

## 01 Beverly Hills

Single Family

<b>715 N CANON DR</b>	Refresh.	12-2
<b>\$8,995,000</b>	5+6.5	

**NEW**

**SLEEK SOPHISTICATION IN BEVERLY HILLS FLATS**

This stunning estate is a haven of beauty inside and out. Gated contemporary single-level residence called an "oasis of calm" by Australian Vogue. Spacious step-down living room, intimate media room/den and dining room, marvelous galley kitchen with butler's pantry. Three en-suite bedrooms include luscious master. Also a maid's room with bath and guest suite with separate entrance. Expansive private patio with pool/spa and outdoor living room with fireplace. The essence of refined elegance.

J. Rey & H. Stevens  
COLDWELL BANKER

310-285-7529

<b>1806 LOMA VISTA DR</b>	Open	11-2
<b>\$7,995,000</b>	5+7	2sty-VILLA

**NEW**

**HOLLYWOOD REGENCY IN PRIME TROUSDALE**

Glamorous Hollywood Regency Estate designed by acclaimed architect John Elgin Woolf. Built in 1972, this estate has been meticulously maintained to uphold its elegance & sophistication. Gated entry to spacious motorcourt & 3-car garage. Formal foyer, formal living rm, library w/wet bar, formal dining rm, & spacious kitchen w/ breakfast rm. Main level master suite. 3 add'l bdms down & guest suite on 2nd level. Private backyard w/peek-a-boo city views, covered patio, lush landscaping & pool.

Jade Mills  
COLDWELL BANKER

310-285-7508

Gated, Dishwasher, Range/Oven

<b>1118 TOWER RD</b>	Open	11-2
<b>\$7,895,000</b>	5+6	SPANISH

**NEW**

**STUNNING CONTEMPORARY SPANISH MASTERPIECE**

Gorgeous, newly rebuilt estate in the heart of Beverly Hills. Main living is beautifully accented by vaulted ceilings, fireplace & French doors. Gourmet kitchen w/island, ss appliances, 6 burner range & wine closet. Elegant master w/ soaring ceilings, balcony & decadent bath w/marble, dual sink vanity, tub & glass shower. Unwind in the resort-like yard w/sparkling pool & spa, patio, elevated terrace & BBQ all surrounded by grand hedges for maximum privacy. Moments from the best BH has to offer!

MLS#19-463704  
Sally Forster Jones  
COMPASS

1118TowerRoad.com

<b>1050 WOODLAND DR</b>	Open	11-2
<b>\$6,900,000</b>	4+5	MID-CENTURY

**NEW**

**TREMENDOUS VALUE IN BH'S MOST PRIME LOCATION**

TREMENDOUS VALUE for developer, or end user! Perched atop private driveway on one of the most quiet, prestigious, and tree-lined streets in BH this home boasts incredible high ceilings, open spaces, lush gardens, expansive yard, ample parking, and immense entertaining space. 4 bedrooms all with ensuite bath, entertainer's bar, formal dining, formal breakfast, extremely spacious den, dramatic living room, and immaculate grounds. Located at one of BH' most rare, sought after, and prime addresses!

MLS#19-464048  
Spencer Payson  
COMPASS

310.486.8039

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

<b>1175 N HILLCREST RD</b>	Open	11-2
<b>\$59,995,000</b>	7+11	MODERN

**red**

**HERE'S YOUR CHANCE TO LIVE IN YOUR OWN GALAXY.**

Completely re-imagined, The most spectacular modern house ever constructed in the prestigious area of Beverly Hills....Trousdale. This modern space station has the most explosive views in all of Los Angeles. Hovering over the 50-yard line of the city of Angels, the best of both worlds, the entertainment of the legendary Sunset Strip and the finest amenities of 90210 and Rodeo Drive. Architecture by world-renowned architect, Paul McClean, the master of space, light and flow.

MLS#19-425980  
Branden & Rayni Williams  
HILTON & HYLAND

310.691.5935

Williams & Williams Estates Group

<b>1201 LAUREL WAY</b>	Open	11-2
<b>\$29,995,000</b>	6+9	CONTEMPORARY

**red**

**REMARKABLE VALUE FOR ONE-OF-A-KIND ESTATE W/ VIEWS**

JUST REDUCED! Situated atop Beverly Hills. An entertainer's dream, the home features an open floorplan & disappearing walls of glass flowing together the indoor & outdoor living spaces. Lux master expanding the entire upper level w/ walk-in closet, deck w/spa & lavish bath w/soaker tub, & glass shower. Lower level bar, opulent glass wine cellar & movie theater. Features guest suites, gym, guest house, gated driveway, smart home tech & more! Outdoor space w/ BBQ, fire pit, & infinity edge pool

MLS#19-451182  
Sally Forster Jones  
COMPASS

310.579.2200

1201Laurel-Way.com

<b>329 S ALMONT DR</b>	Open	11-2
<b>\$2,798,000</b>	3+4	1sty-SPANISH

**red**

**HUGE PRICE REDUCTION ON THIS MOVE-IN CONDITION HOME!**

REDUCED! Beautifully remodeled & updated 3Br+3.5Ba w/detached permitted guest room & private yard w/ pool. Great BH location. Large living room w/high ceiling. Generous formal dining room. Cooks eat-in kitchen w/Viking refrigerator & antique stove. Good sized en-suite master with gorgeous bathroom. 2 addition en-suite bedrooms with new bathrooms. Hardwood floors, central a/c, high ceilings.

MLS#19-453278  
Steve Geller  
COLDWELL BANKER RESI

(310) 922-2141

Guest House, Pool, A/C, Skylight

<b>1041 N HILLCREST RD</b>	Open	11-2
<b>\$13,900,000</b>	5+6	CONTEMPORARY

**rev**

**BRAND NEW ARCHITECTURAL MASTERPIECE**

Brand new architectural masterpiece on the best street in prestigious Trousdale Estates with spectacular views of city and ocean. This chic contemporary home is outfitted in all the best materials including onyx and marble throughout. The private house includes state of the art technology, incredible scale and volume, and a very open floor plan designed for indoor outdoor entertaining. The very large outdoor entertaining area is absolutely stunning and includes a bar, bbq area, pool, & jacuzzi.

MLS#18-336416  
J.Babajan/M.Rabbani  
RODEO REALTY - BH

310-623-8800

<b>623 WALDEN DR</b>	Open	11-2
<b>\$11,495,000</b>	6+10	SPANISH

**rev**

**JUST REDUCED IN BEVERLY HILLS**

Impeccable newly constructed Spanish Masterpiece set behind gates with a private motor-court. Living room boasting wood beams, striking stone fireplace & floor to ceiling French Drs. Chef's kitchen features 14 ft center island, surrounded by glass pocket doors. Primed for entertaining, the grounds create a private oasis that boasts a built in BBQ & stunning pool lined w/ 6 waterfalls. Other features include office, home theater, maids, guest casita & 2 car garage. Walk to Rodeo Drive & BH Hotel.

MLS#19-442956  
Rochelle Maize  
NOURMAND & ASSOC.

310.968.8828

www.623walden.com

<b>616 N ARDEN DR</b>	Open	11-2
<b>\$10,995,000</b>	6+8	SPANISH

**rev**

**NEW LISTING IN BEVERLY HILLS**

Resort-like Spanish Estate, extensively remodeled with finest materials. Private & gated with a circular driveway. Living room features beamed ceilings & grand fireplace. Retreat-like & lushly landscaped backyard, with new pool/spa & separate guest quarters with media room, bar, bathroom, & direct access to the 2-car garage. Master features balcony, luxurious spa bath, & grand walk-in closet. An oasis in the heart of the city & minutes to Beverly Hills Hotel and Rodeo Dr.


MLS#19-457508  
Rochelle Maize  
NOURMAND & ASSOC.

310.968.8828

www.616ArdenDr.com



<b>1240 LOMA VISTA DR</b>	Open	11-2
<b>\$10,995,000</b>	6+7.5	CONTEMPORARY



**REMARKABLE PRIVATE & GATED TROUSDALE BALINESE MODERN OASIS**

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

**MLS#19-459718**  
**ST. JAMES + CANTER** 310-704-4248  
**BERKSHIRE HATHAWAY**

STJAMESCANTER.COM

rev

<b>804 N CRESCENT DR</b>	Open	11-2
<b>\$9,695,000</b>	6+7	TRADITIONAL



**WONDERFUL TRADITIONAL ESTATE IN PRIME BEVERLY HILLS FLATS**

Main floor featuring fabulous open floorplan with expansive great room, formal dining room, hotel-like master suite with large walk-in closet, 2 additional suites & office. Expansive grounds with large pool on this approx 20,140 sq ft lot with trees circling the yard for great privacy. Large circular motorcourt with attached two car garage with access from motor court. Perfect compound to own for years to come as a main residence or exceptional vacation home with private wings for guests.

**MLS#19-436734**  
**Ginger Glass** 310-927-9307  
**COLDWELL BANKER BHN**

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

rev

<b>472 S SPALDING DR</b>	Open	11-2	632F3
<b>\$6,992,000</b>	5+7	3sty-CONTEMP MED	



Words cannot properly describe this magnificent, custom, state of the art, newer constructed home with a guest house and VIEWS, VIEWS, VIEWS! With approximately 7,000 sq. ft., it has: 5 bedrooms, 6 bathrooms, gourmet kitchen, great room, library, game room & more. It is situated on an 11,121 sqft lot with a large grassy yard and plenty of room for a pool. It may be favorably compared to properties on the 500 & 600 blocks in the "flats" of Beverly Hills. THIS PROPERTY MUST BE SEEN!

**MLS#19-453314**  
**Steven Geller** 310 922-2141  
**COLDWELL BANKER RESI**

BBQ,Blt-Ins,Cbl,Cing Fan,Cent Vac,Other

rev

<b>520 EVELYN PL</b>	Open	11-2
<b>\$6,295,000</b>	4+6	OTHER



**ONE-OF-A-KIND IN TROUSDALE ESTATES**

An absolutely stunning residence nestled on a quiet cul-de-sac street, offering a luxurious sanctuary with a remarkable balance of grandeur & warmth. Incredible indoor-outdoor flow, great for entertaining, lushly landscaped, expansive patio, pool & elevated spa.

**MLS#19-458320**  
**Marcie Hartley** 310.691.5950  
**HILTON & HYLAND**

MarcieHartley.com

rev

<b>9969 DURANT DR</b>	Open	11-2
<b>\$3,250,000</b>	4+3	2sty-MONTEREY COLONIAL



**PRIME BEVERLY HILLS CHARMING SFR WITH SUPERB FLOOR PLAN!**

Newly Priced! Sensational & most charming spacious 4Bed. + Den + Office/ library single family residence with well thought out floor plan, cozy backyard and separate garage/storage area in prime Beverly Hills. Superb designer finishes, hardwood floors & recessed lighting throughout. Ideal AAA location within walking distance to the Peninsula & Waldorf A. hotels and Century City. Call LA for details.


**MLS#19-435466**  
**Mazda Hoghoughi** 310-271-4040  
**ELITE PROPERTIES REA**

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

rev

<b>01 Beverly Hills</b>	Condo / Co-op
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<b>443 N PALM DR #402</b>	Open	12-2
<b>\$3,150,000</b>	3+4	CONTEMPORARY



**HALF OF AN ENTIRE FLOOR IN BEST BEVERLY HILLS LOCATION!**

AMAZING OPPORTUNITY to live on beautiful Palm Drive in this newer modern doorman building. This stunning 4th floor unit faces the front of Palm with lots of light. This unit is half of an entire floor with 3 bedrooms, 3 1/2 baths, and features a gourmet eat in kitchen. Open floorplan, approximately 2700sf with designer finishes and a beautiful terrace. The building is very private, has a gym and the unit has 3 car parking. BEST Beverly Hills location!


**MLS#18-408006**  
**Valerie Fitzgerald** 310-285-7515  
**COLDWELL BANKER RESI**

HALF OF AN ENTIRE FLOOR /OPEN FLOOR PLAN

rev

01 Beverly Hills Income

<b>9965 -67 DURANT DR</b>	Open	11-2
<b>\$3,250,000</b>	3499000	2sty-FRENCH NORMANDY



**SENSATIONAL TRIPLEX IN PRIME BEVERLY HILLS**


Newly Priced! Prime Beverly Hills remodeled Triplex in superb AAA location within walking distance to the Peninsula & Waldorf A. hotels and Century City. Spacious and large units with great mix. Do not disturb tenants. Call Agent for details.

**MLS#19-435492**  
**Mazda Hoghoughi** 310-271-4040  
**ELITE PROPERTIES REA**

Cbl,Dshwshr,Dryer,Grbg Disp,Hood Fan

red

<b>9965 -67 DURANT DR</b>	Open	11-2
<b>\$3,250,000</b>		2sty-FRENCH NORMANDY



**SUPERB TRIPLEX IN PRIME BEVERLY HILLS**

Prime Beverly Hills remodeled Triplex in superb AAA location within walking distance to the Peninsula & Waldorf A. hotels and Century City. Spacious and large units with great mix. Do not disturb tenants. Call Agent for details.

**MLS#19-435492**  
**Mazda Hoghoughi** 3102714040x1  
**ELITE PROPERTIES REA**

Cbl,Dshwshr,Dryer,Grbg Disp,Hood Fan

rev

02 Beverly Hills Post Office Single Family

<b>1375 BEVERLY ESTATES DR</b>	Refresh.	11-2
<b>\$11,495,000</b>	6+7	TRADITIONAL



**CELEBRITY ESTATE WITH SPECTACULAR CITY & OCEAN VIEWS**

Offered for the first time in 21 years, this very private BHPO estate is the former home of Elizabeth Taylor. Over two acres on two lots offer staggering vistas of skyline and ocean. Entertainer's ideal: gated plaza entry, central fountain courtyard, gorgeous landscaping, pool, spa, lush gardens, expansive living room, formal dining room with deep coffered ceiling, large island kitchen, handsome office with fireplace, dramatic master with octagonal coffered ceiling. An estate of distinction.

**MLS#19-456728**  
**J. Rey & A. Rutenberg** 310.345.3331  
**COLDWELL BANKER**

NEW PRICE

NEW



<b>1432 HARRIDGE DR</b>	Open	11-2	<b>NEW</b>
<b>\$4,299,000</b>	4+4	2sty-MODERN	




**MODERN THAT POPS WITH PERSONALITY**

An inviting modern home that pops with personality and has the best unobstructed views and ocean breezes. This neat and clean, super sexy renovated designer home with tasteful touches features high ceilings, oak flooring, Miele appliances and Sonos sound & cameras controlled from your phone. This 4 bedroom, 4 bath home is 3,060 sq. ft. of which 1,000 sq. ft. is the master suite. This home also has the most incredible illuminated glass railed rooftop deck with 360 degree views.

**MLS#19-461856**  
Paul Wylie 323-515-9585  
LAMERICA REAL ESTATE

Dshwshr,Freezer,Grbg Disp,Hood Fan,Micro

<b>1590 BENEDICT CANYON DR</b>	Lunch	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 310-247-1500  
COLDWELL BANKER BH

Gated Parking For 10 Cars! 3 Fireplaces!

<b>2660 BENEDICT CANYON DR</b>	Open	11-2	<b>rev</b>
<b>\$7,995,000</b>	5+7	TRADITIONAL	



**MILLIONAIRE'S ROW ESTATE**


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

**MLS#19-441934**  
Roger Perry 310-600-1553  
RODEO REALTY - BH

www.RogerPerry.com

### 03 Sunset Strip - Hollywood Hills West Single Family

<b>9267 THRUSH WAY</b>	Open	11-2	<b>NEW</b>
<b>\$5,000,000</b>	4+6	CONTEMPORARY	




This stunning & warm Contemporary estate is located in the prime Bird Streets, just minutes from Beverly Hills, Sunset Plaza, & Melrose Ave, & features spectacular city & canyon views. Consisting of apx. 5,000 sq.ft. of interior living space, this home offers great space for entertaining w/voluminous rooms, high ceilings, gorgeous custom finishes, & walls of glass throughout overlooking the sparkling vistas & opening to fabulous exterior space.

**MLS#19-462426**  
Jade Mills 310-285-7508  
CB BH SOUTH

JadeMillsEstates.com

<b>2720 ELLISON DR</b>	Open	11-2	<b>rev</b>
<b>\$7,390,000</b>	4+6	CONTEMP MED	



**RE-IMAGINED BY NOTEWORTHY KNA DESIGN**

Exceptional modern European glamour awaits you, in this newly renovated & gorgeous Italian Villa modernized oasis. Through the gated and totally private drive, you will find a grand single story home of 4 bedrooms & 6 bathrooms with truly exceptional ceiling heights. A large master bedroom with dual private bathrooms and en-suite walk-in closets. Abound w/ natural light and precious Sunset canyon views.

