Unique opportunity to purchase a gated estate (8027 Floral Ave) for $7,250,000 or two houses as a gated compound (8027 & 8031 Floral Ave) for $9,995,000.

8027 & 8031 Floral Avenue, Hollywood Hills

8027 Floral Ave ($7,250,000): A spectacular Tuscan-style Villa set in the Hollywood Hills with amazing City & canyon views. Secluded & secured on a dead-end, gated private drive - completed in 2013! 5 bedrooms, 6.5 bathrooms, approx. 6,500 sf. A beautiful marble entrance with dramatic skylight welcomes you to fabulous open floor plan with immediate city & canyon views. First floor opens to formal entry leading a huge living room with fireplace & adjoining formal dining room. Oversized office with built-ins/custom cabinetry & city views. An elegant curved staircase with exquisite iron work leads to double generous-sized bedrooms with en suite baths, custom cabinetry and ample walk-in closets. Master suite with gracious fireplace, spa tub, & balcony with views! The 3rd level has room for a pool table, plus a very large bonus entertainment room with full bar, sauna, pool bath and two more bedrooms. Walk out to breath-taking pool and spa plus 3,000+ sq.ft deck with city and canyon views. Offered at $7,250,000.

8027 Floral Ave may also be sold with 8031 Floral Ave, an adjacent home ($9,995,000 for both): A lovely formal entrance welcomes you to an open floor plan with high ceilings and terrific views. The first floor features a huge living room with a fireplace that pours into a secondary living or dining area and fabulous kitchen with stunning granite counters, custom cabinets and top-of-the-line appliances. The stairs lead down to the master bedroom level offering high-ceilings, views, fireplace and a generous master bath with dual walk-in closets, plus bonus room on this level. The lower level offers two additional bedrooms with en suite baths and walk-in closets! In total, 4 bd, 4.5 bath and approx 3,500 sf. Every floor has a wrap-around terrace with explosive city and canyon views! Also completed in 2013.

FloralCompound.com | 8027FloralAve.com

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REFRESHMENTS LUNCH
THEMLSPRO™ OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

1 Beverly Hills — Single Family

		1-2	2727 BENEDICT CANYON DR	NEW	$68,000,000	11+17	p.142
18-366114		11-2	9770 SUFFOLK DR	NEW	$7,860,000	6+8	p.142
		11-2	2057 COLDWATER CANYON	NEW*	$2,400,000	3+2.5	*
18-366166		11-2	317 S WETHERLY DR	NEW	$2,298,000	3+2	p.130
18-366166		11-2	317 S WETHERLY DR	NEW	$2,298,000	3+2	p.142
18-352740		11-2	611 N REXFORD DR	red	$6,750,000	5+5	p.142
18-340796		11-2	1027 CHEVY CHASE DR	red	$5,900,000	4+4	p.142
18-303842		11-2	✕1020 RIDGEDALE DR	rev	$16,950,000	5+9	p.142
18-339180		12-2	1181 LAUREL WAY	rev	$15,995,000	7+8	p.142
18-327766		11-2	1131 TOWER RD	rev	$5,995,000	6+6	*

1 Beverly Hills — Condo / Co-op

		11-2	120 S CRESCENT DR, UNIT 304	NEW	$1,777,000	3+3	p.142
18-366718		11-2	120 S CRESCENT DR #304	NEW	$1,777,000	3+3	*
18-304310		11-2	460 N PALM DR #305	red	$3,695,000	3+4	p.142
18-362650		11-2	447 N DOHENY DR #PH502	rev	$4,195,000	3+5	p.142
18-304310		11-2	460 N PALM DR #305	rev	$3,895,000	3+4	p.74
18-351496		11-2	447 N DOHENY DR #303	rev	$1,373,000	1+2	*

1 Beverly Hills — Lease

18-362846		11-2	661 DOHENY RD	NEW	$75,000	5+8	*
18-360506		11-12	1027 SUMMIT DR	rev	$27,000	6+8	*

2 Beverly Hills Post Office — Single Family

		11-2	12072 CREST CT	NEW	$12,299,000	7+7	p.143
18-336684		11-2	13800 MULHOLLAND DR	NEW	$6,488,000	5+6	p.72
		11-2	9477 GLOAMING DR	NEW	$2,499,000	4+3	p.143
		11-2	9477 GLOAMING DRIVE	NEW*	$2,499,000	4+3	*
		11-2	2057 COLDWATER CANYON DR	NEW	$2,400,000	3+2.5	p.143
		11-2	1727 BENEDICT CANYON DR	NEW	$2,099,000	2+2.5	p.143
		11-2	9829 YOAKUM DR	NEW	$1,599,000	4+3	p.143
18-351946		11-2	1407 N BEVERLY DR	red	$2,650,000	4+4	p.143
18-328538		11-2	8 BEVERLY PARK	rev	$38,500,000	7+10	p.143
18-337812		11-2	9038 MEREDITH PL	rev	$6,495,000	5+7	*
18-340206		11-2	13331 MULHOLLAND DR	rev	$5,900,000	4+6	p.143
18-330088		11-2	1432 N HARRIDGE DR	rev	$4,575,000	4+4	p.143
18-329930		11-2	1353 BRAERIDGE DR	rev	$3,725,000	4+5	p.143
18-338050	592D4	11-2	1908 N BEVERLY DR	rev	$2,850,000	4+5	*

2 Beverly Hills Post Office — Lease

18-364760		11-2	1351 TOWER GROVE DR	NEW	$26,500	5+6	p.144

3 Sunset Strip - Hollywood Hills West — Single Family

18-366472		11-2	8031 FLORAL AVE	NEW	$9,995,000	9+11	p.144
18-366176		11-2	8027 FLORAL AVE	NEW	$7,250,000	5+7	*
		11-2	1550 BLUE JAY WAY	NEW	$5,199,000	3+3	p.144
18-361918		11-2	2015 MOUNT OLYMPUS DR	NEW	$4,780,000	6+8	p.144
18-366136		11-2	2805 NICHOLS CANYON RD	NEW	$4,695,000	5+6	p.144
18-364398		11-2	2530 ASTRAL DR	NEW	$4,375,000	3+4	p.34
18-364398		11-2	2530 ASTRAL DR	NEW	$4,375,000	3+4	p.144
		11-2	8213 MONTEEL RD	NEW	$3,750,000	5+6	p.144
		11-2	8213 MONTEEL ROAD	NEW*	$3,750,000	5+6	*
18-367050		11-2	8847 APPIAN WAY	NEW	$3,299,000	3+4	p.144
		11-2	7712 CHANDELLE PL	NEW	$2,995,000	4+2.5	p.144
		11-2	2021 CASTILIAN DR	NEW	$2,695,000	4+4.5	p.145
18-363976		11-2	1990 GLENCOE WAY	NEW	$2,290,000	4+5	p.145
18-366662		11-2	2065 DAVIES WAY	NEW	$2,200,000	3+4	p.145
18-364180		11-2	2678 WOODSTOCK RD	NEW	$1,995,000	3+2	p.145
18-366736		11-2	9156 WARBLER PL	NEW	$1,549,000	2+2	p.145
		11-2	3134 ELLINGTON DR	NEW	$975,000	3+2	p.145
		11-2	3134 ELLINGTON DRIVE	NEW*	$975,000	3+2	*
18-343162		11-2	1516 N GENESEE AVE	red	$2,489,000	4+3	p.145
18-365698		11-2	1479 BLUE JAY WAY	rev	$12,500,000	5+8	p.145
18-364340		11-2	1646 BLUE JAY WAY	rev	$10,995,000	6+6	p.145
18-352998		11-2	2780 LA CASTANA DR	rev	$3,250,000	3+3	p.145
18-345812		11-2	3313 BONNIE HILL DR	rev	$2,995,000	4+5	*
18-355588		11-2	2104 STANLEY HILLS DR	rev	$2,499,900	4+3	*
18-314198	593J4	11-2	1505 VIEWSITE TER	rev	$2,295,000	2+2	p.146
18-347220		11-2	6746 WEDGEWOOD PL	rev	$1,999,500	4+4	*
18-366736		6-8	9156 WARBLER PL	rev	$1,549,000	2+2	*
18-354366		11-2	2750 CARDWELL PL	bom	$4,750,000	3+4	p.146

