447220	11-2	8642 GREGORY WAY #104	NEW	\$949,000	2+2	p.137
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19 Beverly Center-Miracle Mile Income

19-447044	11-2	6411 W 6TH ST	NEW	\$2,280,000	Duplex	p.137
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19 Beverly Center-Miracle Mile Lease

19-446928	11-2	414 N EDINBURGH AVE	NEW	\$7,600	3+2	*
19-433188	11-2	415 N DETROIT ST	rev	\$6,800	4+4	*
19-433802	11-2	124 S DETROIT ST	rev	\$5,900	3+3	*
18-417298	11-2	6617 W 6TH ST	rev	\$5,500	2+3	*
18-417304	11-2	6619 W 6TH ST	rev	\$5,500	2+3	*

20 Hollywood Single Family

	11-2	721 N VISTA ST	NEW	\$2,999,000	4+4.5	p.138
19-436892	11-2	6828 DE LONGPRE AVE	NEW	\$898,000	3+2	*
	11-2	823 N MANSFIELD AVE	rev	\$3,225,000	5+5.5	p.138

20 Hollywood Condo / Co-op

19-447748	11-2	1425 N DETROIT ST #303	rev	\$795,000	3+2	*
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20 Hollywood Lease

19-439744	11-3	1550 N EL CENTRO AVE #1703	rev	\$5,310	1+1	*
19-439720	11-2	1550 N EL CENTRO AVE #1106	rev	\$4,385	1+1	*
19-439730	11-3	1550 N EL CENTRO AVE #906	rev	\$4,160	1+1	*
19-439738	11-3	1550 N EL CENTRO AVE #911	rev	\$3,935	1+1	*
19-425354	10:30-11:45	🏠1306 N ORANGE DR	rev	\$3,775	2+2	*

21 Silver Lake - Echo Park Condo / Co-op

19-448130	11-2	✕2972 RIPPLE PL #103	NEW	\$575,000	2+2	*
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21 Silver Lake - Echo Park Income

19-447332	11-2	852 HYPERION AVE	rev	\$1,790,000		*
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22 Los Feliz Condo / Co-op

	11-2	3315 GRIFFITH PARK BLVD #109		\$748,000	2+2	p.138
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29 Westchester Single Family

	11:30-2	7620 STETSON AVE	NEW*	\$2,195,000	4+4	*
	11-2	🏠8309 FORDHAM RD	NEW	\$1,950,000	4+3.75	p.138
19-448848	11-2	8300 KENYON AVE	NEW	\$1,629,000	4+3	p.138
19-448132	11:30-2	5615 W 78TH ST	NEW	\$1,400,000	4+4	*
19-448124	11-2	8401 REGIS WAY	NEW	\$1,180,000	3+2	*
	11:30-2	5700 W 75TH STREET	NEW*	\$1,149,000	3+2	*
19-445214	11-2	7226 ARIZONA AVE	rev	\$2,195,000	4+4	p.138
19-449022	1-2	7635 KITTYHAWK AVE	rev	\$1,799,000	6+4	*
19-447986	11:30-2	6456 W 84TH ST	rev	\$1,249,000	3+2	*

29 Westchester Condo / Co-op

19-448768	11-2	🏠7100 LA TIJERA #C101	NEW	\$529,000	2+2	*
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30 Hollywood Hills East Single Family

19-440796	11-2	✕2461 CRESTON WAY	NEW	\$2,199,000	4+3	p.138
19-442044	11-2	🏠3424 TROY DR	NEW	\$1,795,000	4+3	p.138
19-447448	11-2	✕2507 CRESTON DR	NEW	\$1,649,000	3+2	p.138
19-447874	11-2	✕2230 FINK ST	NEW	\$1,450,000	3+1	p.139
19-424030	11-2	✕3363 TARECO DR	rev	\$1,995,000	4+4	p.139



TUESDAY OPEN HOUSE DIRECTORY										REFRESHMENTS X LUNCH *THEMLS PRO™ OPEN HOUSES		
31 Playa Del ReySingle Family												
19-448722	11-2	8108 BILLOWVISTA DR	NEW	\$2,800,000	3+4	*						
33 MalibuSingle Family												
	11-2	3609 SEAHORN DR	NEW	\$2,729,000	5+3	p.139						
36 Metropolitan SouthwestSingle Family												
19-448034	11-2	X725 W 109TH ST	NEW	\$520,000	2+2	*						
39 Playa VistaCondo / Co-op												
19-448508	11:30-2	5625 CRESCENT #207	rev	\$1,089,000	2+2	*						
41 Park Hills HeightsSingle Family												
819001288IT	10-2	4476 WEST MOUNT VERNON DRIVE	NEW	\$1,099,000	3+4	*						
19-441178	11-2	5123 S VAN NESS AVE	NEW	\$599,000	3+2	*						
42 Downtown L.A.Condo / Co-op												
19-430528	11-2	460 S SPRING ST #102	rev	\$899,000	2+2	*						
53 Woodland HillsSingle Family												
	11-2	5011 BODA PL	NEW	\$1,299,000	3+2	p.139						
19-446132	1-6	22480 S CASS AVE	NEW	\$849,000	3+2	*						
57 NorthridgeSingle Family												
19-447726	11-2	9960 BABBITT AVE	rev	\$749,000	3+2	*						
60 TarzanaSingle Family												
19-447438	11-2	5401 YOLANDA AVE	NEW	\$859,000	4+2.5	p.139						
19-439286	11-2	5135 GARDEN GROVE AVE	rev	\$1,170,000	4+3	p.139						
19-439286	11-2	5135 GARDEN GROVE AVE	rev	\$1,170,000	4+3	p.139						
60 TarzanaCondo / Co-op												
19-441560	11-2	18611 COLLINS ST #E22	red	\$349,000	3+2	p.139						
19-441560	11-2	18611 COLLINS ST #E22	red	\$349,000	3+2	p.139						
61 Lake BalboaSingle Family												
19-448818	11-1	16648 HAYNES ST	NEW	\$599,000	3+2	*						
62 EncinoSingle Family												
	11-2	4161 HIGH VALLEY RD	NEW	\$5,395,000	5+5	p.140						
19-447760	11-2	15737 HESBY ST	NEW	\$2,995,000	5+6	*						
18-417978	11-2	16020 VALLEY VISTA BOULEVARD	red	\$5,295,000	6+7	p.140						
72 Sherman OaksSingle Family												
	11-2	X4440 ATOLL AVE	NEW	\$2,995,000	5+6	p.140						
19-448420	11-2	15206 ENCANTO DR	NEW	\$1,995,000	5+4	*						
	11-2	3272 LONGRIDGE AVE	NEW	\$1,949,000	4+3	p.140						
19-447690	11-2	4159 CRISP CANYON RD	NEW	\$1,074,000	2+2	p.140						
19-421852	11-2	14717 SUTTON ST	rev	\$3,175,000	5+5	*						
19-443348	11-2	15033 RAYNETA DR	rev	\$2,895,000	5+7	*						
73 Studio CitySingle Family												
19-446368	11-2	12334 CANTURA ST	NEW	\$2,250,000	4+4	*						
	11-2	4311 LEMP AVE	NEW	\$1,995,000	4+3.5	p.140						
19-448702	11-2	4164 KRAFT AVE	NEW	\$1,599,000	3+2	p.140						
19-447514	11-2	10895 WILLOWCREST PL	NEW	\$1,590,000	3+3	p.140						
19-447514	11-2	10895 WILLOWCREST PL	NEW	\$1,590,000	4+4	p.140						
19-447994	11-2	3701 GOODLAND AVE	NEW	\$1,300,000	3+2	p.140						
73 Studio CityLease												
19-439714	11-2	3724 AVENIDA DEL SOL	red	\$6,800	3+4	p.141						
19-423016	11-2	12007 CREST CT	rev	\$35,000	6+7	*						
93 Eagle RockSingle Family												
19-448756	11-2	5222 MONTE BONITO DR	NEW	\$1,599,000	3+2	*						
19-448792	11-2	1547 WILDWOOD DR	rev	\$1,299,000	4+2	*						
19-447450	10-6	4326 N EAGLE ROCK BL #24	rev	\$869,900	3+3	*						
93 Eagle RockLand												
19-448616	11-2	X4751 ROUND TOP DRIVE	NEW	\$1,099,000	Land	p.141						
94 Glassell ParkSingle Family												
19-446114	11-2	3642 PARRISH AVE	rev	\$1,417,500	4+4	*						
95 Mount WashingtonIncome												
19-441930	12-2	3511 N FIGUEROA ST	rev	\$949,000		*						
999 Out of AreaSingle Family												
19-443216	8-8	6053 ENFIELD PL	rev	\$565,000	5+4	*						
19-446914	8-8	1671 BROCKTON LN	rev	\$535,000	4+3	*						
18-414808	8-8	22735 MONTANYA PL	rev	\$529,000	4+3	*						
19-444940	8-8	36938 WAX MYRTLE PL	rev	\$525,000	5+4	*						
19-433104	8-8	33391 MANCHESTER RD	rev	\$520,000	5+4	*						
19-444936	8-8	1226 TOLKIEN RD	rev	\$503,000	4+4	*						
18-417238	8-8	6065 KESWICK AVE	rev	\$469,000	4+2	*						
19-429058	8-8	32309 PINK CARNATION CT	rev	\$461,000	5+3	*						
19-433970	8-8	1174 MELVILLE DR	rev	\$446,000	3+2	*						
19-433978	8-8	26442 SAINT MICHEL LN	rev	\$439,000	6+4	*						
19-442402	8-8	44915 TROTSDALE DR	rev	\$436,000	3+3	*						
19-444938	8-8	39862 VIA CASTANA	rev	\$428,000	4+3	*						
19-444012	8-8	38139 TURNING LEAF CT	rev	\$423,000	4+3	*						
19-444008	8-8	3219 N TAMARIND AVE	rev	\$422,000	4+2	*						
19-445922	8-8	31933 RED PINE WAY #79	rev	\$410,000		*						
18-417870	8-8	29261 CRYSTAL RIDGE CT	rev	\$402,000	4+3	*						
19-419488	8-8	31629 RIDGECREST DR	rev	\$397,000	4+3	*						
19-444016	8-8	11779 CRAMER RD	rev	\$395,000	4+3	*						
19-437534	8-8	10582 PEPPER RIDGE LN	rev	\$363,000	4+3	*						
19-440602	8-8	28319 TRIESE ST	rev	\$355,000	3+3	*						
19-428674	8-8	53244 BONICA ST	rev	\$348,000	4+3	*						
19-442400	8-8	1994 SHERIDAN RD	rev	\$335,000	3+2	*						
19-445920	8-8	27933 MAYWOOD BEND DR	rev	\$333,000	3+2	*						
19-444934	8-8	5747 CHRISTOPHER ST	rev	\$325,000	3+2	*						
19-442860	8-8	27731 CLIFTON ST	rev	\$318,000	3+2	*						
19-445924	8-8	4210 ANNISA AVE	rev	\$310,000	3+2	*						
19-431476	8-8	6405 CHURCHILL ST	rev	\$307,000	2+2	*						
19-435748	8-8	2182 LARKSPUR CT	rev	\$304,000	4+2	*						
19-429534	8-8	1625 ARROYO VIEJO DR	rev	\$289,000	3+3	*						
19-428652	8-8	25077 STEINER DR	rev	\$274,000	4+2	*						
19-430594	8-8	1474 LANCELOT CT	rev	\$248,000	2+2	*						
19-431508	8-8	2317 COTTONWOOD RD	rev	\$243,000	3+2	*						
999 Out of AreaCondo / Co-op												
19-444942	8-8	3330 E YOUNTVILLE DR #4	rev	\$423,000	3+3	*						
19-427580	8-8	40404 CALLE REAL	rev	\$347,000	3+3	*						
19-447210	8-8	40286 CALLE REAL	rev	\$345,000	3+3	*						
999 Out of AreaLand												
19-447862	1-2	34481 RIDGE ROUTE ROAD	NEW	\$199,000	Land	*						
1284 Highland ParkSingle Family												
	11-2	X310 LIVERMORE TER	NEW	\$1,199,000	4+3	p.141						
	11-2	X310 LIVERMORE TERRACE	NEW*	\$1,199,000	4+3	*						
19-448758	11-2	6219 ST ALBANS ST	rev	\$649,000	2+1	*						



 REFRESHMENTS

 LUNCH

 THEMLSPRO™ OPEN HOUSES

WED, THU, FRI OPEN HOUSES & BY APPT DIRECTORIES

WEDNESDAY OPEN HOUSE DIRECTORY

33 MalibuSingle Family									
19-424642	10-2	23611 MALIBU COLONY RD #58A NEW	\$10,500,000	5+7	p.141				
19-424642	10-12:30	23611 MALIBU COLONY RD #58A rev	\$10,500,000	5+7	*				
19-424642	12:30-2	23611 MALIBU COLONY RD #58A rev	\$10,500,000	5+7	*				
93 Eagle RockSingle Family									
19-447450	10-6	4326 N EAGLE ROCK BL #24 rev	\$869,900	3+3	*				
332 Palm Springs CentralSingle Family									
219009177DA	9:30-11	235 MICHELLE ROAD NEW	\$789,000	3+3	*				
332 Palm Springs CentralCondo / Co-op									
19-446570PS	9:30-11	445 N AVENIDA CABALLEROS NEW	\$749,000	2+3	*				
19-437624PS	9:30-11	280 S AVENIDA CABALLEROS #123 NEW	\$205,000	2+2	*				
19-438068PS	9:30-11	280 S AVENIDA CABALLEROS #256 NEW	\$159,500	1+1	*				
334 Palm Springs South EndSingle Family									
19-434956PS	11-12:30	213 W CAMINO DESCANSO rev	\$1,495,000	4+5	*				
334 Palm Springs South EndCondo / Co-op									
19-422320PS	11-12:30	2108 SOUTHRIDGE DR rev	\$595,000	2+2	*				
999 Out of AreaSingle Family									
19-443216	8-8	6053 ENFIELD PL rev	\$565,000	5+4	*				
19-446914	8-8	1671 BROCKTON LN rev	\$535,000	4+3	*				
18-414808	8-8	22735 MONTANYA PL rev	\$529,000	4+3	*				
19-444940	8-8	36938 WAX MYRTLE PL rev	\$525,000	5+4	*				
19-433104	8-8	33391 MANCHESTER RD rev	\$520,000	5+4	*				
19-444936	8-8	1226 TOLKIEN RD rev	\$503,000	4+4	*				
18-417238	8-8	6065 KESWICK AVE rev	\$469,000	4+2	*				
19-429058	8-8	32309 PINK CARNATION CT rev	\$461,000	5+3	*				
19-433970	8-8	1174 MELVILLE DR rev	\$446,000	3+2	*				
19-433978	8-8	26442 SAINT MICHEL LN rev	\$439,000	6+4	*				
19-442402	8-8	44915 TROTSDALE DR rev	\$436,000	3+3	*				
19-444938	8-8	39862 VIA CASTANA rev	\$428,000	4+3	*				
19-444012	8-8	38139 TURNING LEAF CT rev	\$423,000	4+3	*				
19-444008	8-8	3219 N TAMARIND AVE rev	\$422,000	4+2	*				
19-445922	8-8	31933 RED PINE WAY #79 rev	\$410,000	3+3	*				
18-417870	8-8	29261 CRYSTAL RIDGE CT rev	\$402,000	4+3	*				
19-419488	8-8	31629 RIDGECREST DR rev	\$397,000	4+3	*				
19-444016	8-8	11779 CRAMER RD rev	\$395,000	4+3	*				
19-437534	8-8	10582 PEPPER RIDGE LN rev	\$363,000	4+3	*				
19-440602	8-8	28319 TRIESE ST rev	\$355,000	3+3	*				
19-428674	8-8	53244 BONICA ST rev	\$348,000	4+3	*				
19-442400	8-8	1994 SHERIDAN RD rev	\$335,000	3+2	*				
19-445920	8-8	27933 MAYWOOD BEND DR rev	\$333,000	3+2	*				

19-444934	8-8	5747 CHRISTOPHER ST	rev	\$325,000	3+2	*
19-442860	8-8	27731 CLIFTON ST	rev	\$318,000	3+2	*
19-445924	8-8	4210 ANNISA AVE	rev	\$310,000	3+2	*
19-431476	8-8	6405 CHURCHILL ST	rev	\$307,000	2+2	*
19-435748	8-8	2182 LARKSPUR CT	rev	\$304,000	4+2	*
19-429534	8-8	1625 ARROYO VIEJO DR	rev	\$289,000	3+3	*
19-428652	8-8	25077 STEINER DR	rev	\$274,000	4+2	*
19-430594	8-8	1474 LANCELOT CT	rev	\$248,000	2+2	*
19-431508	8-8	2317 COTTONWOOD RD	rev	\$243,000	3+2	*
999	Out of Area				Condo / Co-op	
19-444942	8-8	3330 E YOUNTVILLE DR #4	rev	\$423,000	3+3	*
19-427580	8-8	40404 CALLE REAL	rev	\$347,000	3+3	*
19-447210	8-8	40286 CALLE REAL	rev	\$345,000	3+3	*

THURSDAY OPEN HOUSE DIRECTORY

10 West Hollywood VicinityCondo / Co-op									
19-448620	12-2	1215 N OLIVE ST #403 NEW	\$849,000	2+2	p.142				
30 Hollywood Hills EastSingle Family									
19-447448	5-7	2507 CRESTON DR rev	\$1,649,000	3+2	*				
93 Eagle RockSingle Family									
19-448792	11-2	1547 WILDWOOD DR rev	\$1,299,000	4+2	*				
19-447450	10-6	4326 N EAGLE ROCK BL #24 rev	\$869,900	3+3	*				
1284 Highland ParkSingle Family									
19-448758	11-2	6219 ST ALBANS ST rev	\$649,000	2+1	*				

FRIDAY OPEN HOUSE DIRECTORY

72 Sherman OaksSingle Family									
	11-2	4651 VAN NOORD AVE NEW	\$2,695,000	5+5.5	p.142				
19-447730	11-2	4645 HALBRENT AVE NEW	\$1,799,000	5+4	p.142				
72 Sherman OaksCondo / Co-op									
	11-2	14634 MAGNOLIA BLV, UNIT 7 NEW	\$619,000	2+3	p.142				
74 Toluca LakeSingle Family									
19-443904	11-2	11033 HORTENSE ST NEW	\$2,500,000	3+2	*				
93 Eagle RockSingle Family									
19-447450	10-6	4326 N EAGLE ROCK BL #24 rev	\$869,900	3+3	*				
331 Palm Springs North EndSingle Family									
19-435072PS	12-3	1799 SAND CANYON WAY rev	\$475,000	2+2	*				

BY APPOINTMENT DIRECTORY

14 Santa MonicaSingle Family									
19-436208		844 BERKELEY ST rev	\$7,250,000	5+7	p.142				



SATURDAY & SUNDAY OPEN HOUSE DIRECTORIES

☑ REFRESHMENTS   ✕ LUNCH  
\* THEMLS PRO™ OPEN HOUSES

SATURDAY OPEN HOUSE DIRECTORY

4 Bel Air - Holmby Hills <i>Single Family</i>						
19-433448	11-2	10535 VESTONE WAY	rev	\$17,888,000	6+7	*
17 Mid-Wilshire <i>Condo / Co-op</i>						
19-447284	1-5	425 S KENMORE AVE #110	NEW	\$375,000	2+2	*
18 Hancock Park-Wilshire <i>Condo / Co-op</i>						
19-426036	1-4	5019 MAPLEWOOD AVE #103	rev	\$1,198,000	3+3	*
19-448856	1-4	421 S VAN NESS AVE #45	rev	\$879,000	3+3	*
29 Westchester <i>Condo / Co-op</i>						
19-448768	2-5	7100 LA TIJERA #C101	rev	\$529,000	2+2	*
35 Inglewood <i>Single Family</i>						
19-440932	2-5	4256 W 64TH ST	rev	\$899,999	4+2	*
86 Pasadena <i>Condo / Co-op</i>						
19-448674	1-4	700 E UNION ST #102	NEW	\$1,079,000	2+3	*
93 Eagle Rock <i>Single Family</i>						
19-448756	2-4	5222 MONTE BONITO DR	rev	\$1,599,000	3+2	*
19-447450	10-6	4326 N EAGLE ROCK BL #24	rev	\$869,900	3+3	*
224 Gardena <i>Single Family</i>						
19-447696	12-3	14408 VAN NESS AVE	NEW	\$485,000	2+1	*
302 Compton <i>Single Family</i>						
19-434438	1-4	2301 W 152ND ST	rev	\$539,999	4+2	*
309 Indio North of East Valley <i>Single Family</i>						
19-447292PS	1-3	40286 TARANTO CT	NEW	\$407,000	4+3	*
334 Palm Springs South End <i>Condo / Co-op</i>						
18-408944PS	12-3	2495 W MIRAMONTE CIR #C	rev	\$242,900	2+2	*
469 Pomona <i>Single Family</i>						
19-435868	12-4	194 MONROE AVE	rev	\$510,000	3+2	*
999 Out of Area <i>Single Family</i>						
19-432200	12-3	30302 MALASPINA RD	rev	\$9,800,000	7+10	*
19-436446	1-4	637 W 170TH ST	rev	\$610,000	3+2	*

SUNDAY OPEN HOUSE DIRECTORY

1 Beverly Hills <i>Condo / Co-op</i>						
18-391282	1-4	321 N PALM DR #5	rev	\$999,000	2+2	*
19-436784	2-5	423 S REXFORD DR #102	rev	\$799,500	2+2	*
19-447542	2-5	423 S REXFORD DR #102	rev	\$799,500	2+2	*
4 Bel Air - Holmby Hills <i>Single Family</i>						
19-433448	11-5	10535 VESTONE WAY	rev	\$17,888,000	6+7	*
19-442542	2-5	1526 ROSCOMARE RD	rev	\$2,400,000	3+3	*
19-442680	2-5	1647 N BEVERLY GLEN	rev	\$1,548,000	3+3	*
5 Westwood - Century City <i>Single Family</i>						
19-441446	2-5	1952 THAYER AVE	rev	\$3,295,000	5+4	*
6 Brentwood <i>Single Family</i>						
19-448140	2-5	167 S ROCKINGHAM AVE	rev	\$25,650,000	7+11	*
19-430170	2-5	1741 CORREA WAY	rev	\$8,999,999	5+6	*
19-427514	2-5	11982 DOROTHY ST	rev	\$3,295,000	5+4	*