**MLS#18-393742**  
Mia Trudeau 310.850.2747  
HILTON & HYLAND

HiltonHyland.com

<b>9267 THRUSH WAY</b>	Open	11-2	<b>NEW</b>
<b>\$5,000,000</b>	4+6	CONTEMPORARY	



**EXQUISITE CONTEMPORARY RETREAT WITH VIEWS**

This stunning & warm Contemporary estate is located in the prime Bird Streets, just minutes from Beverly Hills, Sunset Plaza, & Melrose Ave, & features spectacular city & canyon views. Consisting of apx. 5,000 sq.ft. of interior living space, this home offers great space for entertaining with voluminous rooms, high ceilings, gorgeous custom finishes, & walls of glass throughout overlooking the sparkling vistas & opening to fabulous exterior space. Gated. Pool & spa.

**MLS#19-462426**  
Jade Mills & Tom Dunlap 310-285-7508  
COLDWELL BANKER

BBQ,Blt-Ins,Cbl,Dshwshr,Dryer

<b>9577 LIME ORCHARD RD</b>	Open	11-2	<b>rev</b>
<b>\$6,950,000</b>	5+7	TRADITIONAL	



**BEST BUY IN BHPO**

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

**MLS#18-343686**  
Brett Lawyer 310.858.5402  
HILTON & HYLAND

9577LimeOrchard.com

<b>1404 DEVLIN DR</b>	Open	11-2	<b>NEW</b>
<b>\$4,495,000</b>	3+4	CONTEMPORARY	



**NESTLED IN THE FOOTHILLS ABOVE SUNSET**

Custom gated "Zen" like compound. Stylish to the max, this private celebrity retreat boasts panoramic views from every room. Designer finishes at every turn, this 3 bed, 4 bath home has been updated and meticulously maintained by its current owners. Focused on the art of entertaining, features include a sleek crisp kitchen with stainless steel appliances, stone countertops, and a large sliding window that showcases the LA skyline.

**MLS#19-463528**  
A. Lascano B. Farrugia 818.800.8848  
HILTON & HYLAND

AlphonsoBjorn.com

<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 (310) 902-7676  
COMPASS

City Lights View/Swimmer's Pool/Veranda

<b>6876 PACIFIC VIEW DR</b>	Open	11-2	<b>NEW</b>
<b>\$2,500,000</b>	4+4	CONTEMPORARY	




**A-LIST HILLS HIDEAWAY WITH FLEX CREATIVE SPACE**


3 levels of open-plan living + ground-level media floor flexible for media screenings, creative work, music studio build-out. Main level kitchen + great room w/ walls of sliding glass doors opening to deck w/ views of historic Hollywoodland. Artistic floating staircase escalates to 2 bedrooms: master suite boasting spacious layout + private balcony; and XL guest bedroom w/ private en-suite bath. Lower level features indoor-outdoor living room w/ treehouse vibe + 2 additional bedrooms/offices

**MLS#19-461658**  
M. Rutstein & A. Phebus 310-866-6052  
ICONIC HOMES COMPASS

http://6876PacificView.com



<b>2162 BEECH KNOLL RD</b>		Open	11-2
<b>\$2,250,000</b>	5+4	MODERN	
		<b>REMODELED HOLLYWOOD HILLS MODERN W 180° VIEWS</b>	
This Gorgeous Home Feat Explosive 180° Views Of The Hills, The City & Downtown Skyline! Enter And Be Greeted By Jetliner Views Through Telescoping Sliding Glass Doors. The Kitchen Feat SS Appl, An Island, Brkfst Bar & Granite Counters. The Living Rm Has A Fireplace & A Backdrop Of More Incredible Views. Your Master Ste Comes Complete w A Balcony, Walk-In Closet & Spa-Like Bath w Dual Vanities, Tub & Carrera Shower. The Guest Ste Has A Pvt Entrance & Huge Balcony Surveying Your Spectacular Views!			
MLS#19-463810			
Jason Reitz	323-656-1800		
ROCK REALTY GROUP		www.2162BeechKnoll.com	

<b>3313 BONNIE HILL DR</b>		Open	11-2
<b>\$2,595,000</b>	4+4.5	CONTEMP MED	
		<b>NEW PRICE   CONTEMP MEDITERRANEAN W/ VIEW 4BD+4.5BA   3837SF</b>	
NEW PRICE! Beautifully crafted contemporary 4Bd+4.5Ba Mediterranean w/breathtaking 180 degree views from virtually every room. Open floor plan "great room" w/high-beamed ceilings joins living room, gourmet kitchen & dinette, & features 7" plank oak floors, fireplace, & walls of windows that open out to backyard w/infinity spa & views. Kitchen boasts Viking range/oven, wine fridge, Quartzite island & custom cabinets. Master Suite has a fireplace, views & spa worthy bath. An entertainer's delight!			
MLS#19-452368			
ST. JAMES + CANTER	310-291-1029		
BERKSHIRE HATHAWAY		STJAMESCANTER.COM	

<b>2019 SUNSET PLAZA DR</b>		Open	11-2
<b>\$1,999,000</b>	3+3	TRADITIONAL	
		<b>SUNSET STRIP RETREAT</b>	
Located in LA's most iconic neighborhood above the legendary Sunset Strip, this home offers unobstructed views of Century City, the ocean & Catalina Island. Hardwood flooring throughout the house complement the beamed ceilings from the living room to the dining area. The master suite allows ample natural light through floor to ceiling windows & boasts a spacious walk-in closet. Backyard has enough space for a new pool or spa. 2-car garage & ample street parking along with a spacious front patio.			
MLS#19-463880			
Jason Oppenheim	3109906656		
THE OPPENHEIM GROUP		www.ogroup.com	

<b>2040 N LAS PALMAS AVE</b>		Refresh.	11-2
<b>\$899,000</b>	2+2	SPANISH	
		New Price! Ideally located in Historic Whitley Heights, this recently updated 1924 Spanish Villa is one of the rare hillside homes with a ground level garage and a charming eighty-step stairway leading to the property. Natural light flows through the airy, open floor plan with cathedral ceilings, hardwood floors, and newly painted interior. Enjoy cooking in the recently renovated kitchen w/ granite countertop and tons of storage.	
MLS#19-444908			
Skyler Hynes	310-800-5111		
COMPASS		Cing Fan,Dshwshr,Dryer,Grbg Disp,	


<b>1119 SUNSET VALE AVE</b>		Open	11-2
<b>\$1,199,000</b>	2+2		
		<b>ENTERTAINER'S DREAM OFF OF ICONIC SUNSET DREAM</b>	
Enchanting home moments away from the iconic Sunset and flooded with natural light. Open and spacious living w/ contemporary fireplace and flows graciously to the dining, kitchen and den. Kitchen with the high-end s/s appliances, ample cabinetry & more. Master suite with vaulted ceilings and serene bath with soaker tub & glass shower. Indoor/ outdoor lifestyle. Additional features include hardwood floors, soaring ceilings w/ sky lights. A spa-like garden featuring a romantic spa and waterfall.			
SF Jones/ MLewis		310.579.2200	
COMPASS		1119SunsetVale.com	

<b>9145 ST IVES DR</b>		Lunch	11-2
<b>\$7,995,000</b>	6+7	CONTEMPORARY	
		<b>ENJOY THE HOLLYWOOD HILLS LIFESTYLE AT ITS FINEST</b>	
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>8821 LOOKOUT MOUNTAIN AVE</b>		Refresh.	11-2
<b>\$995,000</b>	2+1	1sty-MID-CENTURY	
		<b>NEW! SUNNY LAUREL CANYON MID- CENTURY POST &amp; BEAM</b>	
New! Bright, open, mid-century post & beam home in Laurel Canyon is the ideal creative retreat. The living room, kitchen, dining area, and den are all connected by an open floorplan, with high ceilings, skylights, hardwood floors, and a fireplace. Walls of glass and french doors in the den allow for abundant light, a seamless indoor-outdoor flow to a large outdoor patio and a backyard with three separate levels and treetop views. Just Uphill from Wonderland Elementary!			
Kevin Keyser		323.877.2040	
SOTHEBY'S		www.8821Lookout.com	

<b>1145 SUNSET VALE AVE</b>		Open	11-2
<b>\$4,450,000</b>	3+4	2sty-CONTEMPORARY	
		<b>A GEM ON THE SUNSET STRIP NEAR TROUSDAL</b>	
The Best Buy! Enter a world of style, grace and sophistication in this highly desirable neighborhood. Located North of Sunset adjacent Trousdale's Beverly Hills on a private one way street. This Hampton style home has Southeast Asian exterior accents. The lower floor entertaining areas open seamlessly to the POOL and tranquil garden setting. With intimate privacy and seclusion, this home is walking distance to fine dining and Soho House.			
MLS#19-454912			
Drew Mandile	310-749-7124		
SOTHEBY'S INT'L RLTY		1145SunsetValeAvenue.com	

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

<b>1369 LONDONDERRY PL</b>		Open	11-2
<b>\$39,995,000</b>	6+8	2sty-MODERN	
		<b>SPACE AGE ENTERTAINER'S COMPOUND</b>	
Enter the sexiest Sunset Strip modern ever conceived, where all of your wildest dreams can be realized. Live life in god mode; look out onto the world with the most seductive views that just reach out and kiss you. Walking distance from ground zero of the Sunset Strip and the finest dining and entertainment LA has to offer, 30-foot ceilings rise above Italian Sahara stone floors, encasing the ultimate living space. This is the space age entertainer's compound.			
MLS#18-395408			
Branden & Rayni Williams	310.691.5935		
HILTON & HYLAND		Williams & Williams Estates Group	

<b>7250 FRANKLIN AVE #517</b>		Lunch	11-2
<b>\$850,000</b>	2+2	CONTEMPORARY	
		<b>MOST DESIRABLE CORNER UNIT WITH PANORAMIC CITY &amp; OCEAN VIEWS</b>	
Ultimate best & most desirable corner location unit w/panoramic city, ocean & mountain views. Great for entertaining open floor plan, living/dining both w/polished concrete floors & sliding doors to the wrap-around balcony. Renovated kitchen w/bright stone countertops, Porcelanosa tiles, stainless steel appliances & breakfast area & views of Hollywood city lights.Opposite side bedrooms for privacy, both w/amazing views. Master suite w/oversized room. Upscale bathroom w/custom made cabinetry.			
MLS#19-462296			
Vangelis Korasidis	310-247-1500		
COLDWELL BANKER BH		Enjoy The Hollywood Lifestyle!	



## 04 Bel Air - Holmby Hills

Single Family

TUESDAY

<b>11681 MORAGA LN</b>		Open	11-2
<b>\$15,450,000</b>	6+7	TRADITIONAL	

**NEW**



**BEAUTIFULLY RE-IMAGINED TRADITIONAL ESTATE**

RSVP: rsvp@sfggroup.com In coveted Moraga Estates. Soaring ceilings, chandelier & imperial staircase. Office w/ double height ceiling, large windows, & marble fireplace. Living with built-ins, powder room, bar w/wine fridge. Kitchen w/ s/s appliances, & 6 burner range. Master w/ marble fireplace, walk-in closets, 2 glass showers & soaker tub. Dining room w/chandelier, maid's quarters, gym, laundry room, & smart-home tech! Backyard features sports court & pool w/spa. 24-hour guard gated community.

**MLS#19-448590**  
Sally Forster Jones 310.579.2200  
COMPASS

11681Moraga.com

<b>1140 BROOKLAWN DR</b>		Refresh.	11-2
<b>\$8,500,000</b>	4+6	ARCHITECTURAL	

**NEW**



**WARM, SOPHISTICATED ARCHITECTURAL IN HOLMBY HILLS**


This radiant architectural home in Holmby Hills is a hidden oasis in one of L.A.'s most prestigious neighborhoods. Stunningly reimagined in 2017, the gated home showcases warm, sophisticated interiors lined with Fleetwood glass doors that lead to an ultra-private backyard with a pool and spa immersed in an understated jungle canopy. The grand master suite opens to a private patio and pool beyond and features a staggering showroom closet and spa-like bath overlooking a serene meditation garden.

**MLS#19-461982**  
Deedee Howard 3107807676  
THE AGENCY

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

<b>111 N GLENROY AVE</b>		Open	11-2
<b>\$4,650,000</b>	4+3		

**NEW**




**DAN PALMER, A.I.A. ARCHITECT**

First open house ever! The Maslon/Engelman Residence, 1952. Rare Westside opportunity. This early example of organic architecture in the Wrightian tradition by Dan Palmer, A.I.A. is set carefully within over 1/2 acre of Asian-inspired gardens. Constructed primarily in wood, glass, and stone, the dramatic open plan interior with high ceilings, and central fireplace flows almost seamlessly to poolside and gardens. Come experience the real mid-century California indoor-outdoor lifestyle today!

**MLS#19-452216**  
Crosby Doe 3102752222  
CROSBY DOE ASSOCIATE

<b>1610 LINDAMERE PL</b>		Lunch	11-2
<b>\$2,995,000</b>	5+5	2sty-MID-CENTURY	

**NEW**



**MAD MEN MEETS BEWITCHED MIDCENTURY MAGIC!**


5,134 SF of beautiful organic indoor/outdoor living. Large 1st floor Master Suite with sitting area and french doors to lush and green backyard. Remaining 1st floor encompasses large living, dining, and family rooms with high vaulted ceilings, as well as eat in kitchen, laundry room, and two additional bedrooms. Upstairs mezz with meditation room, two large bedrooms, and balcony w reservoir views. Quiet & private. Priced to sell at only 583 per sq ft! LUNCH FROM JOANS ON 3RD! WINE/DESSERT 5-8pm.

**MLS#19-452216**  
Denise Rosner 3105089482  
COMPASS

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

<b>1610 LINDAMERE PL</b>		Refresh.	5-8
<b>\$2,995,000</b>	5+5	MID-CENTURY	

**NEW**



**WINE & HORS D'OEUVRES TWILIGHT**

Mad Men meets Bewitched! 5,134 SF of beautiful organic indoor/outdoor living. Large 1st floor Master Suite with sitting area and french doors to lush and green backyard. Remaining 1st floor encompasses large living, dining, and family rooms with high vaulted ceilings, as well as eat in kitchen, laundry room, and two additional bedrooms. Upstairs mezz with meditation room, two large bedrooms, and balcony w reservoir views. Quiet & private. Priced to sell at only 583 per sq ft!

**MLS#19-452216**  
Denise Rosner 3105089482  
COMPASS

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

<b>2990 TIFFANY CIR</b>		Lunch	11-2
<b>\$1,995,000</b>	6+4.5	2sty-SPANISH	

**NEW**



**A DIAMOND IN THE ROUGH IN BEL AIR!**

A rare opportunity! This great bones property boasts approximately 3800 square feet of living space Great floorplan featuring a soaring ceiling entry, step down living room and floating staircase. The kitchen intermingles with a large familyroom all looking out to the lovely private yard with pool/spa w/spillway, gardens and covered patio. 2 fireplaces, laundry room and a 2 car garage. This home is just waiting for it's new owner to make this diamond shine!

**MLS#19-448590**  
Kevin Cordasco 310-308-9539  
COLDWELL BANKER BHS

6 Bedrooms, 4.5, Baths Pool/Spa

<b>10701 BELLAGIO RD</b>		Open	11-2
<b>\$49,995,000</b>	8+12	2sty-CONTEMPORARY	

**rev**



**STATELY CONTEMPORARY MANOR**

Bel Air's latest masterpiece, this stately contemporary manor sits upon one of the most prestigious sites in the world. Set above the sixth hole fairway of the world's most exclusive country club, views span the green canopy of Bel Air and its elite estates, to the iconic LA skyline and beyond. A new generation of home designed by the famed Paul McClean, with trademark elegant lines, striking chevron black marble floors and beautifully portioned spaces abound.

**MLS#19-427116**  
Branden & Rayni Williams 310.691.5935  
HILTON & HYLAND

Williams & Williams Estates Group

<b>120 UDINE WAY</b>		Open	12-2
<b>\$12,995,000</b>	7+6	2sty-TRADITIONAL	

**rev**



**3 MILLION PRICE REDUCTION !!! RARE OPPORTUNITY!!!**

MAJOR PRICE REDUCTION! BRING ALL OFFERS! Now \$12,995,000. Rare opportunity in Prime lower Bel-Air location! Conveniently located across from UCLA, Marymount School and minutes to Hotel Bel-Air & access to major freeway. Endless possibilities to make this MAGNIFICENT 2-story Traditional tennis court estate set on a large ¾-Acre Flat (approx. 33,750 sf) lot on cul-de-sac street with detached guest house your dream luxury resort-style home. REMODEL, EXPAND, BUILD THE NEW TROPHY ESTATE IN BEL-AIR!

**MLS#18-407650**  
V.Fitzgerald D.Fox 3102857515  
COLDWELL BANKER RESI

BRING ALL OFFERS!