3 Sunset Strip - Hollywood Hills West — Condo / Co-op

18-366690PS		11-2	7249 FRANKLIN AVE #102	NEW	$848,000	2+3	p.146
18-365028		11-2	6700 HILLPARK DR #201	NEW	$575,000	2+2	p.146

3 Sunset Strip - Hollywood Hills West — Lease

18-364680		11-2	2678 WOODSTOCK RD	NEW	$9,995	3+2	p.146

4 Bel Air - Holmby Hills — Single Family

18-367032		11-2	1047 SOMERA RD	NEW	$10,995,000	7+11	*
		11-2	433 BELLAGIO TER	NEW	$6,495,000	4+5.5	p.146
		11-2	433 BELLAGIO TERRACE	NEW*	$6,495,000	4+5.5	*
18-365906		11-2	11555 BELLAGIO RD	NEW	$5,995,000	6+6	p.146
		11-2	1063 STRADELLA RD	NEW	$5,499,000	4+3.5	p.146
		11-2	10400 QUITO LN	NEW	$1,975,000	3+3	p.147
18-359776		11-2	1647 N BEVERLY GLEN	NEW	$1,698,000	3+3	p.147
18-336356		11-2	461 BELLAGIO TER	rev	$12,750,000	4+5	p.147
18-299806		11-2	901 STONE CANYON RD	rev	$8,999,000	6+5	p.147

4 Bel Air - Holmby Hills — Condo / Co-op

18-366438	591	11-2	2385 ROSCOMARE RD #E6	NEW	$899,000	2+2	p.147

5 Westwood - Century City — Single Family

18-366090		11-2	10763 ROCHESTER AVE	NEW	$2,099,000	3+2	p.147
		11-2	✕533 LEVERING AVE	NEW	$2,099,000	3+2.5	p.147

5 Westwood - Century City — Condo / Co-op

18-366418		11-2	10580 WILSHIRE #3	NEW	$4,350,000	3+3	p.22
18-366418		11-2	10580 WILSHIRE #3	NEW	$4,350,000	3+3	p.147
18-366584		11-2	10106 EMPYREAN WAY #303	NEW	$2,500,000	2+4	p.147
18-366436		11-2	10660 WILSHIRE #510	NEW	$1,499,000	2+3	p.148
18-356630		11-1	1430 S BEVERLY GLEN #103	NEW	$1,195,000	3+4	*
18-366754		11-2	10433 WILSHIRE #409	NEW	$1,095,000	3+3	*
18-365868		11-2	1505 S BENTLEY AVE #204	NEW	$839,000	2+2	p.148
18-366768		11-2	1300 MIDVALE AVE #303	NEW	$569,000	1+1	p.148
18-352614		11-2	10450 WILSHIRE #6A	rev	$1,595,000	3+3	*
18-362854		11-2	1821 FAIRBURN AVE #303	rev	$1,200,000	3+3	*
18-359890		11-2	10701 WILSHIRE BLVD #603	rev	$899,000	2+2	*

5 Westwood - Century City — Income

18-363372		11-2	10622 EASTBORNE AVE	NEW	$3,295,000		p.148

5 Westwood - Century City — Lease

18-366520		11-2	10000 SANTA MONICA BLVD #1805	NEW	$13,500	2+3	*

6 Brentwood — Single Family

18-364294		11-2	657 N SALTAIR AVE	NEW	$6,195,000	5+4	*
18-352932		11-2	12126 LA CASA LN	NEW	$3,650,000	5+4	p.148
		12-3	919 N KENTER AVE	NEW	$3,350,000	4+3	p.148
		11-2	1308 N TIGERTAIL RD	NEW	$2,798,000	3+2	p.148
18-352288		11-2	146 S MEDIO DR	red	$6,595,000	5+6	p.148
18-355500		11-2	1033 WELLESLEY AVE	red	$4,499,000	5+5	p.148
18-348014		11-2	1225 CHICKORY LN	rev	$16,895,000	6+10	p.69
18-348014		11-2	1225 CHICKORY LN	rev	$16,895,000	6+10	p.149
18-356938		12-2	11791 CHENAULT ST	rev	$7,895,000	5+7	p.149
18-363156		11-2	3585 MANDEVILLE CANYON RD	rev	$3,450,000	4+5	*

6 Brentwood — Condo / Co-op

18-362942		11-2	11937 W SUNSET BLVD #12	NEW	$2,499,000	4+4	*
18-357136		11-2	11636 MONTANA AVE #309	NEW	$1,499,000	2+4	p.149
		11-2	11645 MONTANA AVE, UNIT 103	NEW	$715,000	1+1	p.149
18-359936		11-2	12011 GOSHEN AVE #301	rev	$1,549,000	2+4	*
18-326922		11-2	✕1000 GRANVILLE AVE #101	rev	$1,178,000	2+2	p.149

6 Brentwood — Lease

18-362984		11-2	12460 ROCHEDALE LN	NEW	$8,200	4+3	*

TUESDAY OPEN HOUSE DIRECTORY

REFRESHMENTS LUNCH
THEMLSPRO™ OPEN HOUSES

7 West L.A. — Single Family

18-366156		11-2	2521 CORINTH AVE	NEW	$1,499,000	3+3	p.149
18-366008		11-2	2728 BURKSHIRE AVE	NEW	$1,499,000	3+2	p.149
18-365942		11-2	2569 KELTON AVE	NEW	$999,000	2+1	*
18-363562		11-2	12111 OCEAN PARK	rev	$1,395,000	3+3	*

7 West L.A. — Condo / Co-op

18-364756		11-2	11575 MISSOURI AVE #13	NEW	$889,000	2+1.5	p.149
18-365264		11-2	11652 IOWA AVE #1	NEW	$819,000	3+3	p.149
		11-2	1312 S SALTAIR AVE, UNIT 101	NEW	$789,000	2+2	p.150
		11-2	1312 S SALTAIR AVE #101	NEW*	$789,000	2+2	*

7 West L.A. — Income

18-365982		11-2	2600 GREENFIELD AVE	NEW	$1,489,000	Duplex	p.150
18-366146		11-2	2025 BARRY AVE	rev	$1,788,000		*

8 Cheviot Hills - Rancho Park — Single Family

18-364274		11-2	2818 FORRESTER DR	NEW	$3,950,000	5+6	*
		2-2	2818 FORRESTER DR	NEW	$3,950,000	5+6	p.150
		11-2	2812 ANCHOR AVE	NEW	$1,950,000	3+2.5	p.150