8 Cheviot Hills - Rancho Park <i>Single Family</i>						
19-448700	2-5	2768 MONTE MAR TER	rev	\$2,900,000	4+3	*
10 West Hollywood Vicinity <i>Lease</i>						
19-448728	1-4	941 N CROFT AVE	NEW	\$3,450	2+2	*
11 Venice <i>Single Family</i>						
19-436822	1-4	654 SAN JUAN AVE	rev	\$2,385,000	3+3	*
11 Venice <i>Income</i>						
19-431544	2-5	1137 VAN BUREN AVE	NEW	\$2,150,000	p.142	
13 Palms - Mar Vista <i>Single Family</i>						
19-437002	2-5	4236 CAMPBELL DR	rev	\$2,199,000	4+5	*
14 Santa Monica <i>Single Family</i>						
19-426592	2-5	740 KINGMAN AVE	rev	\$4,175,000	3+3	*
14 Santa Monica <i>Condo / Co-op</i>						
19-425464	2-5	1705 OCEAN	rev	\$2,495,000	2+3	*
19-432968	2-5	1705 OCEAN AVE #106	rev	\$1,795,000	1+2	*
15 Pacific Palisades <i>Condo / Co-op</i>						
19-448494	1-5	1932 PALISADES DR	rev	\$1,932,000	3+3	*
16 Mid Los Angeles <i>Income</i>						
19-448598	2-5	2211 S PALM GROVE AVE	NEW	\$1,095,000		*
18 Hancock Park-Wilshire <i>Single Family</i>						
19-423470	2-5	159 S HUDSON PL	rev	\$8,999,000	6+8	*
19 Beverly Center-Miracle Mile <i>Single Family</i>						
18-412702	1-4	1253 S SPAULDING AVE	rev	\$1,599,000	3+3	*
20 Hollywood <i>Condo / Co-op</i>						
	2-5	1353 N FULLER AVE, UNIT PH7	NEW	\$835,000	2+2.5	p.142
19-447748	1-4	1425 N DETROIT ST #303	rev	\$795,000	3+2	*
29 Westchester <i>Single Family</i>						
19-448124	2-5	8401 REGIS WAY	rev	\$1,180,000	3+2	*
39 Playa Vista <i>Condo / Co-op</i>						
19-444292	2-5	6241 CRESCENT PARK WEST #407	rev	\$1,279,000	2+3	*
49 Simi Valley <i>Condo / Co-op</i>						
18-401580	2-5	2744 NIGHT JASMINE DR	rev	\$509,000	3+3	*
60 Tarzana <i>Single Family</i>						
19-439286	2-5	5135 GARDEN GROVE AVE	rev	\$1,170,000	4+3	p.142
72 Sherman Oaks <i>Single Family</i>						
19-448420	2-5	15206 ENCANTO DR	rev	\$1,995,000	5+4	*
73 Studio City <i>Single Family</i>						
19-435136	2-5	4433 BECK AVE	rev	\$2,599,950	5+5	*
80 Burbank <i>Condo / Co-op</i>						
19-444882	2-4	1711 GRISMER AVE #22	rev	\$639,000	3+3	*
86 Pasadena <i>Single Family</i>						
18-407288	2-4	1304 N CATALINA AVE	rev	\$1,038,000	3+3	*
93 Eagle Rock <i>Single Family</i>						
19-448756	2-5	5222 MONTE BONITO DR	rev	\$1,599,000	3+2	*
19-448792	2-5	1547 WILDWOOD DR	rev	\$1,299,000	4+2	*
19-447450	10-6	4326 N EAGLE ROCK BL #24	rev	\$869,900	3+3	*
334 Palm Springs South End <i>Condo / Co-op</i>						
18-408944PS	12-3	2495 W MIRAMONTE CIR #C	rev	\$242,900	2+2	*
999 Out of Area <i>Single Family</i>						
19-443308	2-5	11028 WHITE OAK LN	NEW	\$475,000	4+4	*
19-434880	1-4	37507 STARCREST ST	NEW	\$314,999	3+3	p.142
19-435480	12-4	1737 MAYO CT	NEW	\$259,000	3+2	*
19-432806	2-5	5562 KINGMAN AVE	rev	\$799,900	4+4	*
19-436446	1-4	637 W 170TH ST	rev	\$610,000	3+2	*
1284 Highland Park <i>Single Family</i>						
19-448758	2-5	6219 ST ALBANS ST	rev	\$649,000	2+1	*



AREA  
5

WESTWOOD - CENTURY CITY



**10800 WILSHIRE BLVD., #601 | THE ONLY UNIT FOR SALE AT THE CALIFORNIAN**  
**2 BEDS | 3 BATHS | APX. 2,826 SF | \$2,695,000 NEW PRICE**

Crisp, clean and glamorous living on the 6th floor at The Californian. Arrive by elevator entry to your private lobby with double doors that open to a "great room" of luxury. Large open spaces include living room with fireplace, dining room, 11ft. ceilings and walls of windows with abundant lights. This approx. 2,826 ft. corner unit has the perfect floor plan for entertaining. The gourmet kitchen with center isle is perfect for large gatherings or intimate dinners. The views are stunning from every angle and offer beautiful sunsets. The master suite has three built in spacious closets, and a large luxurious marble bath. The second bedroom suite is perfect for guests or can be study office. The building has superb amenities; 24 hour valet, fitness center, media room, conference room, lovely pool, and a dog park! Close to Westwood Village, movies and restaurants-best resort lifestyle!



**VALERIE FITZGERALD**

#1 TEAM IN THE #1 COLDWELL BANKER  
OFFICE IN THE UNITED STATES

**VALERIE FITZGERALD**

310.285.7515 | CALDRE# 00974075

VALERIE@VALERIEFITZGERALD.COM | VALERIEFITZGERALD.COM

**COLDWELL BANKER RESIDENTIAL BROKERAGE - BEVERLY HILLS NORTH 301 N CANON DRIVE, SUITE E BEVERLY HILLS, CA 90210**



**GLOBAL  
LUXURY®**

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Open Tuesday, April 2nd from 11AM-2PM

AREA  
5

WESTWOOD - CENTURY CITY



## 10550 WELLWORTH AVE

Westwood | 4BD, 3BA | 2,741± sq. ft. | \$2,095,000

10550WELLWORTH.COM

Classic 2 story Westwood Traditional. The home is light and bright. Entry leads to both formal living and dining rooms. Spacious remodeled kitchen with double Viking oven, newer appliances and breakfast area that opens to a large open patio with built-in BBQ overlooking the lovely gated pool and spa. Upstairs are 3 bedrooms including the master bedroom with a balcony and a dressing room. Close to UCLA, Westwood Village & Fairburn Elementary. Trust Sale and first time on the market in over 45 years. Great value!!



### STEVEN MORITZ

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310.871.3636 | DRE: 0928961  
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702.606.9313 | DRE: 02075141  
Natasha.Lahera@sothebyshomes.com

BRENTWOOD BROKERAGE

11911 San Vicente Boulevard, Suite 200 | Los Angeles, CA 90049 | 310.481.4333

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**Sotheby's**  
INTERNATIONAL REALTY



AREA  
15

PACIFIC PALISADES

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HomeServices

## 17366 SUNSET BLVD., UNIT 101-B | PACIFIC PALISADES

### OPEN HOUSE | TUESDAY (4/02) FROM 11-2 PM

**Asking \$799,000...** Newly remodeled, very inviting Unit at the esteemed Edgewater Towers, Balboa building. This very spacious one bedroom with one bath has an open floor plan which features; a dining area, living area, a bonus sitting area with modern fireplace, built-in custom cabinetry with built-in desk, high-end appliances with washer and dryer in the Unit, all located on the first floor for easy access. The building offers; 24 hours guard gated security, the property is located on approximately nine acres, with whitewater ocean views, hiking trails, two salt water pools, spa(s) BBQ area, picnic, gazebo area and tennis courts. Included in the month HOA dues are, Spectrum cable, internet, water, gas and electrical. Located across the street from the ocean and minutes to the famed Caruso Village with much shopping and dining!

**17366SUNSET.COM**



**MARCO RUFO**  
*Bringing Integrity To Your Front Door...*

**310.488.6914**

[info@marcorufo.com](mailto:info@marcorufo.com) | [marcorufo.com](http://marcorufo.com)



# European Style Pied-a-terre

AREA  
18

HANCOCK PARK – WILSHIRE



450 N SYCAMORE AVE, UNIT 1  
**Brokers Open Tuesday April 2nd: 11-2 pm.**

The "Il Borghese" in Hancock Park. Amazing 1929 pied-a-terre in LA's most incredible architectural building. Once in a great while do units become available in this architectural gem. Lovely one bed, one bath features hardwood floors & the comfort of air & heat. Located near shops, restaurants,

yoga & minutes to everything you'd need. There is even a rooftop deck with a barbecue area & lounge chairs to relax & use your Wi-Fi. Or just have a drink & take in the panoramic views of the LA skyline.

Offered At **\$715,000**



**Brian & Laura Moore**  
310-849-4990

1801 N Hillhurst Ave  
Los Angeles CA 90027  
450NorthSycamoreAveUnit1.com

Buyer and buyers agent to do their own investigation and due diligence for all information regarding the property.





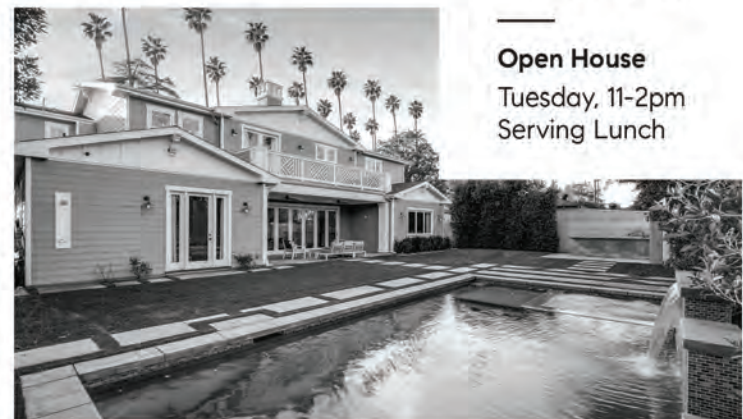
AREA  
72

SHERMAN OAKS

## COMPASS

SHERMAN OAKS

4440 Atoll Avenue

**\$2,995,000**
 5 Bed + 6 Bath  
 ±5,668 sq. ft.  
 ±10,261 sq. ft. lot
**Open House**
 Tuesday, 11-2pm  
 Serving Lunch


Traditional Cape Cod in Sherman Oaks. Sprawling two-story home injected with loads of personality. Wide plank hardwood floors, high ceilings and architectural details bring timeless elegance to modern open concept. Formal entry leads to living room with fireplace and formal dining room with temperature-controlled wine cellar. Family room offers seamless indoor/outdoor entertaining with folding glass doors to cov'd patio. Enjoy movie night in home theater with plush seating and surround sound. Gourmet kitchen features s/s appliances, including Thermador 6-burner range, large island with butcher block, butler's pantry and 2nd dining area. Upstairs, find family lounge, en suite bedrooms and laundry. Magnificent master respite complete with fireplace, refreshment center, balcony, walk-in closets and sumptuous en suite with gorgeous freestanding tub! Casually elegant Hamptons-style retreat has poolside kitchen, bar seating and outdoor shower. Smart Home lights, sound, climate and security system included. **4440Atoll.com**

**Craig Strong**

Vice President, Luxury Home Sales

818.930.4050

info@strongrealtor.com

strongrealtor.com

CRAIG STRONG

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01

Beverly Hills

Single Family

809 N REXFORD DR


Open

11-2

\$25,000,000

6+9

NEW



**BOLD CONTEMPORARY IN BH FLATS**

Unique architectural, exquisite finishes throughout. Residence features seamless indoor/outdoor spaces, guesthouse, maids, theater, elevator, pool & more.

Jeff Hyland Rick Hilton

310.278.3311

HILTON & HYLAND

Co-listed w/ Marc Noah

510 N HILLCREST RD

Open

11-2

\$9,500,000

4+6

2sty-SPANISH

NEW



**EXQUISITE SPANISH COLONIAL**

Flawless restoration & rebuild of this Spanish Colonial masterpiece. Lush, private and set behind gates. Enter to a grand entry hall staircase and spacious formal living room with soaring cross-trussed beams. Main rooms open to the grounds, pool & spa through paneled French doors, including the library, living, dining and the massive chef's kitchen & family rooms. Lavish master suite has a fireplace, spacious terrace, walk-in closet and a spectacular set of his & her baths

John Galich

310-461-0468

RODEO REALTY INC.

www.BeverlyHillsSpanish.com

341 S CLARK DR

Open

11-2


632H3

\$2,499,999

3+3

2sty-SPANISH

NEW



**LARGE 3BR+3BA+DEN ON "GOOD" (WEST) SIDE OF CLARK**

Spacious 2 story Spanish w/generous sized rooms & great open floor plan. Large master suite upstairs. Downstairs has 2 bedrooms, 2 bathrooms, large living and dining rooms, & den that opens out to the yard. Updated kitchen w/granite counters. Large yard with covered pool & 2 car garage.

MLS#19-448276

Steve Geller

(310) 922-2141

COLDWELL BANKER

Updated Kitchen, A/C, Hi Ceilings, Pool

422 S WETHERLY DR

Open


11-2

\$2,250,000

3+2

1sty-SPANISH

NEW



**UPDATED MOVE-IN HOME**

Best value home in the Beverly Hills school district! Enhanced Spanish home with permitted Guest House. Move-in ready. Bright and specious. Recently remodeled and updated include newer appliances. Hardwood flooring; recessed lighting. Centrally located. close to shops and place of worship.

MLS#19-440474

Steve Oren

310-980-8495

KELLER WILLIAMS B.H.

Cbl,Dshwshr,Frzr,Grbg Disp,Micro,Other

9431 SUNSET

Open

11-2

\$17,300,000

+8995000

4+8

COUNTRY FRENCH

red



**BEVERLY HILLS FRENCH COUNTRY MANOR**

Beverly Hills French Country Manor. Soaring foyer & FLR w/ fp & walls of glass. Voluminous space, high ceilings, built-in's, ambient light & hrdwd thruout. Sumptuous fam rm, bar, FDR & wine cave. Chef's kit w/ skylights & butler's pantry. Main flr office, ensuite gst bd, pvt gst suite & maid's/ gym. 2nd flr Master w/ fp, terrace, his/her bas, walk-in's, sauna & office. Amenities: elevator, security system, sunrm, tennis crt, pool & 3-car garage. Sophisticated offering in the center of it all.

MLS#18-359218

Linda May

310.492.0735

HILTON & HYLAND

9431Sunset.com

521 CHALETTE DR

Open


11-2

\$14,500,000

4+5

MID-CENTURY

rev



**TROUSDALE ESTATES**

Set behind gates on one of Trousdale's most desirable streets, this fully reimagined architectural home showcases spectacular city and ocean views from every room. Architecturally inspiring interiors pay tribute to midcentury design while exuding warmth and sophistication.

MLS#18-414038

Mauricio Umansky

424.230.3701

THE AGENCY

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

521 CHALETTE DR

Open

11-2

\$14,500,000

4+5

MID-CENTURY

rev



**TROUSDALE ESTATES**

Set behind gates on one of Trousdale's most desirable streets, this fully reimagined architectural home showcases spectacular city and ocean views from every room.

MLS#18-414038

Mauricio Umansky

424.230.3701

THE AGENCY

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

517 N REXFORD DR

Refresh.

11-2

\$12,495,000

6+9

3sty-FRENCH

rev



**NEWER GRAND AND GATED FRENCH MANSE**

REMARKABLE CUSTOM BUILT 3 LEVEL HOME OF NEARLY 9,600 SQ FT. FINISHED IN 2008. ULTIMATE QUALITY AND DESIGN. 6 BEDROOMS 8.5 BATHS. SUNLIT SPACES WITH SUPER HIGH CEILINGS, FRENCH DOORS, MARBLE & WOOD FLOORS, MOULDINGS. HUGE MASTER WITH SITTING AREA, FIREPLACE, BALCONY, DUAL BATHS AND WALK-INS. PROFESSIONAL SCREENING ROOM, GAME ROOM, WINE CELLAR. FAMILY ROOM AND SEPARATE OFFICE/LIBRARY. GRACIOUS FLOW TO LUSH GROUNDS WITH POOL, SPA, LAWNS, BBQ CENTER AND MATURE HEDGING. CENTRAL ROAD MOMENTS FROM ALL!

MLS#19-421598

MICHAEL J. LIBOW

310-285-7509

CBRB - BH S

WWW.517REXFORD.COM

02

Beverly Hills Post Office

Single Family

1913 BEVERLY BLV

Open


11-2

\$6,195,000

4+5.5

2sty-SPANISH

NEW



**ENCHANTING CANYON HIDEAWAY**

Nestled in the canyon lies this enchanting Spanish hideaway. This home has been meticulously remodeled throughout. Formal living room, step-down office/library, & kitchen w/ large island. Fabulous outdoor space complete with pizza oven, outdoor kitchen & fireplace, dining cabana, & lagoon-style pool. The master suite is separated from the 2 guest bedrooms, & has a fireplace, dual walk-in closets, spa-like bath, & terrace. The guest apartment provides the ultimate home office w/kitchenette & bath.

MLS#19-440474

Jade Mills & Mark Alba

310-285-7508

COLDWELL BANKER

Gated, Refrigerator, Pizza Oven

2790 ELLISON DR

Open

11-2


CHIC!

\$2,989,000

4+5

2sty-ARCHITECTURAL

NEW



**REMODELED HOME WITH POOL/SPA ON TRANQUIL B.H.P.O. CUL-DE-SAC**

Open, airy 3,101 sq.ft. 4BR/5BA + OFFICE home with pool/ spa in highly-desired B.H.P.O. cul-de-sac location on an 11,633 sq.ft. lot. Privacy abounds, upgrades/renovations are everywhere, and more expensive homes dot the landscape (and street). LR with 3-sided fireplace, family and dining rooms with French doors, new eat-in kitchen. Detached, custom-designed "studio/bonus room" with HVAC. Direct-access 2-car garage is used as a gym and has new rubber flooring, laundry, kitchenette. Gated, hedged.

MLS#19-445376

JEFF YARBROUGH


323.854.4300

L.A. LUXE GROUP | KW

www.2790Ellison.com



<b>2930 HUTTON DR</b>	Open	11-2	<b>NEW</b>
<b>\$2,695,000</b>	4+3	1sty-MID-CENTURY	



**BHPO DEVELOPMENT OPPORTUNITY ON OVER 1 ACRE**

Located up a long shared driveway, this one-story ranch plus detached guest house is sited on over 1 acre of land. The main house features 4 bedrooms plus an office/den, 3 bathrooms, formal living and dining rooms, eat-in galley kitchen, and breakfast room, while the two-story detached guest house offers a full kitchen, living area, 2 bedrooms, and 1 bathroom. Additional features include an in-ground pool in the backyard, a flat grassy lawn in the front, and abundant off-street parking.

Juliette Hohnen DOUGLAS ELLIMAN	323.422.7147	Co-listed w/ Annie Stewart 310.926.0434
------------------------------------	--------------	---

<b>1984 COLDWATER CANYON DR</b>	Open	11-2	<b>rev</b>
<b>\$4,795,000</b>	5+5	TRADITIONAL	



**REVIVED 1940 GEORGIAN COLONIAL IN BHPO**

Former Celebrity Estate attributed to architect Paul Williams by noted builder, Herbert Riesenber. Set back from the street with motor court for up to 10 cars & 2 car garage. Chef's kitchen open to family rm, formal dining rm, formal living rm, master suite w/ dual walk-in closets, white Carrara spa bath & deck. 2 large additional bedrooms on second floor, large luxurious guest suite downstairs w/ fireplace plus separate maids room. Pool, spa, cabana, barbecue, upper deck and lush landscaping.

MLS#19-440434	Ginger Glass COLDWELL BANKER BHN	310-927-9307	Dshwshr,Dryer,Rng/Ovn,Fridg
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<b>1745 SAN YSIDRO DR</b>	Open	11-2	<b>NEW</b>
<b>\$2,249,000</b>	4+3	1sty-MID-CENTURY	

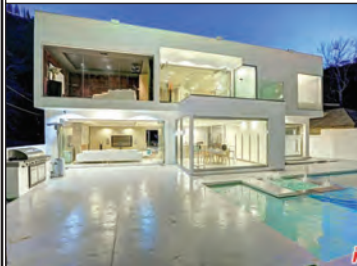


**ATTENTION INVESTORS, DEVELOPERS, & END USERS**

Move in, bring your designer or imagine this exceptional property to a spectacular estate! 4 bedrooms + 3 baths, aprox 13,600 square foot lot, wood floors throughout, flat grassy yard with room for a pool or expansion, updated plumbing and electrical, central air & heat and 2 car garage. Located in the highly rated and sought after Warner Avenue Elementary district. Tenant Occupied, please do not disturb occupants. Don't miss this incredible value-add opportunity.

Amber Kristin WEA BH	310-663-5224	Great Potential!
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<b>1590 BENEDICT CANYON DR</b>	Refresh.	11-2	<b>rev</b>
<b>\$4,650,000</b>	6+8	3sty-ARCHITECTURAL	



**BEVERLY HILLS CONTEMPORARY DREAM HOME**

Contemporary home rich in luxurious marble & architectural finishes. Glass door into an entertaining floor plan w/ living room, 24 feet high floor-to-ceiling & a lounge/family room with fireplace and glass folding doors that open to backyard w/ spa and pool. The first floor has a dining room & a kitchen w/ stainless steel appliances, dual refrigerators. Stairwell w/ a skylight to a breathtaking master suite w/ a private state of the art home theater, dual bathrooms & walk in closet. and 7-car garage.

MLS#19-436336	Vangelis Korasidis COLDWELL BANKER BH	310-247-1500	Gated Parking For 10 Cars! 3 Fireplaces!
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<b>9577 LIME ORCHARD RD</b>	Open	11-2	<b>red</b>
<b>\$7,500,000</b>	5+7	TRADITIONAL	



**EXCLUSIVE GUARD GATED COMMUNITY**

1+ acre estate tucked away on a quiet cul-de-sac in the exclusive guard gated celebrity community of Hidden Valley. Designed by architect Peter Choate with a classic 2 story entry with sweeping staircase. Chef's gourmet eat-in kitchen with top appliances. Pool, spa, waterfalls and lawn areas. House is also for rent \$40k.

MLS#18-343686	Brett Lawyer HILTON & HYLAND	310.858.5402	9577LimeOrchard.com
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<b>1432 HARRIDGE DR</b>	Open	11-2	<b>rev</b>
<b>\$4,299,000</b>	4+4	2sty-MODERN	



**ULTRA MODERN WITH VIEWS**

This uniquely sensational designer home with tasteful touches, high ceilings, oak flooring, 2 fireplaces, kitchen with Miele appliances, Silverwave marble, 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. This home has the most incredible illuminated glass railed rooftop deck with 360 degree views of Downtown, Century City & Catalina Island plus speakers/sound for entertaining.