<b>14655 MULHOLLAND DR</b>		Open	12-2
<b>\$7,995,000</b>	6+9	CONTEMP MED	

**rev**



**NEW PRICE! MODERN MEDITERRANEAN ESTATE W/ STUNNING VIEWS**

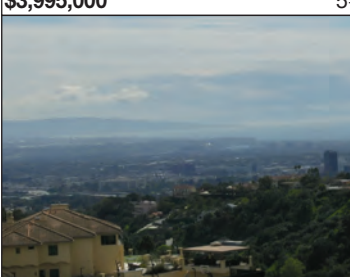
11,500 sf Modern Mediterranean estate on apx.1.67 acres w/STUNNING views in a gated private enclave of six homes. Featuring a massive open living room with 30 ft of windows, 12 ft ceilings, dining, family room & chef's kitchen. The home has two levels of family living w/a library, wine room, gym, 6 bedrooms - massive master bedroom, sitting room, luxurious bath and closets! The lower floor has a huge game room, indoor pool, movie theater, putting green, rolling yard & your very own 50 ft dinosaur!

**MLS#18-415222**  
Fitzgerald/Shar 3102857515  
COLDWELL BANKER RESI

MUST SEE!

<b>10932 SAVONA RD</b>		Open	11-2
<b>\$3,995,000</b>	5+5	2sty-FRENCH	

**rev**



**5 BEDROOM BEL AIR FRENCH REGENCY**

5 BR, 5 BA, 2 story French Regency. 5,189 int. sq.ft. 35,310 sq.ft lot. Fantastic views of canyon, city and ocean. Pool surrounded by patios. End of cul-de-sac for ultimate privacy and solitude.

**MLS#19-437656**  
Peter Whyte 310-650-8480  
COLDWELL BANKER

Views of City, Coastline and Ocean



## 04 Bel Air - Holmby Hills

Lease

<b>1743 STONE CANYON RD</b>	Open	11-2	<b>NEW</b>
<b>\$12,950</b>	4+4.5	1sty-MID-CENTURY	



**INCREDIBLE RESERVOIR AND CANYON VIEWS!**

Beautifully remodeled and private Mid Century home on Stone Canyon. Incredible reservoir and canyon views. 4 bedrooms and 4.5 baths. Chef's kitchen with quartz counter tops, marble floors, & Viking appliances. Master retreat has views, deck access and spa like master bath with walk in shower, & jet tub. Outdoor features include fire pit, open areas for seating, and gorgeous pool with waterfall, great for entertaining. This light & bright, open floor plan home is a must see! Available now!

**MLS#19-439210**  
Joyce Essex Harvey 310-777-6375  
COLDWELL BANKER RESI

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

## 05 Westwood - Century City

Condo / Co-op

<b>10724 WILSHIRE BLV, UNIT 507</b>	Open	11-2	<b>NEW</b>
<b>\$1,798,000</b>	3+3.5	16sty-CONTEMPORARY	



**AWESOME VALUE - 2,746 SQUARE FEET!**

Formal entry leads to open living room, wood paneled library/dining room, eat-in kitchen, two suites plus gracious master suite with sitting area, walk-in closet and large bath.


**MLS#19-457070**  
David Gray 310.962.0237  
BERKSHIRE HATHAWAY

Spacious 3 + 3.5 in the Park Wilshire

## 05 Westwood - Century City

Single Family

<b>2246 GLENDON AVE</b>	Open	11-2	<b>NEW</b>
<b>\$1,750,000</b>	3+2	SPANISH	



**A SPANISH SANCTUARY RICH WITH DETAIL AND OLD WORLD CHARM!**

Beautifully preserved attributes in this period-specific home. Updated kitchen features stainless steel appliances and granite counters. Master bedroom w/en-suite bath. Dramatic wood beams + decorative fireplace w/large picture window accent the living room. Formal dining room provides plenty of space for dinner parties. Front courtyard is the perfect locale for morning coffee. Original Spanish tile bathroom, central AC, and wood flooring throughout. Detached 2 car garage. Near Westwood Charter.

**MLS#19-457070**  
Masi / Whitaker 3104884880  
COMPASS

Oven/range, refrigerator, dishwasher

<b>1333 S BEVERLY GLEN #306</b>	Open	11-2	<b>NEW</b>
<b>\$859,000</b>	2+3	MID-CENTURY	



**CHIC MID-CENTURY CONDO IN BEVERLY HILLS**

Chic Mid-Century condo in the full-service luxury Glen Towers. This sleek unit features hardwood floors, high ceilings, an architectural brick fireplace, and large balcony. Master bedroom with balcony, high ceilings, large walk-in closet w/ built-ins, & expansive master bath. Separate laundry room with additional storage. Centrally located in Century City just minutes from the new Westfield Mall, UCLA, Beverly Hills & Westwood. Valet, pool, rec room, fitness center, plus a storage unit.

**MLS#19-457070**  
Rochelle Maize 310.968.8828  
NOURMAND & ASSOC.

www.rochellemaize.com

<b>10530 ROCHESTER AVE</b>	Open	11-2	<b>red</b>
<b>\$3,500,000</b>	3700000	5+5 MODERN	




**URBAN RETREAT INTERSECTION OF DESIGN AND TECHNOLOGY**

Inventive modern w/ elements of nature & equipped w/ the latest in surround sound & security systems. Open floor plan, the wide light-filled living room leads to dining room with a chandelier, w/ a stone wall & floating fireplace. Living room opens to deck overlooking outdoor kitchen & fire pit. Chefs' kitchen has a big island, walk-in pantry, Sub Zero appliances, built-in espresso maker & dual dishwashers. Architectural staircase leads to master suite & ensuite bathroom & 3 other large rooms.

**MLS#19-452986**  
David Kramer (310) 691-2400  
HILTON & HYLAND

www.davidkramer.group

<b>2205 S BENTLEY AVE, UNIT 202</b>	Open	11-2	<b>NEW</b>
<b>\$859,000</b>	2+2	4sty-FRENCH NORMANDY	



**NEW REMODELED WESTWOOD CONDO!**

Most popular floorplan! 8-unit building built in '90, w/ 4 stories/ 2 units per floor! Each unit is front, corner unit! Remodeled throughout with gorgeous hardwood floors/ designer tile & new carpeting both bedrooms! Split level; Living room with fireplace & balcony and dining area. Kitchen remodeled with quartz countertops, designer tile and the finest finishings! Den with built-ins off kitchen which could be convertible 3rd bedroom or formal dining room. Master bedroom with fireplace!


**MLS#19-457070**  
Marge Chirchick 3109271049  
RODEO REALTYBH

Washer/Dryer/Refrigerator

## 06 Brentwood

Single Family

<b>948 THAYER AVE</b>	Open	11-2	<b>rev</b>
<b>\$3,995,000</b>	4+4	CONTEMPORARY	



**PRIME LITTLE HOLMBY PROPERTY**

Luxury living in Little Holmby in this entertainers home. Sweeping living and dining areas open to a huge flagstone patio area with built-in BBQ and water features. Steel reinforced high ceilings with light, glass and recessed lighting. Stunning cooks' kitchen with Sub Zero & Wolf appliances. Beautiful Italian porcelain tile floors. Private master suite with green views. Lower level has one bedroom and bath plus family room and storage. Parking for up to six cars. Warner Ave Elementary nearby.

**MLS#19-447372**  
Mark & Lynn Rogo 310-777-6213  
COLDWELL BANKER BHN

BBQ,Blt-Ins,Dshwshr,Dryer,Grbg Disp,Othr

<b>320 S SALT AIR AVE</b>	Open	11-2	<b>NEW</b>
<b>\$5,495,000</b>	6+5	TRADITIONAL	



**GORGEOUS "HAMPTONS" EAST COAST TRADITIONAL IN BRENTWOOD**

Simply one of the most beautiful homes available today. Private, gated and hedged from the street is this STUNNING classic "Hamptons" East Coast Traditional with fabulous grassy front yard and "porch" with a swing. Beautifully updated, each room has high ceilings and windows with beautiful light. Truly an amazing property for entertaining and family moments where a lifetime of memories can be created.

**MLS#19-464062**  
Valerie Fitzgerald 3102857515  
COLDWELL BANKER RESI

PRIVATE / REDONE / MUST SEE!



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POWERED BY THE MLS™

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Before It's Released This Year!**

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- Auto-Saved Searches & More!

**Questions? Call 310.358.1833**

TUESDAY



<b>1215 N BUNDY DR</b>	Open	11-2	<b>NEW</b>
<b>\$5,200,000</b>	5+5.5	2sty-TRADITIONAL	



**BEAUTIFUL TRADITIONAL HOME IN BRENTWOOD NORTH OF SUNSET**

Beautiful East Coast Traditional home in the heart of Brentwood, North of Sunset. This custom built home features a spacious open floor plan with a large chef's kitchen with top-of-the-line appliances and a marble center island that opens to family room. French doors lead to a spacious backyard with covered patio and yard with pool and spa, perfect for entertaining. Other features include Crestron smart home system, putting green, wine cellar and five ensuite bedrooms.

Santiago Arana 310-926-9808  
THE AGENCY

www.TheAgencyRE.com

<b>840 N HANLEY AVE</b>	Refresh.	11-2	<b>red</b>
<b>\$2,995,000</b>	3195000	3+4	




**840 HANLEY AVE.- CRESTWOOD HILLS IN BRENTWOOD**

This property brings the best of both worlds -- architectural relevance and details of original design with all the upgrades and features that make a new house convenient. Its kitchen, living room, and family room create a large open floor plan, but also provide lush and serene views to the greenery and serenity that makes Crestwood Hills so special. 840 Hanley Ave's exterior space features a huge, refinished swimming pool surrounded by a gorgeous hardscaped entertaining area.

MLS#19-436780  
Lillian Lenavitt 310-922-4333  
COMPASS

Frzr,Grbg Disp,Hood Fan,Micro,Other

<b>12055 ROSE MARIE LN</b>	Open	11-2	<b>NEW</b>
<b>\$3,545,000</b>	4+3.5	2sty-TRADITIONAL	



**EXQUISITELY RENOVATED WITH SOPHISTICATED CHARM ON CUL DE SAC**

Beautifully refined meets sophisticated total renovation for a rare property. Extremely bright sanctuary of peace & greenery at end of quiet Cul de Sac w/walkability. Huge LR w/high ceilings & fpl. Oversized formal dining rm opens to yard. Kitch opens to fam rm w/fpl & hidden "kid's hideaway", also opens to yard. Flat grassy yard w/2 covered sitting areas, BBQ & privacy. Master suite w/fpl & 2 closets; 3 more huge beds upstairs. Mudroom to direct access garage. Top LA designer details/finishes

Lisa Mansfield 310.481.4313  
SOTHEY'S BRENTWOOD

4bd+ 3.5ba+ Fam Rm+ Walkable+ Cul De Sac

<b>919 N KENTER AVE</b>	Open	11-2	<b>red</b>
<b>\$2,869,000</b>	4+3	MID-CENTURY	



**REDUCED AND READY TO SELL!**

Mid-Century on large lot-Spacious light filled LR w/ high vaulted ceilings, FP & bar, Dining Area & FR w/ FP, all opens to covered patio/pool/large grassy private yd w/ lovely mature trees. Remodeled kitchen w/ stainless cooks stove & large brkfst area. Excellent floorplan for entertaining/families. Master enjoys direct access to patio/pool area, enormous dbl walkin closet & remodeled bath w/ dbl sinks, separate stall shower & tub. The other 3 Bdrms & 2 Baths complete this perfect home.

MLS#18-408294  
J. Hancock/M. B. Woods 3107776351  
COLDWELL BANKER RESI

Bring or Send your Clients!

<b>801 N KENTER AVE</b>	Open	11-2	<b>NEW</b>
<b>\$2,699,000</b>	5+4	CONTEMPORARY	



**REMODELED BRENTWOOD CONTEMPORARY**

Located on sought-after N. Kenter Ave is this remodeled Contemporary in a serene, bucolic setting w/ the utmost in privacy. With vaulted beamed ceilings, skylights & wonderful indoor/outdoor flow, the home is bathed in sunlight w/ an airy-feel. Formal living rm w/ focal fireplace. Newer open floorplan cook's kitchen feat. stainless steel appliances & breakfast area opening to a spacious family rm. Formal dining rm. 2 master suites. Beautiful expansive backyard perfect for alfresco entertaining.

Larry Young 310.777.2879  
BHHS CA PROPERTIES

<b>1756 CORREA WAY</b>	Lunch	6-8	<b>rev</b>
<b>\$6,950,000</b>	7+6	TUDOR	




**TWILIGHT EVENT - BEAUTIFUL BRENTWOOD ESTATE**

Home w/ luxurious finishes & awe-inspiring city & ocean vistas. Living room w/elegant crown molding, fireplace & grand windows. Kitchen w/ss appliances, ample cabinetry, island & breakfast bar. Master suite w/wood beam ceilings, majestic fireplace & decadent bath w/soaker tub. Features expansive 20,500+ SF lot, well-appointed guest rooms, formal dining. Indoor/outdoor living, hardwood floors, wood panel library & lower level den. Garden w/multi-level patio spaces for lounging/dining, pool & spa.

MLS#19-461032  
SFJones / BElliott 310.579.2200  
COMPASS

1756CorreaWay.com

<b>1095 N KENTER AVE</b>	Open	11-2	<b>NEW</b>
<b>\$2,499,000</b>	2+2	ARCHITECTURAL	




**THE SMITH HOUSE, CRAIG ELLWOOD/ JAMES TYLER, FAIA 1958/2018.**

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

MLS#19-464726  
Frank Langen 310-963-3891  
DEASY PENNER

homeasart.com

<b>1728 OLD RANCH RD</b>	Open	11-2	<b>rev</b>
<b>\$4,875,000</b>	4+3	TRADITIONAL	



**CLIFF MAY IN SULLIVAN CANYON**

Located on a rambling road in the fabled Equestrian enclave of Sullivan Canyon is an amazing retreat. A private courtyard entry welcomes everyone. Quiet, tasteful sun-drenched rooms with walls of glass inviting the outdoors in for a relaxed vibe. Spacious living room and formal dining area. Open airy kitchen leads to family room. Master suite at one end, three family BR around a cozy den at the other. Set back off the street affording unusual privacy. Within walking distance to the riding ring.

MLS#19-454470  
Mary Lu Tutthill 310-979-3990  
COLDWELL BANKER

<b>2432 BANYAN DR</b>	Open	11-2	<b>NEW</b>
<b>\$2,490,000</b>	4+3	1sty-MID-CENTURY	



**CANYON & CITY VIEWS**

Beautiful Canyon and city views from this 50,000+ sq ft lot on Banyan in Brentwood. Remodel or develop your dream home. Current house is updated with 4 bedrooms, 2.5 baths, 2,274 sq ft with newer kitchen cabinets, carpeting, heating and AC. Unpermitted office not included in sq ft footage. Large grassy backyard with fantastic views and world class hiking and biking trails nearby.

MLS#19-462872  
Joanne Vuylsteke 310-487-0943  
NOURMAND & ASSOCIATE

Cbl,Dshwshr,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 refinished 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. Separate 2 car garage.

MLS#19-444608  
Ron Holliman 3102706682  
COLDWELL BANKER BH

West of Bundy, North of Wilshire Blvd




12626 SUNSET BLVD

Open 11-2

\$2,339,000

4+3 2sty-MID-CENTURY



MLS#19-455834

Larry Young 310.777.2879

BHHS CA PROPERTIES

rev

RE-IMAGINE, RENOVATE OR DEVELOP THIS MID-CENTURY MODERN GEM

Classic Al Wilkes designed Mid-Century Modern gem. Positioned back from Sunset w/ plenty of parking. Gated. Private oasis lovingly maintained by one family since the 1960s. Open floorplan, bathed in natural light. Main level living, dining, breakfast & kitchen open to large patio deck space. Entertainer's paradise w/ several beautiful alfresco dining/lounging spaces. Lower level family rm. Study. One BD main level, 3 on lower level. Reimagine, renovate or develop this magical Brentwood property.

12626Sunset.com

06 Brentwood

Condo / Co-op

823 S BUNDY DR #104

Open 11-2

\$2,789,000

4+4 4sty-SPANISH



MLS#19-464532

SMITH & BERG 310.500.3931

COMPASS

NEW

STAYCATION SETTING

The home opens into an airy office space to the right of the foyer. To the left, a family room flows to an adjoining dining area. FEATURING A PRIVATE ELEVATOR THAT SERVICES ALL LEVELS. The downstairs level offers access to a large, private, 4-car garage & adjoining basement room featuring space for a media & game room. The home's third level opens to two bedrooms, which feature walk-in closets. The master bedroom flaunts vaulted ceilings, a fireplace and its own private balcony.

823bundy.com

11840 DOROTHY ST, UNIT 302

Open 11-2

\$1,489,000

3+3 CONTEMPORARY



MLS#19-464732

SMITH & BERG | B. SMITH 310.500.3931

COMPASS

NEW

WELCOME HOME.