9 Beverlywood Vicinity — Single Family

18-350278		11-2	9767 MONTE MAR DR	rev	$4,100,000	5+6	*

9 Beverlywood Vicinity — Income

18-363842		11-2	1646 S CORNING ST	NEW	$1,495,000		*

10 West Hollywood Vicinity — Single Family

18-366300		11-2	838 N SIERRA BONITA AVE	NEW	$4,300,000	6+6	p.134
18-366300		11-2	838 N SIERRA BONITA AVE	NEW	$4,300,000	6+6	p.150
18-363946		11-2	912 N WEST KNOLL DR	NEW	$3,800,000	3+3	p.150
18-366220		11-2	952 N CRESCENT HEIGHTS BLVD	NEW	$1,895,000	2+2	*
18-362362		11-2	1400 N FULLER AVE #9	NEW	$1,399,000	3+4	p.133
18-362362		11-2	1400 N FULLER AVE #9	NEW	$1,399,000	3+4	p.150

10 West Hollywood Vicinity — Condo / Co-op

18-355878		11-2	1100 ALTA LOMA RD #1404	NEW	$3,395,000	2+3	p.150
18-350558		11-2	1250 N HARPER AVE #405	NEW	$975,000	1+2	*
		11-2	8839 CYNTHIA ST, UNIT 6	NEW	$879,000	2+2.5	p.151
		11-2	1351 N CRESCENT HEIGHTS BLV, UNIT 319	NEW	$825,000	3+2	p.151
18-366286		11-2	1351 N CRESCENT HEIGHTS #319	NEW	$825,000	3+2	*
		11-2	1155 N LA CIENEGA BLV, UNIT 106	NEW	$799,000	2+2	p.151
18-360712		11-2	906 N DOHENY DR #403	NEW	$799,000	2+2	p.151
18-343142		11-2	959 N DOHENY DR #202	rev	$1,795,000	3+4	p.151
18-366138		11-2	1016 HANCOCK AVE #2	rev	$675,000	2+2	*

10 West Hollywood Vicinity — Lease

18-364540		11-2	9018 ELEVADO ST	NEW	$6,900	3+2	p.151
18-359220		11-2	9016 DICKS ST	rev	$9,500	2+4	*

11 Venice — Single Family

		11-2	1008 INDIANA CT	NEW	$2,995,000	3+3	p.151
18-366904		12-2	2701 STRONGS AVE	NEW	$2,899,000	3+2.5	p.151
18-358706		11-2	918 NOWITA PLACE	NEW	$2,750,000	4+3.5	p.151
18-365744		11-2	125 VISTA PL	NEW	$2,495,000	3+2.5	p.152
18-332046		11-2	2823 CLUNE AVE	rev	$2,785,000	3+3	p.152
18-324798		1-4	742 BROOKS AVE	rev	$2,594,000	4+4	*
18-325314		1-4	744 BROOKS AVE	rev	$2,243,000	4+4	*
18-347916		12-2	920 MARCO PL	rev	$1,995,000	3+2	*

11 Venice — Income

18-366460		12-2	2700 PACIFIC AVE	NEW	$2,899,000	Duplex	p.152
18-360376		11-2	804 PACIFIC AVE	NEW	$2,390,000	Duplex	p.152

12 Marina Del Rey — Single Family

18-365190		12-2	3112 YALE AVE	rev	$1,679,000	4+3	*

12 Marina Del Rey — Condo / Co-op

18-367030		12-2	1 NORTHSTAR ST #3	NEW	$2,295,000	2+3	*
18-325474		12-2	1 JIB ST #101	rev	$2,250,000	2+2	*

13 Palms - Mar Vista — Single Family

18-366552		11-2	3605 WADE ST	NEW	$2,695,000	5+5	p.152
18-363774		11-2	4127 MARCASEL AVE	NEW	$1,995,000	4+4	p.152
18-364104		11-2	12709 GILMORE AVE	NEW	$1,749,000	4+4	p.152
		11-2	12707 MARCO PL	NEW	$1,625,000	3+2	p.152
18-351528		11-2	3279 MIDVALE AVE	rev	$2,698,000	4+6	p.152
18-361652		11-2	12495 RUBENS AVE	rev	$2,388,000	4+3	p.153
18-349844		11-2	3733 OCEAN VIEW AVE	rev	$1,598,000	3+2	p.153
18-338670		12-2	3716 MCLAUGHLIN AVE	rev	$1,299,000	3+2	*
18-364226		11-2	10737 WESTMINSTER AVE	rev	$999,000	2+1	p.153

13 Palms - Mar Vista — Condo / Co-op

18-366394		11-2	3300 S SEPULVEDA BLVD #E47	rev	$610,000	2+2	*

13 Palms - Mar Vista — Income

18-360480		11-2	3975 BEETHOVEN ST	red	$1,500,000		p.153

14 Santa Monica — Single Family

		11-2	1032 YALE ST	NEW	$4,299,000	4+4.5	p.153
		11-2	1032 YALE STREET	NEW*	$4,299,000	4+4.5	*
		11-2	1125 YALE STREET	NEW*	$3,398,000	4+3	*
		11-2	614 10TH ST	NEW	$3,095,000	2+2	p.153
18-350172		12:30-2	106 WINNETT PL	red	$10,500,000	6+12	p.153
18-338712		11-2	401 19TH ST	red	$3,795,000	4+3	p.153
18-359154		11-2	10 GALE PLACE	rev	$7,335,000	3+4	p.153
18-340154		11-2	375 MESA RD	rev	$2,950,000	3+3	*
18-349672		11-2	1023 CHELSEA AVE	bom	$1,995,000	2+1	p.154

14 Santa Monica — Condo / Co-op

18-365920		11-2	125 PACIFIC ST #4	NEW	$2,600,000	3+3	p.154
18-366006		11-2	2940 NEILSON WAY #209	NEW	$1,298,000	2+2	p.154
18-366006		11-2	2940 NEILSON WAY #209	NEW	$1,298,000	2+2	p.154
		11-2	1242 BERKELEY ST, UNIT 5	NEW	$1,199,000	2+2.5	p.154
18-365108	671F4	11-2	2960 NEILSON WAY #204	NEW	$1,119,000	1+2	p.154
18-364790		11-2	2702 11TH ST #1	NEW	$959,000	3+3	*
18-365960		11-2	1802 20TH ST #C	NEW	$850,000	2+3	*
18-366910		11-2	1749 12TH ST #D	NEW	$849,000	2+2.5	p.154
18-366774		11-2	1912 BROADWAY #206	NEW	$760,000	1+1	*
18-347130		11-2	954 14TH ST #5	red	$1,879,000	3+2.5	p.154
18-356550		11-2	1234 FRANKLIN ST #C	red	$637,000	1+1	p.154
18-361484		11-2	2940 NEILSON WAY #103	rev	$1,185,000	2+2	*

14 Santa Monica — Income

18-362364		11-2	1247 11TH ST	NEW	$4,200,000		p.154
18-356246		11-2	1939 17TH ST	NEW	$3,250,000		*

14 Santa Monica — Lease

18-360218	671C1	11-2	701 OCEAN AVE #111	NEW	$10,000	2+2.5	p.155
18-340754		11-2	840 23RD ST	red	$17,995	6+8	p.155