MLS#19-418772	Paul Wylie LAMERICA REAL ESTATE	323-515-9585	Dshwshr,Freezer,Grbg Disp,Hood Fan,Micro
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<b>1571 TOWER GROVE DR</b>	Open	11-2	<b>rev</b>
<b>\$6,299,000</b>	5+7	2sty-VILLA	



**NEO CLASSIC VILLA WITH IMPRESSIVE SCALE & VOLUME**

Located on one of the BHPO's most desired locations, this 5BD, 7BA Neo-Classic Villa offers impressive scale & volume, ideal for grand entertaining while retaining the sense of intimacy & understated elegance. Master suite complimented by a romantic deck that looks out to the city lights of Beverly Hills. Step out to the intensely secluded grounds w/ beautiful swimmers pool, veranda & landscaped gardens. This impressive & beautiful home is a tremendous value and offering for discerning tastes.

MLS#19-446610	RICK OJEDA COMPASS	(310) 902-7676	City Lights Views!Swimmers Pool!Veranda
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<b>1853 NOEL PL</b>	Refresh.	11-2	<b>rev</b>
<b>\$3,899,999</b>	4+5	2sty-COTTAGE	



**THERE'S NO PLACE LIKE NOEL!**

This beautiful cottage has recently been overhauled into a warm and inviting entertainer's dream home! An expansive chef's kitchen and double oven, huge refrigerator and freezer, built-in coffee maker. The dining room has a gorgeous fireplace and ample storage. A heated pool is surrounded by a grassy lawn and huge patio area. The master includes a fireplace, two walk-in closets, with shower and free-standing tub. Bonus Room complete with wet bar, storage closet and full bath. A MUST SEE!!!!!!

MLS#19-441124	Stacy White COMPASS	310-998-7206	Blt-Ins,Cbl,Dshwshr,Dryer,Frzr,Other
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<b>1465 LINDACREST DR</b>	Open	11-2	<b>rev</b>
<b>\$4,895,000</b>	5+5	TRADITIONAL	




**BHPO SOUTHERN COLONIAL ESTATE**

This estate located in the prestigious "Crest Streets" of BHPO is set back from the street & framed by expansive yards & lush gardens. The home exudes charm & sophistication with courtyard views & exposed wood-beam ceilings throughout. A chef's kitchen & family room, featuring a grand stone fireplace, open to a completely private backyard with mature landscaping, pool, & spa. Wood-paneled library with service bar, & separate 600+ sq. ft. guest house with deck complete this regal estate.

MLS#18-405616	Jason Oppenheim THE OPPENHEIM GROUP	310-678-2746	www.ogroup.com
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<b>3193 BENEDICT CANYON DR</b>	Refresh.	11-2	<b>rev</b>
<b>\$2,350,000</b>	3+4	1sty-ARCHITECTURAL	



**UNOBSTRUCTED VUS PRIVATE ROMANTIC ZEN MODERN CIRCULAR DRIVE**

MOVE IN READY! Unobstructed views of Canyon to Catalina from this private romantic Zen architectural. Set back form street with Circular driveway. To be surrounded by nature in the middle of the city, Enter through wrought iron gates into high ceilings and voluminous open spaces, hardwood flrs. 3+3.5 , 2 master suites and 3rd bedroom ideal for a home office. Spa like baths with Tibetan cabinets. 10 min to Sunset and Ventura Blvd. Easy access to studios. Good expansion potential on huge lot!

MLS#19-434748	Irene Tsu BERKSHIRE HATHAWAY H	310 993 6141	Blt-Ins,Cbl
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03 Sunset Strip - Hollywood Hills West Single Family

<b>9133 ORIOLE WAY</b>	Open	11-2
<b>\$26,995,000</b>	6+10	MODERN



**NEW**

**THE CROWN JEWEL OF THE BIRD STREETS**


Located high atop the exclusive Oriole Way in the Bird Streets, a star-studded neighborhood only minutes from Beverly Hills and the Sunset Strip, this immaculate contemporary masterpiece offers an unparalleled luxury environment. The panoramic view spans the entire LA skyline, stretching all the way to the Pacific Ocean.

**MLS#19-427084**

Josh & Matt Altman 310-819-3250

DOUGLAS ELLIMAN

<b>1555 RISING GLEN RD</b>	Open	11-2
<b>\$3,849,000</b>	4+4	2sty-MID-CENTURY



**NEW**

**SUNSET STRIP MID-CENTURY**

Coveted Mid-Century on Rising Glen Road minutes from the Sunset Strip where all of the finest high-end boutiques, chic restaurants, clubs and newest hotels thrive. This 3565 square foot, four bed / four bath home on two levels will grab your attention the moment you enter. Desirable indoor/outdoor open floor plan with a cooks' island kitchen, continuous flowing spaces for entertaining which leads to the outdoor private oasis and pool sited on a 9163 square foot lot.


**MLS#19-431398**

Sharona Alperin 310-888-3708

SOTHEYB'S INT.REALTY

MySharona.com

<b>2600 CARMAN CREST DR</b>	Open	11-2
<b>\$3,350,000</b>	4+4	2sty-MODERN



**NEW**

**MODERN HOME WITH STUNNING VIEWS!**


Nestled in the coveted celebrity enclave of the Outpost Estates sits this beautifully remodeled modern home. Upon walking into the house you see gorgeous views of the Hollywood Hills, Griffith Park Observatory, DTLA & more. Lrg glass doors open up to an expansive outdoor deck that seamlessly combines indoor & outdoor living. Designer kitchen w/ center island, breakfast bar & top of the line appliances opens up to the formal dining area & GRAND living area w/ hi ceilings & glass walls.

**MLS#19-442366**

Kathie Arastoo 310-869-1144

COMPASS- RODEO

<b>2977 PASSMORE DR</b>	Open	11-2
<b>\$2,950,000</b>	2+3	MID-CENTURY



**NEW**

**THE KUDERNA HOUSE**

An original mid-century masterpiece by famed Architects Craig Elwood & James Tyler. Maison d' Artiste has restored this home to its original integrity. An era classic, totally redone with handmade Terrazo floors, exquisite finishes, Sub Zero & Wolf appliances, a sleek pool & exceptional panoramic views of the city. Perfect for a couple or single entertainer, this masterpiece resembling a floating sculpture in the Hollywood Hills will be sure to wow all architectural & mid-century enthusiasts.

**MLS#19-442366**

M.Partridge J.Alexander 310.990.6425

HILTON & HYLAND

AlexanderPartridge.com

<b>2705 OUTPOST DR</b>	Open	11-2
<b>\$2,425,000</b>	3+3	TRADITIONAL



**NEW**

**WHAT A FABULOUS HOUSE!**

Perfect for today's lifestyle. The home consists of an Open Floor Plan, high ceilings, hardwood floors throughout, gourmet kitchen with center Isle, a step-down Living room and a gorgeous den. All rooms flow out to yard and pool. Grounds are incredibly picturesque and perfect for outdoor dining and entertaining. Long set-back from the street which provides a quiet and private ambiance. Access through a peaceful cul-de-sac. AN AMAZING PROPERTY BY ANY STANDARDS.

**MLS#19-448774**

Neal Baddin 323-793-7405

COLDWELL BANKER RESI

BBQ,Blt-Ins,Dshwshr,Rng/Ovn,Fridg

<b>2081 SUNSET PLAZA DR</b>	Refresh.	11-2
<b>\$2,395,000</b>	4+6	MID-CENTURY



**NEW**

**ARCHITECTURAL DEVELOPMENT THAT PENCILS**

Attention developers and end-users looking for a development project with architectural significance. View approved plans, renderings and watch my interview with renowned contractor, Adam Bohannon, for an explanation on how you can add a 3,300± sq. ft. structural shell addition with 2 levels of Fleetwood Sliding Glass Doors and an infinity edge pool for \$1,080,000. Exit comps support an ARV of \$6,000,000+. Visit this link for video: <https://tinyurl.com/2081SunsetPlaza>.

**MLS#18-405882**

Julia Delorme 310-729-1649

SOTHEYB'S SUNSET

<https://tinyurl.com/2081sunsetplaza>

<b>7346 PACIFIC VIEW DR</b>	Refresh.	11-2
<b>\$2,000,000</b>	4+5	3sty-CONTEMPORARY



**NEW**

**FOR SALE OR LEASE WITH VIEWS**

Dramatic 3-story Architectural with views to Hollywood Sign. 4 Bed, 4.5 Bath, including large lower level in-law suite with 2nd Living Room/Lounge to serve as media space, recording studio, screening room, office, etc. Main floor is all indoor/outdoor entertainment - high ceiling Living Room and Dining area, separate Family Room, and super private back and side yards. Three bedrooms upstairs, including large master and sitting area. Also for lease \$10,900. Ask about seller carry!

**MLS#19-431398**

Denise Rosner 310-508-9482

COMPASS

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

<b>2429 OUTPOST DR</b>	Open	11-2
<b>\$1,175,000</b>	3+2	1sty-MID-CENTURY



**NEW**

**AUTHENTIC MID CENTURY IN THE SOUGHT AFTER OUTPOST ESTATES!**

This 3 bedroom 2 bath home, sits on a 20,000 ft lot, has a high cathedral wood ceiling in the living room as well as a fireplace. Hardwood floors throughout and walls of glass allow for an abundance of light to fill the interior of this home with warmth. Living room as well as the master bedroom open out to a totally private back yard surrounded by a canopy of trees and lush green views. 2 car garage and room for possible expansion! Been in the same family since it was built.


**MLS#19-440554**

Kirk Frieden 3108498822

COLDWELL BANKER

Refrigerator, Oven, W/D

<b>8015 BRIAR SUMMIT DR</b>	Open	11-2
<b>\$3,997,000</b>	4400000	4+4 ARCHITECTURAL



**NEW PRICE!!!**

Richard Dorman AIA, 1959. Warm modern architectural bathed in sunlight and surrounded by dreamlike gardens with total privacy. A classic example of midcentury post & beam architecture. Completely renovated 2 years ago with stunning quality and craftsmanship. The interior flows effortlessly outside for perfect indoor-outdoor living. Outdoor areas include Brazilian landscaping, pool and spa, and outdoor kitchen. Ipe wood decking and trim surrounds the gated grounds and guest house.

**MLS#19-440554**

Jonah Wilson 310.858.5465

HILTON & HYLAND

JonahWilson.com

<b>8055 SELMA AVE</b>	Open	11-2
<b>\$3,675,000</b>	3850000	3+4 2sty-SPANISH



**NEW**

**BEAUTIFUL CONTEMPORARY SPANISH**

Stunning Spanish home offers an open living room with sitting area with a view of the city. You will find a beautiful dining room, a cooks kitchen with eat in area, and an attached laundry room and powder room .There is a generous en-suite master bedroom and bath with a walk in closet. A second guest bedroom with a bathroom and den/ TV room completes the main floor. Downstairs there is a beautiful media room , an additional en-suite guest bedroom with a small kitchen for guests.

**MLS#19-421152**

James Crane 310-855-4595


COLDWELL BANKER RESI

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

TUESDAY



<b>1715 CRISLER WAY</b>	Open	11-2	<b>red</b>
<b>\$2,895,000</b>	3+4	ARCHITECTURAL	




**\$100,000 PRICE IMPROVEMENT**

Jetliner Views! This incredible Hollywood Hills architectural home exemplifies luxury with oak hardwood floors, Carrara marble and designer lighting and fixtures, state-of-the-art chef's kitchen and outdoor oasis including a pool, rooftop deck with 360 degree views, and large entertaining and dining areas. There are 3 en-suite bedrooms, including the jaw-dropping master suite with high ceilings and a projection screen that raises for breathtaking east-facing city views including the observatory.

**MLS#18-412436**  
 Juliette Hohnen 323-422-7147  
 DOUGLAS ELLIMAN

Co-listed w/ Corinne Castro 562.714.1916

<b>1573 SUNSET PLAZA DR</b>	Open	11-2	<b>rev</b>
<b>\$6,750,000</b>	3+5	ARCHITECTURAL	




**WORLD-CLASS ENTERTAINER'S MODERN COMPOUND | VIEWS & POOL**

Designed for the luxury lifestyles of Film, Music, & Sports industry Power Players. Above the Sunset Strip, this smart home has jet-liner city/ocean views. Living Room w/ 30ft, floor-ceiling wall of glass & fireplace. Modern chef's Kitchen w/center island & built-in Breakfast Area. Spectacular Backyard w/infinity Pool, Spa, dining, lounge, fpl & views. Luxe Master Suite w/views, fpl, Spa-retreat Master Bath, sep Office & Sun Terrace. Mahogany Bar Saloon, Theater, Gym, 3-car Garage & Elevator!

**MLS#19-445206**  
 ST. JAMES + CANTER 310-704-4248  
 BERKSHIRE HATHAWAY

STJAMESCANTER.COM

<b>1803 N STANLEY AVE</b>	Open	11-2	<b>red</b>
<b>\$2,495,000</b>	3+3	TRADITIONAL	



**NEW PRICE! RECENTLY REMODELED SUNSET STRIP OASIS WITH POOL**

Moments from top restaurants, hiking, entertainment and more! Put your feet up in the living space w/fireplace & expansive windows welcoming floods of light. Gourmet kitchen w/ss appliances, chic backsplash, white cabinetry & breakfast nook. Master w/decadent bath dual vanity sink & glass shower. Bonus living space opens graciously through grand French doors to the expansive yard featuring a sparkling pool & multi-level terrace. Move-in today & relish the home's charm & luxurious upgrades.

**MLS#19-431712**  
 SFJones/SWalters/PBoroda 310-579-2200  
 COMPASS

1803Stanley.com

<b>7974 WOODROW WILSON DR</b>	Refresh.	11-2	<b>rev</b>
<b>\$6,295,000</b>	4+5.5	ARCHITECTURAL	




**CELEBRATING CALIFORNIA SPRING! NOW OFFERED AT \$6,295,000**

Expect the unexpected at this stunning work of art. Simo Design has created an authentic, organic experience. Set on Woodrow Wilson's "celebrity row," this ultra-private compound epitomizes design-forward living. The great room consists of a stunning kitchen, grand dining & living spaces w/retractable glass walls. Oversized master suite is beyond description. Across a bridge over the pool is a lower lounge deck, private grassy yard, & guest house. 18,000+ sf lot has parking for up to 9 vehicles.

**MLS#18-411022**  
 Boni Bryant 323-854-1780  
 COMPASS

www.7974woodrowwilson.com/

<b>2936 LA CASTANA DR</b>	Open	11-2	<b>red</b>
<b>\$2,295,000</b>	3+3	MID-CENTURY	



**CHIC MID-CENTURY ON DOUBLE LOT!!!**

Chic designer finishes with open floor plan. Living room with vaulted ceiling. Hardwood floors throughout. The indoor and outdoor flow seamlessly together. Large Gourmet kitchen w top of the line appliances. Amazing master with large walk-in closet plus a luxurious bath with double vanities. Huge flat park-like yard w a tropical ambiance. Private kidney shaped pool with a gazebo for entertaining. Lots of off-street parking. Tamper proof security system. Lighting controlled by Siri or Alexa.

**MLS#19-441402**  
 Neal Baddin  
 COLDWELL BANKER RESI

Bit-Ins,Dshwshr,Frzr,Rng/Ovn,Fridg

<b>8540 HILLSIDE AVE</b>	Open	11-2	<b>rev</b>
<b>\$2,199,000</b>	4+5	CONTEMPORARY	




**SUNSET STRIP CONTEMPORARY**

Perched above the Sunset Strip, this sophisticated and newly remodeled contemporary boasts city views from every room. The open floor plan basks in natural light, with ample indoor/outdoor living from decks on every level. Featuring 2 owner's suites, a guest bedroom, and an additional separate guest quarters off the spacious entertaining deck replete with spa, fire-pit and lounge area, and a chef's kitchen appointed with Wolf appliances and a Sub-Zero refrigerator.

**MLS#19-436482**  
 Jason Oppenheim 310-678-2746  
 THE OPPENHEIM GROUP

www.ogroup.com

<b>9145 ST IVES DR</b>	Lunch	11-2	<b>rev</b>
<b>\$7,995,000</b>	6+7	CONTEMPORARY	



**ENJOY THE HOLLYWOOD HILLS LIFESTYLE AT ITS FINEST**

Newly rebuilt architectural estate with high end modern finishes and one of a kind rooftop entertainer's deck showcasing exceptional panoramic views. This masterpiece is situated in one of the world's most sought-after neighborhoods, on a quiet street just two blocks from Sunset boulevard. Take the glass elevator to the indoor/outdoor entertaining areas or walk up the stairs through floating water.

**MLS#18-390928**  
 Vangelis Korasidis 310-247-1500  
 COLDWELL BANKER BH

Architectural Estate w/Panoramic Views!

<b>1438 N DOHENY DR</b>	Open	11-2	<b>bom</b>
<b>\$2,995,000</b>	5+6	CONTEMPORARY	



**BUYER COULDN'T PERFORM- BACK ON MARKET AT \$800,000 REDUCTION**

Gorgeous turnkey contemp in coveted Sunset Strip. Beautiful updated 4 BRs+maid's, 5 BAs & over 4,000 SF. Impressive 2-sty entry w/ open flow, hdwd flrs & custom dtls throughout. Gourmet eat-in kit, spacious dining rm w/ French doors that open to lush grounds, pool, spa & patio. Bright living rm w/ high clgs & fp. Chic master suite w/ lg walk-in closet & lux bath. Dnstrs media rm w/ bar, wine cellar & French doors to patio & fountain. Sauna, whirlpool W/D, & iron railing staircase. A "Must See!"

**MLS#18-388264**  
 Judy Ross-Bunnage 310-285-7504  
 COLDWELL BANKER RES

www.1438Doheny.com

### 03 Sunset Strip - Hollywood Hills West Condo / Co-op

<b>8590 HOLLYWOOD</b>	Open	11-2	<b>rev</b>
<b>\$6,995,000</b>	3+5	3sty-MODERN	




**BREATHTAKING RENOVATED MODERN WITH POOL AND VIEWS**

Courtyard entry & limestone exterior facade. Dining & living areas w/city views. Reclaimed solid oak floor in herringbone. Kitchen w/dual islands, custom cabinetry, integrated Sub Zero/Wolf Appl's, honed Nero Marquina countertops, flanked by a 400 square foot patio w/firepit & expansive city views. Master suite w/80 sq ft pvt patio, custom walk-in closet w/ island, breathtaking master bath. 2 add'l bdrm suites & a great room. Raised infinity edge pool w/glass tile & black pebble finish w/views.

**MLS#19-429084**  
 Berkman Lewis/Bryant 3104355714  
 DE/COMPASS

www.8590Hollywood.com

<b>1201 LARRABEE ST #306</b>	Open	11-2	<b>NEW</b>
<b>\$1,399,000</b>	3+3	CONTEMPORARY	



**SUNSET STRIP CONTEMPORARY PENTHOUSE**

Above the famed Sunset Strip, this newly-remodeled designer penthouse boasts views of Downtown LA and 18' soaring ceilings. An oversized view terrace allows for plenty of outdoor living space, and flowing balconies from the main level bedrooms create spacious indoor/outdoor flow. High-end stainless steel appliances anchor the chef's kitchen, custom motorized shades, alarm system with security cameras and digital access to the front door all complete the thoughtful craftsmanship and detail.


**MLS#19-444750**  
 Jason Oppenheim 310-990-6656  
 THE OPPENHEIM GROUP

www.ogroup.com



<b>930 ROSCOMARE RD</b>	Open	11-2	<b>rev</b>
<b>\$9,600,000</b>	6+7	<b>TIMELESS ELEGANCE IN LOWER BEL AIR / COMPLETED IN 2019</b>	
			<p>Extraordinary Traditional in lower Bel Air, completed in 2019. Enter through a grand 2 story foyer into vast dual living rooms &amp; dining room. Your guests will seamlessly transition to a serene &amp; private backyard w/ majestic water feature, ambient lighting, pool, wading pool, spa, spacious lawn, outdoor dining area &amp; bar. The Master Suite is its own escape w/ lavish bathroom, walk-in closet &amp; balcony. Gated with onsite parking for 8 cars &amp; controlled with state of the art home automation system.</p>
<p><b>MLS#19-432362</b></p> <p><b>Helbling / Kirman</b></p> <p><b>COMPASS</b></p>			<p><b>2019-449-2485</b></p>

### 03 Sunset Strip - Hollywood Hills West

<b>7346 PACIFIC VIEW DR</b> <b>\$10,900</b>	Refresh. 11-2 4+5 3sty-CONTEMPORARY	<b>NEW</b>
	<p><b>FOR LEASE OR SALE WITH VIEWS</b></p> <p>Dramatic 3-story Architectural with views to Hollywood Sign. 4 Bed, 4.5 Bath, including large lower level in-law suite with 2nd Living Room/Lounge to serve as media space, recording studio, screening room, office, etc. Main floor is all indoor/outdoor entertainment - high ceiling Living Room &amp; Dining area, separate Family Room, and super private back and side yards. Three bedrooms upstairs, including large master and sitting area. Pets case by case. (Also for sale \$2M - ask about seller carry!)</p>	
<p><b>MLS#19-431440</b></p> <p><b>Denise Rosner</b>  <b>COMPASS</b></p>	<p><b>310-508-9482</b></p> <p>Dshwshr,Dryer,Grbg Disp,Micro,Rng,Ovn,</p>	

## 04 Bel Air - Holmby Hills Single Family

<b>1540 BEL AIR RD</b>		Open	11-2	592A5	<b>NEW</b>
<b>\$2,595,000</b>		3+4	2sty-TRADITIONAL		
		<p><b>ZEN RETREAT ON BEL AIR ROAD BEHIND HEDGES! OPEN TUESDAY!!</b></p> <p>Beautiful East Gate Bel Air home features hardwood floors, an open kitchen, and family room. The bay windows in the living room welcome in a tranquil mountain view. Beautifully decorated interior by Meridith Baer. Formal living room and study. Master with stone tile bath, a second bedroom and a third bedroom that was transformed into a large walk-in closet. Also, includes a separate guest suite, or gym with study down, pool and spa in a romantic setting</p>			
<b>MLS#19-448174</b> <b>Drew &amp; Dean Mandile</b> <b>SOTHEBY'S INT REALTY</b>		<b>310-749-7124</b>		<b>WWW.1540BelAirRd.Com</b>	

<div> <div>2259 LINDA FLORA DR</div> <div>\$2,995,000</div> </div>	<div> <div>Open 11-2</div> <div>5+3 2sty-TRADITIONAL</div> </div>	<div>red</div>
	<div> <div>BEL AIR HOME WITH AMAZING PANORAMIC VIEWS</div> <div> <p>Perfectly positioned Bel Air home that features amazing panoramic sunrise to sunset views. Enter the home with a private courtyard entry and an open flowing floorplan to a large living room with a fireplace and bar leading out to pool, yard, and fantastic outdoor living space perfect for entertaining. The patio is shaded by a beautiful trellis where guests can relax and enjoy the wide canyon views. Centrally located with an easy drive to either side of the hill and great freeway access.</p> </div> </div>	
<div> <div>MLS#18-409688</div> <div>David Solomon THE AGENCY</div> </div>	<div> <div>424-400-5905</div> <div>www.2259LindaFloraDr.com</div> </div>	