This progressive condo boasts a coveted location near the Brentwood Country Mart & numerous restaurants & shops on an idyllic stretch of San Vicente. The home features two bedrooms with cascading light, as well as a master bedroom with its own balcony, ample closet space & bath with dual sinks. The kitchen features granite countertops & stainless steel appliances, flowing into the expansive great room where glass sliding doors inundate the space with natural light.


11840dorothy.com

11706 MONTANA AVE, UNIT 309

Open 11-2

\$995,000

2+2 2sty-CONTEMPORARY



MLS#19-464676

THE FEIL GROUP 310-963-8219

BERKSHIRE HATHAWAY

NEW

STUNNING BRENTWOOD CONDO!

Beautiful Top Floor Condo in the heart of Brentwood!! This condo truly has it all. Featuring gorgeous 20+ foot high ceilings in the great room and incredible natural light throughout. There are two spacious bedrooms and a loft that can also be used as a third bedroom or an office. Located around the corner from all of the best shops and restaurants on San Vicente. Light, bright and airy with high ceilings in Brentwood for under a million is unbeatable. Laundry in unit. Side by side parking.

The Feil Group | Berkshire Hathaway

06 Brentwood


Lease

1940 MANDEVILLE CANYON RD

Open 11-2

\$19,500

5+4.5 2sty-TRADITIONAL



MLS#18-411744

Susan Stark/Joan Caplis 310.345.7450

COMPASS BW / CB BW

NEW

PRIME LOWER MANDEVILLE LEASE - AVAILABLE NOW!

Lovely gated custom Traditional with swimmer's pool, spa, patios + grassy yard. Extremely spacious & livable. 5000+ sqft flr plan includes a living rm, dining rm, library/office & grand family rm. Deluxe gourmet kitchen w/breakfast area adjoins a maid's suite w/full bath. Private master ste w/ fp & separate sitting area + his/hers walk-thru closets & deluxe bath. 2 gst bedrms share Jack & Jill bath & 1 is ensuite. All you could ask for and more - an exceptional offering. Easy to show!


1940Mandeville.com

1957 MANDEVILLE CANYON RD

Open 11-2

\$20,750

4+3.5 2sty-TUDOR



MLS#18-411744

Joan Caplis/Susan Stark 310-748.2208

CB BW / COMPASS BW

red

STATELY COUNTRY MANOR WITH TREMENDOUS PRIVACY

Incredible seclusion & beauty define this property poised in an enchanting 2.25+ acre estate setting on 2 lots, 1919 & 1957 Mandeville Cyn. Situated off desirable lower Mandeville, this gated 2-sty includes formal public spaces- living, dining, library/office w wet bar, cook's kitchen w breakfast area & utility, + a gracious family sunroom open to a broad deck overlooking gardens & orchards. 2 entrances to the property w 2 large & private motor courts +a large detached garage. Long or short term.

MandevilleCanyonHomes.com

07 West L.A.

Single Family

1643 S CARMELINA AVE

Open 11-2

\$2,995,000

5+4 ARCHITECTURAL



MLS#19-464732

Fiora Aston 310-480-3585

COLDWELL BANKER

NEW

STUNNING NEW ARCHITECTURAL HOME

Building codes have changed & this large square footage can no longer be duplicated. This home is a marriage of light & design that features walls of glass & high ceilings to create a sense of space & scale. Indoor/outdoor flow is accentuated by an open floor plan that flows from living room & chef's kitchen into a large, private backyard. Light & bright master suite w/ walk-in closet, gorgeous bathroom & private terrace. Beautiful ROOF TOP DECK w/ 360 degree views. Priced Under Market Value.

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

2504 MIDVALE AVE

Open 11-2

\$1,299,000

3+2 TRADITIONAL



MLS#19-464676

Michael Haddad 310-430-4842

COMPASS

NEW


PRIME RANCHO PARK LOCATION!

Nicely updated, traditional 3 bed/3 bath Rancho Park home on a quiet tree-lined street. A big corner lot with great curb appeal. This home offers original hardwood floors, newer central ac & heat, copper plumbing, dual-pane windows, and remodeled kitchen. Master bedroom features a large walk-in closet and dual-sink bathroom. The back yard is spacious and private with mature hedges and fruit trees that include a large hot tub with cover. Situated just one block from the Landmark movie theaters.

www.MichaelHaddad.com



<b>2722 KELTON AVE</b>	Open	11-2	<b>rev</b>
<b>\$2,395,000</b>	4+4		



**NEWLY REBUILT FARMHOUSE WITH CHARACTER IN HEART OF LA**

Relish your favorite meals in the gourmet kitchen with honed Carrera quartz counters & backsplash. Wolf stainless steel appliances, SubZero fridge, farm house sink, eat-in center island and seamlessly flows to the dining space. Gorgeous living is accented by built-ins, fireplace with reclaimed barn wood mantle and accordion doors allowing for an indoor/outdoor feel. Unwind in the luxurious master with vaulted ceilings, warm fireplace, grand walk-in closet and decadent bath with dual sink vanity.

**MLS#19-444216**  
Ron Wynn 3104814410  
COLDWELL BANKER RESI

BBQ,Dryer,Rng/Ovn,Fridg,Wshr

<b>2730 SELBY AVE</b>	Open	11-2	<b>NEW</b>
<b>\$2,095,000</b>	5+4	TRADITIONAL	



**REMODELED 5BD/4BA HOME ON QUIET STREET**

Stunning remodeled 2-story 5 Bd/3 Ba house with over 2,790 sq. Ft. It's constructed on a large lot and situated in the highly desired Rancho Park neighborhood. This home features vaulted ceilings, dual-pane windows, copper plumbing, new central ac/heat, alarm system with cameras, updated electrical and gourmet kitchen with Viking 6-burner cooktop and all stainless steel appliances. This fine home also includes hardwood floors, recessed lighting, 2 tank-less water heaters.

**MLS#19-463620**  
Michael Haddad 310-430-4842  
COMPASS

www.MichaelHaddad.com

## 07 West L.A. Condo / Co-op

<b>11540 ROCHESTER AVE #103</b>	Open	11-2	<b>NEW</b>
<b>\$1,049,500</b>	3+2.5	1sty-MEDITERRANEAN	



**ONE LEVEL WITH BRIGHT SPACIOUS LIVING AREAS AND BEDROOMS**

Smaller 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. Exceptionally expansive master bedroom with a walk-in closet and en-suite bathroom. Hardwood and stone flooring with carpets in the bedrooms. In unit laundry with plenty of room. Moments from Brentwood Village, Westwood/UCLA, and Santa Monica.

**MLS#19-461710**  
Amy Chang 310-702-8398  
COMPASS

A/C,Chefs kitchen,inside laundry,others

## 09 Beverlywood Vicinity Condo / Co-op

<b>1450 S BEVERLY DRIVE, #303</b>	Open	11-2	<b>NEW</b>
<b>\$1,195,000</b>	2+2.5	1sty-CONTEMPORARY	




**STUNNING CONDO IN PRIME BEVERLYWOOD ADJ. LUXURY COMPLEX**

Stunning 2BR+2.5BA condo in prime Beverlywood Adj. location features formal entry, lrg elegant dining area, living rm w/fp & sliders out to prvt balcony, chef's galley kitchen w/SS apps & breakfast bar and eat-in area. Master BR w/ balcony lrg dbl closets & luxurious master BA and generous 2nd BR w/ensuite BA & balcony. Includes hrdwd flrs, central HVAC, laundry in unit & ample storage areas. Building amenities include gym, extra storage & secured tandem parking. Close to BH, Pico/Beverly shops.

**MLS#19-463346**  
Jeremy Ives (310)858-1902  
COMPASS

1450SouthBeverlyDrive303.com

<b>11660 IOWA AVE #5</b>	Refresh.	11-2	<b>rev</b>
<b>\$814,500</b>	3+3	TRADITIONAL	




**OPEN TUESDAY 11-2PM**

Wonderful 3 bdrm TH-Prime West LA! Bright w/private entry. Many upgrades. Living room has gas fireplace & opens to balcony. Beautiful custom mirrored wet bar. Vertical blinds throughout; Kitchen w/lovely Breakfast area . All appliances included. Lots of cabinets/Pantry. Master Ste+2 add'l bedrooms on 2nd flr. Master has high ceilings, 2 closets & full bath & enjoys charming balcony. Newer washer & dryer. Best WLA Location - 405/10 fwy's, shopping, restaurants, Santa Monica & Brentwood nearby.

**MLS#19-456496**  
R. Mishkind | K. Klotz 310-749-4201  
COLDWELL BANKER - BW

<b>6119 ALCOTT ST</b>	Open	11-2	<b>NEW</b>
<b>\$715,000</b>	2+1	SPANISH	



**SUN DRENCHED TOP FLOOR UNIT**

One of a kind unit in a classic 1920s fourplex. Beautifully refinished original hardwood floors thru-out, high ceilings, dual pane windows. Extensively remodeled kitchen w/ quartz counters, stainless steel appliances. Two spacious bedrooms with walk-in closet in the master. Updated bathroom w/tile flooring, and great combination of modern and original charm. Laundry room w/ tiled floor, stacked/ washer/dryer. Rear door access w/steps leading to detached one car private garage.

**Vicki Driscoll 310-622-7420**  
COMPASS

cable,washer,dryer, refrigerator

## 08 Cheviot Hills - Rancho Park Single Family

<b>2858 MOTOR AVE</b>	Open	11-2	<b>NEW</b>
<b>\$2,995,000</b>	3+4	TRADITIONAL	



**NEIGHBORHOOD GEM THAT IS BOTH CLASSIC AND CONTEMPORARY!**

Stylishly meshes modern decor with 1940's original detail. Living room with fireplace and bay window. Generous formal dining room with elegant chandelier. Cheerful kitchen with breakfast nook and butler's pantry. Family room with fireplace offers access to the glorious backyard that only a rare quarter acre lot can offer: an idyllic backdrop for California dreamin'. Upstairs are 3 en suite bedrooms. Master also includes a glamorous vanity, amazing closet plus bonus room. Central heat & air.

**MLS#19-464710**  
Ben Lee 310.858.5489  
CB - BEVERLY HILLS N

www.2858motor.com

## 09 Beverlywood Vicinity Income

<b>1481 S WOOSTER ST</b>	Refresh.	11-2	<b>NEW</b>
<b>\$1,649,000</b>		TRADITIONAL	



**AMAZING OPPORTUNITY TO OWN TWO SIDE BY SIDE TOWNHOMES!**

Amazing opportunity to own two side by side townhomes each with 3 Bedrooms, 2 Baths, open floor plan large living room and dining room, bright kitchen, and inside laundry area. Both units will be delivered vacant at the close of escrow. Pride of ownership in prime Pico & Robertson area. Perfect for an Investor, or Owner/User to live in one townhome and rent the other. The property consists of two APN numbers 4303-001-023 and 4303-001-025. Four parking spaces side by side.

**MLS#19-446304**  
Vangelis Korasidis 310-247-1500  
COLDWELL BANKER BH

Amazing Duplex in Prime Location!

**THE MLS.com**

**NEW & Improved Reports!**

**VESTA PLUS™ Features Now Available on The MLS™**  
POWERED BY THE MLS™

Interactive  
Map Feature



Sharing  
Via Text



10 West Hollywood Vicinity

Single Family

9011 DORRINGTON AVE

Open11-2

\$2,895,000

2+2



Max Shapiro

310-422-5628

WEA

NEW

**INCREDIBLE PIED-A-TERRE RESTORED BY MARMOL RADZNINER**

The best block of the best street in W. Hollywood. Hedged from the street, the gated entry leads to a serene front deck with foliage & privacy. The open floor plan showcases the living room, dining room, & the large brand new kitchen. Separate from the entertaining areas are 2 beds with vaulted ceilings & en suite baths. Walk outside the sliding glass doors to the backyard deck, pool + spa, & a large entertaining area that leads to a detached studio/office. A true gem in the most prime location.

513 NORWICH DR

Open11-2

\$2,799,000

3+4

MODERN



MLS#19-443816

The Kostrey Collection

323-785-7545

NOURMAND & ASSOC-HW

rev

**PICTURE PERFECT WEHO HOME PLUS RECORDING STUDIO!**

A spectacular opportunity for musicians, composers & entertainment industry professionals! Ideally positioned on a tree-lined street, a block from Pacific Design Center, this sophisticated turnkey residence boasts an enviable layout & flow for indoor-outdoor living & is fully remodeled w/ thoughtful, stylish design. Main house features 2 generous beds, both w/ensuite baths. Detached guest house was built by famed architect George Augspurger as recording studio but possibilities are endless.

Pool, Fridge, Rng/Ovn, W/D, Dshwshr

1010 HANCOCK AVE

Refresh.11-2

\$2,275,000

4+4

ARCHITECTURAL



MLS#18-416852

Vangelis Korasidis

310-247-1500

COLDWELL BANKER BH

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.

MOTIVATED SELLER -Highly Valuable WDR3C\*

10 West Hollywood Vicinity

Condo / Co-op


1100 ALTA LOMA RD #1002

Open12-233E4

\$1,999,999

2+2

CONTEMPORARY



MLS#18-394792

Deborah Ann Capogrosso

310-871-5658

COMPASS

NEW

**FABULOUS CONTEMPORARY WEHO CONDO OPEN TUES 5/14 12 - 2PM**

Remodeled with an open floor plan and floor to ceiling telescopic glass doors onto a large terrace. High-gloss, porcelain tile floors reflect natural, warm light throughout. Master suite has a private balcony, large walk-in closet, a glass-enclosed shower, and a luxurious, deep tub. Soundproofed and smart home The rooftop with stunning 360-degree views, . A full-service, exclusive high-rise with a 24-hr parking valet and concierge, rooftop patios, pool, tennis court, dog run, and gym.

SAMSUNG SMART KITCHEN APPLIANCES

841 WESTMOUNT DR, UNIT 111

Open11-2

\$1,149,000

3+2.5

CONTEMP MED



DANELLE LAVIN

310-367-7533

COMPASS

NEW

**NEW LISTING | PRIME WEHO | POOL**

Stylish townhouse located in the prime area of West Hollywood minutes to restaurants, shops and nightlife on Melrose, Melrose Place and Robertson! Modern, open floor plan and a private rooftop deck with spectacular views. Gated building which also features a pool, gym and sauna. The first floor offers the general living area, the kitchen which leads to a private outdoor patio, and a powder room. The second floor has two bedrooms, both replete with en-suite bathrooms as well as outdoor patios.

1353 N FULLER AVE #PH8

Refresh.11-2

\$999,000

2+3



MLS#19-463834

Ivan Estrada

(323)574-2317

DOUGLAS ELLIMAN

NEW

**IMPRESSIVE PENTHOUSE IN PRIME LOCATION**

Rare newly-remodeled 2-story, top floor, designer penthouse in prime WeHo vicinity flooded w/natural light boasts 18' soaring ceilings in spacious living/dining room. Oversized rooftop terrace offers plenty of outdoor living w/full panoramic view of LA city skyline & Hollywood Sign. Giant Master Suite & bath include XL glass shower, multi-function shower column & spa-like vanity/soaking tub with window, large walk-in & reach-in closets.

Ivan Estrada Properties

1121 N OLIVE DR #305

Open11-2

\$899,000

2+2

CONTEMPORARY



MLS#19-463488

Allie Riley | M.Collins

310-467-4567

COLDWELL BANKER BH

NEW

**ONE OF THE BEST + LARGEST TOP FLOOR UNITS UNDER 1M IN WEHO**

Enjoy fantastic southern exposure with city views, hardwood floors, skylights in both bathrooms, smooth ceilings, recessed lighting, large terrace, remodeled baths, abundant closet space, and extra large bedrooms. This is arguably be best unit in the building and is convenient to the elevator and side by side parking. Pool. Laundry room is in garage area. Olive is only 2 blocks long with Sunset to the north and Santa Monica to the South. Prime Weho Location!

RileyandCollins.com

951 N GARDNER ST #1

Open11-2

\$520,000

1+1

CONTEMPORARY



MLS#19-460786

Tom Scrocco/Sean C.

310-890-2220

DOUGLAS ELLIMAN

NEW

**SOPHISTICATED CONDO IN WEST HOLLYWOOD**

Ideally located a short distance from The Sunset Strip, bustling Hollywood with its ever expanding skyline and new Netflix campus and the massive LACMA revitalization and expansion. This unit features a recently upgraded kitchen, great for cooks with abundant counter space and storage. Bathroom features a shower and separate soaking tub adorned with elegant tile work. Additional upgrades include, durable and beautiful tile floors throughout & plantation shutters.

Dshwshr, Micro, Rng/Ovn, Fridg


1230 N SWEETZER AVE, UNIT 204

Open11-2

\$489,000

1+1

CONTEMPORARY



Kris Mooney/Debra Ziven

310-714-8401

RODEO REALTY BH

NEW

**GREAT WEST HOLLYWOOD LOCATION!**

Fantastic Opportunity at The Stanford West Hollywood! 1BR 1BA with balcony, ready for your creative touches! Great building North of Santa Monica in the heart of City! Pool, Spa and Exercise Room.