15 Pacific Palisades — Single Family

18-366332		11-2	17536 CAMINO DE YATASTO	NEW	$6,995,000	6+9	p.155
		11-2	550 PASEO MIRAMAR	NEW	$6,500,000	4+4	p.155
		11-2	13926 W SUNSET BLV	NEW	$6,495,000	6+7.5	p.155
18-365248		11-2	15975 ALCIMA AVE	NEW	$5,500,000	3+3	*
18-365968		11-2	16787 MONTE HERMOSO DR	NEW	$3,899,000	4+5	*
		11-2	16650 LINDA TER	NEW	$3,275,000	4+2.5	p.155
		11-2	545 N MARQUETTE ST	NEW	$3,250,000	2+2	p.155
18-365558		11-2	682 SWARTHMORE AVE	NEW	$2,850,000	3+2	*
18-321088		11-2	970 LAS LOMAS AVE	NEW	$2,600,000	2+2	p.155
18-342948		11-2	16808 CHARMEL LN	red	$3,275,000	3+4	p.155
18-353830		11-2	16823 BOLLINGER DR	red	$2,695,000	4+4	p.156
18-344808		11-2	415 OCAMPO DR	rev	$8,750,000	5+5.5	p.156
18-327532		11-2	17753 CALLE DE PALERMO	rev	$6,150,000	7+7	*
18-344426		11-2	934 GALLOWAY ST	rev	$4,250,000	4+5	*
18-351558		11-2	669 EL MEDIO AVE	rev	$3,850,000	4+4	*
18-359778		11-2	15511 EARLHAM ST	rev	$3,195,000	5+4	*
18-349334		11-2	16637 CALLE HALEIGH	rev	$2,950,000	4+5	*
18-361828		11-2	1381 AVENIDA DE CORTEZ	rev	$2,390,000	4+3	p.156
18-328224		11-2	839 ENCHANTED WAY	bom	$2,775,000	4+2	p.156

REFRESHMENTS LUNCH
THEMLSPRO™ OPEN HOUSES

TUESDAY OPEN HOUSE DIRECTORY

15 Pacific Palisades — Condo / Co-op

	11-2	15975 ALCIMA AVE	NEW	$5,500,000	3+3	p.156
18-366086	11-2	17351 W SUNSET #2A	NEW	$2,750,000	2+2	*

15 Pacific Palisades — Lease

18-344974	11-2	415 OCAMPO DR	rev	$22,000	5+6	*

16 Mid Los Angeles — Single Family

18-356070	11-1	3445 BUCKINGHAM RD	NEW	$939,000	4+3	*

16 Mid Los Angeles — Lease

18-363648	5-7	2563 S SPAULDING AVE	rev	$3,500	3+2	*

17 Mid-Wilshire — Condo / Co-op

17-255350	12-5	436 S VIRGIL AVE #506	rev	$893,350	3+2	*
18-321922	12-5	436 S VIRGIL AVE #509	rev	$889,750	3+2	*
18-321834	12-5	436 S VIRGIL AVE #507	rev	$889,500	3+2	*
18-321916	12-5	436 S VIRGIL AVE #508	rev	$884,000	3+2	*
18-321830	12-5	436 S VIRGIL AVE #409	rev	$860,450	3+2	*
18-321628	12-5	436 S VIRGIL AVE #407	rev	$855,300	3+2	*
17-203154	12-5	436 S VIRGIL AVE #307	rev	$787,700	3+2	*

17 Mid-Wilshire — Income

18-312644	4-7	4572 ROSEWOOD AVE	rev	$925,750		*

18 Hancock Park-Wilshire — Single Family

17-271828	11-2	631 S ARDEN BLVD	NEW	$4,999,000	7+8	p.156
	11-2	458 N JUNE ST	NEW	$4,595,000	4+3.5	p.156
18-366238	11-3	204 S PLYMOUTH	NEW	$4,000,000	4+5	p.156
18-364798	12-3	644 S HIGHLAND AVE	NEW	$2,750,000	8+5	*
	11-2	148 S WILTON PL	NEW	$2,195,000	3+2.5	p.156
18-365516	11-2	1236 S VAN NESS AVE	NEW	$1,788,000	3+3	*
18-360132	11-2	4721 WILSHIRE BLVD	NEW	$1,777,777	3+4	*
18-364658	11-2	932 S CITRUS AVE	NEW	$1,697,000	3+3	p.156
18-366434	11-2	546 N ARDEN	NEW	$1,379,000	3+2	p.157
18-341436	11-2	529 N HIGHLAND AVE	rev	$2,500,000	4+3	*
18-360072	11-2	665 S RIMPAU	rev	$2,097,777	4+4	*
18-360118	11-2	4711 WILSHIRE BLVD	rev	$1,997,777	4+4	*

18 Hancock Park-Wilshire — Condo / Co-op

18-363146	11-2	4407 FRANCIS AVE #207	rev	$719,000	2+2	*

18 Hancock Park-Wilshire — Income

	11-2	421 N NORTON AVE	NEW	$3,298,000		p.157

18 Hancock Park-Wilshire — Lease

18-364734	11-2	101 N MCCADDEN PL	rev	$12,000	5+6	*

19 Beverly Center-Miracle Mile — Single Family

18-363614	11-2	639 N SIERRA BONITA AVE	NEW	$3,250,000	5+6	p.157
18-366342	11-2	440 N ORLANDO AVE	NEW	$2,499,000	5+4	p.157
18-351730	11-2	6377 LINDENHURST AVE	red	$2,475,000	3+4	p.157
18-363972	11-2	6501 W 5TH ST	rev	$3,200,000	4+3.5	p.157
18-356982	11-2	126 S DETROIT ST	rev	$2,260,000	6+5	*

19 Beverly Center-Miracle Mile — Income

	11-2	6510 W 6TH ST	NEW	$1,795,000	Duplex	p.157

20 Hollywood — Single Family

18-362246	11-2	823 N MANSFIELD AVE	rev	$3,250,000	5+6	*
18-357038	11-2	1745 TAFT AVE	rev	$1,589,000	3+2	*

20 Hollywood — Lease

18-359804	11-2	5959 FRANKLIN AVE #105	NEW	$9,617	2+1	*
18-358936	11-2	5959 FRANKLIN AVE #201	NEW	$6,757	1+1	*
18-359712	11-2	5959 FRANKLIN AVE #110	NEW	$5,761	0+1	*

21 Silver Lake - Echo Park — Single Family

18-366824	11-2	3324 DESCANSO DR	NEW	$1,399,000	3+2	*

21 Silver Lake - Echo Park — Condo / Co-op

18-366480	11-2	2300 DUANE ST #9	rev	$699,000	2+3	*

22 Los Feliz — Single Family

18-366228	11-2	2529 N COMMONWEALTH AVE	NEW	$3,750,000	5+5.5	p.157
18-362720	11-2	3723 AMESBURY RD	NEW	$2,200,000	3+2	p.158
18-366236	11-2	1918 TAFT AVE	NEW	$1,949,000	3+3	p.158
	11-2	3955 CLAYTON AVE	NEW	$1,349,000	3+3	p.158
18-363732	11-2	3835 CLAYTON AVE	rev	$1,325,000	3+2	*

22 Los Feliz — Lease

18-353874	11-2	2464 N CATALINA ST	red	$17,500	5+7	p.158

28 Culver City — Single Family

18-363470	11-2	4217 JACKSON AVE	NEW	$3,300,000	5+6	p.158
	11-2	10816 BARMAN AVE	NEW	$1,600,000	3+2	p.158
18-361478	11-2	11373 HERBERT ST	rev	$1,595,000	3+2	p.158
18-364388	11-2	4217 LE BOURGET AVE	rev	$1,375,000	2+1	p.158