<b>661 STONE CANYON RD</b>		Open	11-2	<b>rev</b>
<b>\$19,950,000</b>	8+10	OTHER		
		<p>THE BEST FLAT ACRE IN BEL AIR ! From the welcoming splash of the fountain by the gated circular drive to the lushly landscaped backyard, this gracious residence offers abundant privacy and impeccable quality. 5 bed, 5.2 baths, living, dining, island kitchen, family, office, breakfast, laundry, patio, pool and serene foliage. The family room has built-in bar. Master suite with all-marble bath and French doors. 4 fireplaces, 3 bed in guest house, 3-car garage, 60-foot pool and outdoor kitchen.</p>		
<b>MLS#17-230722</b>				
<b>Stanley Richman</b>		<b>310-779-9601</b>		
<b>COMPASS</b>		Blt-Ins,Dshwshr		

<b>1526 ROSCOMARE RD</b>		Open	11-2	<b>rev</b>
<b>\$2,400,000</b>	3+3	TRADITIONAL		
		<b>BEL AIR TRADITIONAL TWO STORY FAMILY OWNED HOME</b> Nested in the hills behind the Bel Air West Gate w/ pool. The 3BD/2.5BA + office. Living room w/ exposed wood beams, wood paneling, original peg & groove wood floors, exposed brick gas/wood fireplace, & full bar. Formal dining room off of kitchen w/ eat in table. Master suite upstairs w/ walk-in closet, fireplace & en-suite w/ high countertops, double sinks, 2 person spa tub and oversize shower. Newer composition roof, newer landscape architecture and sprinkler system. Attached two car garage.		
<b>MLS#19-442542</b> Greenberg / Weinstock <b>BERKSHIRE HATHAWAY</b>		<b>310-968-0605</b>	Dshwshr	

<b>2112 ROSCOMARE RD</b>		Open	11-2	<b>rev</b>
<b>\$1,695,000</b>	3+2	<b>MID-CENTURY</b>		
		<p><b>AMAZING OPPORTUNITY TO LIVE IN BEL-AIR</b></p> <p>Just minutes from Gold-ribbon winning Roscomare Road Elementary school. With its mature landscaping &amp; clean mid-century bones, this home brings tranquility as it is, but also sparks the imagination for those inspired by its potential. With three bedrooms, one office/den, double-sided fireplace and kitchen/sunroom this property is a must-see for the buyer looking to put their special touches on a dreamy canvas. Capturing Catalina glimpses, especially during sunset will become your new pastime.</p>		
<p><b>MLS#19-434536</b></p> <p><b>Keeley Smith R. Maslan</b>      <b>646.512.0870</b>  <b>HILTON &amp; HYLAND</b></p>		<p>HiltonHyland.com</p>		

<b>1647 N BEVERLY GLEN</b> <b>\$1,548,000</b>		Open 11-2 ARCHITECTURAL	<b>rev</b>
3+3			
		<b>LA TIMES "HOT PROPERTY" BOASTS NEW LOOK!</b> Inspired design meets luxury in this hip architectural residence. Offering 3 Bd/2.5 Ba, soaring living room ceilings, dining area w/ built-ins & charming kitchen. Sunny 2nd level great room has vaulted ceilings. Pella double pane windows provide a quiet ambience. Rich pine plank floors & wood touches throughout. An outdoor area w/ patio, fountain & lush garden is a magical retreat. 2-zone AC/Heat, central vac, plantation shutters, security, 2.5 car gar. Gated & Private. UCLA close. Warner School	
<b>MLS#19-442680</b> <b>Gwen Banta / Tory Herald</b> <b>SOTHEBY'S INT REALTY</b>		<b>323-656-0714</b> Bit-Ins,Cbl,Cent Vac,Dshwshr,Dryer,Other	



## 05 Westwood - Century City

Single Family

<b>217 S BENTLEY AVE</b>		Lunch	11-2
<b>\$4,799,000</b>	5+6	TRADITIONAL	

**NEW**

**CHIC MODERNITY WITH CHARM AND WARMTH!**

Formal dining room with fireplace and built-in wine storage. Great room that is overlooked by the chef's impeccable gourmet kitchen with two islands. These rooms open to backyard with deck, cascading water feature into the sleek pool and built-in BBQ. Rounding out this level of the home is a butler's pantry, wine storage and screening room. Upstairs features family room and 4 en suite bedrooms. Master suite with cathedral ceiling, fireplace, walk-in closets, balcony and 5-star marble bath.

**MLS#19-448032**  
Ben Lee 310.858.5489  
CB - BEVERLY HILLS N

www.217bentley.com

<b>11340 W SUNSET</b>		Lunch	11-2
<b>\$2,550,000</b>	5+5	CONTEMPORARY	

**NEW**

**RARE OPPORTUNITY**

Nestled on the tripoint of Bel Air, Brentwood and the Westwood Hills, this enchanting home is nothing short of picturesque. Stroll under the arborous canopy and out onto the alluring pool and expansive front courtyard. Head up the front stairs and step into the opulent living room, equipped with its own personal bar. The kitchen and dining alcove overlook the lush backyard, offering a tranquil ambiance. Featuring 5 bedrooms and 5 baths. The master suite has copious amenities: a balcony . . . .

**MLS#19-445762**  
Cathy Kamran 310 430 5346  
KELLER WILLIAMS BH

BBQ,Blt-Ins,Cent Vac,Dshwshr,Dryer,Other

<b>10550 WELLWORTH AVE</b>		Open	11-2
<b>\$2,095,000</b>	4+3	2sty-TRADITIONAL	

**NEW**

**2 STORY TRADITIONAL IN WESTWOOD**

Classic 2 story Westwood Traditional. The home is light & bright. Entry leads to both formal living & dining rooms. Spacious remodeled kitchen w/ double Viking oven, newer appliances & breakfast area that opens to a large open patio with built-in BBQ overlooking the lovely gated pool & spa. Upstairs are 3 bedrooms including the master bedroom w/ a balcony & a dressing room. Close to UCLA, Westwood Village & Fairburn Elementary. Trust Sale & 1st time on the market in over 45 years. Great value!!

**MLS#19-442838**  
Steven Moritz 310.871.3636  
SOTHEY'S INTERNATIO

BBQ,Dshwshr,Dryer,Frzr,Grbg Disp,Other

<b>321 S BENTLEY AVE</b>		Open	11-2
<b>\$2,995,000</b>	4+4	TRADITIONAL	

**red**

**WESTWOOD HILLS TRADITIONAL BEAUTY**

Elegant Traditional family home in fabulous quiet location in Westwood Hills. 4 bedrooms, 3.5 baths, Den plus large Family room w/custom built-ins. Gorgeous ebony hardwood floors throughout. Sun drenched Living & Dining room open w/french doors to lovely brick patio perfect for entertaining and huge flat upper grassy yard. Stunning remodeled kitchen w/Viking appliances.The master suite has beamed cathedral ceilings with 2 spacious walk-in closets. Attached 2 car garage, 3 zone heating/air.

**MLS#19-434390**  
Lori Hashman Berris 310-880-3061  
SOTHEY'S INT REALTY

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

<b>1338 WOODRUFF AVE</b>		Open	11-2
<b>\$2,199,000</b>	5+3	TUDOR	

**rev**

**THE PERFECT WESTWOOD LOCATION**

The ultimate location on prime Woodruff Ave with endless potential to renovate or build new. 4 bedrooms + 3 baths total. Beautiful lot with views toward Century City and beyond. English Tudor style with unique offices or bonus rooms adjacent to each upstairs room, breakfast room and downstairs maid room/guest room with bath. Upstairs are 3 bedrooms and 2 baths.

**MLS#19-445300**  
Ron Wynn 3105919172  
COLDWELL BANKER RESI

Dshwshr,Rng/Ovn,Fridg

<b>2048 LINNINGTON AVE</b>		Open	11-2
<b>\$1,599,000</b>	3+2	COUNTRY ENGLISH	

**rev**

**INVITING AND CHARMING ENGLISH COTTAGE ON A VERY DESIRABLE ST**

Perched on the hill, close to Century City, this sunshine bright 3 bedroom, 1 and ¾ bath home will win your heart. This home has character and charm, starting with hardwood floors and a living room with barrel ceiling and fireplace. Formal dining room plus and interior sun room with French doors that opens to a fabulous oversized deck. Wonderful backyard with a pool and spa area off to the right, and a grassy play area to the left. This is a really special backyard with loads of privacy.

**MLS#19-445292**  
Ron Wynn 3106211772  
COLDWELL BANKER RESI

Dshwshr,Dryer,Rng/Ovn,Fridg,Wshr

## 05 Westwood - Century City

Condo / Co-op

<b>10660 WILSHIRE #1801</b>		Open	11-2
<b>\$4,850,000</b>	4+5	CONTEMPORARY	

**NEW**

**PERCHED HIGH ABOVE THE WILSHIRE CORRIDOR,**

This rear, southwest corner Penthouse condo offers a gracious single level floor plan, with the service amenities of a private home and tremendous panoramic city-to-ocean views. The entrance leads to a grand living room with multiple sitting areas, opening to a luxurious terrace with newly updated glass railings providing unobstructed views.

**MLS#19-446940**  
Drew Fenton A. Ali Eman 310.858.5474  
HILTON & HYLAND

Co-listed w/ Joseph Elian

<b>10375 WILSHIRE BLV, UNIT 9A</b>		Refresh.	11-2
<b>\$3,095,000</b>	3+4	MID-CENTURY	

**NEW**

**WILSHIRE TERRACE, REAR DOUBLE UNIT, FACING NORTH!**

Unique, & re-imagined space, rebuilt & designed by UCLA's Urban Innovation Group with Rex Lotery as President. Lead architect & Dean of Graduate School of Architecture, Richard Weinstein, created a timeless design w/ emphasis on light, flow & storage. Stunning 180 degree vus from Getty to Hwd Hills and SW vus from Mstr BA. All 3 BR's en suite, master is set apart, includes a lg den/ofc w/ built-ins, his/her BA's & closets, cedar closet. Exquisite detail & quality. Rare opp for discerning buyers.

**Halle & Young Group** 310.874.1542  
**DOUGLAS ELLIMAN**

Fridge, W/D, DW, Bread wrmer, Bar/Fridge

<b>10375 WILSHIRE #9D</b>		Open	11-2
<b>\$1,300,000</b>	2+3	MODERN	

**NEW**

**SOPHISTICATED CONTEMPORARY. WILSHIRE'S MOST COVETED ADDRES**

The true value of luxury on the Wilshire corridor. This exceptional custom remodel was completed in 2006. Timeless in its modern design and neutral palate, this spacious contemporary with an open floor plan and city to ocean/Catalina views has 2 bedroom suites, and 2.5 baths on each side of the unit to offer maximum privacy for guests or live-ins. Add fine designer finishes this is a value purchase ready to accommodate a most elite, discerning lifestyle. Wilshire Terrace is a co-op.

**MLS#19-445838**  
MICHAEL HIATT 3104814342  
SOTHEY'S

www.wilshireluxe.com

<b>10701 WILSHIRE BLV, UNIT 406</b>		Lunch	11-2
<b>\$899,000</b>	2+2	CONTEMPORARY	

**NEW**

**COME BY FOR LUNCH OPEN TUES 11-2PM GREAT STARTER CONDO**


2bed 2ba+Den corner unit in the full service Crown Towers w/tree top views of the area&the mountains. This beautiful condo features new paint & carpet,a large living rm w/balcony,den,galley kitchen w/service entry w/new oven&dishwasher&a mstr suite w/walk in closet.The building features,24/7 doorman&reception,valet parking,pool,fitness center w/sauna & recreation rm w/kitchen.All conveniently situated in Westwood,close to movies,places of worship,restaurants,Westwood Village,Century City & UCLA.

**Jon SandsMary Beth Woods** 3107046612  
**COLDWELL BANKER**

www.10701wilshire406.com



<b>10108 EMPYREAN WAY #304</b>	Open	11-2	<b>rev</b>
<b>\$3,500,000</b>	2+3	TRADITIONAL	



**RARE OPPORTUNITY FOR A SPECTACULAR TOP-FLOOR CONDO**

This 2 bed 3.5-bath unit has many upgrades. This unit has an impressive entry with 12-foot ceilings, that leads to an open living room, dining room and a den with wet bar that is great for entertaining. The gourmet kitchen with granite counter tops and breakfast area opens to a beautiful terrace with expansive views. The master bedroom includes a large walk-in closet and dual updated baths.

**MLS#19-423532**  
 Susan Smith 310.415.5175  
 HILTON & HYLAND

For lease for \$18,000

<b>1927 GLENDON AVE #202</b>	Open	11-2	<b>rev</b>
<b>\$999,000</b>	2+2	1sty-ARCHITECTURAL	



**WARM CONTEMPORARY IN PRIME WESTWOOD**

Located in the heart of Westwood on a quiet, tree lined street, one will find this spacious and recently updated warm contemporary residence situated in a boutique eight unit building. Flooded with natural light through huge floor-to-ceiling windows, this unit features an open and spacious living area. Located in the coveted Westwood Charter school district and just a stone's throw from Westwood Village and Century City. A fantastic opportunity to own a sophisticated unit on the Westside.

**MLS#19-437762**  
 Daniel M. Weiser 424-285-1958  
 THE AGENCY

Dryer, Fridg, Wshr

<b>1815 MANNING AVE #202</b>	Open	11-2	<b>rev</b>
<b>\$899,000</b>	2+2.5	CONTEMPORARY	



**INCREDIBLE 2 BED/2.5 BATH + DEN CONDO**

Condo with desired 2 units per floor overlooking Century City views & charming interior courtyard. Feels like a home w/ few common walls. Formal entry & spacious living room w/ fireplace & large windows & sliding door to big balcony w/ beautiful city views. Kitchen w/ granite countertops, gas range/dbl oven, blt-in microwave & bfast/office area opening to den with bar area (currently used as dining room) & powder room. 2 bedrooms with ensuite bathrooms including a luxurious master suite.

**MLS#19-435754**  
 Patty Best / Chad Lund 310.339.8002  
 DOUGLAS ELLIMAN

**06 Brentwood**

Single Family

<b>167 S ROCKINGHAM AVE</b>	Open	11-2	<b>NEW</b>
<b>\$25,650,000</b>	7+11	SPANISH	




**MAGNIFICENT, NEWLY CONSTRUCTED SPANISH ESTATE IN BRENTWOOD P**

One of the few homes on S. Rockingham with ocean views, this newly built Spanish estate in prime Brentwood Park showcases warm, contemporary interiors, impeccable craftsmanship and an indoor-outdoor flow that defines the California lifestyle. Set behind gates on a flat, ¾ acre lot, highlights include a phenomenal chef's kitchen and great room, spectacular ocean-view master suite, entertainer's level with theater and unprecedented grassy backyard with pool overlooking ocean and Riviera views.

**MLS#19-448140**  
 Santiago Arana 310-926-9808  
 THE AGENCY

www.TheAgencyRE.com

<b>173 N ANITA AVE</b>	Open	11-2	<b>NEW</b>
<b>\$11,800,000</b>	5+6	SPANISH	



**UNPARALLELED BRENTWOOD ESTATE WITH PEDIGREE & SOPHISTICATION**

A rare gem from legendary Paul Williams, this stunning Brentwood trophy estate is a masterful blend of old world California Romantic charm & modern sensibilities. Restored to its natural beauty, this is your own San Ysidro ranch, a ticket to classic elegance. Steps from Brentwood & a bike ride to Santa Monica. The estate is set back on an oversized, ultra-private 26.5kSF lot, offering tranquil resort living.

**MLS#18-408696**  
 Monty Abramov 310.989.2217  
 RODEO REALTY - BH

montyabramov.com

<b>116 S CARMELINA AVE</b>	Open	11-2	<b>NEW</b>
<b>\$7,695,000</b>	6+8	CONTEMPORARY	



**PAINSTAKINGLY DESIGNED AND BUILT TRANSITIONAL ENGLISH MANOR**

Transitional English Manor House on picturesque Carmelina Ave custom built by current owners in 2017. Fab cook's kitch w/ Lacanche range, oversized island & breakfast banquette; expansive double fam rm opens thru Fleetwood drs to gorgeous gardens & pl/spa. Master suite features a bar, FP, lavish BA & custom closets, vaulted ceilings & lg pvt terrace. Basement inc a bar, climate-controlled wine cellar, gym, massage rm, fam area, movie theatre, guest suite & powder rm. A truly rare offering!

**MLS#19-448664**  
 David Offer 3108209341  
 BERKSHIRE HATHAWAY

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

<b>2526 CORDELIA RD</b>	Lunch	11-2	<b>NEW</b>
<b>\$3,195,000</b>	5+3.5	2sty-RANCH	




**PANORAMIC VISTAS IDEAL FOR THE OWNER/USER OR DEVELOPER**

On this rare, nearly 1 acre stunning city to ocean view flag lot, rests a private/gated Pride of Owner's contemporary ranch house. The spacious floor plan includes great light-filled living spaces w/ formal living & dining + library & remodeled kitchen/family. Patio gardens + grassy yard areas with room for pool surround the home and magnificent views abound from outside in. An oversized 3 car garage w/ direct access to home + large motor court complete the site. An opportunity not to be missed!

**Joan Caplis/SusanStark 310.748.2208**  
 CB BW / COMPASS BW

2526Cordelia.com

<b>1820 OLD ORCHARD RD</b>	Lunch	11-2	<b>NEW</b>
<b>\$3,049,000</b>	3+4	SPANISH	



**LOWER MANDEVILLE OASIS**

Ideally located on a quiet cul de sac in lower Mandeville Canyon, this romantic hideaway evokes a sense of old Hollywood or a resort at the Côte d'Azur. Entry gate opens to your own private retreat w/pool, stone terraced dining and lounge areas surrounded by lush landscaping and mature trees. Features incl. French doors opening to the pool and garden, wood floors, vaulted ceilings and skylights. A welcoming oasis only minutes from the many conveniences of the westside.

**MLS#19-438622**  
 Ellen McCormick 3102303707  
 BERKSHIRE HATHAWAY

www.1820OldOrchard.com

<b>3386 MANDEVILLE CANYON RD</b>	Open	11-2	<b>NEW</b>
<b>\$2,595,000</b>	4+3	3sty-ARCHITECTURAL	



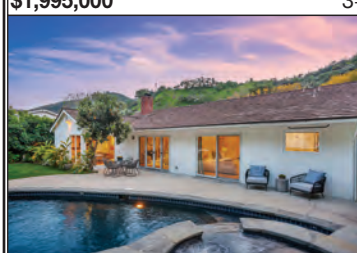
**PRIVATE MANDEVILLE CANYON RETREAT WITH MAGICAL CANYON VIEWS**

Nestled into a quaint hillside and elevated above most of the surrounding homes, sits this stunning architectural with magical canyon views. Double-height ceilings and a full picturesque wall of glass framing this special view. Residence features designer-done modernized kitchen and baths throughout. Stunning Master suite with the feel of a high-end hotel. Multiple outdoor spaces surround this home. Short drive from Sunset Boulevard which gives you quick access to everything.

**David & Anna Solomon 310.279.7759**  
 THE AGENCY

www.3386MandevilleCanyon.com

<b>3428 MANDEVILLE CANYON RD</b>	Open	11-2	<b>NEW</b>
<b>\$1,995,000</b>	3+2	TRADITIONAL	



**CHARMING MANDEVILLE CANYON HOME**

Charming traditional home with beautiful updates throughout. Warmth and style greet guests upon entering the open living and dining area with large windows, hardwood floors, and a brick fireplace. The spacious family room off the kitchen provides a breakfast nook and a wonderful place to relax and enjoy the canyon vistas. All exterior doors and windows open to the large entertainer's yard with several seating areas, grassy yard, pool, and spa.

**MLS#19-448902**  
 Chris Hicks 310-388-9082  
 THE AGENCY

www.3428mandeville.com



<b>2488 WESTRIDGE ROAD</b>	Open	11-2	<b>red</b>
<b>\$2,595,000</b>	6+5	1sty-MID-CENTURY	




**LAND, PRIVACY AND VIEWS – REDUCED \$300K**

Sprawling 1 sty Mid-Century Contemp on huge lot w/ fab, wide open city, cyn & mountain vus. Inviting crtyd entry leads to lofty, sun-filled spaces & awe-inspiring nature outside. Living rm w/ vaulted beamed ceilings, hwd flrs, central brick FP & walls of glass framing picturesque vus. Expansive brick patio, wooden deck, grassy area, fire pit, nature walking paths, spa & lg pl. Rare opoty to update or build new on this magical lot, which has never been on the market before. CA living at its best.

**MLS#19-436642**  
David Offer 310-820-9341  
BERKSHIRE HATHAWAY

www.2488westridge.com

<b>766 N BUNDY DR</b>	Open	11-2	<b>red</b>
<b>\$2,300,000</b>	3+2	TRADITIONAL	



**BEAUTIFULLY UPGRADED, INCREDIBLE VALUE IN BRENTWOOD**

Wonderfully remodeled single story ranch style home in Brentwood North of Sunset. Gated and hedged with great privacy and a lovely street presence. Great room with vaulted ceilings plus a stunning living room w/ mid-century brick fireplace. Spacious master suite with luxe bath plus 2 additional beds that share a bath. Bright kitchen with abundant storage, marble counters, artful lighting and stainless steel appliances. Stunning hardwood floors throughout plus grassy backyard complete this charming home.

**MLS#19-426738**  
Richard Stearns 310-500-1301  
COMPASS

<b>2333 MANDEVILLE CANYON RD</b>	Open	11-2	<b>rev</b>
<b>\$11,995,000</b>	6+7.5	3sty-SEE REMARKS	



**TREND SETTING CONTEMPORARY FARMHOUSE LOWER MANDEVILLE**

Brand-new gated estate built in 2018. A unique blend of custom details 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 + luxe bath; 3 guest suites + family room loft; pool/spa. Extraordinary basement w custom bar, game area, theatre, wine room/cellar, gym + steam room.

**MLS#19-441046**  
Susan Stark 310-345-7450  
COMPASS BW EAST

SusanStark.com

<b>2220 MANDEVILLE CANYON RD</b>	Open	11-2	<b>rev</b>
<b>\$10,950,000</b>	5+7	SOUTHERN COLONIAL	



**LEGENDARY TENNIS COMPOUND IN BRENTWOOD**

Immerse yourself in a genuine East Coast respite at a lovely Colcord estate. Tennis in the morning on a championship court, followed by a refreshing swim. Lunch in the cool gazebo. Enjoy a quiet afternoon nap, or a Croquet game on expansive lawns under the old Sycamores. Twilight cocktails on the wide veranda, then an elegant dinner to end a glorious day. Walk guests to exclusive quarters in the two-story guest house. Tomorrow, continue the dreamy house party in this private one-acre enclave.