TUESDAY

<b>839 LARRABEE ST #8</b>	Refresh.	11-2
<b>\$1,195,000</b>	2+3	CONTEMPORARY



**OPEN HOUSE**


Stunning designer 2BD plus loft / 2 1/2 BA town home in prime West Hollywood, within walking distance to shopping, dining and entertainment. This two story + loft features over 1,700 SF of expansive living spaces flooded with light. Perfect for entertaining, large gallery walls for hanging art, 2 balconies, and 2 fireplaces. Extra-large open kitchen features sleek granite and chef-style stainless steel appliances.

**MLS#19-457992**

Jody Katz Pritikin (310)9309200

RONALD KATZ

<b>914 N KINGS RD #5</b>	Open	11-2
<b>\$899,000</b>	2+3	CONTEMPORARY



**RARE TOWNHOUSE. STEPS TO ALFRED COFFEE MELROSE PLACE**

Intimate six unit townhouse-style building in prime West Hollywood. Soaring ceilings, wet bar w/wine fridge, plantation shutters, laundry inside the unit and a sense of privacy. Huge master bath with skylight, dual sinks, soaking tub and separate stall shower. Laundry accommodates full-size machines. Master has small balcony and French doors. Central AC/Heat. 2 side by side parking spaces. Move-in condition. Recently freshened with new kitchen flooring, and newer HVAC unit.

**MLS#19-458336**

P Kellogg/ P Dougherty 310-729-1371

COLDWELL BANKER BH N

11 Venice Single Family

<b>2919 SANBORN AVE</b>	Open	11-2
<b>\$5,450,000</b>	4+4.5	



**MINIMALIST CONTEMPORARY**


Sophisticated & captivating, Jae Omar Design seamlessly blends passion & purpose. Perfectly hidden behind lush trees & a privacy wall, Jae's thoughtful combination of rich woods & natural tones warms the living environment, inside& out. An expansive footprint provides a grand sense of space as you walk through the welcoming open floorplan. A chef's dream, the European LEICHT kitchen with an expansive island & built in dining table appropriately sets the mood for hosting & gathering.

**Justin Alexander 970.710.1665**

HILTON & HYLAND

Co-listed w/ Adi Livyatan

<b>558 RIALTO AVE</b>	Open	11-2
<b>\$2,649,000</b>	3+3	CRAFTSMAN



**ON COVETED RIALTO AVE!**

Peaceful, bright, happy home.A true sanctuary. Located on one of the best streets in Venice is this 3 bed, 3 bath modernized Craftsman. Re-done Kitchen and baths. Separate artists studio or family room on the first floor along with one bed and bath.The backyard has a deck,hot tub and a garage with vaulted, finished wood ceiling that is begging to become a studio or guest unit.There is an additional parking space in the back next to the garage.Two blocks from the highly desirable Abbot Kinney.

**MLS#19-459236**

Nadia Narges Saad

COMPASS

Dshwshr,Grbg Disp,Rng/Ovn,Fridg

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

11 Venice Condo / Co-op

<b>615 HAMPTON DR #A301</b>	Open	11-2
<b>\$1,450,000</b>	1+2	ARCHITECTURAL



**LIVE/WORK CORNER, TOP FLOOR UNIT IN VENICE ARTS LOFT**

Imagine living and/or working in this bright, open top floor loft in the heart of Venice, designed by William Dale Brantley of aArts. The space is lofty, yet homey with warm wooden floors throughout plus a chef's kitchen open to the living area encompassing the entire first level. The upper level provides private sleeping, bathing and rejuvenation. Every day option to enjoy ocean breezes from your own oversized roof deck. This loft doesn't compare to others - it is in its own league.


**MLS#19-460070**

Diana Braun 310-866-5039

COMPASS

Dshwshr,W/D,Rng/Ovn,Fridg,Other

<b>815 HAMPTON DR #3</b>	Refresh.	11-2
<b>\$1,595,000</b>	1+2	3sty-ARCHITECTURAL



**UPDATED AND NEW PRICE!**

Creative live/ work loft in the heart of Venice. Open 2nd floor loft w/ many options for either a 2nd bdrm or 2 work spaces. Third level features private master suite with a private balcony, spacious custom built closet and convenient oversized stackable laundry. Hardwood & polished concrete floors throughout, soaring 19' ceilings. Secure, side x side parking w/ direct access to your own private garage with Storage. Steps to restaurants and shops on thriving Abbot Kinney & 2 blocks to the beach.

**MLS#19-449158**

Ally Jaret 3105624072

COMPASS

Laundry in unit, Water Filter, AC

11 Venice Income

<b>1212 ELECTRIC AVE</b>	Open	11-2
<b>\$3,495,000</b>		ARCHITECTURAL



**ARCHITECTURAL DUPLEX STEPS FROM ABBOT KINNEY**

Each unit features 3 bedrooms, 3.5 bathrooms and appointed with high-end fixtures and finishes, Thermador appliances, a center island, and marble countertops. The bright & open living space flows to the outdoor balcony creating an exceptional indoor/outdoor experience. On the first level is one bedroom with an en suite bathroom and flex space, while the top floor comprises the additional 2 bedrooms including the master suite with a large walk-in closet, private balcony, and a chic master bath.

**MLS#19-439794**

Jonathan Pearson 3109076517

HALTON PARDEE

Blt-Ins,Dshwshr,Grbg Disp,Hood Fan

<b>1137 VAN BUREN AVE</b>	Open	11-2
<b>\$1,998,000</b>	2+500000 Duplex	1sty-CALIFORNIA BUNGALOW

DRAMATIC PRICE IMPROVEMENT- both units delivered VACANT! Quintessentially cool & sexy urban beach Duplex. Meticulously maintained & modernized offering many impeccably remodeled features throughout.

**MLS#19-431544**

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

Babette Ison 310-717-0178

COLDWELL BANKER RESI

12 Marina Del Rey Condo / Co-op

<b>4151 REDWOOD AVE #101</b>	Open	11-2
<b>\$1,469,000</b>	3+4	ARCHITECTURAL



**JUST REDUCED!**

Townhome in the heart of DEL REY ARTS DISTRICT. Rare corner unit with direct street entry and exceptional natural light throughout. Authentic bamboo floors, floor to ceiling windows, high ceilings, open loft style floor plan, gourmet kitchen with Caesarstone counters, stainless steel Viking and Bosch appliances, master bath with custom oversized tub/wet room. Has private roof deck with beautiful city and mountain views, in addition to private 2 car garage with work space and storage.

**MLS#19-464714**

Debra & Mark Kessler 310-724-7100

NOURMAND & ASSOCIATE

www.4151Redwood.com



13Palms - Mar Vista

Single Family

3407 INGLEWOOD BLV

Refresh.11-2

\$3,295,000

5+5

MODERN

NEW

MODERN LUXURY LIVING IN MAR VISTA

Experience Modern Luxury living in this Architectural Stunner nestled atop Mar Vista Hill! Impeccably designed, this 5 B + B, Newly Constructed Masterpiece captures the quintessential indoor/outdoor California lifestyle! Join us Tuesday at 11am-2pm and/or from 5-7pm where you can enjoy the sweeping city views from the rooftop deck with wine cheese and chocolate refreshments.

Brian Selem

310-442-1644

COLDWELL BANKER

4120 BEETHOVEN ST

Open11-2

\$1,625,000

3+3

1sty-CONTEMPORARY

rev

MUSIC TO YOUR POCKETBOOK

Private & permitted guest quarters/ADU with rent potential of \$30K per year. Comes with a newly renovated 3 bedroom 2 bath home that has tons of charm. A nice open floor plan with hardwood floors, kitchen with waterfall center island, new appliances & master with ensuite bath & a generous sized walk-in closet. The detached Accessory Dwelling Unit (permitted) has a separate address, mailbox and electrical panel along with washer/dryer hook ups, and own private outdoor experience.

MLS#19-441604

Paul Wylie

323-515-9585

LAMERICA REAL ESTATE

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



3256 CABRILLO BLVD

Open11-2

\$2,695,000

4+5

ARCHITECTURAL

NEW

A CUSTOM MAR VISTA CONTEMPORARY

Step into this custom modern build and find your own tranquility in this contemporary architectural home. Peer up at the sky high ceilings while you roam through the first floors open floor plan with hardwood floors through out and a serene indoor water fountain in the entry way. Complete with a chef's kitchen, caeser stone countertops and a backyard perfect for al fresca dining - your home will be the center of entertainment for dinner parties!

MLS#19-463060

Kerry Ann Sullivan

310-907-6517

HALTON PARDEE

www.HaltonPardee.com



13Palms - Mar Vista

Condo / Co-op

11500 NATIONAL #116

Open11-2

\$1,199,000

2+3

2sty-MODERN

NEW

SPACIOUS MODERN STUNNER IN THE HEART OF MAR VISTA!

Light, bright, spacious & sleek turnkey modern home in the heart of Mar Vista. Built in 2014, National Modern Living is a unique offering on the Westside w/ 18 units that embody modern luxury, taste & style. Move right in to this large 2 bed/3 bath stunner. Gorgeous hardwood flooring throughout, this home is meticulous & feels new. Brilliant open floor plan w/ a massive great room perfect for entertaining. 2 car tandem underground parking, guest spots, gym & extra storage. Mar Vista Elementary!

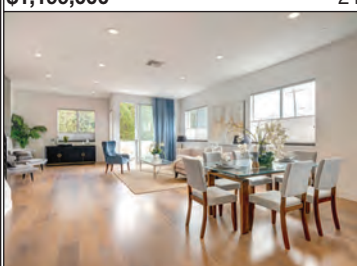
MLS#19-463882

Megan Silva

3106146513

KW SANTA MONICA

Dshwshr,Frzr,Grbgb Disp,Hood Fan,Rng/Ovn



3611 GRAND VIEW

Open11-2

\$2,275,000

4+3

NEW

Fall in love with this classic farmhouse located on a generous lot of over 8,000-square-feet with beautiful mature gardens. This property features a three-bedroom, two-bath main residence, plus a stand-alone, fully-permitted guest house (accessory dwelling unit/ADU) with a private bath and full kitchen. Traditional details abound throughout this house, with antique hardwood floors and a sunny, eat-in kitchen that has direct access to an outdoor dining terrace.

MLS#19-464846

Anastasia Bowen

3109943003

BENJAMIN LEEDS

Cbl,Clng Fan,Dshwshr,Dryer,Rng/Ovn,Other



13Palms - Mar Vista

Lease

3490 ST SUSAN PL

Open11-2

\$12,000

5+4

CONTEMPORARY

NEW

THE PICTURE OF MODERN LIVING


This smart home has an open floor plan w/ a generous area that accommodates the kitchen, dining & family room. The kitchen features premium appliances, plenty of cabinet storage & countertop space. Panoramic glass doors open onto a multi-purpose living room. All of the bedrooms are hardwired for LAN/USB outlets. A 2-car garage allows you to charge your electric vehicle. Brimming with lifestyle credentials, this home is located a short distance to schools, shopping destinations, & cafes.

MLS#19-463520

Sherri Noel

KELLER WILLIAMS-SANT

Clng Fan,Dshwshr,Dryer,Micro,Rng/Ovn



3336 PURDUE AVE

Open11-2

\$1,995,000

3+2

1sty-TRADITIONAL

NEW

PRIDE OF OWNERSHIP LIKE NO OTHER

Nestled in Mar Vista's coveted Westdale Trousdale neighborhood and less than 5 miles from the sand is 3336 Purdue Avenue. Immaculately maintained single story traditional home with some mid-century flair offering a spacious living environment that takes full advantage of the California indoor outdoor lifestyle.3BD including Master Suite & 2BA. Silicon Beach Adjacent & centrally located, have ease of access to adventures in LA or enjoy the lifestyle this wonderful neighborhood has to offer!

ERIC HASS

310.597.2131

DOUGLAS ELLIMAN BWD

range,washer,dryer,fridge,oven



14Santa Monica

Single Family

436 GEORGINA AVE

Refresh.11-2

\$16,995,000

8+9.5

2sty-SOUTHERN COLONIAL

NEW

SITUATED ON ONE OF SANTA MONICA'S MOST COVETED STREETS

Situated on one of Santa Monica's most coveted streets, this magnificent, gated, North of Montana home showcases ample grounds and grand-scale living spaces on over ½ an acre. Highlights include a wraparound motor court, sweeping entertaining rooms, a gourmet chef's kitchen, 2-story guest house with indoor spa, two 3-car garages and expansive, grassy backyard with a solar-heated pool and fruit trees. Just a short stroll to the beach, Palisades Park and shops and restaurants on Montana.

M. Umansky / F. Brittany

424.230.3701

THE AGENCY



13142 LAKE ST

Open11-2

\$1,699,995

4+2

TRADITIONAL

NEW

LOVELY & SPACIOUS HOME IN MAR VISTA

Fall in love with the open and spacious floorplan accented by hardwood floors. Living room boasting a brick gas and wood fireplace, wet bar and pella double pane glass window/ door. Fully equipped kitchen with all new s/s appliances, ample cabinetry & white quartz counters. Bathroom featuring custom glass door shower bathtub w/ spa bath & steam unit. Additional features include guest bedrooms, laundry nook, built-ins, custom LED lighting, and more.Yard with patio space for dining or lounging.

MLS#19-463710

SF Jones/ AGlick

310.579.2200

COMPASS

13142LakeStreet.com



436 GEORGINA AVE

Refresh.11-2

\$16,995,000

8+9.5

SOUTHERN COLONIAL

NEW

Situated on one of Santa Monica's most coveted streets, this magnificent, gated, North of Montana home showcases ample grounds and grand-scale living spaces on over ½ an acre.

M.Umansky / F.Brittany

424.230.3701

THE AGENCY

TUESDAY



<b>308 21ST PL</b>	Open	11-2	<b>NEW</b>
<b>\$5,995,000</b>	5+6	2sty-TRADITIONAL	



**FANTASTIC TRADITIONAL IN BEST NORTH OF MONTANA LOCALE.**

Recently remodeled, pristine 2 sty Trad on a quiet, tree-lined street. Grt st presence, open & light interiors, hi clgs, deep verandas, beau bths & kitch & French drs thruout open to lg, sunny, pvt grassy yard, pl/spa & patios. FLR, Lg FDR & open cook's kit/fam rm all flow together & to the outdoors. Sep library with built-ins. 5 BR, 5.5 BA incl fab master. Wonderful classic feel inside and out, yet all of the spaces/amenities of a new home. Very rare offering in the best SM locale.

**MLS#19-464548**  
David Offer 310-820-9341  
BERKSHIRE HATHAWAY

www.308-21stplace.com

<b>3304 VIRGINIA AVE</b>	Open	11-2	<b>NEW</b>
<b>\$1,288,000</b>	3+2	TRADITIONAL	



**C.H.A.R.M.I.N.G.**

This charming three-bedroom traditional home is located in Santa Monica's desirable Pico District. An inviting deep red door opens to the living and dining rooms with large windows and wood floors. A spacious family room is located off the kitchen is a wonderful place to relax and unwind. Recent updates to this move-in ready home include new paint, refinished wood floors, and new exterior landscaping. Centrally located close to Silicon Beach, restaurants, Bergamont Station, parks, and freeway.

**Chris Hicks 310-980-7980**  
**THE AGENCY**

www.3304virginia.com

<b>334 25TH ST</b>	Open	11-2	<b>NEW</b>
<b>\$5,498,000</b>	5+6	2sty-COUNTRY ENGLISH	



**REMODELED COUNTRY ENGLISH IN PRIME SANTA MONICA**

Light and bright Country English style home has been extensively remodeled with careful attention to quality and detail. High ceilings, hrdwd flrs, and arched openings are just some of the features that will draw you in. The Kit has professional grade app, soapstone countertops, and opens onto a Brkfst area. On the main level you will find the frml LR, DR and Fam RM, along with office and Pwdr rm. There are 4 BD upstairs, all with en suite baths. The bkryd features a BBQ area, pool & grass area.

**MLS#19-464632**  
Jennifer Pinckert 310-489-8292  
COMPASS BW

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

<b>734 18TH ST</b>	Open	11-2	<b>rev</b>
<b>\$6,895,000</b>	5+6	ARCHITECTURAL	




**HIGH-DESIGN ARCHITECTURAL**

New construction by renowned architect Ken Ungar. Stunning curb-appeal & excellent walkscore! White oak floors, high ceilings, skylights & striking oversized windows create a living space that is filled with natural light. An exceptional floorplan allows 4 en-suite bedrooms plus den upstairs & a guest bedroom & office downstairs. Large, private backyard on the sunny west-side of the street with covered outdoor living space & BBQ kitchen. A clear sense of design & impressive finishes!