28 Culver City — Condo / Co-op

	11-2	4249 EAST BLV, UNIT 2	NEW	$799,000	3+2.5	p.159
	11-2	4249 EAST BLVD	NEW*	$799,000	3+2.5	*

28 Culver City — Lease

18-353134	5-7	11118 WAGNER ST	rev	$5,200	3+1	*

29 Westchester — Single Family

18-365800	11-2	8311 COLEGIO DR	NEW	$979,000	2+1	*

29 Westchester — Condo / Co-op

18-362646	11-2	8620 BELFORD AVE #105	rev	$759,000	3+3	p.159

30 Hollywood Hills East — Single Family

	11-2	3479 WONDER VIEW DR	NEW	$1,395,000	2+2	p.159
18-356632	11-2	3023 LONGDALE LN	red	$2,675,000	3+3	p.159
18-353466	11-2	6225 QUEBEC DR	rev	$4,395,000	3+4	*
18-354796	11-2	2915 LAKERIDGE DR	rev	$1,695,000	3+3	*
18-362098	11-2	3333 FLOYD TER	rev	$995,000	2+2	p.159

31 Playa Del Rey — Single Family

18-366684	11-2	8324 ZITOLA TER	NEW	$1,495,000	3+3	*
18-366798	11-2	7917 W 81ST ST	rev	$1,400,000	3+3	*

33 Malibu — Single Family

18-332040	1-4	6401 ZUMIREZ DR	rev	$3,250,000	5+6	*

33 Malibu — Lease

18-365736	11-2	18147 COASTLINE DR #6	NEW	$7,250	2+2	*

41 Park Hills Heights — Single Family

18-366212	11-2	3503 CRESTWOLD AVE	NEW	$980,000	3+2	*
18-363472	11-2	5118 DEANE AVE	NEW	$889,000	3+2	p.159
18-359982	11-2	3429 W 78TH PL	NEW	$650,000	3+2	*

41 Park Hills Heights — Condo / Co-op

18-365150	11-2	4600 DON LORENZO DR #41	NEW	$540,000	2+3	*

53 Woodland Hills — Single Family

	11-2	4440 VANCEBORO CT	NEW	$2,950,000	5+5	p.159
18-339138	11-2	22137 AVENUE SAN LUIS	red	$1,749,000	5+5	p.159

53 Woodland Hills — Lease

18-360460	11-2	22137 AVENUE SAN LUIS	rev	$9,500	5+6	*

56 Chatsworth — Single Family

18-364560	11-2	19940 HIAWATHA ST	NEW	$1,249,000	5+4	*

62 Encino — Single Family

18-358390	11-2	4450 BALBOA AVE	NEW	$3,499,000	4+7	p.160
18-359578	11-2	3700 HARLENE DR	NEW	$3,295,000	5+5	*
18-346268	11-2	5180 LOUISE AVE	red	$5,995,000	7+9	p.160
18-350718	11-2	4934 LOUISE AVE	rev	$2,895,000	6+6	*

64 Granada Hills — Single Family

18-360354	11-2	16506 CHATSWORTH ST	rev	$650,000	4+2	*

71 East Van Nuys — Single Family

18-367010	11-2	14712 COVELLO ST	NEW	$449,000	2+1	p.160

72 Sherman Oaks — Single Family

	11-2	14927 HESBY ST	NEW	$2,049,000	5+6.5	p.160
	11-2	14244 VALLEY VISTA BLV	NEW	$1,950,000	3+3	p.160
18-346622	11-2	3570 VISTA HAVEN RD	NEW	$1,749,000	3+2	p.160
18-366106	11-2	12941 HESBY ST	NEW	$1,399,000	4+4	p.31

73 Studio City — Single Family

	11-2	3366 WRIGHTWOOD DRIVE	NEW*	$4,495,000	5+4.5	*
18-366288	11-2	11431 DONA TERESA DR	NEW	$2,449,000	4+4	*

TUE, WED & THU OPEN HOUSE DIRECTORIES

REFRESHMENTS LUNCH
THEMLSPRO™ OPEN HOUSES

	11-2	**3617 LANKERSHIM BLV**	NEW	$1,325,000	3+2	p.160
18-345048	*11-2*	**3906 ALTA MESA DR**	red	$1,500,000	3+3	p.160
74	**Toluca Lake**					*Single Family*
	11-2	**4315 ARCOLA AVE**	NEW	$3,695,000	4+5	p.161
	11-2	**4913 CARTWRIGHT AVE**	NEW	$1,325,000	3+2	p.161
75	**Valley Village**					*Single Family*
18-365722	*11-2*	**5147 GOODLAND AVE**	NEW	$1,649,000	4+3	*
	11-2	**12403 ADDISON ST**	NEW	$1,399,000	3+2	p.161
76	**North Hollywood**					*Single Family*
18-365040	*11-2*	**5809 LEMP AVE**	NEW	$895,000	3+2.5	p.161
76	**North Hollywood**					*Condo / Co-op*
	11-2	**5143 BAKMAN AVE, UNIT 308**	NEW	$375,000	1+1	p.161
80	**Burbank**					*Condo / Co-op*
18-355008	*11-2*	**620 E PALM AVE #205**	rev	$625,000	3+2	*
86	**Pasadena**					*Condo / Co-op*
17-214864	*10-5*	**378 W GREEN ST #133**	rev	$3,196,990	4+5	*
18-348646	*10-5*	**358 W GREEN ST #112**	rev	$3,097,990	3+4	*
18-355670	*10-5*	**358 W GREEN ST #312**	rev	$3,014,990	3+4	*
18-348674	*10-5*	**358 W GREEN ST #212**	rev	$2,986,990	3+4	*
18-359604	*10-5*	**382 W GREEN ST #134**	rev	$2,947,990	4+5	*
18-349192	*10-5*	**358 W GREEN ST #111**	rev	$2,897,990	3+4	*
18-348700	*10-5*	**358 W GREEN #211**	rev	$2,765,990	3+4	*
18-353526	*10-5*	**382 W GREEN ST #135**	rev	$2,656,990	4+5	*
18-365612	*10-5*	**362 W GREEN ST #116**	rev	$2,499,990	3+4	*
18-365622	*10-5*	**362 W GREEN ST #119**	rev	$2,411,990	3+4	*
18-365600	*10-5*	**330 W GREEN ST #205**	rev	$2,393,990	3+4	*
18-360482	*10-5*	**378 W GREEN ST #124**	rev	$2,123,990	3+4	*
18-341074	*10-5*	**378 W GREEN ST #125**	rev	$2,063,990	3+4	*
18-365574	*10-5*	**330 W GREEN ST #306**	rev	$2,037,990	3+4	*
93	**Eagle Rock**					*Single Family*
18-360348	*10-6*	**4326 EAGLE ROCK BLVD**	rev	$930,900	3+3	*
18-324072	*10-6*	**4330 N EAGLE ROCK BL**	rev	$851,900	3+3	*
18-324122	*10-6*	**4328 N EAGLE ROCK BL**	rev	$835,900	3+3	*
302	**Compton**					*Single Family*
18-366084	*11-1*	**412 S SLOAN AVE**	NEW	$500,000	3+2	*
421	**La Habra Heights**					*Single Family*
	10-1	**1065 PICAACHO DR**	NEW	$1,998,888	5+5.5	p.161
1025	**Atwater**					*Single Family*
18-366426	*11-2*	**2914 GRACIA ST**	rev	$995,000	3+2	*
1073	**Boyle Heights**					*Income*
18-366772	*11-2*	**1262 N EVERGREEN AVE**	NEW	$649,000		*
1165	**Cypress Park**					*Income*
18-362056	*11-2*	**3263 ARROYO SECO AVE**	rev	$2,290,000		*
1284	**Highland Park**					*Single Family*
18-364816	*11-2*	**6105 MOUNT ANGELUS DR**	rev	$975,000	3+2	*
18-366606	*11-2*	**6018 BURWOOD AVE**	rev	$799,000	3+2	*
1459	**Monterey Hills**					*Single Family*
18-366302	*11-2*	**6400 MONTEREY RD**	rev	$749,000	2+2	*