**MLS#19-435900**  
Mary Lu Tuthill 310-979-3990  
COLDWELL BANKER

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

<b>16677 STONE OAK PARK</b>	Refresh.	11-2	<b>rev</b>
<b>\$5,490,000</b>	5+6	2sty-MEDITERRANEAN	



**BEST DEAL IN BRENTWOOD**

Stunning estate tucked away in the exclusively gated community of Stone Oak Park with tennis court and infinity pool/spa. Immersed in nature, a one-of-a-kind location overlooks acres of pastoral setting and the Santa Monica Mountains with hiking and biking trails. Feel the serenity the moment you walk through the 2-story grand foyer laced in light. A rare opportunity of living so centrally just minutes from the 405, Beverly Hills, the Valley, Westside and great private schools. Be transformed.

**MLS#19-431690**  
Betsy Walton 310-463-2211  
SOTHEY'S REALTY

Tennis Estate

<b>746 NORWAY LN</b>	Open	11-2	<b>rev</b>
<b>\$4,499,000</b>	5+6	MEDITERRANEAN	



**JUST REDUCED | MAGNIFICENT CUSTOM SPANISH VILLA**

A dramatic two-story entryway opens to a sweeping wrought iron staircase, hardwood floors, and arched walnut windows & doorways. Of the five oversized bedrooms, the master is most luxurious with a spa-like bath, expansive closets, vaulted ceilings, & balconies. Chef's kitchen with customized cabinetry & Viking appliances. Backyard provides lush landscaping, relaxing waterfalls, lagoon-style pool, barbecue & fire pit, ideal for entertaining. Moments from Brentwood's finest shops and restaurants.

**MLS#19-423476**  
Aram Afshar 310.702.0583  
COLDWELL BANKER BHN

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

<b>12232 DOROTHY ST</b>	Open	11-2	<b>rev</b>
<b>\$3,790,000</b>	4+4	VILLA	




**PRIVATE QUIET, GATED VILLA WITH POOL & GRASSY YARD**

Nestled in a whisper-quiet, tree-lined enclave. Gated, grass, play yard w/ travertine path welcomes you to this refined home w/ new hwd floors & dramatic 9 ft. ceilings. Sun-drenched rooms catch the ocean breeze. Subtle Palladian foyer introduces an open floor plan living rm w/ FP & FDR both surrounded by windows & natural light. Enormous granite gourmet kitch w/ double ovens & butler's pantry, open through 4 sets of French doors to a serene center courtyard retreat.

**MLS#19-444608**  
Ron Holliman 310-777-6216  
COLDWELL BANKER BH N

West of Bundy, North of Wilshire Blvd

<b>2276 THE TERRACE</b>	Refresh.	11-2	<b>rev</b>
<b>\$1,425,000</b>	2+2.5	MEDITERRANEAN	



**SERENITY IN THE HILLS**


Gracious living in Mountaingate, the exclusive gated enclave in Brentwood. 2 beds, 2 1/2 baths plus a loft den/office. Two fireplaces, H/W floors, eat-in kitchen with center island. Soaring ceilings, spacious rooms flooded with light, creates an open floor plan – an entertainer's delight. Spectacular views of the golf course and hills beyond.

**MLS#19-447382**  
Lynn B Whitaker 310-622-7404  
COMPASS

www.2276theterrace.com

## 06 Brentwood Condo / Co-op

<b>11645 MONTANA AVE #107</b>	Open	11-2	<b>NEW</b>
<b>\$599,000</b>	1+1		



**SOPHISTICATED MONTANA TERRACE UNIT WITH ALFRESCO DINING**


This one bedroom, one bathroom condo is located in the highly sought after Montana Terrace Brentwood building. Updated recessed lighting enhances the main living areas. The kitchen has an abundance of storage and plenty of countertop space. The dining area suits all occasions from entertaining guests & relaxing at home. The office/den area provides another space for relaxation & would make a great guest area or yoga space. Two tandem parking spots are included.

**MLS#19-447764**  
Sherri Noel  
KELLER WILLIAMS-SANT

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

## 07 West L.A. Single Family

<b>2615 CORINTH AVE</b>	Open	11-2	<b>NEW</b>
<b>\$1,200,000</b>	2+2	TUDOR	



**CHARACTER DETAILS UPDATED TO PERFECTION**

A private garden provides an ideal backdrop for this updated Tudor style house. The natural light allows you to enjoy views of the greenery surrounding the home. The updated kitchen features plenty of cabinets, granite countertops, & stainless steel appliances. An updated bathroom provides subway tile & high-quality finishes. The detached two car garage has a permitted addition. The central location of this home will allow you to enjoy everything the Westside has to offer.

**MLS#19-447766**  
Sherri Noel  
KELLER WILLIAMS-SANT

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



07 West L.A.
Condo / Co-op

1257 BROCKTON AVE, UNIT 104
Open
11-2

\$949,000
3+2
CONTEMP MED



NEW

CORNER RADIANCE WITH LIGHT AND VIEWS

This condo pairs ample living space w/a wealth of natural light, offering the ultimate canvas to live one's dream California lifestyle. Through the foyer, an open floor plan abounds throughout the kitchen & into the adjoining dining room & great room w/access to a sunlit balcony. The condo features three large bedrooms w/plentiful closet space, including the master w/a spa-like bathroom, complete w/ dual sinks & soaking tub, as well as access to its own treetop deck.

SMITH & BERG  
COMPASS

310.500.3931

1257brockton.com

12030 ROCHESTER AVE, UNIT 111
Open
11-2

\$539,000
1+1
1sty-CONTEMPORARY



NEW

ULTRA CHARMING RENOVATED CONDO

Beautifully updated Brentwood-adjacent condo is small garden complex just 2 blocks to Wilshire. French oak hardwood floors, cook's kitchen w/stainless appliances, new bath w/Carrara vanity. Peaceful location off the street, 2 parking spaces, clothes dryer in the unit too! This is a fabulous opportunity to live near shops and restaurants on Wilshire and be near bus line to UCLA and the beach. Impeccably maintained and low dues in this tidy complex. Won't last!

Alice Plato  
COLDWELL BANKER

3107044188

Hrdwd flrs, stnless appls, dryer

11540 ROCHESTER AVE #103
Open
11-2

\$1,075,000
3+3
1sty-MEDITERRANEAN



red

1-LEVEL, SMALLER COMPLEX, NEWER UNIT AND SPACIOUS

Wow! One level unit has one common wall in a 9 unit complex. Gourmet kitchen with two fireplaces and plenty of room in this 1800 plus square foot unit. Light and bright throughout with plantation shutters that lead out to multiple private balconies. Expansive master bedroom with a walk-in closet and en-suite bathroom. Hardwood and stone flooring with carpets in the bedrooms. In unit washer/dryer hookups. This complex is moments from Brentwood Village, Westwood/UCLA, and Santa Monica.

Amy Chang  
COMPASS

310-702-8398

A/C,gourmet kitchen,alarm,inside laundry

08 Cheviot Hills - Rancho Park
Single Family

X 3118 PATRICIA AVE
Lunch
11-2

\$3,499,000
5+6
TRADITIONAL



NEW

NEW CONSTRUCTION MODERN FARMHOUSE IN CHEVIOT HILLS!

Formal living & dining rooms for elegant entertaining. Gourmet center-isle kitchen + breakfast area open to great room with fireplace. Outside are a pool with spa and built-in BBQ. Upstairs features family room and 4 en suite bedrooms. Master suite has a romantic fireplace, enormous walk-in closet, spa-like bathroom and offers a pleasing view of the pool and backyard below. Located in the award winning Castle Heights Elementary School district.

Ben Lee  
CB - BEVERLY HILLS N

310.858.5489

www.patriciaave.com

2768 MONTE MAR TER
Open
11-2

\$2,900,000
4+3
MID-CENTURY



NEW

MID-CENTURY MODERN ON HILLCREST COUNTRY CLUB

This very special mid-century modern with breathtaking golf course view is located on the most prestigious street in Cheviot Hills. Features post and beam construction and other architectural details typical of the modernist architects of the mid-century. beauty. 4 bedrooms, 3 upstairs and 1 down. 3 separate bathrooms. Living room with fireplace. Family/Dining room overlooks the pool, yard, and golf course. Totally private and secluded from neighbors. A real mini-estate.

Ron Wynn  
COLDWELL BANKER RESI

3104803585

Dshwshr,Rng/Ovn,Fridg

2812 OVERLAND AVE
Open
11-2

\$1,449,000
3+3
TRADITIONAL



NEW

PRIME OPPORTUNITY TO REMODEL THIS RANCHO PARK

Traditional fixer 3 bed/2 bath with spacious 1,909 sf floor plan. Enter privately walled and gated front yard to formal entry and living room w/ fireplace. Formal dining room opening to oversized Mid-Century feel family room with sliding door to privately landscaped backyard with pool & patio. Enclosed sun room off patio bringing natural light into home. Sunny kitchen with granite countertops, double oven, flower box window over sink.

MLS#19-447968

Chad Lund  
DOUGLAS ELLIMAN

310.801.2641

09 Beverlywood Vicinity
Single Family

X 9022 MONTE MAR DR
Lunch
11-2

\$4,399,000
6+6
3sty-TRADITIONAL



NEW

MASTERFULLY CONSTRUCTED MODERN FARMHOUSE!

Black & white Mad Men-esque quality. Formal living dining rooms. Enormous great room/kitchen flows to backyard with pool, fireplace, grassy lawn and private guest house. Upstairs you'll find a landing retreat with 5 en suite bedrooms. Amazing master suite with high ceilings, fireplace, enviable his/hers separate walk-in closets and exquisite 5-star bath. Basement level is an entertainers' dream space: a wine cellar/tasting room, game room, private office and movie theater with second kitchen.

Ben Lee  
CB - BEVERLY HILLS N

310.858.5489

www.9022montemardr.com

10 West Hollywood Vicinity
Single Family

734 N LAUREL AVE
Open
11-2
593B6

\$1,995,000
2+3
1sty-SPANISH



NEW

GLAMOROUS OLD WORLD 2 BD SPANISH W POOL & GUEST ON LARGE LOT

This Stately 2 bedroom, 3 bath Spanish w courtyard entry, stenciled exposed beamed ceiling, fireplace, hardwood floors, Fr doors & windows w pool and guest room/ studio or office exudes a type of old world Hollywood Glamour not found often. This one of a kind offering features a formal entry, Large dining room, step-down living room, an eat-in kitchen -all share a beautiful view of the courtyard. The master suite & second bedroom open to the pool and patio area.

Brian Mazurkiewicz  
COMPASS

3103869086

Open Today and Sunday 2-5 PM.

513 NORWICH DR
Open
11-2

\$2,799,000
3+4
MODERN



rev

WEST HOLLYWOOD DREAM HOME WITH STUNNING RECORDING STUDIO!

Ideally situated, this private, serene home features an ideal layout w/ thoughtful, stylish design. The gracious living room w/ gorgeous hardwood floors flows to a spacious cook's kitchen featuring high end appliances & custom cabinetry. A warm, inviting family room w/ fireplace boasts pocketed glass sliding doors that blend indoor-outdoor living. A stunning backyard awaits w/multiple areas for entertaining, sparkling pool & spa, and a guest house designed by architect George Augspurger.

MLS#19-443816

The Kostrey Collection  
NOURMAND & ASSOC-HW

323-785-7545

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

1010 HANCOCK AVE
Refresh.
11-2

\$2,275,000
4+4
ARCHITECTURAL



rev

BEAUTIFUL ARCHITECTURAL 4-BEDROOM INCLUDING GUEST HOUSE

Rare opportunity for owner user to own two houses on a large lot in the west side of West Hollywood, off of Sunset. House may qualify for Mills Act w/low property taxes. Architectural classic craftsman 3 bedroom home, w/ plantation style wraparound porch with fountain, & tranquil landscaped usable grounds.The two story house behind the main house offers a private entrance with a private outdoor entertaining areas, gated w/ bamboo hedges, & private garden.

MLS#18-416852

Vangelis Korasidis  
COLDWELL BANKER BH

310-247-1500

MOTIVATED SELLER -Highly Valuable WDR3C\*

TUESDAY



TUESDAY

<b>750 N CURSON AVE</b>		Open	11-2	<b>rev</b>
<b>\$1,498,500</b>		2+2	SPANISH	



**MELROSE VILLAGE CHARM**  
**WWW.750CURSON.COM**

Nestled behind gates and privacy hedge, this charming home features a lush, park-like garden with covered pergola patio that's perfect for entertaining and enjoyment of the indoor-outdoor Southern CA lifestyle. The open floor plan with spacious living room, coved ceilings, decorative fireplace, open dining area and newly remodeled kitchen, complete with stainless steel appliances and large breakfast bar, set the tone for intimate or grand gatherings. Close to restaurants, shops & entertainment.

**MLS#19-447322**

Mirella & Todd      818.693.1957  
**KELLER WILLIAMS HH**

www.OmegaGroup.LA

10

West Hollywood Vicinity

Condo / Co-op

<b>851 N SAN VICENTE BLV, UNIT 322</b>		Open	11-2	<b>NEW</b>
<b>\$899,000</b>		2+2	2sty-CONTEMP MED	




**TOP FLOOR TWO STORY CONDO IN THE DESMOND**

Fantastic front facing two-story top floor unit in the Desmond. Soaring ceilings create a spacious and loft like feeling. Fantastic views of the LA skyline from the balcony with space for a BBQ. Kitchen includes granite counters and stainless steel appliances. One bedroom on main level with full bath. Master bedroom upstairs with ensuite bath also features a large balcony and lovely view of the Hollywood Hills. Side by side parking, guest parking, and phenomenal West Hollywood location.

**David & Anna Solomon**      310.279.7759  
**THE AGENCY**

www.851SanVicente322.com

<b>1100 ALTA LOMA RD #1404</b>		Open	11-2	<b>rev</b>
<b>\$3,195,000</b>		2+3	CONTEMPORARY	



**EXCEPTIONALLY DESIGNED HOME IN PRIME WEST HOLLYWOOD**

Rarely does a home of this exceptional quality and design come available in one of LA's most iconic luxury high-rises, Empire West. Featuring one of the largest floor plans available w/ unobstructed city views, this exquisite designer-remodeled residence features imported fixtures, herringbone walnut wood flooring, walls of glass and designer details with no expense spared. This is an incredible opportunity to own a beautiful and expansive 'designer-done' unit w/ incredible views in Prime Weho.

**MLS#18-386510**

Neyshia Go/Aaron Kirman      424-249-7162  
**COMPASS**


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

10

West Hollywood Vicinity

Lease

<b>1416 HAVENHURST DR #1E</b>		Open	11-2	<b>NEW</b>
<b>\$9,800</b>		2+2	MONTEREY COLONIAL	



**RARE LUXURY LEASE OPPORTUNITY**

The prestigious Colonial House is home to Hollywood's elite. The character and charm of this historical building speaks of nostalgia and class. Spacious, fully furnished, 2 bed, 2 bath, plus office. Glamorous large master suite has a cozy fireplace & elegant bath. Dramatic dining room and living room w/ stately fireplace. Other features include high ceilings, French doors from almost every room leading to pvt garden, completely remodeled with top of the line appliances and exquisite furnishings.

**MLS#18-415394**

Rory Barish      310.502.8797  
**KELLER WILLIAMS BH**

Lane4RealEstate.com

11

Venice

Single Family

<b>480 S VENICE BLVD</b>		Refresh.	11-2	<b>NEW</b>
<b>\$2,590,000</b>		3+3	3sty-CONTEMP MED	



**CAPTURE THE BEST OF VENICE BEACH LIVING**

Ready to enjoy a glass of wine by the pool? Sophisticated open layout features a state-of-the-art cook's kitchen, built-in booth dining for large gatherings + a romantic lounging area highlighted by a dramatic 3-story tall light installation. All spilling onto a privately enclosed terrace with lush plantings, swim spa/pool and bbq center. Capturing the essence of outdoor California living and a view of the Venice Canals that border the home, the rooftop deck offers a great backdrop for relaxing.

**MLS#19-442476**

CJ Cole      310-773-6945  
**BULLDOG REALTORS, IN**


https://venicedigs.com/480-s-venice-blvd

11

Venice

Condo / Co-op

<b>615 HAMPTON DR, UNIT A203</b>		Open	11-2	<b>NEW</b>
<b>\$1,395,000</b>		2+2	MODERN	



**CHIC ARTHICTERAL LOFT IN THE HEART OF VENICE**

The Venice Art Lofts - chic, and architecturally significant, this home is the epitome of the live-work lifestyle near the beach. This two-bedroom, two-bathroom residence features polished concrete floors, large windows, designer kitchen, French doors that lead to a spacious outdoor balcony, and an open loft floor plan. With a brilliant location near the beach and close proximity to all of the hot spots on Abbot Kinney Blvd and Rose Avenue, this loft has it all.

**Eric Lavey**      310-908-6800  
**THE AGENCY**

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

11

Venice

Income

<b>541 ROSE AVE</b>		Refresh.	11-2	<b>NEW</b>
<b>\$1,995,000</b>		Duplex	1sty-CALIFORNIA BUNGALOW	



**RARE INCOME OPPORTUNITY ON COVETED ROSE**

Duplex walking distance to the beach, Abbot Kinney, and all of Rose's premiere shops and restaurants. Two one bedroom units with ample natural light are being delivered vacant and ready to go! A large green yard with space for parking (alley access) rounds off the property and provides an outdoor retreat in the middle of the hustle and bustle of the city. Property was previously completely occupied by a business - buyer to do due diligence on commercial use - zoning is LAC4.

**Stormie Leoni**      310-907-6517  
**HALTON PARDEE**


www.HaltonPardee.com

12

Marina Del Rey

Condo / Co-op

<b>13326 BEACH AVE, UNIT 106</b>		Refresh.	11-2	<b>NEW</b>
<b>\$1,149,000</b>		2+2	2sty-ARCHITECTURAL	



**MARINA ARTS MODERN LOFT**

Modern 2-story corner loft unit in Marina Arts District of Silicon Beach. 16-foot ceilings & windows galore flood unit w/natural light. First level has open floor plan w/ sleek kitchen, equipped w/white Italian lacquered cabinets, white Viking range & center island w/bar seating. Large, private wrap around outdoor patio off living area. Enclosed bedroom, separate office area, and bathroom on first floor. Open master suite upstairs, and den area. Laundry in unit, and 2 parking spaces.

**Angela Chen/Alison Betts**      626.922.7836  
**COMPASS/ELLIMAN**

Valet Parking Provided!



✕

4346 REDWOOD AVE, UNIT A201

Lunch

11-2

\$4,500

2+2

NEW



MGwen Tanguay

REDWOOD REALTY

3103906655

Dishwasher, stove, frig, washer/dryer,

FURNISHED LEASE - DESIGNER DONE

Villa Marina East #5- Furnished 2 bdr 2 ba corner unit. Tennis courts, waterfall, pool+spa. Stunning décor, flooded with sunlight. New kitchen w/ SS appliances + eating area. Lg Din Rm opens to living room and patio. En Suite Master bdr w/walk in closet and new bath. En-suite guest bdr. Windows everywhere afford views of lush landscaping. Beach-style living- close proximity to bike path, theatres, restaurants, shopping and the ocean. Central heat and A/C. 3-6 month furnished lease avail.

13 Palms - Mar Vista

Single Family

✕

11801 ROSE AVE

Lunch

11-2

\$1,650,000

3+2

1sty-RANCH

NEW



MLS#SB19067227MR

Lynda Daltorio

HARCOURTS HM REALTY

310-918-2139

Dshwshr,Grbg Disp

LARGE CORNER LOT IN MAR VISTA

Location! Location! Location! Lovely family home in original condition, situated on a Large Corner Lot in one of the most beautiful, quiet, tree lined streets in the highly sought after family friendly Westdale Trousdale tract of Mar Vista. NO public alley access. 3 bd, 2 ba, large kitchen, living room, dining room, large bonus room. Hardwood floors open and bright floor plan and large windows to backyard patio and large garden area.

✕

3917 BEETHOVEN ST

Refresh.

11-2

\$1,249,000

3+3

1sty-TRADITIONAL

NEW



Dan Nessel

BERKSHIRE HATHAWAY

3103650195

Range, dishwasher, stove, Refrig

BEAUTY ON BEETHOVEN

Inviting 3 bed, 3 bath plus bonus room with good vibes. Vibrant open living, kitchen & dining. Large master w/ wonderful light flowing out to patio. A central family room that brings all the bedrooms together. West-facing Sun & breezes in the private backyard. Conveniently central to Venice, Culver City, Marina del Rey & Silicon Beach stroll or roll to your choice of great restaurants, parks, markets & coffee shops. Central location, happy happy house, right price.

3742 BOISE AVE

Open

11-2

\$675,000

2+1

SPANISH

NEW



Nancy Sanborn

BERKSHIRE HATHAWAY

310-777-2858

SanbornTeam.com

SPANISH CHARMER - PERFECT CONDO ALTERNATIVE

2 bed +1 bath home located in one of the most desirable neighborhoods in Los Angeles. This Mar Vista property provides many possibilities for either an end-user or investor. The spacious living room features a barreled ceiling and fireplace. Low maintenance yard is complete with deck covered patio right off of the kitchen, and a detached one car garage. With a little work this home will be something to be proud of. Trust Sale, no court confirmation required.

4120 BEETHOVEN ST

Open

11-2

\$1,625,000

3+2

1sty-OTHER

rev



MLS#19-441604

Paul Wylie

LAMERICA REAL ESTATE

323-515-9585

Dshwshr,Frzr,Grbg Disp, Micro, Range/Oven

THIS MAY BE ON BEETHOVEN, BUT YOU'LL BE BACH

This property is a well orchestrated symphony of open floor plan, designer finishes and family functionality. Hardwood floors, new kitchen with waterfall center island & new appliances, 3 bedrooms and 2 bathrooms, master with a generous sized walk-in closet and natural light. There is a detached Accessory Dwelling Unit (permitted and rentable guest house) with a separate address, washer/dryer hook ups, and outdoor experience. You are minutes from the beach and can walk to restaurants & shops.

13 Palms - Mar Vista

Condo / Co-op

✕

12735 CASWELL AVE, UNIT 6

Lunch

11-2

\$499,000

1+1

NEW



Tia Hughes/Kim Lancaster

COMPASS BRENTWOOD

310.651.8453

www.12735Caswell6.com

JOIN US FOR LUNCH IN THIS CHARMING AND BRIGHTLY LIT UNIT

Garden Style 6 Unit Complex Is Centrally Located In A Quiet Mar Vista Neighborhood. With Its Open Floor Plan, This West Facing Top Floor Unit W/ Balcony Shares Only One Wall & Features A Gas Fireplace, Spacious Master W/ Large Closet & Plenty Of Storage Or Space For A Stackable Washer & Dryer. Upgrades Include New Light Fixtures, Laminate Floors, Fresh Paint, New Stove & Hood, New Bathroom Vanity, Mirror & Lighting. Building Offers Gated/Secured Entry, Common Areas & 1 Parking Space W/ Storage.