**MLS#19-460226**  
John Hathorn 310.924.4014  
COMPASS

DRAMATIC NEW CONSTRUCTION

<b>1001 PACIFIC ST</b>	Refresh.	11-2	<b>NEW</b>
<b>\$2,195,000</b>	3+4	1sty-TRADITIONAL	




**SUNSET PARK SFR CONVERTIBLE DUPLEX**

This charming Sunset Park home offers wonderful ocean breezes & a versatile floor plan with inviting & private outdoor space. On record as a duplex currently being enjoyed as a single-family home, the option is yours. The front home offers 2 bedrooms, 2.5 baths w/ an expansive, character filled living room that flows to a lush front patio making for true indoor/outdoor CA living. A separate ofc/dining room off living area w/ fireplace. Custom kitchen with large friendly island flows to patio

**MLS#19-464674**  
Dan Nessel 310-365-0195  
BERKSHIRE HATHAWAY

Blt-Ins,Dshwshr,Rng/Ovn,Fridg

<b>443 EUCLID ST</b>	Open	11-1	<b>rev</b>
<b>\$3,598,000</b>	3+2	1sty-COUNTRY ENGLISH	



**CHARMING COUNTRY EMGLISH**

This house is located on one of the best locations North of Montana. Close to shops, schools, movie theaters. The house is 3 generous bedrooms and two bathrooms; The kitchen has an eat-in breakfast area. The living room has high ceilings and faces the beautiful tree lined street. The yard is very private, lush and there is access to a guest suite with bathroom above the garage. There is also a patio off the master suite. A great opportunity to get started in the best place to live.

**MLS#19-457398**  
Ellen Conrad 424-202-3288  
DOUGLAS ELLIMAN OF C

<b>2316 32ND ST</b>	Open	11-2	<b>NEW</b>
<b>\$1,750,000</b>	2+3		




**WARM AND TRADITIONAL SANTA MONICA BUNGALOW**

Set back on a quiet street, This home is framed by a cool canopy of greenery and mature landscaping. Boasting 2 bedrooms and 2 bathrooms, this home is replete with light and airy living spaces with wood floors, recessed lights, and a romantic brick fireplace. French doors open onto the charming outdoor sanctuary designed with privacy, tranquility and alfresco dining in mind. Enjoy quintessential Santa Monica living just moments from the finest shopping, dining, and entertainment.

**Susan Smith 310.415.5175**  
**HILTON & HYLAND**

SusanSmithRealty.com

<b>521 W RUSTIC RD</b>	Open	11-2	<b>rev</b>
<b>\$2,750,000</b>	2+1.5	3sty-ARCHITECTURAL	



**RUSTIC CANYON VILLA**

Smith-Kennon Residence:: Charles W. Moore, Architect:: Pam Burton, Landscape. A few blocks from Will Rogers an Umbrian hillside villa.A portico welcomes guests from a country lane and immediately leads to a two-story entry. Midway are guest and master bedrooms w/ bath opening to a secluded terrace. Top floor is an eighteen-foot, light-flooded, nave-like space which is the kitchen, living & dining areas and adjacent decks. An idyll set amidst sycamores, eucalyptus, oaks and running stream.


**MLS#19-459322**  
Mike Deasy/Sara Clephane 310-275-1000  
DEASY PENNER

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

## 14 Santa Monica

Condo / Co-op

<b>1921 6TH ST</b>	Open	11-2	<b>NEW</b>
<b>\$1,595,000</b>	2+2	2sty-CRAFTSMAN	



**STORYBOOK COTTAGE -CLOSE TO MAIN ST. & THE BEACH!**

Storybook 2 story California cottage on a corner lot! Close to Main Street & 6 blocks to THE BEACH! Features include cozy fireplace, knotty pine living room, abundant windows! Downstairs - 1 bedroom, living room, kitchen! Upstairs - second bedroom & bathroom! Entire property is fenced/gated. No garage, parking for 2 cars in driveway!First time on the market in 36 years! Probate sale, court confirmation required.

**MLS#19-462464**  
Ian Brooks 310-428-6569  
BERKSHIRE HATHAWAY

CORNER LOT-STEPS TO MAIN STREET

<b>17 SEA COLONY DR</b>	Open	11-2	<b>NEW</b>
<b>\$4,495,000</b>	3+3	TRADITIONAL	



**FRONT ROW MASTERPIECE IN SEA COLONY I**


Luxury oceanfront property with head-on ocean views in the front row at the highly coveted Sea Colony 1. Ultra high-end remodel with no expense spared designed by Sino Design. Wired as a seamless smart home tied together with a Control 4 system, allowing you to control everything with touch of a button. First floor chef's kitchen and large grassy area. Upstairs has master retreat with flawless master bath, walk-in closet and balcony as well as 2 other bedrooms and a bathroom.

**MLS#19-463538**  
Tim Mullin 310.991.8481  
COMPASS

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



<b>812 16TH ST, UNIT 5</b>	Open	11-2
<b>\$1,780,000</b>	2+2.5	CONTEMPORARY



**BEAUTIFULLY REMODELED TOWNHOME IN PRIME SANTA MONICA**

2BD/3BA with lg bonus room, loft, extra storage, 2 entertaining patios, a pvt rooftop deck with ocean views. Unit has been completely remodeled. Living room w/ built in media unit, powder room & dining rm which opens to Chef's kitchen. Master bdrm suite features vaulted ceilings, a walk in closet, & gorgeous bath. Stairs lead to loft area & add'l closet. 2nd guest bdrm with en-suite bath & side by side laundry. Pvt 2 car w/ storage & direct access garage, new A/C unit & water heater.


Lauren Ravitz  
BERKSHIRE HATHAWAY

310.820.9301

www.812-16th.com

**NEW**

<b>1038 ANOKA PL</b>	Open	11-2
<b>\$7,895,000</b>	4+4.5	1sty-MODERN



**OCEAN VIEW ARCHITECTURAL**

Ocean view Architectural with exquisite detail and design elements. Sited on a dramatic promontory & near the Palisades Village, this 4 bed 4.5 bath home essentially functions as a single story w/ the master suite, public rooms & bedrooms on the main level. There is also a downstairs gym/media room with bath. The living room, dining area & the chef's kitchen opens onto an exterior covered lanai w/ fireplace & bbq area, infinity pool/spa & sitting area w/ fireplace & sweeping ocean & city light views.


Emil Schneeman  
BERKSHIRE HATHAWAY

310-922-3292

Miele kitchen, washer, dryer, bbq

**NEW**

<b>629 IDAHO AVE UNIT 10</b>	Open	11-2
<b>\$649,000</b>	1+1	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.


MLS#19-449406  
David & Anna Solomon  
THE AGENCY

310.279.7759

www.629Idaho.com

**NEW**

<b>554 MUSKINGUM AVE</b>	Open	11-2
<b>\$5,395,000</b>	5+6	2sty-CAPE COD



**NEWER CONSTRUCTION CAPE COD, EXCELLENT VALUE!**

Beautiful 2014 build in the desirable El Medio Bluffs. Cape Cod style with a Contemporary feel brings 5,273+ SF, built with attention to every detail. Amazing pool is seen through expansive disappearing sliders that open from the Chef's kitchen featuring a light-filled breakfast nook, white Carrera marble counters, Viking appliances and huge walk-in pantry. Incredible value for this exemplary newer construction.

Ryan+Trevor, Amy Alcini  
COMPASS | MWH

310.729.6852

www.mywestsidehome.com

**NEW**

15 Pacific Palisades Single Family

<b>815 PASEO MIRAMAR</b>	Refresh.	11-2
<b>\$25,000,000</b>	7+11	3sty-CAPE COD



**GORGEOUS NEW HOME WITH OPTIONS TO PURCHASE SURROUNDING LAND**

Perched high on its own promontory in prime Pacific Palisades, this custom built Nantucket style home is ideally situated for privacy with spectacular, panoramic views of the Pacific Ocean and the Santa Monica Conservancy. The gracious Master Suite has a private balcony and two bathrooms and a fireplace. Special home has 10 seat theater, a 960 bottle wine cellar, gym and billiard room. This one of a kind property was built for the buyer who enjoys serenity, beautiful vistas & excellence!

MLS#19-435152  
Leslie Kavanaugh  
RODEO REALTY - BH

3104131171

Blt-Ins, Cent Vac, Elvtr, New Construction

**NEW**

<b>601 EL MEDIO AVE</b>	Open	11-2
<b>\$4,999,000</b>	6+5	CRAFTSMAN



**DESIGNER-LANDSCAPED CRAFTSMAN**

Designer-landscaped, beautifully remodeled Craftsman just two blocks from El Medio bluffs. Sitting on a 12,990 sqft lot, enjoy the graceful and zen Asian style landscaping including specimen trees and a boulder garden. The home features a large, bright chef's kitchen with a walk-in pantry, dining room with seating for 14 and beautiful reclaimed barn wood floors. The master suite boasts vaulted ceiling, fireplace, walk-in closet and a spa-like bathroom with Japanese soaking tub.


MLS#19-464568  
Santiago Arana  
THE AGENCY

310-926-9808

www.TheAgencyRE.com

**NEW**

<b>1161 RAVOLI DR</b>	Open	11-2
<b>\$7,999,000</b>	4+3	TEAR-DOWN



**PALISADES DEVELOPMENT OPPORTUNITY**

A very rare and unique development opportunity in this highly desired neighborhood of the Pacific Palisades. Here is an opportunity to build a dream estate with Park-Like grounds in arguably one of the best locations in Los Angeles. With a large lot size of nearly 26,000 square feet and a street frontage of approx. 130 ft the design possibilities are close to endless.

MLS#19-464594  
Santiago Arana  
THE AGENCY

310-926-9808

www.TheAgencyRE.com

**NEW**

<b>1779 CHASTAIN PKW</b>	Open	11-2
<b>\$4,900,000</b>	5+6	MEDITERRANEAN

Designed by architect Doug Burdge, custom Mediterranean home has 5 bedrooms, 5.5 baths, 5,100 sq ft., 21,000 sq ft lot, rock pool, spa, built-in Viking bbq. Yard is expansive & has ocean views

Anthony Marguleas

(310) 663-4606

AMALFI ESTATES

**NEW**

<b>1061 WILL ROGERS STATE PARK RD</b>	Open	11-2
<b>\$7,900,000</b>	5+6	OTHER



**DEVELOPMENT OPPORTUNITY IN PRIME PALISADES**

BUILD YOUR DREAM HOME on this expansive 1.4 acre lot. READY TO BUILD & PERMIT PAID for this Luxurious 18,000+/-sqft Estate Designed by renowned Architect Labyrinth. One of the last undeveloped equestrian-zoned land with panoramic canyon and Pacific Ocean views. Perched on a private hill and nestled in a quiet neighborhood surrounded by Will Rogers Park, with it's unique history, equestrian facilities and endless trails. The property comprise 2 separate deeded lots. SHOVEL READY.

MLS#19-463344  
Mailiez + Rivers  
SOTHEY'S BRENTWOOD

310-279-7527

**NEW**

<b>1321 PIEDRA MORADA DR</b>	Lunch	11-2
<b>\$4,464,000</b>	6+6.5	2sty-TRADITIONAL



**BEAUTIFUL LARGE ESTATE-HOME WITH VIEWS**

\* OPPORTUNITY KNOCKS \* Excellent VALUE - premier VIEW-street Location - LARGE estate-home w/great VIEWS - 6 + 6.5 + Library/Office - and - huge Family Room. Panoramic Cyn.Mtn. VIEWS, private pool/spa + Rec. Center w/tennis - AND - access to the gated Highlands Park w/"off-leash" dog hours - only minutes to the beach, hiking & mountain biking, restaurants and the "new" Palisades village.

MLS#19-454952  
John & Sharon + Craig  
COLDWELL BANKER

(310) 573-7737

www.1321PiedraMorada.com

**NEW**

OPEN HOUSE STATUS

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

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

TUESDAY



<b>17062 BOLLINGER DR</b>	Refresh.	11-2	<b>NEW</b>
<b>\$3,995,000</b>	5+5	2sty-CONTEMPORARY	




**CUSTOMIZED CONTEMPORARY CRAFTSMAN HOME IN MARQUEZ KNOLLS**

Home in Marquez Knolls of the Pacific Palisades. 5 bed & 5 bath, large game room upstairs, 1 bed & 1 1/2 bath on main floor. This meticulous and tasteful home has high ceilings, bright windows & beautiful woodwork. High quality wood-floors, craftsmanship throughout this one of a kind home. Enormous Master Suite with opulent spa bath, large walk-in closet, & quality built ins. Gourmet kitchen, new stainless appliances, private patio. Near award winning school, neighborhood, & shopping center.

Clifford Rowe 3108809185  
CAPPUCCINO CART

Compass

<b>18105 WAKECREST DR</b>	Open	11-2	<b>NEW</b>
<b>\$2,595,000</b>	3+2		



**SUNSET MESA PARADISE**

Updated Sunset Mesa home with easy living floor plan creating indoor/outdoor flow. Sweeping views of coastline from queens necklace to Catalina. Private, lush, large 8k lot. Ocean and mountain views with multiple inviting outdoor seating and entertainment areas including a saltwater pool, mature fruit trees, fountain, fireplace, bbq, and bar. A true oasis. Come get zen.

A Mollica & J Respondek 310 499 3048  
SOTHEBY'S

Also Open Sunday 5/19 2-5pm

<b>650 RESOLANO DR</b>	Lunch	11-2	<b>NEW</b>
<b>\$3,150,000</b>	4+3	3sty-ARCHITECTURAL	



**SPECTACULAR VIEWS PASEO MIRAMAR**

Come to Lunch and enjoy panoramic ocean views from balconies of unique updated gated home. Open Kitchen/ Dining/Living with "wall of windows" for indoor/outdoor living at its best. At top is Master Retreat with 180 degree rotunda Sitting/Media Room, Spacious Master Bedroom, Bath. Beautifully scraped Maple floors downstairs, carpet upstairs. Kitchen features Miele appliances, Breakfast Bar. Built by architect/engineer, JJ Sharpiro whose homes endure while captivating best views in the Palisades!

MLS#19-463496  
Susan Wales (310) 428-9155  
PALISADES REALTY

Blt-Ins,Cbl,Cing Fan,Dshwshr,Dryer,Other

<b>1047 GALLOWAY ST</b>	Open	11-2	<b>red</b>
<b>\$2,450,000</b>	3+1	SPANISH	



**BUYER SAYS BRING OFFERS SHE HAS FOUND ANOTHER**

This charming Spanish is located on a beautiful tree lined street in the popular Village area of the Alphabet Streets. Take a short stroll to the village and Caruso project for special restaurants, movies, shopping or just a latte. This lovely split level home has three bedrooms and little den... ready to be expanded or used just as it is. Spectacular flowers and patio!

MLS#19-418788  
Paula Ross Jones 3104593592  
SOTHEBY'S INTL RLTY

<b>16738 BOLLINGER DR</b>	Open	11-2	<b>NEW</b>
<b>\$2,995,000</b>	4+4	2sty-TRADITIONAL	




**BEAUTIFUL TRADITIONAL HOME**

Move right into this award-winning designer's home, graced with quality touches throughout. Large foyer opens to a wonderful living room with vaulted ceilings, beautiful hardwood floors and an open staircase. Kitchen with built-in table is open to lovely family room with tall ceilings, built-ins and French doors to yard. Beautiful master bedroom with vaulted ceilings, balcony and spa-like bath with double sinks and Waterworks fixtures. Completely private backyard. Great location, close to all.

MLS#19-464458  
Lexie Brew Liz Keenan 310.804.9081  
COMPASS

www.16738Bollinger.com

<b>15025 ALTATA DR</b>	Open	11-2	<b>rev</b>
<b>\$12,395,000</b>	6+7	TRADITIONAL	



**EAST COAST TRADITIONAL**

Rarely does a property of such presence and privacy become available for sale. An authentic East Coast Traditional situated on a 13,557 sqft lot that offers grace and sophistication on one of the most coveted streets of Pacific Palisades. This estate is ideally located in the Huntington, minutes from the Palisades Village. This home embodies true California Coastal lifestyle.

MLS#19-460150  
Marco Rufo 310-488-6914  
BHHS

15025Altata.com

<b>570 ERSKINE DR</b>	Open	11-2	<b>NEW</b>
<b>\$2,729,000</b>	3+3	2sty-MID-CENTURY	



**REMODELED MID-CENTURY MODERN ON EL MEDIO BLUFF**

Stunningly remodeled Mid-Century Modern in the El Medio Bluffs area with views of Temescal Canyon, floor to ceiling windows along with vaulted ceilings allowing for natural light throughout. This 3 bed 2.5 bath features 2,100 SF with a 400 SF converted garage as bonus space. Remodel updates include new kitchen with Wolf appliances, white oak floors, new lighting throughout and incredible design, feeling and ambiance. A truly remarkable architectural within walking distance of Palisades Village.