WEDNESDAY OPEN HOUSE DIRECTORY

11	**Venice**					*Single Family*
18-324798	*1-4*	**742 BROOKS AVE**	rev	$2,594,000	4+4	*
18-325314	*1-4*	**744 BROOKS AVE**	rev	$2,243,000	4+4	*
15	**Pacific Palisades**					*Condo / Co-op*
18-365228	*1-5*	**17314 TRAMONTO DR #801**	rev	$5,185,990	4+5	*
18-365224	*1-5*	**17318 TRAMONTO DR #602**	rev	$5,136,990	3+4	*
18-365208	*1-5*	**17318 TRAMONTO DR #601**	rev	$4,885,990	3+4	*
18-365346	*1-5*	**17322 TRAMONTO DR #302**	rev	$3,286,990	3+4	*
18-365194	*1-5*	**17322 TRAMONTO #305**	rev	$3,003,990	2+4	*
16	**Mid Los Angeles**					*Lease*
18-363648	*10-1*	**2563 S SPAULDING AVE**	rev	$3,500	3+2	*
17	**Mid-Wilshire**					*Condo / Co-op*
17-255350	*12-5*	**436 S VIRGIL AVE #506**	rev	$893,350	3+2	*
18-321922	*12-5*	**436 S VIRGIL AVE #509**	rev	$889,750	3+2	*
18-321834	*12-5*	**436 S VIRGIL AVE #507**	rev	$889,500	3+2	*
18-321916	*12-5*	**436 S VIRGIL AVE #508**	rev	$884,000	3+2	*
18-321830	*12-5*	**436 S VIRGIL AVE #409**	rev	$860,450	3+2	*
18-321628	*12-5*	**436 S VIRGIL AVE #407**	rev	$855,300	3+2	*
17-203154	*12-5*	**436 S VIRGIL AVE #307**	rev	$787,700	3+2	*
33	**Malibu**					*Single Family*
18-365398	*10-12:30*	**1913 CORRAL CANYON RD**	NEW	$1,095,000	3+3	*
17-279060	*10-2*	**3250 SERRA RD**	rev	$20,500,000	7+13	*
18-332040	*1-4*	**6401 ZUMIREZ DR**	rev	$3,250,000	5+6	*
71	**East Van Nuys**					*Single Family*
18-335464	*1-5*	**7327 HAZELTINE AVE**	rev	$671,990	3+4	*
18-343356	*1-5*	**14108 MONROE PL**	rev	$669,990	3+4	*
18-343374	*1-5*	**14107 MONROE PL**	rev	$649,990	3+4	*
18-343382	*1-5*	**14126 MONROE PL**	rev	$649,990	3+4	*
18-335354	*1-5*	**14122 MONROE PL**	rev	$647,990	3+4	*
86	**Pasadena**					*Condo / Co-op*
17-214864	*2-5*	**378 W GREEN ST #133**	rev	$3,196,990	4+5	*
18-348646	*2-5*	**358 W GREEN ST #112**	rev	$3,097,990	3+4	*
18-355670	*2-5*	**358 W GREEN ST #312**	rev	$3,014,990	3+4	*
18-348674	*2-5*	**358 W GREEN ST #212**	rev	$2,986,990	3+4	*
18-359604	*2-5*	**382 W GREEN ST #134**	rev	$2,947,990	4+5	*
18-349192	*2-5*	**358 W GREEN ST #111**	rev	$2,897,990	3+4	*
18-348700	*2-5*	**358 W GREEN #211**	rev	$2,765,990	3+4	*
18-353526	*2-5*	**382 W GREEN ST #135**	rev	$2,656,990	4+5	*
18-365612	*2-5*	**362 W GREEN ST #116**	rev	$2,499,990	3+4	*
18-365622	*2-5*	**362 W GREEN ST #119**	rev	$2,411,990	3+4	*
18-365600	*2-5*	**330 W GREEN ST #205**	rev	$2,393,990	3+4	*
18-360482	*2-5*	**378 W GREEN ST #124**	rev	$2,123,990	3+4	*
18-341074	*2-5*	**378 W GREEN ST #125**	rev	$2,063,990	3+4	*
18-365574	*2-5*	**330 W GREEN ST #306**	rev	$2,037,990	3+4	*
93	**Eagle Rock**					*Single Family*
18-360348	*10-6*	**4326 EAGLE ROCK BLVD**	rev	$930,900	3+3	*
18-324072	*10-6*	**4330 N EAGLE ROCK BL**	rev	$851,900	3+3	*
18-324122	*10-6*	**4328 N EAGLE ROCK BL**	rev	$835,900	3+3	*
321	**Rancho Mirage**					*Single Family*
18-364982PS	*5-7*	**72777 CATS PAW CT**	NEW	$1,895,000	4+5	*
331	**Palm Springs North End**					*Single Family*
18-366250PS	*11-12:30*	**2601 N CERRITOS RD**	NEW	$599,000	3+2	*
18-313814PS	*9:30-12:30*	**757 E RACQUET CLUB RD**	rev	$659,000	3+2	*
332	**Palm Springs Central**					*Single Family*
18-366612PS	*11-12:30*	**569 SORIANO WAY**	rev	$995,000	3+3	*
18-344988PS	*11-12:30*	**1387 E VERBENA DR**	rev	$719,000	3+3	*
332	**Palm Springs Central**					*Condo / Co-op*
18-366034PS	*11-12:30*	**345 W MARISCAL RD**	NEW	$250,000	2+2	*
999	**Out of Area**					*Single Family*
18-364006	*11-2*	**129 129 W MOUNTAIN DR**	NEW	$2,995,000	4+4	*
18-361836	*11-2*	**123 BRIDLE PATH**	NEW	$1,690,000	4+5	*

THURSDAY OPEN HOUSE DIRECTORY

11	**Venice**					*Single Family*
18-324798	*1-4*	**742 BROOKS AVE**	rev	$2,594,000	4+4	*
14	**Santa Monica**					*Lease*
18-359784	*11-2*	**837 15TH ST #D**	NEW	$7,400	3+3	*
15	**Pacific Palisades**					*Condo / Co-op*
18-365228	*10-5*	**17314 TRAMONTO DR #801**	rev	$5,185,990	4+5	*
18-365224	*10-5*	**17318 TRAMONTO DR #602**	rev	$5,136,990	3+4	*