14 Santa Monica

Single Family

32 HALDEMAN RD

Open

11-2

\$6,850,000

5+6

CRAFTSMAN

NEW



Frank Langen

DEASY PENNER & POD

3109633891

homeasart.com

EXPANDED UPLIFTERS OASIS

Spacious, private sanctuary adjacent to the Rustic Canyon Park. The environment is reminiscent of the Big Sur area offering spacious, yet cozy, public spaces. The formal/family rooms are the axis separating one section of the house which comprises the master suite, a guest room plus a large office area from the opposite wing offering 3 additional bedrooms, a gym plus a library. The grounds & gardens are beautifully manicured offering privacy and indoor outdoor living.

1018 YALE ST

Open

11-2

\$4,499,999

5+7

2sty-CONTEMP MED

NEW



Kate Bransfield

COLDWELL BANKER RESI

310.395.1133

Stove, fridge, washer & dryer, solar pan

SPACIOUS & ELEGANT, MEDITERRANEAN BUILT IN 2011

Formal foyer w/skylights. En-suite bedrm off entry. Formal living room, w/ fp. Formal dining. 1st flr powder rm. Gourmet kitchen w/ Viking stove, large island w/ bar seating, & breakfast area. Family room w/ coffered ceiling & stone fireplace. 4 en-suite bedrooms upstairs, incl master retreat w/ loft, fp, his & her walk-in closets, & balcony. Homework/ Bonus area upstairs w/ balcony. Backyard w/ pool + spa, built-in bbq, large patio & fire pit. Detached 2-car garage. 2 sets of solar panels.

392 ENTRADA DR

Open

11-2

\$3,498,000

5+6

3sty-MEDITERRANEAN

NEW



Isabelle Mizrahi

BERKSHIRE HATHAWAY

310-230-3720

SANTA MONICA CANYON CLASSIC

Elegant Mediterranean w/high ceilings, marble & hwdw floors. 4 large bdrms encompass the 2nd floor, incl. master w/frplc, walk in closets. 3rd floor opens to the formal living, dining & family rooms which open to a lrg patio. Kitchen is lrg, & open. Each room enjoys cyn & ocean vus. Elevator. 5th bdrm suite or office adjacent to 3 car garage w/ lrg storage space; also could be a work area. 2 car carport. Steps to Canyon Elementary School, Santa Monica stairs & Canyon restaurants

3002 16TH ST

Refresh.

11-2

\$2,995,000

4+3.5

CONTEMPORARY

NEW



Liz Cappola

COMPASS

847-826-4885

COMPLETELY REMODELED MODERN FARMHOUSE WITH MIDCENTURY LINES!

Natural light and high ceilings greet you the moment you open the door, inside you will find everything you have been looking for. On the lower level is an updated kitchen, as well as a living room with vaulted ceilings that opens to the oversized backyard creating the perfect flow for entertaining friends. Upstairs are three bedrooms, each accesses a deck to maximize the indoor/outdoor feel. The master bedroom is light and bright with; fireplace, two closets bathroom with oversized rain shower.

TUESDAY



<b>950 BERKELEY ST</b>	Refresh.	11-2	<b>NEW</b>
<b>\$2,465,000</b>	3+3	RANCH	




**EXPANSIVE VIEWS AND ENDLESS POTENTIAL IN SANTA MONICA**

This is your opportunity to make an original 1950s family home your very own. Imagine the possibilities of this west facing property, sitting on over 8,300 square feet of land with ocean views. The nearly 2,000 square foot house has only ever had one owner — featuring 3 bedrooms, 2.5 bathrooms, 2 fireplaces, and a direct access garage. Situated within the coveted Santa Monica School district, centrally located North of Wilshire in Santa Monica, close to Brentwood and West Los Angeles.

Penny Muck (310) 266-9946  
HALTON PARDEE  
www.HaltonPardee.com

<b>740 KINGMAN AVE</b>	Refresh.	11-2	<b>red</b>
<b>\$4,175,000</b>	4295000	3+3 2sty-MID-CENTURY	



**SEXY COOL VIBE IN A+ LOCATION.**

Sited on a beautiful tree lined street in Santa Monica Canyon and located within the highly sought after Canyon Charter Elementary. This warm and inviting 3bdroom/3Ba home has been lovingly re-imagined complete with all modern conveniences while still retaining its most unique features. The open airy design and feel which is centered around a courtyard with walls of glass that flood the space with natural light while beautiful mature landscaping offers seclusion and privacy. ??Where you Live!

MLS#19-426592  
Lorae Taylor 310-864-6910  
SOTHEY'S INTERNATIO  
BBQ,Blt-Ins,Dshwshr,Frzr,Grbg Disp,Other

<b>2508 WASHINGTON AVE</b>	Open	11-2	<b>red</b>
<b>\$2,299,000</b>	2+2	TRADITIONAL	




**TASTEFUL HOME FOR THE DISCERNING BUYER**

Totally remodeled modern & chic home. Beautifully landscaped to provide complete privacy. Open floor plan with living & dining rooms open to kitchen with quartz countertops & new appliances. Serene backyard w/ fruit trees, large patio & grassy area ideal for entertaining. The finished 3-car garage provides additional living space. This gem contains all the amenities of a larger home in a compact footprint. Turn-key & low maintenance, perfect for the discerning buyer who values style & quality.

MLS#19-430216  
Flora Aston 310.480.3585  
COLDWELL BANKER RESI  
Dshwshr,Dryer,Grbg Disp,Hood Fan,Micro

## 14 Santa Monica *Condo / Co-op*

<b>629 IDAHO AVE, UNIT 10</b>	Open	11-2	<b>NEW</b>
<b>\$679,000</b>	1+1	1sty-MID-CENTURY	



**REMODELED ONE BEDROOM CONDO A BLOCK FROM MONTANA AVE**

Fabulous one bedroom, one-bathroom residence in Santa Monica's highly coveted north of Wilshire neighborhood. Fully remodeled, top-floor unit with lots of sunlight. Newer hardwood floors throughout, updated chef's kitchen with top-of-the-line appliances and custom bath. Tranquil courtyard view from the living room overlooking lush palm trees and fountain. Condo includes carport parking for one car and storage. Close proximity to the beach and everything amazing Montana Avenue has to offer.

David & Anna Solomon 310.279.7759  
THE AGENCY  
www.629Idaho.com

## 14 Santa Monica *Lease*


<b>817 17TH ST, UNIT 3</b>	Open	11-2	<b>NEW</b>
<b>\$9,000</b>	3+2.5	2sty-MODERN	

Modern 2225 sq ft. luxurious townhome with 2 car side by side private entry garage. Open kitchen w/den, hardwood floors, tile patio. Chef's kitchen, separate d.r.. Three bds,w/d, avail 06/15

Rhonda Goff 3104222031 COLDWELL BANKER

## 15 Pacific Palisades *Single Family*

<b>1411 SAN REMO DR</b>	Open	11-2	<b>NEW</b>
<b>\$9,799,000</b>	5+7	VILLA	



**TUSCAN BEAUTY IN PALISADES RIVIERA**

Located in Palisades Riviera, an ultra-exclusive celebrity enclave, this 5bd 7ba Tuscan beauty seamlessly blends old world elegance and modern charm. Magnificent gated entry complimented by lush landscaping creates endless privacy.

MLS#19-420700  
Josh & Matt Altman 3108193250  
DOUGLAS ELLIMAN

<b>17536 CAMINO DE YATASTO</b>	Refresh.	11-2	<b>NEW</b>
<b>\$6,495,000</b>	6+9	TRADITIONAL	



**THE LARGEST HOME FOR SALE IN THE PALISADES HIGHLANDS!**

Located in 24-hr guard-gated Palisades Country Estates, set on ¾ acre with a fully-lighted N/S tennis court, pool & screening room could be music studio. Luxurious master suite w/ dual baths, 3 ensuite bedrooms and home gym. Downstairs living room with 30' ceilings, formal dining room, family room, library/office, chefs kitchen, separate staff quarters w/ private entrance & a 3 car garage. 5 minutes from the Pacific Ocean. The utmost in privacy and security! Easy access to PCH and 10 Freeway!

MLS#19-433314  
Marci Holliday 3104183179  
COLDWELL BANKER BHN  
BBQ,Blt-Ins,Cbl,Dshwshr,Grbg Disp,Other

<b>376 SURFVIEW DR</b>	Open	11-2	<b>NEW</b>
<b>\$3,195,000</b>	4+4	TRADITIONAL	



**EXPANSIVE ½ ACRE PACIFIC VIEW ESTATES!**

Expansive ½ acre Pacific View Estates property with spectacular ocean views. Enter long private driveway, this two story 2,916 sq ft 4 bed 3 bath home is perched on a promontory overlooking the ocean. Move right in or perfect opportunity to remodel. Wonderful entertaining home in a tranquil setting. Entertaining patio and lush grassy area are bordered by fruit trees and a small vineyard. Room for a pool. Fabulous private location adjacent to the Getty. Make this into your own personal paradise.

Anthony Marguleas 818.624.8661  
AMALFI ESTATES  
www.376Surfviewdr.com

<b>1885 MICHAEL LN</b>	Refresh.	11-2	<b>NEW</b>
<b>\$2,340,000</b>	5+5	2sty-TRADITIONAL	



**BEST LOCATION ON PRIVATE GATED LANE**

Expansive views from all major rooms. Tons of natural light, gorgeous hdwd floors, soaring ceiling, open floorplan, 2 fireplaces. Family room with french doors opening to private backyard & patio. Generous master suite w/2 walk-in closets, balcony & endless views. 2 car gar+plenty of onsite prkg. Serene & private w/only 14 homes boasting 3 tennis courts, pool, spa, club house, and sport court. This is an ideal home in the Palisades Tennis Estates. Close to the beach, restaurants, & hiking trails

Janelle Friedman 310-850-3635  
SOTHEY'S REALTY

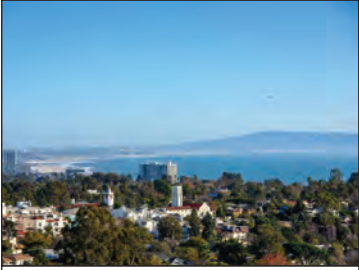
<b>17215 AVENIDA DE LA HERRADURA</b>	Open	11-2	<b>NEW</b>
<b>\$2,095,000</b>	4+3	CAPE COD	

A 2-story Cape Cod w/ 4 bedrooms & 3 bathrooms on a desirable cul-de-sac! Kitchen, family, formal dining rm, high ceilings, & a bonus/storage rm! It has a beautiful wrap around yard w/ mountain views

Anthony Marguleas (310) 633-4925 AMALFI ESTATES



<b>16116 ANOKA DR</b>	Open	11-2
<b>\$5,500,000</b>	3+2	MID-CENTURY




**VIEWS FOR DAYS ON NEARLY 2/3 ACRE**

Whitewater, Catalina, Palos Verdes, City Lights, Mountain VIEWS! Lovely Mid-Century home with stellar views and room to expand.

**MLS#19-424296**  
Melissa Ellis 310-963-9826  
BERKSHIRE HATHAWAY H

red

<b>571 RADCLIFFE AVE</b>	Open	11-2
<b>\$3,460,000</b>	5+4	CONTEMPORARY



**NEW LISTING ON PALISADES BLUFFS!**

Enjoy ocean breezes & treetop/canyon views from this newly rebuilt 5BD/4BA Palisades Bluffs contemporary beach house. Open floor plan LR, DR, gourmet KIT w/ folding glass doors to an exceptionally large deck. Year-round family casual dining / entertaining awaits!

**MLS#19-441730**  
Katy Kreidler 310-922-3708  
BERKSHIRE HATHAWAY

rev

<b>1047 GALLOWAY ST</b>	Open	11-2
<b>\$2,595,000</b>	2700000 3+1	SPANISH



**JEWEL OF THE ALPHABET STREETS**

This lovely split level home has 3 bedrooms, den, dining room, bath and remodeled kitchen. The original character has been maintained with high ceilings and arches from the living room to dining room and upstairs den. Beautiful hardwood floors throughout and a large patio with Saltillo tiles for outdoor dining make for living the California dream. A bonus room with laundry and storage open off the garage or rear of house. Perfect for small family or expanding with room for a pool and yard.

**MLS#19-418788**  
Paula Ross Jones  
SOTHEBY'S INTERNATIO

Viking Stove Hardwood Floors

red

<b>17774 TRAMONTO DR</b>	Open	11-2
<b>\$2,895,000</b>	3+2	1sty-TRADITIONAL



**BREATHTAKING PANORAMIC OCEAN, COASTLINE & CITY VIEWS**

This gorgeous 3bd 2ba Single Level Traditional home was extensively remodeled in 2013 and has a cook's kitchen with stainless steel appliances, custom cherry cabinetry, remodeled baths with limestone, newer roof, electrical, HVAC, dual glazed windows and tankless water heater. The interior is warmed by hardwood floors and large South facing windows. There is direct access from the 2 car garage, washer/dryer, and breathtaking 180 degree views of ocean, coastline, mountains and city.

**MLS#19-442686**  
Brett Duffy (310)230-3716  
BERKSHIRE HATHAWAY H

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

rev

<b>14601 WHITFIELD AVE</b>	Open	11-2
<b>\$5,995,000</b>	6+7	2sty-TRADITIONAL



**ELEGANT MASTERPIECE - PALISADES VILLAGE**

Newly constructed with an open and spacious floor plan. Gourmet kitchen with professional-grade appliances, Calcutta marble island and Absolute Black counters. Bright and airy family room opens via Fleetwood pocket doors to private grassy backyard with pool/spa and BBQ. Spacious master suite includes fireplace, his and hers walk-in closets, Calcutta marble bathroom, and large balcony. Home is complete with home theater, finished study, upstairs family room, and large rooftop deck.

**MLS#18-418034**  
Marek Swiderski 424.256.9480  
SIR - PP

www.14601WhitfieldAve.com

rev

15 Pacific Palisades Condo / Co-op

<b>1932 PALISADES DR</b>	Open	11-2
<b>\$1,932,000</b>	3+3	3sty-CONTEMP MED



**SOPHISTICATED AND CHIC TOWNHOME**

Enter through a gated courtyard to ocean, canyon & Catalina views. Indoor/outdoor flow as each room has it's own deck, balcony or grassy yard. Remodeled throughout, chef's kitchen w/quartz counters & custom cabinetry. Ocean view master w/designer bath, fireplace & bonus room. Two additional bedrooms w/marble bath, dual sinks & tub. Direct entrance garage w/additional storage. Community pool, spa & paddle tennis. A lush and tranquil retreat from city life. Live everyday like you're on vacation!

**MLS#19-448042**  
Barbara Adler 201-562-9727  
COLDWELL BANKER

NEW

<b>1765 CHASTAIN PARKWAY EAST</b>	Open	11-2
<b>\$4,999,500</b>	5+6	MEDITERRANEAN



**AMAZING VALUE! SENSATIONAL HOME AND LOT.**

First time ever on market! Custom built Mediterranean was built with the highest standards. Ocean view master with fireplace, four additional spacious bedrooms all with baths. Entertain in the large flat backyard with large salt water heated pool, spa, portico for dining, and outdoor fireplace. All this on a 31,000 sq foot lot.  
For more information 1765chastainparkway.com

**MLS#18-412612**  
Susan Armenti 310-292-0840  
HOLMBY PARK REALTY

rev

<b>1574 MICHAEL LN</b>	Open	11-2
<b>\$1,385,000</b>	2+3	2sty-VILLA



**STUNNING REMODELED MICHAEL LN VILLA**


Gorgeous End Unit that has been completely remodeled. Plank wood floors, Updated Kitchen, Stunning White Marble Master Bath! Great location away from the street w/ extra windows.Very lite & bright! Huge private front patio. Master suite w/ spa-like white marble bath, large walk-in closet, balcony, FP & high ceilings. Extra Lrg 2nd BR w/ Lovely Mountain Vus.Designer Powder Rm, Private 2-car garage w/ storage. Pool, Spa, Gym in Complex + Access to Private Pali Rec Park & Dog Park.Take 3rd Driveway

**MLS#19-448042**  
Adriane Westland 310-403-5535  
RODEO REALTY- BRENTW

Beautifully Upgraded Townhouse!

NEW

<b>773 HARTZELL ST</b>	Open	11-2
<b>\$3,995,000</b>	4+5	CAPE COD



**CUSTOM BUILT NEWER CONSTRUCTION ELEGANT CAPE COD!**

Custom built newer construction elegant Cape Cod on bright light corner lot. Ideal floor plan-main level has a living room, family room, formal dining room, bedroom w/ custom built-ins & expansive open cooks' kitchen w/ granite counters. Family room opens to an outdoor sitting area w/ firepit and brand new pool. Upstairs master bedroom has vaulted ceilings, Carrera marble bathroom & large walk-in closet 2 en-suite bedrooms. Lower level media room w/ climate controlled 1,000 bottle wine cellar.

**MLS#19-445334**  
Lainie Citron 3108741423  
AMALFI ESTATES

www.773Hartzell.com

rev

<b>1399 PALISADES DR</b>	Refresh.	11-2
<b>\$1,248,000</b>	3+2.5	CONTEMPORARY



**A HIDDEN TREASURE IN THE PALISADES HIGHLANDS**

A peaceful end unit Townhome in the upper woodies. Dining room & living room offers a cozy fireplace, private patio among the nature and tranquility. High ceilings & natural lights throughout. Bedrooms on one level, a zen feeling en-suite Master bedroom w/mountain views & private balcony. Hardwood floors & shutters throughout. Kitchen boasts new stainless steel appliances. Two car garage with built-in & direct access to the house. Complex offers pool & gym, and Santa Ynez Rec center.


**MLS#19-447442**  
K.Rivers/K.Mailliez 310.266.9021  
SOTHEBY'S INT'L RLTY

www.1399PalisadesDrive.com

NEW



1628 MICHAEL LN		Open	11-2	NEW
\$1,195,000	2+3	2sty-CONTEMP MED		
Split-level town house, open floor plan, high ceilings, skylight. Eat-in kitchen, patio of the living room. Master w/large walk-in closet and spacious balcony w/ mountain views. 2 car garage.				
Built-ins,range/oven,refrigerator				
Rada Roberts	3108719763	COLDWELL BANKER		


X 17366 W SUNSET #101B		Lunch	11-2	rev
\$799,000	1+1	CONTEMPORARY		
		<b>VERY SPACIOUS, LARGE UNIT!</b>		
		Newly remodeled, very inviting Unit at the esteemed Edgewater Towers, Balboa building. This very spacious one BD with one bath has an open floor plan which features; a dining area, living area, a bonus sitting area with modern fireplace, built-in custom cabinetry with built-in desk, high-end appliances with washer and dryer in the Unit, all located on the first floor for easy access. Located across the street from the ocean and minutes to the famed Caruso Village with much shopping and dining!		
		MLS#19-445060		
		Marco Rufo	310-488-6914	
BERKSHIRE HATHAWAY		Ocean Views!!		

## 18 Hancock Park-Wilshire

Single Family

X 424 S WINDSOR BLV		Lunch	11-2	1390	NEW
\$6,499,000		6+5	2sty-MEDITERRANEAN		
					
<h3>ELEGANT ITALIANATE VILLA</h3>					
<p>The former Residence of the Consul General of Switzerland. Public rooms on the main floor are on a grand scale: Welcoming Foyer; Formal Living Room with fireplace; additional Parlor off the Living Room; Formal Dining Room; expansive Family Room with fireplace; an Office; Kitchen; and Servants' Wing. The home has four main bedrooms as well as two staff bedrooms and 5 baths. Sparkling pool and a pool house for entertaining. A unique opportunity to own one of Windsor Square's loveliest homes.</p>					
					
Ronald Shore/David Hitt		310-339-3094			
KW LOS FELIZ		www.424windsor.com			

X 1434 S SYCAMORE AVE		Lunch	11-2	NEW
\$1,139,000		3+3	ARCHITECTURAL	
				
<b>INTRODUCING SYCAMORE PALMS! 4 NEW HOMES W/LUNCH BY PORTOS!</b>				
<p>Intimate, gated NEW single-family home w/no common walls, designer touches, high ceilings, walls of glass &amp; natural light. Cook's kitchen w/SS appliances, custom cabinets &amp; eat-in bar opening to the living, dining &amp; private patio. Upstairs are 2 generous en-suite BD incl. the expansive master w/2 closets &amp; superb bath. Top level feat huge private roof deck w/gas BBQ connection &amp; dazzling DTLA &amp; Century City views. Gated &amp; secure w/89 walk score. Also convenient to DTLA, Hollywood, &amp; the beach.</p>				
Grant Linscott KELLER WILLIAMS RLTY		323-487-9222		built-ins, fridge, micro, dishwasher,

159 S HUDSON PL		Open	11-2	rev
\$8,999,000		6+8	2sty-MEDITERRANEAN	
				
<b>GORGEOUS MEDITERRANEAN VILLA IN PRIME HANCOCK PARK</b>				
This stunning Mediterranean Villa sits on a sprawling corner lot & features unsurpassed frontage, surrounded by lush gardens and mature landscaping providing the utmost privacy. This expansive 6bed 8bath home boasts over 8500SF of living space w/ designer details i.e., custom millwork, ornate crown molding, imported fixtures, & French doors opening up to balconies, verandas, and entertaining areas.				
<b>MLS#19-423470</b>				
Aaron Kirman/Neyshia Go		310-882-8357		
COMPASS		Blt-Ins,Dshwshr,Dryer,Rng/Ovn,Wshr		


## 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

206 S RIMPAU		Open	11-2	rev
\$8,900,000		6+7	SPANISH	
		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.		
MLS#18-405200				
Jon Grauman		4242382484		
THE AGENCY		BBQ,Blt-Ins,Dshwshr,Dryer,Frzr		

684 S JUNE ST		Open	11-2	rev
\$5,750,000		6+6	2sty-MEDITERRANEAN	
		<b>HANCOCK PARK GRAND MEDITERRANEAN + 17,971 SF. LOT SIZE!</b>  Prime Hancock Park 1926 Mediterranean Revival home with a grand 2-story entry on almost a half-acre of park like grounds, tranquil lawns and lush privacy hedges. Meticulously restored & remodeled, exceptional craftsmanship & authentic architectural detailing of the period, featuring hardwood floors, imported limestone and marble. The rear grounds are an oasis of expansive lawns and hedges, a fabulous sky-lighted covered patio, separate guest suite and large converted entertainment space.		
MLS#19-446540				
Gregory J Moesser SOTHEBY'S BH		3107709014  <a href="http://www.684sjunest.com">www.684sjunest.com</a>		

441 N MANSFIELD AVE		Open	11-2	rev
\$3,795,000		5+7	2sty-CONTEMPORARY	
				
STUNNING CONTEMPORARY SPANISH				
Magnificently remodeled & custom designed home is ready to welcome its new owners! Amazing floor plan: center hallway leads to beautiful living room w/high beamed ceilings, grand dining room & chef's kitchen. Step down into a family room with French doors opening up to a private and beautifully landscaped garden, lovely patio and garage/ outdoor cabana w/1/2 BA. Front office/library, delightful den off the kitchen & powder room complete the downstairs. 5 BR/4 BA upstairs, including master suite.				
MLS#19-436440				
L. Brenner / N. Hartman		323-860-4245		
COLDWELL BANKER HP		Blt-Ins,Dshwshr,Dryer,Frzr,Rng/Ovn,Other		

<b>122 N ARDEN BLVD</b>		Open	11-2	<b>rev</b>
<b>\$2,399,000</b>		4+3	TUDOR	
		<b>FILLED WITH LIGHT &amp; CHARACTER - THIS HOME IS A CLASSIC!</b>		
		Open floor plan w/ natural light from sunroom entryway, leading thru French doors separating living rm & dining rm. Kitchen & breakfast rm w/ original built-in cabinetry. This 4 bed w/ walk-in closets, 3 baths, & office. Details include marble, crown moldings, hardwood flrs & Batchelder fireplace. Private bckyard w/ flowers, herbs & mature trees including a tangerine, sycamore, & more! Nearby Larchmont Village & 3rd Street Elementary School District, make the perfect combination to call home.		
<b>MLS#19-446462</b>				
<b>John Duerler</b>	<b>323.462.2748</b>			
<b>HANCOCK HOMES REALTY</b>		<a href="http://www.122arden.com">www.122arden.com</a>		

## 18 Hancock Park-Wilshire

Condo / Co-op

450 N SYCAMORE AVE, UNIT 1		Open	11-2	NEW
\$715,000	1+1	1sty-MEDITERRANEAN		
				
<b>EUROPEAN PIED-A-TERRE IN HANCOCK PARK'S FAMOUS IL BORGHESSE.</b>				
<p>The "Il Borghese" in Hancock Park. Amazing 1929 pied-a-terre in LA's most incredible architectural building. Once in a great while do units become available in this architectural gem. Lovely one bed, one bath features hardwood floors &amp; the comfort of air &amp; heat. Located near shops, restaurants, yoga &amp; minutes to everything you'd need. There is even a rooftop deck with a barbecue area &amp; lounge chairs to relax &amp; use your Wi-Fi. Or just have a drink &amp; take in the panoramic views of the LA skyline.</p>				
Brian & Laura Moore		3108494990		Range/Oven,Fridge
SOTHEBY'S REALTY				



18 Hancock Park-WilshireIncome

1306 S LONGWOOD AVEOpen11-2NEW

\$1,799,0002sty-SPANISH



MLS#19-447122  
Robert Leighton310-433-0054  
RODEO SUNSET

SPANISH DECO DUPLEX

Experience this pristine Spanish Deco Duplex in an ever increasing trendy area. The building is truly a masterpiece of Art and Design to be prized by the truly discerning buyer. Elegant living rooms with bowed main windows. beautiful peg and groove hardwood floors, original style tile bath rooms, light and bright and truly inviting. Upgraded with copper plumbing, bolted foundation, central heat and air in each unit, garage parking for 4 cars and a small cozy rear yard. A Must See!