Ryan + Trevor 310.729.6852  
COMPASS | MWH

www.mywestsidehome.com

<b>1458 BIENVENEDA AVE</b>	Open	11-2	<b>rev</b>
<b>\$9,125,000</b>	6+8		



**EXCLUSIVE GUARD GATED RIDGEVIEW ESTATES!**

Exclusive guard gated Ridgeview Estates, lays a grand estate reminiscent of a Georgian manor. Nearly 2 acres w/ oversized tennis court, relaxing pool area, built in firepit & bbq, all looking upon an expansive grassy yard & SM mtn backdrop, an entertainer's delight. W/ 6 beds & 8 baths, this 3 level masterpiece provides a retreat. Large dining rm, generous living & adjoining family rms leading out to yard. 2nd floor has 4 en suite beds

MLS#19-460236  
Anthony Marguleas (310) 922-4241  
AMALFI ESTATES

www.1458bienvenida.com

<b>860 JACON WAY</b>	Lunch	11-2	<b>NEW</b>
<b>\$2,600,000</b>	3+2	1sty-MID-CENTURY	



**INCREDIBLE OCEAN VIEWS IN THE PALISADES**

23,595 square foot ocean-view lot with no neighbor behind, perched up on a great street in the Palisades. This one-of-a-kind property is on the market for the first time in many years. Ocean views from almost all rooms, patio, pool, & private hiking trails w/ lookout points on property. Home has been well-maintained & has open kitchen into dining area, fireplace in living room, multiple patios & 2-car garage. Perfect opportunity to keep the traditional floor plan or build your dream home.

MLS#19-461054  
Alison Betts 323-309-3976  
DOUGLAS ELLIMAN

Blt-Ins,Grbg Disp,Hood Fan,Rng/Ovn

<b>1765 CHASTAIN PARKWAY EAST</b>	Open	11-2	<b>rev</b>
<b>\$4,795,000</b>	5+6	SPANISH	




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

First time ever on market! Custom built Mediterranean Ocean view 5 bedroom, 6 bath home built with the highest standards. Beautiful hand hewn solid walnut floors and doors, four fireplaces, custom tile and cabinet work. Fantastic kitchen. Ocean view master with balcony and steam shower. Three additional spacious bedrooms all with baths plus a guest suite with its own sitting room. On a huge 31,000 square foot lot. Best value in the Palisades.

MLS#18-412612  
Susan Armenti 310-292-0740  
HOLMBY PARK REALTY



<b>16763 LIVORNO DR</b>		Open	11-2
<b>\$2,649,000</b>	3+3	TRADITIONAL	



**LIGHT AND BRIGHT HOME!**

Light and bright Mediterranean style Marquez knolls home, with nice palm in front. This 3 bed (one with a cool loft area), 2.5 bath 2,798 sq ft home has beautiful corner window in living room and recently remodeled kitchen. Just a few blocks from Marquez elementary school, restaurants, and market and a 5 minute drive to the new Palisades Village.

**MLS#19-456204**  
**Anthony Marguleas** (310) 633-4925  
**AMALFI ESTATES**

www.16763Livorno.com

**15 Pacific Palisades** Condo / Co-op

<b>1538 MICHAEL LN</b>		Refresh.	11-2
<b>\$1,310,000</b>	3+3	2sty-OTHER	



**DELIGHTFUL, BRIGHT AND CHEERY**

Desirable Floor Plan at Michael Lane Villas. Expansive private oasis like patio ideal for indoor-outdoor living. Spacious living room and ample dining room with lofty ceilings, plantation shutters, recessed lighting, fireplace and sliding glass doors onto patio. Wood floors throughout, newer bathrooms and huge skylight brighten the home. Master suite has two walk-in closets, fireplace, beautifully done bathroom with make-up room and cozy balcony perfect for lounging. Private two car garage.

**MLS#19-453820**  
**Betsy Walton** 310-463-2211  
**SOTHEY'S REALTY**

Dshwshr,Dryer,Fridg,Wshr

**16 Mid Los Angeles** Single Family

<b>4941 W 21ST ST</b>		Open	11-2
<b>\$1,195,000</b>	4+3	1sty-SPANISH	




**MID- CITY HEIGHTS SPANISH WITH LEGAL GUEST UNIT**

Amazing opportunity in the Red-Hot Mid-City Heights area of LA. This stunning, fully remodeled 3 bed/2 bath Spanish character home AND legal studio Guest House with full bath and kitchen is centrally located to Downtown, Culver City and Westside communities. Sited on a promontory, the turnkey, impeccably landscaped main house is filled w/ 1920s charm from the tile roof, arched doorways & ceilings, decorative mantle, and picture windows to the quaint front porch.

**Robert Grandinetti** 3104976365  
**COMPASS**

<b>5153 W REDONDO CT</b>		Open	11-2
<b>\$1,099,000</b>	3+3	MODERN	



**FINAL 2 HOMES NOW SELLING AT MID CITY 11! ACT NOW!**

Brand new Architectural SFRs w/entertainer's layout feat wood floors throughout, abundant natural light, kitchen w/ center island, SS appliances, custom cabinets, dining area, & large outdoor patio. Upstairs find 2BD, 1BA, laundry room, & storage. Private, spacious Master Suite on own level w/2 WIC, dual sink vanity, rainfall shower w/built-in bench & private patio! Private 2-car attached garage w/direct entry, car charger ready & multi-zone HVAC systems. USE 1815 S REDONDO BLVD FOR NEW ADDRESS.

**MLS#19-459874**  
**Grant Linscott** 323-487-9222  
**KELLER WILLIAMS REAL**

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

**18 Hancock Park-Wilshire** Single Family

<b>257 S WILTON PL</b>		Open	11-2
<b>\$2,399,000</b>	4+4	2sty-CRAFTSMAN	



**PRISTINE HISTORIC CRAFTSMAN HOME**

Must see. Incredible Craftsman home in well-known historic area. Too much detail to describe. Original woodwork throughout, beautiful leaded glass windows, pocket doors, redone kitchen and baths located on a 10,200 square foot lot with lush landscaping. Living room, dining room, breakfast room, kitchen, den laundry room and bath on first floor. All bedrooms up. Huge cabinet storage spaces and closets. Ideal for your client that truly desires an authentic Craftsman home, this is it!!

**MLS#19-464830**  
**Bruce Walker** 310-623-8722  
**RODEO REALTY - BH**

www.257SouthWiltonPl.com

<b>722 S CITRUS AVE</b>		Lunch	11-2
<b>\$2,079,000</b>	3+2	2sty-MEDITERRANEAN	



**MINI ESTATE IN SYCAMORE SQUARE**

This amazing two-story Mediterranean Revival home, tucked away behind hedges, is the ultimate city dweller's oasis offering unrivaled privacy. Gracious living room with impressive beamed ceilings and a soaring fireplace. Majestic backyard with an oversized deck, resort-like grounds including a wisteria-covered pergola with fireplace, barbecue center and multiple seating areas perfect for al-fresco dining. Wonderful residence, perfect for entertaining.

**MLS#19-464600**  
**Michele Lipkin** 323-828-2778  
**WISH SOTHEY'S**

MicheleLipkin.com

<b>642 N GOWER ST</b>		Open	11-2
<b>\$1,499,000</b>	3+3	CALIFORNIA BUNGALOW	




**A SUPER CHIC PRIVATE AND GATED CALIFORNIA BUNGALOW**

Located in Larchmont/Melrose area and walking distance to new restaurants. Gracious open kitchen with top-of-the-line stainless steel appliances and generous amounts of counter space. 3 beds, including a master suite w/ fireplace and double walk-in closets. 2 Baths w/ high end fixtures. The house displays dual pane windows and overhead skylights throughout along with a dining room that opens up to the backyard porch. Detached garage w/ bonus space and bathroom. A gracious place to call home!

**Jackie Smith** 2134947736  
**COMPASS**

<b>441 N MANSFIELD AVE</b>		Open	11-2
<b>\$3,795,000</b>	5+7	2sty-CONTEMPORARY	



**CONTEMPORARY SPANISH HOME READY TO WELCOME ITS NEW OWNERS**

Magnificently remodeled & located on one of the most desirable streets in Hancock Park. Beautiful LR with high beamed ceilings, seamlessly flowing into grand DR & chef's kitchen, w/ huge center island & top of the line appliances. Step down into a family room with French doors opening up to a private, lovely patio & garage/outdoor cabana. Front office/library, delightful den off the kitchen & powder room. 5 BR/5.5 BA, including master suite. Home is wired for security cameras and sound system.

**MLS#19-436440**  
**L. Brenner / N. Hartman** 323-860-4245  
**COLDWELL BANKER HP**

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

<b>236 S LARCHMONT BLVD</b>		Open	11-2
<b>\$2,379,000</b>	3+4	1sty-COUNTRY ENGLISH	



**LOCATION! LOCATION! LOCATION!**

This charming home, elegantly appointed, combines classic elements with modern style. Located on a quiet block a short distance from Larchmont Village with its Sunday Farmers' Market and sweet cafes. Beautifully updated and meticulously maintained, three bedroom, 2 full + 2 half baths house includes stylish kitchen and a lovely den facing green backyard. Enjoy romantic evenings near fire pit or host movie nights in the converted rec room.

**MLS#19-459790**  
**Loveland Carr Properties** (323) 460-7606  
**COLDWELL BANKER HP**

www.236SLarchmont.com



**NEW & Improved Reports!**

**VESTA PLUS™** Features Now Available on The MLS™

POWERED BY THE MLS™

TUESDAY



<b>635 N JUNE ST</b>	Open	11-2	<b>rev</b>
<b>\$2,299,000</b>	3+2.5	2sty-TRADITIONAL	




**BEST DEAL IN HANCOCK PARK PROPER!!**

Gorgeous Traditional in Hancock Park Proper. 3-4 bed / 2.5 baths. Center hall floor plan, sleek kitchen, formal Living & Dining rooms, huge den, 2 bonus rooms. Master bedroom with luxury bath & tremendous walk-in closet with vanity. Hardwood floors, fresh paint inside and out! Lush yard, A/C, 2 car garage, HPOZ.

**MLS#18-405818**  
Lisa Hutchins 323-460-7626  
COLDWELL BANKER RES.

www.635June.com

<b>935 S BURNSIDE AVE</b>	Open	11-2	<b>rev</b>
<b>\$3,550,000</b>	4+6	2sty-CONTEMPORARY	



**NAPA CONTEMPORARY IN MIRACLE MILE**

Napa Contemporary home on a large lot, situated on a historic street lined w/beautiful old-growth trees. Featuring timeless designer finishes & the highest level of craftsmanship, this sun-filled open floor plan w/a grand entry foyer has abundant windows & glass doors which blend the indoor space w/ the lush outdoor landscape. Gourmet kitchen w/Thermador six burner double-oven w/griddle, Italian Carrera Marble countertops & elegant cabinetry w/an eat-in bar. 4 bedrooms incl. an expansive master.

**MLS#19-431102**  
Tom Scrocco/Sean C. 310-890-2220  
DOUGLAS ELLIMAN

935Burnside.com

<b>634 N LAS PALMAS AVE</b>	Open	11-2	<b>rev</b>
<b>\$1,659,000</b>	3+2	1sty-SPANISH	



**CREATE A GEM**

This sweet, elegant home is a step back in time. A well located, original architectural looking for Your tender loving care, so bring your own restorative powers and create a GEM!

**MLS#19-459814**  
Loveland Carr Properties 323-460-7606  
COLDWELL BANKER HP

www.634NLasPalmas.com

<b>525 N STANLEY AVE</b>	Open	11-2	<b>rev</b>
<b>\$2,188,500</b>	3+4	1sty-SPANISH	



**STUNNING SPANISH REMODEL**  
**WWW.525STANLEY.COM**

Spectacular authentic Spanish redesign features exceptional use of space completely restored & modernized w/ original character details, indoor-outdoor transitional entertainer's floor plan, all new doors & windows, gorgeous blending of designer materials, a real gem. This 3 bed, 4 bath home PLUS guest house-cabana is beautifully appointed w/ the highest quality of design sophistication expected for today's CA lifestyle. Walled & gated, stunning patios & gardens, private grassy rear yard oasis.

**MLS#19-461684**  
Rande Gray 310.614.2839  
KELLER WILLIAMS HH

www.OmegaGroup.LA

## 19 Beverly Center-Miracle Mile *Single Family*

<b>322 N KINGS RD</b>	Open	11-2	<b>NEW</b>
<b>\$3,885,500</b>	5+6	2sty-CONTEMPORARY	



**STUNNING MODERN DESIGN**  
**WWW.322KINGS.COM**

Exceptional cutting edge MODERN design in prime Beverly Grove location. Expansive open plan with over 4000 sq ft of stunning designer finishes and attention to detail, this home features a custom kitchen with state-of-the-art appliances, 5 spacious bedrooms, 6 designer bathrooms, private bedroom balconies, gorgeous large swimmer's pool and all the amenities and smart home systems expected by today's lifestyle buyer. Private entertainer's backyard is complete with huge deck, pool and spa.

**MLS#19-445430**  
Grant Linscott 323-487-9222  
KELLER WILLIAMS REAL

www.OmegaGroup.LA

<b>5156 W REDONDO CT</b>	Open	11-2	<b>rev</b>
<b>\$919,000</b>	3+3	ARCHITECTURAL	



**FINAL HOMES AT MID CITY 11 - NEW HOMES UNDER \$1M WITH VIEWS!**

BUYER DIDN'T PERFORM! NEW Architectural SFRs w/ entertainer's layout, wood floors throughout, abundant natural light, kitchen w/center island, SS appliances, custom cabinets, dining area, & large outdoor patio. Upstairs find 2BD, 1BA, laundry room, & storage. Private, spacious Master Suite on own level w/2 WIC, dual sink vanity, rainfall shower w/built-in bench & private patio! Private 2-car attached garage w/direct entry & multi-zone HVAC system. USE 1815 S REDONDO BLVD FOR NEW ADDRESS.

**MLS#19-445430**  
Grant Linscott 323-487-9222  
KELLER WILLIAMS REAL

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

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

<b>638 N SIERRA BONITA AVE</b>	Open	11-2	<b>NEW</b>
<b>\$2,488,888</b>	5+5	OTHER	



**NEWLY CONSTRUCTED MODERN FARMHOUSE**

Exquisite property with meticulous attention to details. Light and bright open living spaces, hardwood floors, skylights and recessed lighting throughout. Gourmet kitchen with Jenn-Air stainless steel appliances, large center island and custom cabinetry. Intimate built-in breakfast area and open dining room with wet bar. Functional floor plan with 5 bedrooms and 4.5 baths. Enjoy the inviting backyard that features a stylish and generous sized covered patio, creating a picture-perfect setting.

**MLS#19-464348**  
Arvin Haddadzadeh  
COMPASS

Blt-Ins, Other

<b>128 N SWALL DR, UNIT 201</b>	Open	11-2	<b>NEW</b>
<b>\$1,249,500</b>	2+2.5		



**NEW + OPEN TUE**

Luxury at its finest: Remodeled front-facing unit at Le Chambord. No expense spared. Spacious floor plan, grand entry, formal dining, large entertaining areas, private balcony. Living room with fireplace. Chef's kitchen with newer SS appliances & plenty of space. Master suite with spa-like bathroom & closets. Control4, new A/C unit, in-unit laundry. Building has pool, spa, party room, gym, EQ, storage, side-by-side parking, guest parking. Near Robertson, Bristol Farms, Cedars-Sinai & Beverly.

**MLS#19-464348**  
Art Carlin 818.618.2296  
WISH SOTHEBYS REALTY

BEVERLY CENTER

<b>1434 S SYCAMORE AVE</b>	Open	11-2	<b>NEW</b>
<b>\$999,000</b>	3+3	MODERN	




**4 NEW HOMES WITH PRIVATE ROOF DECKS + VIEWS!**

NEW architectural SFRs w/views & no common walls. Feat sophisticated designer touches, high ceilings & walls of glass w/abundant natural light. Cook's kitchen w/high-end SS appliances, custom cabinets & eat-in bar that opens to living room, dining & private patio. 2 generous en-suite BD incl the master w/2 closets & private bath. Huge roof deck w/ gas BBQ connection & dazzling views. Separate mudroom/ office at entry. Gated & secure w/89 walk score! Convenient to DTLA, Hollywood, the beach.

**MLS#19-449202**  
Grant Linscott 323-487-9222  
KELLER WILLIAMS REAL

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

<b>100 S DOHENY DR #905</b>	Open	11-2	<b>NEW</b>
<b>\$870,000</b>	2+2		



**VIEWS, VIEWS, VIEWS.** After a decade of waiting a corner 2 bedroom + 2 Bath unit at 100 S Doheny is now available for sale. Breathtaking panoramic views from down town La, mountain and city views of Hollywood, Beverly Hills and Century city. Watch the most spectacular Sunrise & Sunsets from this extremely bright & sunny unit.. A prestige full service building with a resort style pool, Tennis Court, Gym, Rec Room, Conference room, Concierge, 24 Security and updated Gorgeous lobby.