REFRESHMENTS LUNCH
THEMLSPRO™ OPEN HOUSES

THU, FRI, BY APPT & SAT OPEN HOUSES & DIRECTORIES

18-365208	*10-5*	17318 TRAMONTO DR #601	rev	$4,885,990	3+4	*
18-365346	*10-5*	17322 TRAMONTO DR #302	rev	$3,286,990	3+4	*
18-365194	*10-5*	17322 TRAMONTO #305	rev	$3,003,990	2+4	*
16	**Mid Los Angeles**					*Lease*
18-363648	*5-7*	2563 S SPAULDING AVE	rev	$3,500	3+2	*
17	**Mid-Wilshire**					*Condo / Co-op*
17-255350	*12-5*	436 S VIRGIL AVE #506	rev	$893,350	3+2	*
18-321922	*12-5*	436 S VIRGIL AVE #509	rev	$889,750	3+2	*
18-321834	*12-5*	436 S VIRGIL AVE #507	rev	$889,500	3+2	*
18-321916	*12-5*	436 S VIRGIL AVE #508	rev	$884,000	3+2	*
18-321830	*12-5*	436 S VIRGIL AVE #409	rev	$860,450	3+2	*
18-321628	*12-5*	436 S VIRGIL AVE #407	rev	$855,300	3+2	*
17-203154	*12-5*	436 S VIRGIL AVE #307	rev	$787,700	3+2	*
33	**Malibu**					*Single Family*
18-332040	*1-4*	6401 ZUMIREZ DR	rev	$3,250,000	5+6	*
71	**East Van Nuys**					*Single Family*
18-335464	*10-5*	7327 HAZELTINE AVE	rev	$671,990	3+4	*
18-343356	*10-5*	14108 MONROE PL	rev	$669,990	3+4	*
18-343374	*10-5*		rev	$649,990	3+4	*
18-343382	*10-5*	14126 MONROE PL	rev	$649,990	3+4	*
18-335354	*10-5*	14122 MONROE PL	rev	$647,990	3+4	*
86	**Pasadena**					*Condo / Co-op*
18-341074	*10-5*	378 W GREEN ST #125	rev	$2,063,990	3+4	*
93	**Eagle Rock**					*Single Family*
18-360348	*10-6*	4326 EAGLE ROCK BLVD	rev	$930,900	3+3	*
18-324072	*10-6*	4330 N EAGLE ROCK BL	rev	$851,900	3+3	*
18-324122	*10-6*	4328 N EAGLE ROCK BL	rev	$835,900	3+3	*

FRIDAY OPEN HOUSE DIRECTORY

15	**Pacific Palisades**					*Condo / Co-op*
18-365228	*10-5*	17314 TRAMONTO DR #801	rev	$5,185,990	4+5	*
18-365224	*10-5*	17318 TRAMONTO DR #602	rev	$5,136,990	3+4	*
18-365208	*10-5*	17318 TRAMONTO DR #601	rev	$4,885,990	3+4	*
18-365346	*10-5*	17322 TRAMONTO DR #302	rev	$3,286,990	3+4	*
18-365194	*10-5*	17322 TRAMONTO #305	rev	$3,003,990	2+4	*
33	**Malibu**					*Single Family*
18-332040	*1-4*	6401 ZUMIREZ DR	rev	$3,250,000	5+6	*
62	**Encino**					*Single Family*
18-358390	*11-1*	4450 BALBOA AVE	NEW	$3,499,000	4+7	*
71	**East Van Nuys**					*Single Family*
18-335464	*10-5*	7327 HAZELTINE AVE	rev	$671,990	3+4	*
18-343356	*10-5*	14108 MONROE PL	rev	$669,990	3+4	*
18-343374	*10-5*	14107 MONROE PL	rev	$649,990	3+4	*
18-343382	*10-5*	14126 MONROE PL	rev	$649,990	3+4	*
18-335354	*10-5*	14122 MONROE PL	rev	$647,990	3+4	*
86	**Pasadena**					*Condo / Co-op*
18-341074	*10-5*	378 W GREEN ST #125	rev	$2,063,990	3+4	*
93	**Eagle Rock**					*Single Family*
18-360348	*10-6*	4326 EAGLE ROCK BLVD	rev	$930,900	3+3	*
18-324072	*10-6*	4330 N EAGLE ROCK BL	rev	$851,900	3+3	*
18-324122	*10-6*	4328 N EAGLE ROCK BL	rev	$835,900	3+3	*
236	**Manhattan Beach**					*Single Family*
18-362658	*12-2*	876 11TH ST	red	$4,295,000	5+6	p.162
331	**Palm Springs North End**					*Single Family*
18-364500PS	*11:30-2*	2292 E DEL LAGO RD	rev	$579,000	3+2	*
604	**Long Beach**					*Lease*
18-360590	*2-5*	1800 E OCEAN #9	rev	$5,500	2+2	*

BY APPOINTMENT DIRECTORY

10	**West Hollywood Vicinity**					*Single Family*
18-330454		511 N FLORES ST	rev	$4,188,000	2+1	p.162
22	**Los Feliz**					*Single Family*
18-356320		3875 CARNAVON WAY	NEW	$1,995,000	3+3	p.162

SATURDAY OPEN HOUSE DIRECTORY

2	**Beverly Hills Post Office**					*Single Family*
18-360560	*2-5*	2220 COLDWATER CANYON DR	rev	$2,330,000	3+3	*
3	**Sunset Strip - Hollywood Hills West**					*Lease*
18-363570	*2-4*	1940 N HIGHLAND AVE #7	NEW	$3,200	2+2	*
15	**Pacific Palisades**					*Condo / Co-op*
18-365228	*10-5*	17314 TRAMONTO DR #801	rev	$5,185,990	4+5	*
18-365224	*10-5*	17318 TRAMONTO DR #602	rev	$5,136,990	3+4	*
18-365208	*10-5*	17318 TRAMONTO DR #601	rev	$4,885,990	3+4	*
18-365346	*10-5*	17322 TRAMONTO DR #302	rev	$3,286,990	3+4	*
18-365194	*10-5*	17322 TRAMONTO #305	rev	$3,003,990	2+4	*
16	**Mid Los Angeles**					*Condo / Co-op*
18-366686	*1-4*	1401 S ST ANDREWS PL PL #308	NEW	$525,000	2+2	*
16	**Mid Los Angeles**					*Lease*
18-363648	*11-2*	2563 S SPAULDING AVE	rev	$3,500	3+2	*
17	**Mid-Wilshire**					*Condo / Co-op*
18-366210	*2-4*	727 S ARDMORE AVE #101	NEW	$650,000	2+2	*
33	**Malibu**					*Single Family*
18-332040	*1-4*	6401 ZUMIREZ DR	rev	$3,250,000	5+6	*
34	**Los Angeles Southwest**					*Income*
18-365304	*1-4*	4120 S HARVARD BLVD	NEW	$625,000		*
41	**Park Hills Heights**					*Single Family*
18-356582	*1-4*	3157 W 79TH ST	rev	$600,000	3+2	*
64	**Granada Hills**					*Single Family*
18-365156	*12-3*	16305 ARMSTEAD ST	rev	$758,000	3+2	*
18-360354	*2-4*	16506 CHATSWORTH ST	rev	$650,000	4+2	*
71	**East Van Nuys**					*Single Family*
18-335464	*10-5*	7327 HAZELTINE AVE	rev	$671,990	3+4	*
18-343356	*10-5*	14108 MONROE PL	rev	$669,990	3+4	*
18-343374	*10-5*	14107 MONROE PL	rev	$649,990	3+4	*
18-343382	*10-5*	14126 MONROE PL	rev	$649,990	3+4	*
18-335354	*10-5*	14122 MONROE PL	rev	$647,990	3+4	*
81	**Glendale**					*Single Family*
18-364628	*1-4*	3203 EMERALD ISLE DR	rev	$1,447,500	5+3	*
81	**Glendale**					*Condo / Co-op*
18-340464	*1-5*	2930 1/2 MONTROSE AVE #102	rev	$659,000	3+3	*
85	**Altadena**					*Single Family*
18-366362	*2-5*	787 E WOODBURY RD	rev	$988,800	3+3	*
86	**Pasadena**					*Condo / Co-op*
18-341074	*10-5*	378 W GREEN ST #125	rev	$2,063,990	3+4	*
93	**Eagle Rock**					*Single Family*
18-360348	*10-6*	4326 EAGLE ROCK BLVD	rev	$930,900	3+3	*
18-324072	*10-6*	4330 N EAGLE ROCK BL	rev	$851,900	3+3	*
18-324122	*10-6*	4328 N EAGLE ROCK BL	rev	$835,900	3+3	*
300	**Carson**					*Single Family*
18-366658	*12-3*	21239 KINARD AVE	NEW	$599,000	3+2	*
999	**Out of Area**					*Single Family*
18-366144	*12-4*	821 TWIN HILLS DR	NEW	$335,000	3+3	*
18-338810	*1-5*	24612 CAMDEN CT	rev	$639,900	3+3	*
18-335750	*1-4*	10211 LOTUS CT	rev	$615,000	4+3	*
18-337746PS	*11:30-2:30*	19090 MAJELA RD	rev	$519,500	4+3	*
1025	**Atwater**					*Single Family*
18-360182	*2-4*	3324 SUNNYNOOK DR	NEW	$1,350,000	6+4	*
1284	**Highland Park**					*Single Family*
18-364816	*2-5*	6105 MOUNT ANGELUS DR	rev	$975,000	3+2	*