Blt-Ins,Dshwshr,Dryer,Grbg Disp,& Micro.

18 Hancock Park-WilshireLease

102 N MANSFIELD AVEOpen11-2633D1NEW

\$6,4954+3.5MEDITERRANEAN



MLS#19-446456  
Bob Day(323) 821-4820  
COLDWELL BANKER HP

GREAT LOCATION, NEAR THE GROVE AND FARMER'S MARKET

Large and spacious first floor unit in a corner building overlooking a huge glistening pool and lush garden accessible to the tenants. Four ample bedrooms with 3.5 baths. Newly updated kitchen with beautiful granite counter tops w/dark rich cabinetry, new stainless range top/oven and tile floors. Large master bedroom, newly refinished hardwood floors throughout. One car covered garage parking. Classic fireplace in living rm and 4th bedroom/den off the living room.

Dshwshr,Grbg Disp,Rng/Ovn

19 Beverly Center-Miracle MileSingle Family

366 N KILKEA DROpen11-2NEW

\$2,495,0003+3SPANISH



MLS#19-448326  
Austin Brunkhorst3102547989  
THE AGENCY BRENTWOOD

RENOVATED SPANISH CONTEMPORARY IN COVETED BEVERLY GROVE!

Located in the heart of one of LA's trendiest and most desirable neighborhoods, this 1920s Spanish home has been totally re-imagined and renovated with the finest Contemporary detailing and finishes. Highlights of this open and bright floor plan include living room with vaulted ceilings, picture window, French Oak hardwood flooring throughout and formal dining space. Custom kitchen boasts White Quartz Island, White Carrara Counter Tops & Custom Shaker Cabinetry.

Cbl,Dshwshr,Frzr,Grbg Disp,Hood Fan

6681 COLGATE AVEOpen12-2NEW

\$1,850,0003+2SPANISH



MLS#19-447708  
Allison Schwarz310-433-0056  
COMPASS

STYLISH SPANISH HOME WITH POOL

This amazing home features a generous living room with barrel ceiling, fireplace and arched picture window. A formal dining room leads to a gourmet kitchen with granite counters, stainless steel appliances, separate breakfast and laundry room. The master suite with a luxurious spa bath has French doors leading to a rear deck, beautiful pool and spa, and finished garage/flexible space. There are two generous guest bedrooms and an incredible guest bath with extra-large steam shower.

HouseOnColgate.com

1434 S SYCAMORE AVEOpen11-2NEW

\$999,0003+3MODERN



MLS#19-444372  
Grant Linscott323-487-9222  
KELLER WILLIAMS REAL

INTRODUCING SYCAMORE PALMS! 4 NEW HOMES W/LUNCH BY PORTOS!

Intimate, gated NEW single-family home w/no common walls, designer touches, high ceilings, walls of glass & natural light. Cook's kitchen w/SS appliances, custom cabinets & eat-in bar opening to the living, dining & private patio. Upstairs are 2 generous en-suite BD incl. the expansive master w/2 closets & superb bath. Top level feat huge private roof deck w/gas BBQ connection & dazzling DTLA & Century City views. Gated & secure w/89 walk score. Also convenient to DTLA, Hollywood, & the beach.

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

630 N MARTEL AVEOpen11-2rev

\$3,950,0004+5MODERN



MLS#19-444552  
Charlie Heydt917-498-2034  
THE AGENCY

STUNNING GATED ARCHITECTURAL IN BEVERLY GROVE

This stunning gated architectural is close to Melrose shops and restaurants. The loft-like open floorplan opens through full-height Fleetwood pocket doors to a private yard with zero-edge pool, large patio with fire pit and multiple seating areas. The kitchen features Miele appliances and a huge island. One main floor bedroom suite plus three more upstairs, including a spectacular master with double walk-in closets and lavish bath. All making this wonderful compound a perfect retreat.

Smart home,Reverse-Osmosis H2O,Private

6134 LINDENHURST AVEOpen11-2rev

\$1,874,0003+31sty-SPANISH



MLS#19-436350  
L. Brenner / N. Hartman323-860-4245  
COLDWELL BANKER HP

BEST PRICE IN THE NEIGHBORHOOD!

Remodeled charismatic Spanish in wonderful Beverly Grove. Step into Family room w/ high beam ceilings & cozy fireplace, opening into dining room and gourmet kitchen, w/ built-in appliances & charming breakfast nook. Formal Living room offers vaulted ceilings w/dramatic wood beams, grand fireplace and picturesque front window. 3 BR/3 BA. Master suite has additional den/office. Lovely & private back yard shaded with pergolas. Garage converted to guest house, w/ kitchen and bath. Amazing location!

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

19 Beverly Center-Miracle MileCondo / Co-op

8642 GREGORY WAY #104Open11-2NEW

\$949,0002+2TRADITIONAL



MLS#19-447220  
Randi Lieberman8189038007  
COMPASS

NEWLY UPDATED, SPACIOUS & SOPHISTICATED 2+2 CONDO BH ADJ

Beautiful and bright living room with dining area featuring 2 balconies, fireplace and wet bar.. Large kitchen with greenhouse windows, generous pantry and breakfast area. Over-sized master suite features walk-in closet, large master bath. Second bedroom currently configured as office/guest room. Second full bath is off hallway. Full laundry room, plenty of storage, 2 tandem parking spots in secure garage. Amenities include pool, sauna, gym. Low HOA include Earthquake Ins.

Blt-Ins,Dshwshr,Dryer,Elvtr

19 Beverly Center-Miracle MileIncome

6411 W 6TH STOpen11-2NEW

\$2,280,000Duplex2sty-SPANISH



MLS#19-447044  
Stephen Skuris323/791-7999  
CROSBY DOE ASSOCIATE

1927 CALIFORNIA SPANISH REVIVAL DUPLEX

From the carved, wood entry door to the 2-story entrance hall & staircase, this duplex exudes the charm and character of early Los Angeles. Updated, but maintains original details, hardwood flrs, high ceilings, period light fixtures, vintage tiles & wood windows. Each unit is approx 1,975 sq ft, with 3 bds & 2 bths, entry foyer, large living room, formal dining room, large bedrooms & separate laundry room. 3 1-car garages, landscaped backyard and covered patio.

A/C,steam shower, earthquake retrofit

THE  
MLS.com

NEW & Improved Reports!

VESTA PLUS™ Features Now Available on The MLS™

TUESDAY



## 20 Hollywood

Single Family

<b>721 N VISTA ST</b>	Open	11-2	<b>NEW</b>
<b>\$2,999,000</b>	4+4.5	MODERN	




**JUST LISTED!**

The ultimate vision in craftsmanship & design, in one of the hottest residential areas in Los Angeles. This 2 story modern newer construction offers 4 Bedrooms, 4.5 bathrooms, & pool & spa. The gourmet kitchen features Miele & Thermador appliances, & the living room, Master bedroom, & Master bathroom include Herringbone floors. The smart home system controls lights, temperature, & music remotely. Centrally located & just a stroll away from restaurants, high-end boutiques in Melrose Village.

The Sunset Team  
KELLER WILLIAMS DTLA 3102743900

RngOvn

<b>823 N MANSFIELD AVE</b>	Open	11-2	<b>rev</b>
<b>\$3,225,000</b>	5+5.5	3sty-MODERN	



**GORGEOUS MODERN WITH ROOFTOP VIEWS**


Gorgeous modern masterpiece is located in a highly desirable pocket of West Hollywood, featuring 5 bedrooms and 5.5 bathrooms. Open floor plan with pocket doors that open into a relaxing backyard to an infinity pool/spa with a waterfall. On the second floor there is a second living room. An additional floating stairway leads you up, which brings in natural light from the glass skylight, and will guide you to an entertainers and impeccable roof deck with stunning views of Hollywood Hills.

Sharon Ghodsizadeh  
THE AGENCY 8183005999

## 22 Los Feliz

Condo / Co-op

<b>3315 GRIFFITH PARK BLVD #109</b>	Open	11-2	<b>N/A</b>
<b>\$748,000</b>	768000	2+2	



**REDUCED! ENTERTAINER'S DREAM CONDO IN LOS FELIZ**

JUST REDUCED! No shared walls! Private 450sf of yard space! High ceilings! Located just blocks from Hillhurst Avenue shopping and dining. 1300sf of single level living with 9-ft ceilings and an adorable in-unit laundry area. This is an end unit with NO shared walls and its own 450sf of exclusive yard space with convenient direct street access. Included are two side-by-side subterranean parking spaces with storage. Dues include earthquake insurance, gas, water, trash, and building maintenance.

Lucy Mao  
COMPASS (626) 831-2201

## 29 Westchester

Single Family

<b>8309 FORDHAM RD</b>	Refresh.	11-2	<b>NEW</b>
<b>\$1,950,000</b>	4+3.75	2sty-CONTEMPORARY	




**AMAZING 4BD + 4BA CONTEMPORARY IN PRIME WESTCHESTER!**

The large open concept living-dining-kitchen space flows into a spacious family room that continues into the backyard w/ large deck & FP creating an exceptional indoor-outdoor living experience. The 1st floor further boasts 2 spacious bd & 2 ba. Upstairs features a gorgeous master suite w/high ceilings & a large walk-in closet. Oversized upstairs second bd can be easily converted back to two bd, making it a 5 bd house. Walking distance to restaurants, shopping & just minutes away from beaches.

Jennifer Kleinert  
CB BHS 3102814591

www.8309Fordham.com

<b>8300 KENYON AVE</b>	Open	11-2	<b>NEW</b>
<b>\$1,629,000</b>	4+3	2sty-CONTEMPORARY	



**CUSTOM MODULAR DWELLING WITH CUTTING EDGE TECHNOLOGY**

South Kentwood location property newly built w/ artisan construction in an ultra-modern design, innovative technology throughout & pairs custom urban design w/ chic farmhouse finishes. Ideal floor plan for indoor/outdoor living. First level features open kitchen w/ island, dining & living room, den/4th bedroom & bath. Upstairs, 3 bds, 2 bas & built-in office area. Add'l features; Smart Home technology, hydro chill turf yard, BBQ entertainment area, 2 story garage. You need to see this one!

MLS#19-448848  
Nancy Ross, Laura Barton 310-968-4180  
COMPASS

www.8300kenyon.com

<b>7226 ARIZONA AVE</b>	Open	11-2	<b>rev</b>
<b>\$2,195,000</b>	4+4	MID-CENTURY	



**SILICON BEACH-WESTCHESTER | 4BD | 4BA | POOL**

Incredible opportunity to remodel, develop or live in Silicon Beach/Westchester! Mid-Century North Kentwood area home with grassy yard & sparkling pool. Boasting a large open floor plan, spacious living room with stone fireplace, dining area with high ceilings, gourmet kitchen & media den. Spacious Master suite has den & spa-like bathroom, 2nd jr master & 2 more bedrooms. Close to LMU, Venice, Playa Vista, MDR, Culver City & LAX. RD1.5 zoned w/ potential upside for small lot division development


MLS#19-445214  
ST. JAMES + CANTER 310-704-4248  
BERKSHIRE HATHAWAY

STJAMESCANTER.COM

## 30 Hollywood Hills East

Single Family

<b>2461 CRESTON WAY</b>	Lunch	11-2	<b>NEW</b>
<b>\$2,199,000</b>	4+3	CONTEMPORARY	



**HOLLYWOOD SIGN VIEWS!!**

Spectacular crest top property with views of the ocean, city lights & the Hollywood Sign. Situated on the top of a private cul-de-sac street this unique turn-key property delivers both breathtaking views & an open floor plan with expansive outdoor spaces for entertaining. All new electrical & plumbing throughout. Newly remodeled modern-contemporary estate delivers high marks on the livability scale. Brand new kitchen with stainless steel appliances with hardwood white oak floors.

MLS#19-440796  
Jen Puz & Victoria Risko 310-724-7000  
SOTHEBY'S BH

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

<b>3424 TROY DR</b>	Refresh.	11-2	<b>NEW</b>
<b>\$1,795,000</b>	4+3	3sty-UNKNOWN	



**LARGE HOLLYWOOD MANOR HIDEAWAY WITH ROOM FOR POOL**

Gorgeous Hollywood Hills hideaway with approximately 2900sf of exceptional living space perfect for entertaining. This super bright renovated estate has 4 bedrooms, 3 baths + 2 bonus rooms and a 2 car garage. It possess excellent feng shui and has expansive decks that naturally blend with the outdoors providing the perfect Southern California living lifestyle. Located at the top of the hill on a corner lot above Universal Studios with plenty of room for a pool. A must see!

MLS#19-442044  
Jimmy Wood 310-745-2550  
DOUGLAS ELLIMAN

Dshwshr,Grbg Disp,Rng/Ovn,Fridge

<b>2507 CRESTON DR</b>	Lunch	11-2	<b>NEW</b>
<b>\$1,649,000</b>	3+2	MID-CENTURY	



**Spectacular Hollywood Dell Mid-Century Modern home with walls of glass, views for days and sunsets that make you feel like you might just be in heaven. 3 beds and 2 baths plus a large den, open living room & kitchen with spacious island, built-in dining nook, built-in wet bar, views from every room, a 50ft deck, an in-ground jacuzzi & fire pit and direct access garage. All a stones throw away from Hollywood and all of its wonderful offerings. Does it really get any better than this?**

MLS#19-447448  
Julie A. Mollo 323-459-2789  
COMPASS

Dshwshr,Dryer,Frzr,Grbg Disp,Other

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✕ 2230 FINK ST

Lunch 11-2

\$1,450,000

3+1 CALIFORNIA BUNGALOW



MLS#19-447874

Nadia Emelia 310-890-5230

RODEO REALTY - BEVER

NEW

This hidden gem is located quietly at the end of a cul de sac in the historical Hollywood Dell. The home has been remodeled since its last purchase featuring refinished oak floors, shaker style cabinets, granite counter tops, travertine marble in bathroom, stainless SMEG appliances, washer/dryer, wood burning fireplace, 2 car garage plus 2 car driveway parking. Located minutes to Lake Hollywood, Ford Theater, Hollywood Bowl, the Studios, fantastic restaurants, and trendy neighborhood shops.


Cing Fan, Dshwshr, Grbg Disp, Rng/Ovn

✕ 3363 TARECO DR

Lunch 11-2

\$1,995,000

4+4 TUDOR



MLS#19-424030

Mason Canter 3107223161

KELLER WILLIAMS REAL

rev

AMAZING VIEWS + LUNCH FROM CANTER'S DELI

\*HUGE PRICE REDUCTION\* 4BR/4BA Tudor in desirable Lake Hollywood offers a stately step-down living rm, w hardwood floors, crown molding, beamed ceiling, wood burning fireplace & city lights view. Formal dining rm, chef's kitchen w Red Viking Range. Dual masters (1st master has dressing area+patio w views). Large deck w outdoor kitchen (BBQ, stone-fire pizza oven) hot tub. \*Separate exterior entry to 4th BR/guest unit w 1BA+kitchenette. Property for sale or lease (furnished \$9,250)

BBQ, Dshwshr, Dryer, Frzr, Grbg Disp, Other

33 Malibu

Single Family

3609 SEAHORN DR

Open 11-2

\$2,729,000

5+3 MODERN



MLS#19-447874

Nadia Emelia 310-890-5230

RODEO REALTY - BEVER

NEW

Escape big city life in this serene, Sunset Mesa retreat. Surrounded by ocean views, this Malibu home is the perfect blend of modern and tranquility. No detail was spared in the remodeling of this exceptionally refinished home; the thoughtful layout includes a grand entryway with soaring ceilings, fully remodeled state-of-the-art kitchen, open-concept living and dining area, and a beautiful outdoor patio area leading to a recently revitalized terrace with stunning ocean views.

53 Woodland Hills


Single Family

5011 BODA PL

Open 11-2

\$1,299,000

3+2 RANCH



MLS#19-441560

RSR Real Estate 323.810.1473

COMPASS

NEW

SPECTACULAR 3 BED VIEW HOME

1962 was a defining year for America. We put a man on the moon, MC Hammer was born, and Charles Dubois AIA was busy defining Woodland West with his award winning architectural homes. The home is perfectly sited at the end of a cul-de-sac. It features iconic period details like a broadly gabled roof, open floor plan, double sided Palos Verdes stone fireplace through the center of the living room & sliding doors that connect the interiors to verdant outdoor space, complete with a sparkling pool.

RSRrealestate.com

60 Tarzana


Single Family

5401 YOLANDA AVE

Refresh. 11-2

\$859,000

4+2.5 2sty-OTHER



MLS#19-447438

Bill Lustig 310-770-0283

COMPASS

NEW

TARZANA CONTEMPORARY CUSTOM RANCH

Tarzana Contemporary Custom Ranch ready for a re-do. Built by Lassen Homes in 1965 it has all the right stuff -- 4 bedrooms 2.5 baths and a pool. It's light and bright and designed for easy living with a free-flowing indoor-outdoor floor plan. Roomy downstairs master with full bath plus 3 upstairs bedrooms and hall bath. Located just off Tarzana's popular Safari Walk. Trust sale.

5135 GARDEN GROVE AVE

Open 11-2

\$1,170,000

4+3 TRADITIONAL



MLS#19-439286

Jana Jones-Duffy

COLDWELL BANKER RESI

rev

WONDERFUL TRADITIONAL HOME

South of the boulevard close to Braemar Country Club. This gated property has been completely redone and features 4 bedrooms and 2.5 baths. The entry hall leads to an open Great Room with gourmet kitchen, formal dining room and family room with high ceilings. The large Master Suite includes spa like bath and walk-in closet. The garage has been converted to a bonus room perfect for playroom, office or gym. Lovely grassy backyard with built in barbecue. The most gracious place to call home!

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

5135 GARDEN GROVE AVE

Open 11-2

\$1,170,000

4+3 1sty-TRADITIONAL



MLS#19-439286

Fred Holley 310.780.7653

CORE RE GROUP

rev

WONDERFUL TRADITIONAL HOME

South of The Boulevard close to El Caballero CC. This gated, private property has been completely redone & features 4 bedrooms & 2.5 baths. The entry hall leads to a Spacious Great Room w/gourmet kitchen, FDR & family rm w/hi ceilings. Generous Master Ste w/2 closets & huge spa-like bath w/double sinks, separate tub & shower. Garage converted to bonus room perfect for office, gym or playroom. Lovely grassy backyard w/covered patio & bar area w/built-in bbq. The most gracious place to call home!

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

60 Tarzana

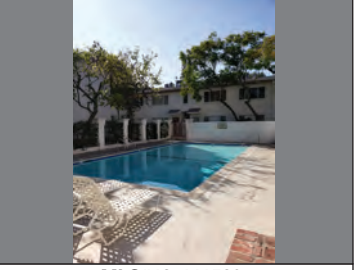
Condo / Co-op

18611 COLLINS ST #E22

Refresh. 11-2

\$349,000

359000 3+2



MLS#19-441560

Alexis Thom 310-926-8949

MOLLOY REAL ESTATE S

red

DEAL ALERT!! 3 BEDROOM UNDER \$350,000!

Upper level new paint & carpet. Plantation shutters, 3 large bedrooms w great closet space. Complex has 3 pools, spa, BBQs basketball court, party room, & playground. Extra storage in the garage.

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



## 62 Encino

Single Family

<b>4161 HIGH VALLEY RD</b>	Refresh.	11-2	<b>NEW</b>
<b>\$5,395,000</b>	5+5	TRADITIONAL	

**PAUL WILLIAMS ROYAL OAKS COMPOUND**

Private and gated, this Paul Williams traditional sits on nearly an acre in coveted Royal Oaks. From the moment of entry, the architect's genius is revealed, as inspiring interiors are thoughtfully integrated with beautiful and vast grounds. French doors from the formal entry, formal dining and formal living all open to a central patio conducive to magical entertaining and easy enjoyment of the outdoor kitchen, sprawling grass, large swimmer's pool and a two-bedroom guest house.