**MLS#19-457856**  
Minoo Borookhim 310-435-9476  
NELSON SHELTON REAL

Pool and Tennis court



## 19 Beverly Center-Miracle Mile

Income

<b>1080 S HAYWORTH AVE</b>	Open	11-1
<b>\$1,900,000</b>	Duplex	2sty-SPANISH

**NEW**

**GORGEOUS SPANISH REVIVAL 1927 DUPLEX**

This is a gorgeous Spanish Revival 1927 duplex located on a quiet tree lined street in Carthay Square's HPOZ. Each unit is 3 bd / 2 ba and boasts over 2000 sqft each which is larger than most homes! Both units are spacious, bright and loaded with charm. Some features include: original oak hardwood floors, gracious living rooms with fireplaces, formal dining rooms, breakfast eating area & remodeled kitchens. Upper Owner's Unit will be delivered vacant. You will want to see this beauty in person!

**Laura Anderson** 323-646-6569  
**KW LARCHMONT**

[www.1080sHayworthAve.com](http://www.1080sHayworthAve.com)

## 21 Silver Lake - Echo Park

Single Family

<b>2746 AUBURN ST</b>	Open	11-2
<b>\$1,295,000</b>	3+2.5	3sty-MODERN

**NEW**

**MINUTES FROM IVANHOE ELEMENTARY!**

This modern 3 bedroom, 2.5 bathroom masterpiece was designed by award-winning Ana Henton & Gregory K Williams of Silver Lake's Mass Architecture. Featuring an open floor plan with floor to ceiling windows, panoramic hillside & city views, expansive living room, dining and den areas, radiant heating in the floors, solar panels and energy efficient appliances. Master bedroom with high ceilings, walk-in closet, separate tub and shower. High end finishes, stained concrete & bamboo floors throughout.

**Carrie Berkman Lewis** 310.435.5714  
**DOUGLAS ELLIMAN**

[www.2746Auburn.com](http://www.2746Auburn.com)

## 22 Los Feliz

Single Family

<b>2653 N VERMONT AVE</b>	Lunch	11-2
<b>\$4,575,000</b>	4+5	RANCH

**NEW**

**LOS FELIZ CALIFORNIA RANCH ESTATE**

Los Feliz compound bordering Griffith Park on an oversized 3/4 acre lot. This beautiful contemporary single story home boasts 4 bedrooms and 4.5 baths with two generous great rooms. The home features oversized eat-in Chef's kitchen, formal Dining room, Library with custom built-ins, generously sized custom loft/guest house with full bath (currently being counted as 4th bedroom). The home includes a custom built sparkling pool and waterfall, spa, fire pit, BBQ, and motor court. Fully gated.

**MLS#19-463180**  
**Stefani Schmacker 'Stolp** 3107336551  
**DOUGLAS ELLIMAN OF C**

Dshwshr,Hood Fan,Rng/Ovn,Fridg

<b>1900 N SERRANO AVE</b>	Lunch	11-2
<b>\$2,450,000</b>	4+4	SPANISH

**NEW**

**SERENELY SEQUESTERED LOS FELIZ SPANISH**

Surrounded by towering hedges, is this 1920's Spanish. The generous living room and oversized family room feature arched doorways, soaring ceilings, and stunning Palladian windows. An updated top-of-the-line eat-in kitchen opens to the formal dining room w/French doors that offers access to a covered patio & pool/spa. Master suite with spa bath and large walk-in closet and 2 family bedrooms, and a new bathroom complete the main home. Need more? Try the cute guest apartment over the 2 car garage.

**MLS#19-464000**  
**Bryant \ Reichling** 323-854-1780  
**COMPASS**

[www.1900serrano.com](http://www.1900serrano.com)

<b>2745 GLENDOWER AVE</b>	Open	11-2
<b>\$1,869,000</b>	+939000	4+4 SPANISH

**red**

**REDUCED! BEST PRICED VIEW HOME IN LOS FELIZ!**

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

**MLS#19-422576**  
**Carter + Orland Estates**  
**KELLER WILLIAMS REAL**

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

<b>2405 GLENDOWER AVE</b>	Open	11-2
<b>\$18,895,000</b>	6+7	TUDOR

**rev**

**THE HISTORIC GLENDOWER ESTATE**

Unequivocally one of the most important estates in Los Feliz, this grand mansion provides exceptional privacy, lush gardens, and boundless City & Ocean views. Rich with history, the stately Tudor Revival was completed in 1926, and has famously hosted Hollywood's glitterati ever since. It was also the Russian Consulate from 1935 to 1951 and was witness to diplomatic events encompassing a global scale.

**MLS#19-457838**  
**Carter + Orland Estates**  
**KELLER WILLIAMS REAL**

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

## 28 Culver City

Single Family

<b>11151 LINDBLADE ST</b>	Lunch	11-2
<b>\$1,459,000</b>	3+3	1sty-TRADITIONAL

**NEW**

**VETS PARK SPACIOUS 3 BEDROOM PLUS BONUS**

Well located and loving home with 3 large bedrooms plus a bonus room w high ceiling and 1/4 bath. Refurbished wood floors, living room fireplace and a dining area facing a private outdoor patio. Large eat-in Kitchen w/ brand new counter top. Walk to Vets Park, Coffee, Restaurants and more!

**JANET JUNG** 3107204165  
**REMAX EST.PROPERTIES**

<b>11465 CULVER PARK DR</b>	Open	11-2
<b>\$990,000</b>	3+1	1sty-TRADITIONAL

**NEW**

**ORIGINAL SUNKIST PARK CHARM - ON TREE-LINED STREET**

Perfect opportunity for your builders or 1st time buyers wanting a fixer to make their own. Hardwood Floors, updated bath, needs new kitchen & roof. Beautiful private landscaped backyard with Trex deck & trellis overhang, perfect for dining & entertaining. Fabulous location minutes to Silicon Beach, Playa Vista, Shopping, Restaurants, Entertainment, Ballona Creek Bike Path to Beach, Culver City services & School District, 3 blocks to El Marino Language School. Property is being sold "As-Is."

**Renate Lichter** 310-990-5520  
**RE/MAX ESTATE PROP.**

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**MLS**  
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MAKING THE MARKET WORK™

TUESDAY



TUESDAY

28 Culver City Income

3912 TILDEN AVE

Open 11-2

\$2,495,000

NEW

2 HOMES ON ONE LOT IN PRIME CULVER CITY!

4 bedroom, 5 bath, 3222 sq. ft. completely renovated main home with an expansive 3 bedroom, 3 bath, 1266 sq. ft. front guest house. Tastefully designed, both homes are artfully crafted, passing all of Culver City's stringent electrical, plumbing, mechanical and building inspections. Each house has its own fireplace, own 2-car garage, and each enjoys the comforts of new central air conditioning.

MLS#19-461694

Ron Wynn 818-618-3382

COLDWELL BANKER RESI

30 Hollywood Hills East Single Family

2507 CRESTON DR

Open 11-2

\$1,599,000

NEW

STUNNING IN THE HOLLYWOOD HILLS

Welcome to this truly wonderful Hollywood Dell Mid-Century Modern home. 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 revealing the ocean on a clear day, a 50ft deck to entertain your most special guests, an in-ground jacuzzi & fire pit and direct access garage, done and ready to move in! All a stones throw away from Hollywood and all of its wonderful offerings.

Julie Mollo 323-459-2789

COMPASS

Fridge,Dshwshr,Dryer,Frzr,Grbg Disp,

2485 N GOWER ST

Open 11-2

\$1,599,000

red

HUGE PRICE REDUCTION OF \$200,000. SELLER MOTIVATED.

Beachwood Canyon, contemporary home with all the upgrade of today's construction standards. Mature trees, landscaped yard, private and quiet. 1st floor with one bedroom and one bath, walk-in closet and a separate office. 2nd floor opens to a large living room with bay window revealing the canyon. Formal dining room, new kitchen. Master bedroom with en-suite bath and two additional bedrooms. House was completely remodeled with new plumbing, electricity, windows, bathrooms, kitchen, sewer line.

MLS#19-451278

Christophe Collet 310-739-2466

COLDWELL BANKER

Dshwshr,Dryer,Frzr,Grbg Disp,Hood Fan

34 Los Angeles Southwest Single Family

1457 W 35TH ST

Open 11-2 HIP!

\$585,000

red

JEFFERSON PARK CRAFTSMAN-STYLE BUNGALOW!

This 2BD/1BA 1,232 sq.ft. Jefferson Park bungalow with bonus room offers a mix of Craftsman charm with modern updates. This home has a bright, open concept living/dining area, and updated kitchen with stainless steel appliances. The R2 zoning offers you the potential to expand and build. Conveniently located near shopping and freeways.

MLS#19-438208

Tiffany Peterson 213-344-7654

L.A. LUXE GROUP | KW

www.JeffersonParkBungalow.com

62 Encino Single Family

16935 STRAWBERRY DR

Open 11-2

\$1,500,000

rev

TRADITIONAL UPGRADED ENCINO HILLS HOME!

Traditional upgraded home on a quiet cul-de-sac in Encino Hills. Updated home w/ LED lighting, Eco bee smart-thermostat upstairs & down, Lutron Caseta smart lighting, eat-in kitchen w/granite counters, Samsung gas range in kitchen to complement premium GE Monogram appliances, farm sink, custom cabinetry & slate floors & backsplash flows to the Great Room w/vaulted wood-beam ceiling, 2-story fireplace, hardwood flooring and walls of glass doors w/ backyard views. Private grassy backyard

MLS#19-458478

Anthony Marguleas (818) 624-8661

AMALFI ESTATES

www.16935strawberry.com

72 Sherman Oaks Single Family

3667 DIXIE CANYON AVE

Lunch 11-2

\$3,788,000

NEW

JOIN US FOR TACO TUESDAY!

This home blends seamlessly into its surrounding natural environment & affords the comfortable coexistence of indoor & outdoor living. Upon entering this 5 bed, 4.5 bath home, you are embraced by natural light. Equipped with state of the art lighting controls, surround sound system & a 120ft drop down screen for entertainment, this home is full of surprises. The kitchen, adorned with a top of the line modernist collection, makes it a haven for entertaining.

SMITH & BERG | TORRES 310.500.3931

COMPASS

3667dixie.com

3811 VENTURA CANYON AVE

Lunch 11-2

\$1,699,000

NEW

TOTAL SERENITY IN THE HEART OF THE CITY

Gated and up private drive, the mature trees, luxurious gardens, pool, creates a serene tranquil setting. The possibilities are endless to make this house your own. This charming 5 bedroom home includes a "Great Room," with living and dining areas that opens to a huge spacious family room. The property features a large kitchen, wood floors, and fireplaces in the living room, family room, and master bedroom. Dixie Canyon Elementary and close proximity to all Ventura Blvd.

Brenda Catalano 310-614-6659

COLDWELL BANKER BHN

www.3811venturacanyon.com

13463 RAND DR

Open 11-2

\$1,599,000

NEW

GORGEOUS SPANISH GETAWAY

Welcome to this beautiful Spanish home conveniently located just south of Ventura Blvd. The 5 bed 3 bath utilizes all 2,557 sq ft to perfectly flow from living space to entertaining. Stunning views of tree tops surrounded by lush gardens that sprawl on the generous 6,931 lot. A private walkway through the garden greets you to an outdoor patio secluded and tucked away to offer a getaway from the hustle and bustle of city living.

Marc Noah 310.968.9212

SOTHEBY'S BH

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73 Studio City

Single Family

12165 IREDELL ST

Refresh. 11-2

\$5,795,000

6+4.5 SEE REMARKS

NEW

ELEGANT TUSCAN VILLA

Majestic CA Oak trees lead to .87A of spectacular pk-like grnds. Gated stone crtyard and ntry. Expansive sun-filled Public rms. Gourmet Kitch. Gracious FD. FR w/Cathedral ceilings. Walls of Frnch Drs. overlook beautiful views. Luxurious Master Retreat w/sitting area and FP. Romantic Al Fresco dining patios, winding pebble pathways leading to Rose, Lilac & Meditation Gardens ,lush grassy areas and fruit trees. Privacy, Tranquility and Stunning Beauty in the Heart of Prestigious Fryman Estates.

Elizabeth Summers

310-496-9739

COLDWELL BANKER RB

Coffee Cart/Mendocino Farms

3724 AVENIDA DEL SOL

Refresh. 11-2

\$1,699,000

3+4 ARCHITECTURAL

NEW

STUNNING STUDIO CITY VIEW HOME W. STONE FLOORS, HI CEILINGS

Stunning Architectural home offered at a below market \$457./ Sq. ft. price. Comparable recent sales have been \$500. /sq. ft. The home has impeccably detailed stone floors gracing the entire main floor. Four large windows frame wooded views of the 24,000.s.f.lot from the Living Rm w its glimmering fireplace. Master bedroom w fireplace. The upstairs bedroom has fireplace & its own deck. On lowest level is a large T.V. Theater room or recording studio w.control room, large storeroom & sep. exit.

MLS#19-454332

310 259 4056

Lynne Paxton

COMPASS

Cent Vac,Dshwshr,Frfr,Fridg, 2Zone HVAC

11217 SUNSHINE TER

Lunch 11-2

\$1,548,000

3+3 SPANISH

red

REDUCED STUNNING ENTERTAINER'S HOME SOUTH OF THE BLVD JEWEL!

Modest from the street, but WOW factor as you enter, w/ many modern & contemporary surprises. Nearly 3,000 sq ft of living space in an private setting! 3 bdrm, 3 bath + library/study. Open floor plan w/a huge, DRAMATIC step down living w/fireplace, soaring volume ceilings. High-end gourmet kitchen. Refurbished Blonde Maple hdwd floors throughout the main living area & all bdrms. Master bdrm features its own en-suite bath & private balcony. Bountiful light & skylights throughout.

MLS#19-443532

3234286398

Nicole C Nash

RODEO REALTY

www.11217Sunshine.com

75 Valley Village

Single Family

5501 MORELLA AVE

Lunch 11-2

\$1,195,000

3+3 TRADITIONAL

NEW

EXQUISITELY REMODELED AND UPDATED

It's a beautiful day in the neighborhood! This tree lined traditional, 3-bedroom, 3-bath residence has been has been meticulously remodeled from top to bottom with notes of style and elegance. Recent upgrades include refinished oak hardwood floors throughout, an incredible open dining room, completely re-done open concept chef's kitchen with designer lighting fixtures, quartz countertops, a custom backslash, brand-new Kitchen-Aid black stainless steel appliances and new custom Shaker cabinets.

MLS#19-464628

323-547-8900

Yawar Charlie

COMPASS

Huge Yard, Large Closets, Updated Baths

80 Burbank

Condo / Co-op

1901 PEYTON AVE, UNIT A

Lunch 11-2

\$399,000

0+0

NEW

NO PHOTO AVAILABLE

Remodeled 2BR+1BA upper unit with open floor plan. Living room with tiled fireplace leads to den, perfect for home office. Stylish granite kitchen has SS appliances+back splash. Charming dining area comes with custom built seating banquet and table. Full bath has contemporary updates, including a marble floor+concrete sink top. Mostly hardwood floors throughout. Laundry area in unit comes with washer+dryer. Courtyard complex has lots of greenery+rolling lawns, including a pool with patio area.

84 La Canada Flintridge

Single Family

4433 GOULD AVE

Refresh. 11-2

\$5,299,000

6500000 5+9 2sty-MEDITERRANEAN

red

REDUCED PRICE ON A CONTEMPORARY MEDITERRANEAN ON NEARLY 1 AC

This beautiful Contemporary Mediterranean sits on nearly 1 acre of flat land, features a grand double staircase through the front door into the foyer. This family home features five bedrooms, formal sitting and dining room, an open floor plan of the a gourmet kitchen and family room that flows into an entertainer's rear yard, media room, and library. A spacious back yard that includes a resort style pool w/ a waterfall and an outdoor fireplace next to the chef's grilling island and counter.

MLS#19-455738

310-941-4314

Michael Yasuki

AMERICA REALTY LA

Dshwshr,Grbg Disp,Hood Fan,Rng/Ovn

1284 Highland Park

Single Family

6053 ROY ST

Lunch 11-2

\$689,000

2+1 SPANISH

NEW

OUTDOOR LIVING W/ VIEWS!

Brunch and shop on vibrant York Blvd! Perched on a hilltop with 180-degree views, this charming Highland Park Spanish Bungalow is a perfect retreat from the hustle of LA living. This 2 bed / 1 bath house features open concept living/ dining/kitchen - bay window with built-in window seat & stunning views of the San Rafael hills. Entertainers backyard with deck and large flat patio with koi pond. Windowed, converted garage is being used as workspace.

MLS#19-464450

310.729.0186

REALTY GROUP LA

Shafer | Galligan KW BH & SC

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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