Andrea Korchek  
THE AGENCY 818-371-0933

<b>16020 VALLEY VISTA BOULEVARD</b>	Refresh.	11-2	<b>red</b>
<b>\$5,295,000</b>	6+7	MEDITERRANEAN	

**REMARKABLE VALUE FOR STUNNING GATED ESTATE S. OF BLVD**

Fall in love the moment you enter thru the wrought iron & glass doors into the grand foyer w/sweeping staircase & high ceilings. Sophisticated formal dining, family room w/ built-ins, wet bar & gourmet kitchen w/granite counters, ss appliances & island. Opulent movie theater. Spacious master w/balcony, double-sided fireplace, sumptuous bath & walk-in closet. Resort-style yard w/built-in BBQ, sparkling pool & spa. Features office, gym, game room, sports court, security system & more!

MLS#18-417978  
Sally Forster Jones 310.579.2200  
COMPASS 16020Valley-Vista.com

## 72 Sherman Oaks

Single Family

<b>4440 ATOLL AVE</b>	Lunch	11-2	<b>NEW</b>
<b>\$2,995,000</b>	5+6	2sty-CAPE COD	

**TRADITIONAL CAPE COD**

Traditional Cape Cod. Wide plank floors, high ceilings. Timeless + modern. Formal living rm w/fp; formal dining rm w/temp-controlled wine cellar. Seamless indoor/outdoor entertaining w/folding glass doors to cov'd patio. Home theater! Thermador range, butler's pantry & 2nd dining area. Upstairs lounge, en suite beds & laundry. Master respite w/ fp, refreshment center, balcony, walk-in closets & en suite w/gorgeous tub! Hamptons-style retreat, poolside kitchen & outdoor shower. Smart Home system.

Craig Strong 818 930 4050  
COMPASS

<b>3272 LONGRIDGE AVE</b>	Open	11-2	<b>NEW</b>
<b>\$1,949,000</b>	4+3	RANCH	

**ENCHANTING SHERMAN OAKS HOME ON ONE OF THE BEST STREETS**

Come home to this beautiful single level estate in the heart of Sherman Oaks! Lovely formal living w/vaulted ceilings, fireplace, built-ins & grand windows. Large family room w/ open floor plan to dining & kitchen w/ss appliances & eat-in counter. Unwind in the spacious master & decadent bath w/ dual vanity sinks & glass shower. Bask in the large lush yard or in the private garden off the master. Nestled between the valleys & canyons, this enchanting gem won't last long!

SFJones/MLewis 310.579.2200  
COMPASS 3272Longridge.com

<b>4159 CRISP CANYON RD</b>	Open	11-2	<b>NEW</b>
<b>\$1,074,000</b>	2+2	RANCH	

**MODERN RANCH**

This beautiful modern ranch home is located in one of Sherman Oaks most prestigious neighborhoods. A stunning renovated property with an open floor plan, in/outdoor living and hi-tech smart home upgrades. Located S. of the Blvd with easy access to the westside and BH. With the Santa Monica Conservancy protected land and nature trails as a backdrop the serene view is everlasting

MLS#19-447690  
Phil Missig 310-844-6434  
BERKSHIRE HATHAWAY Dshwshr,Dryer,Grbg Disp,Micro,Rng/Ovn

## 73 Studio City

Single Family

<b>4311 LEMP AVE</b>	Refresh.	11-2	<b>NEW</b>
<b>\$1,995,000</b>	4+3.5	2sty-CONTEMP MED	

**CONTEMPORARY MEDITERRANEAN IN COLFAX MEADOWS**

Contemp Med. with 3,434 square feet of living space on a 10,106 sq. ft. lot. Living room with fireplace, skylights & vaulted ceiling. Fam room w/fireplace & vaulted ceilings. Kitchen w/ 9 island with seating for 6. Wolfe range, Sub-Zero fridge & Quartz counters. Mstr w/fireplace & beamed ceiling has an en-suite bath w/spa tub. Second level has two more bed & guest bath. 3 car garage. Backyard w/lagoon saltwater Pebble Tec pool w/waterfall, spa, patio & grassy yard.

Joe Breckner 818 528 2291  
CB STUDIO CITY

<b>4164 KRAFT AVE</b>	Open	11-2	<b>NEW</b>
<b>\$1,599,000</b>	3+2	VILLA	

**DESIGNER UPDATED & REMODELED 1930'S GATED SPANISH VILLA**

Located in very desirable Colfax Meadows neighborhood of Studio City. Features stunning kitchen w/ Viking appliances & Wolf range, white quartz cabinets, & handcrafted cement tile floors. 2 wood burning, gas f/p, luxurious bathroom w/ claw foot tub, spa shower, & dual vanities. Dual zoned HVAC, tankless water heater, lush gardens, large grassy yard & romantic pergola covered & paved patio. Don't miss the wonderful, ready to occupy chicken coop. Included are approved Guesthouse plans & permits.

MLS#19-448702  
Howard Stevens 323.376.0005  
NOURMAND & ASSOC. Blt-Ins,Grbg Disp

<b>10895 WILLOWCREST PL</b>	Open	11-2	<b>NEW</b>
<b>\$1,590,000</b>	3+3	RANCH	

**BEAUTIFULLY CRAFTED CALIFORNIA RANCH HOME!**

One of the most-desired lots in the "Studio City Hills" enclave of Wrightwood Estates. Sitting on an expansive 10k sqft flat lot high above the city. It has incredible indoor/outdoor feel with large flat grassy yard + breathtaking mountain and city views + pool + guest house. Great price and lovingly owned and cared for over the years! This single story character home is very private and offers a quintessential indoor/outdoor California lifestyle. One of the best homes around.

MLS#19-447514  
Jerry & Rachel Hsieh 424.242.8856  
KW- LOS FELIZ www.JerryandRachel.com

<b>10895 WILLOWCREST PL</b>	Refresh.	11-2	<b>NEW</b>
<b>\$1,590,000</b>	4+4	1sty-RANCH	

**RARE OPPORTUNITY! RANCH HOME ON TRANQUIL PRIVATE CUL-DE-SAC.**

One of the most-desired lots in the "Studio City Hills" enclave of Wrightwood Estates. Sitting on an expansive 10,000 sq. ft flat lot high above the city. The property has incredible indoor/outdoor feel with large flat grassy yard + breathtaking mountain and city views + pool + guest house. 3 bedrooms and 3 bathrooms in the main house and a fully-permitted 1BR, 1BA guest "pool" house, too. Large picture windows and serene views. Great for Entertaining. A MUST SEE!! DO NOT MISS THIS ONE!

MLS#19-447514  
Jodi Barmash+Hsieh Team 323.376.6546  
KW - LOS FELIZ www.10895Willowcrest.com

<b>3701 GOODLAND AVE</b>	Open	11-2	<b>NEW</b>
<b>\$1,300,000</b>	3+2	2sty-TRADITIONAL	

**POOL HOME SOUTH OF THE BOULEVARD**

On one of the most coveted streets in Studio City. This well-maintained home features a two-story floor plan. Upstairs is a large master bedroom a second good sized bedroom and bathroom. Downstairs is a 3rd bedroom, full bathroom, kitchen, dining area, laundry room, and a large light and bright living room with a fireplace and access to the backyard and Pool. The private backyard features a Pool with waterfall and spacious covered patio. There is a long driveway that leads to a detached garage.

MLS#19-447994  
Danielle Ariola 310-849-5072  
COMPASS Dshwshr,Dryer,Grbg Disp,Rng/Ovn,Fridg



TUESDAY OPEN HOUSES

73 Studio City Lease

3724 AVENIDA DEL SOL

Refresh. 11-2

\$6,800

7800 3+4

ARCHITECTURAL



MLS#19-439714

Lynne Paxton  
COMPASS

310 259 4056

red

**STUNNING STUDIO CITY HOME W. STONE FLOORS, HI CEILINGS**  
Contemporary home, designed by architect, w amazing wooded views, on 1/2 acre nestled high in the Studio City Hills. Gleaming fieldstone floors, warmed by the fireplace, touched by the sun from the 4 large windows facing the view, enveloped within the 25 ft. high ceiling, overlooked by the mezzanine level with it's own fireplace Kitchen suite,w fieldstone floors All bedrooms are large. Master has fireplace and hugest walk-in closet. Lowest floor can be a recording studio with separate entrance.

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

93 Eagle Rock Land

4751 ROUND TOP DRIVE

Lunch 11-2

\$1,099,000

Land



MLS#19-448616

SFJones/JSmith/RNedd  
COMPASS

310.579.2200

NEW

**ASTONISHING DEVELOPMENT OPPORTUNITY WITH STUNNING CITY VIEWS**  
Moments from shops, restaurants & Eagle Rock! Includes a completed Certificate of Compliance & easement & variance from Glendale for driveway. Current home plans for a 5751 SF architectural estate have been reviewed by Glendale planning & design department. Revisions have been made to comply w/Glendale ordinances & to align w/what the Design Review Board likes to see. Plans are ready for Design Review process. Take advantage of this opportunity to build current plans or develop your dream home!

4751RoundTop.com

1284 Highland Park Single Family

310 LIVERMORE TER

Lunch 11-2

\$1,199,000

4+3 2sty-SPANISH



Grace Gaerlan  
COMPASS

3234289747

NEW

**HISTORIC MOUNT ANGELUS SPANISH REVIVAL OPEN T/TH/SAT/SUN**  
Located in historic Mount Angelus HPOZ , this 1929 Spanish Revival home harmonizes classic features with sympathetic renovations. Sophisticated and light-filled 2-story 4+3 enjoys panoramic views of downtown LA. Second level open flrpln encourages maximum use of living room, kitchen, dining & amazing terrace with boundless views. Newer systems & features incld: sewer, plumbing, HVAC, electric, roof, HW flrs, 2 frplcs & 2-car garage with skylights that offers options for office or studio.

Washer, dryer, refrig, a/c

WEDNESDAY OPEN HOUSES


33 Malibu Single Family

23611 MALIBU COLONY RD #58A

Refresh. 10-2

\$10,500,000

5+7 3sty-ARCHITECTURAL



MLS#19-424642

Ari Passy & Aaron Kirman  
COMPASS

3109267078

NEW

**MALIBU COLONY FAMILY HOME**  
**PLEASE RSVP ARI@AARONKIRMAN.COM**  
Behind the coveted gates of Malibu Colony sits this completely remodeled architectural beach house. On an oversized lot with beach access, this home features opulent lighting throughout the living spaces, which are perfectly positioned for effortless indoor/outdoor flow onto the landscaped patio and backyard. Remodeled kitchen, mud room plus full bath and a living room set against the picturesque Malibu Canyon landscape create a serene space that embodies quintessential Malibu living.

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

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

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TUESDAY

WEDNESDAY




THURSDAY OPEN HOUSES

10 West Hollywood Vicinity

Condo / Co-op

1215 N OLIVE ST #403	Open	12-2
\$849,000	2+2	CONTEMPORARY



EAST OF LA CIENEGA, N. OF SANTA MONICA.SET IN A STUNNING LOCATION IN AT THE HEART OF WEST HOLLYWOOD AND MINUTES FROM BEVERLY HILLS, DESIGN CENTER,AND THE CITY BEST SHOPPING AND DINING. THIS TOP FLOOR CORNER UNIT HAS BEEN TOTALLY REMODELED WITH DESIGNER TOUCHES. BRIGHT UNIT THAT LET THE OUT SIDE IN BOASTS HARDWOOD FLOORS REMODELED KITCHEN WITH ANN SACKS TILES.THE UNIT COMES WITH 2 SIDE BY SIDE PARKING SPACES AND THE BALCONY WITH CITY VIEW

MLS#19-448620

Afa Shafa  
COMPASS

3107488050

Blt-Ins,Clng Fan,Elvtr,Fridg

NEW

FRIDAY OPEN HOUSES

72 Sherman Oaks

Single Family

4651 VAN NOORD AVE	Open	11-2
\$2,695,000	5+5.5	CAPE COD




Built in 2014, this custom built plantation style home has 5 bedrooms plus an office, and 5.5 bathrooms on a beautiful tree-lined street in the heart of Sherman Oaks.

Wheeler Coberly

3103516234

COMPASS

4645 HALBRENT AVE	Open	11-2
\$1,799,000	5+4	



Meticulously designed Tuscan home in absolute pristine condition and conveniently located a short block from restaurants, shops and offices. 3,345 square feet of luxury space with 5beds, loft and 4 baths. The entire interior and exterior have been renovated with custom finishes and exceptional quality throughout, including a stately stone exterior finish. Chef's dream kitchen with center island offers top off the line Viking appliances opens to the family room with fireplace and breakfast area.

MLS#19-447730

Robert Radcliffe  
COMPASS

310-317-9900

Blt-Ins,Clng Fan,Dshwshr,Dryer,Frzr,Oth

NEW

72 Sherman Oaks

Condo / Co-op

14634 MAGNOLIA BLV, UNIT 7	Open	11-2
\$619,000	2+3	3sty-TRADITIONAL



GORGIOUS REMODELED TOWNHOME

This tri-level home is in a move-in condition and in a prime location in Sherman Oaks. The second level offers 2 spacious bedrooms each with a full bathroom and a plenty of closet space including a large walk-in closet with inserts for the master suite. Downstairs offers a den that can be used as an office, a hobby room, or home theater. There is a direct access to the private side-by- side 2 car garage.

TJ Paradise  
SOTHEYB'S

3102798303

Washer, Dryer, Fridge, Stove, Fireplace

NEW

BY APPOINTMENT

14 Santa Monica

Single Family

844 BERKELEY ST		
\$7,250,000	5+7	SPANISH



180 DEGREE VIEWS ON BERKELEY HILL

Contemporary & modern Spanish perched at the peak of Berkeley Hill with 180-degree views from nearly every room! Tucked behind two layers of privacy hedges with a flat, grassy lawn. Tons of natural light, hardwood floors, & SOLID concrete construction! Open floor plan & expansive decks with unparalleled ocean, city & treetop views. Upstairs features 3 en-suite bdrms including master with vaulted ceilings & spa bath, complete with wet-room! Huge lower entertainment level. Ready to move right in!

MLS#19-436208

Charles Pence  
COMPASS

310.403.9238

PRICING OPINION CONTEST


rev

SUNDAY OPEN HOUSES

11 Venice

Income

1137 VAN BUREN AVE	Open	2-5
\$2,150,000		CALIFORNIA BUNGALOW



REMODELED- URBAN CHIC VENICE BEACH DUPLEX- DELIVERED VACANT

Nestled in the heart of Silicon Beach, this urban, beach duplex blends vintage charm with functional design. Chicly remodeled move-in ready front unit offering additional Airbnb income currently. Private owner's unit tucked behind long driveway with original wood floors, yard & deck for maximizing indoor-outdoor flow. Close proximity to shops, dining and world renowned Venice beach & boardwalk in this sexy duplex sanctuary. Perfect condo alternative for savvy buyer. Delivered vacant at close.

MLS#19-431544

Babette Ison  
COLDWELL BANKER RESI

310-717-0178


Blt-Ins,Clng Fan,DishWshr,Other

NEW

20 Hollywood

Condo / Co-op

1353 N FULLER AVE, UNIT PH7	Open	2-5
\$835,000	2+2.5	CONTEMP MED



SOPHISTICATED 2 BEDROOM PENTHOUSE UNIT WITH LOFT

Don't miss this sophisticated, light-filled Penthouse Unit w/ high ceilings in a beautiful 2007 security building. Located in a desirable pocket of Hollywood, this home offers 2 bedrooms, an enclosed loft, 3 baths, spacious contemporary kitchen, w/d in unit, & easy access to the roof top deck with views. The spacious master suite has a gorgeous ensuite bathroom & generous closet space. In addition to two gated tandem parking spaces, the building offers 12 guest spots!

Susan Newirth  
COMPASS

310-600-5096


Dshwshr,Dryer,Rng/Ovn,Fridg,Wshr,A/C

NEW

60 Tarzana

Single Family

5135 GARDEN GROVE AVE	Open	2-5
\$1,170,000	4+3	TRADITIONAL



WONDERFUL TRADITIONAL HOME

South of the boulevard close to Braemar Country Club. This gated property has been completely redone and features 4 bedrooms and 2.5 baths. The entry hall leads to an open Great Room with gourmet kitchen, formal dining room and family room with high ceilings. The large Master Suite includes spa like bath and walk-in closet. The garage has been converted to a bonus room perfect for playroom, office or gym. Lovely grassy backyard with built in barbecue. The most gracious place to call home!

MLS#19-439286

Jana Jones-Duffy  
COLDWELL BANKER RESI

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

rev

999 Out of Area

Single Family

37507 STARCREST ST	Refresh.	1-4
\$314,999	3+3	CONTEMPORARY



This is a beautiful 3 Bedroom, 2.5 Bathroom house in Palmdale.This home has a nice floor plan and a good sized back yard.The home is located near shopping and a water park.Sellers are motivated.

MLS#19-434880

Christopher Wiecek

3106993900

KELLER WILLIAMS BH

NEW

Listing Search

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THURSDAY, FRIDAY AND BY APPOINTMENT

SUNDAY



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**DAMON GERMANIDES**

BRE 01794261 | NMLS 317894  
damon@insigniamortgage.com

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## SOME OF OUR RECENT CLOSINGS

### 80% Bank Statement Loan - West LA

- **SALES PRICE 2.9M**
- **12-MONTHS BANK STATEMENTS USED TO QUALIFY**
- **SELF EMPLOYED (NO TAX RETURNS) 707 CREDIT SCORE**

### 80% Only 1-Year Tax Returns

- **SALES PRICE 2.65M**
- **1-YEAR SELF EMPLOYED**
- **7 YEAR ARM 4.125% (4.68% APR)**

### 95% Jumbo Purchase - Los Angeles

- **SALES PRICE 1.5M**
- **30-YEAR FIXED WITH NO MI**
- **CREDIT SCORE 752 TO QUALIFY**

### 75% LTV Foreign National - Venice

- **SALES PRICE 2.9M**
- **5.25% 5-YEAR ARM (5.39% APR)**
- **NO SOCIAL SECURITY NUMBERS**
- **FOREIGN TAX RETURNS & CREDIT USED TO QUALIFY**

### 85% LTV - NO MI

- **SALES PRICE 3.8M**
- **30-YEAR FIXED 4.25% (4.53% APR)**
- **1 LOAN - NO HELOC**

### 90% Cross Collateral - West LA

- **SALES PRICE 10.3M**
- **5-YEAR INTEREST ONLY 4.75% APY (5.05% APR)**
- **90% FINANCING (DOWN PAYMENT ONLY 10%)**

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\*By dollar volume according to Origination News, "Top 200 Originators," 2007-2017 and Scotsman Guide, "Top Originators," 2012, 2013, 2014, 2015, 2016 and 2017.  
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**Bring a business card to be registered to win an Amazon Fire HD!**

### Wednesday, April 17th

**Where:** Beverly Hills/Greater LA Association of REALTORS®  
6330 San Vicente Boulevard, Suite 100  
Los Angeles, CA

**Complimentary Breakfast: 9:00am**

**Boot Camp: 9:30am - 11:30am**

**REGISTER NOW!**

### Wednesday, April 17th

**Where:** Beverly Hills/Greater LA Association of REALTORS®  
6330 San Vicente Boulevard, Suite 100  
Los Angeles, CA

**Complimentary Lunch: 12:00pm**

**Boot Camp: 12:30pm - 2:30pm**

**REGISTER NOW!**

### About The Live Event:

Did you know referrals and recommendations from friends on social media has the highest customer conversion rate in real estate marketing? Our presentation is designed to save you time and money by demonstrating what works best when leveraging your social media channels.

### Topics Covered Will Include:

- Short-cut to understanding how social media works.
- Facebook, Twitter, LinkedIn, YouTube: Why are these the best?
- What kinds of "stuff" should I be posting?
- Maximize your time and money on social media.
- We will offer an optional social media product solution at the end of this event.







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and owner of 'the collective' Realty*

**WHEN:** Friday, April 5<sup>th</sup> at 12:30pm - 2:00pm

**WHERE:** *Beverly Hills/Greater Los Angeles Association of Realtors*

**COST: \$15 INCLUDES  
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Learn simple skills and systems to get the most from your database, by spending the least amount of money and time!

\*This workshop is for all levels for agents.

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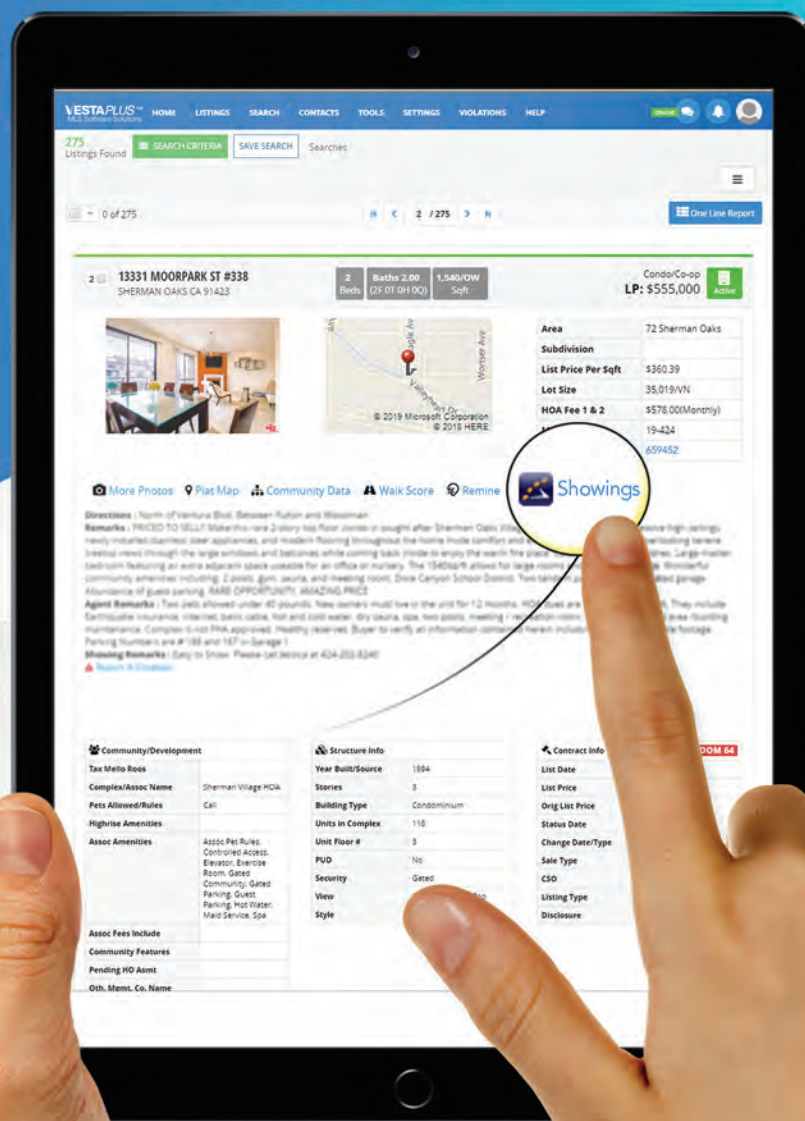
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