SUNDAY OPEN HOUSE DIRECTORIES

REFRESHMENTS LUNCH
THEMLSPRO™ OPEN HOUSES

SUNDAY OPEN HOUSE DIRECTORY

1 Beverly Hills — Single Family

18-339180		2-5	1181 LAUREL WAY	rev	$15,995,000	7+8	*

2 Beverly Hills Post Office — Single Family

16-130256		2-5	9374 BEVERLY CREST DR	rev	$11,950,000	5+6	*
18-348660		2-5	2620 HUTTON DR	rev	$5,295,000	6+7	*

3 Sunset Strip - Hollywood Hills West — Single Family

18-366736		2-5	9156 WARBLER PL	rev	$1,549,000	2+2	*

3 Sunset Strip - Hollywood Hills West — Lease

18-363570		2-4	1940 N HIGHLAND AVE #7	NEW	$3,200	2+2	*

4 Bel Air - Holmby Hills — Single Family

18-359776		2-5	1647 N BEVERLY GLEN	rev	$1,698,000	3+3	*

4 Bel Air - Holmby Hills — Condo / Co-op

18-366438		2-5	2385 ROSCOMARE RD #E6	rev	$899,000	2+2	*

5 Westwood - Century City — Condo / Co-op

18-324130		2-5	10551 WILSHIRE #904	rev	$1,690,000	2+3	*

5 Westwood - Century City — Lease

18-346930		2-5	10551 WILSHIRE #PH3	rev	$16,000	4+4	*

6 Brentwood — Single Family

18-356938		2-5	11791 CHENAULT ST	rev	$7,895,000	5+7	*
18-356152		2-5	701 CLAYMONT DR	rev	$4,395,000	5+7	*

7 West L.A. — Condo / Co-op

18-365924		2-5	1529 S WESTGATE AVE #101	rev	$940,000	3+3	*

8 Cheviot Hills - Rancho Park — Single Family

18-359186		2-5	2812 ANCHOR AVE	rev	$1,950,000	3+3	*

9 Beverlywood Vicinity — Single Family

18-366322		2-5	9741 ALCOTT ST	NEW	$1,450,000	2+2	*

13 Palms - Mar Vista — Single Family

18-366552		2-5	3605 WADE ST	NEW	$2,695,000	5+5	*

15 Pacific Palisades — Single Family

18-351192		2-5	15422 ALBRIGHT ST	rev	$6,998,000	6+7	*
18-333992		2-5	710 HARTZELL ST	rev	$5,198,000	5+6	*
18-357700		2-5	373 N LAS CASAS AVE	rev	$4,685,000	5+6	*

15 Pacific Palisades — Condo / Co-op

18-365228		10-5	17314 TRAMONTO DR #801	rev	$5,185,990	4+5	*
18-365224		10-5	17318 TRAMONTO DR #602	rev	$5,136,990	3+4	*
18-365208		10-5	17318 TRAMONTO DR #601	rev	$4,885,990	3+4	*
18-365346		10-5	17322 TRAMONTO DR #302	rev	$3,286,990	3+4	*
18-365194		10-5	17322 TRAMONTO #305	rev	$3,003,990	2+4	*

16 Mid Los Angeles — Lease

18-363648		12-3	2563 S SPAULDING AVE	rev	$3,500	3+2	*

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

18-362176	632H1	2-5	100 S DOHENY DR #208	rev	$659,000	1+2	*

21 Silver Lake - Echo Park — Condo / Co-op

18-366480		2-5	2300 DUANE ST #9	rev	$699,000	2+3	*

27 Topanga — Single Family

18-361552		2-5	21641 SADDLE PEAK RD	rev	$2,495,000	6+7	*

28 Culver City — Condo / Co-op

18-364080		1-5	6505 GREEN VALLEY CIR #115	NEW	$559,000	2+2	*

31 Playa Del Rey — Single Family

18-328182		1-4	8147 CABORA DR	rev	$3,100,000	4+4	*

32 Malibu Beach — Single Family

18-349510		2-5	24818 MALIBU RD	rev	$8,995,000	3+4	*
18-315170	626H7	1-5		rev	$5,995,000	5+4	*

32 Malibu Beach — Lease

18-346320	626H7	1-5	31336 BROAD BEACH RD	rev	$25,000	5+4	*

33 Malibu — Single Family

18-352700		2-5	21590 PASEO SERRA	rev	$7,900,000	5+6	*
18-310608	626E6	2-5	4400 ENCINAL CANYON RD	rev	$6,100,000	6+8	*
18-332040		1-4	6401 ZUMIREZ DR	rev	$3,250,000	5+6	*
18-352546		2-5	23472 W MOON SHADOWS DR	rev	$1,900,000	4+3	*

42 Downtown L.A. — Condo / Co-op

18-365148		1-4	420 S SAN PEDRO ST #419	NEW	$565,000	2+1	*

49 Simi Valley — Single Family

18-345984		1-4	3924 EAGLE FLIGHT DR	rev	$1,199,950	5+5	*

56 Chatsworth — Single Family

18-364560		1-4	19940 HIAWATHA ST	NEW	$1,249,000	5+4	*

61 Lake Balboa — Single Family

18-330590		2-5	6505 FORBES AVE	rev	$675,000	3+2	*

64 Granada Hills — Single Family

18-360354		2-5	16506 CHATSWORTH ST	rev	$650,000	4+2	*

71 East Van Nuys — Single Family

18-335464		10-5	7327 HAZELTINE AVE	rev	$671,990	3+4	*
18-343356		10-5	14108 MONROE PL	rev	$669,990	3+4	*
18-343374		10-5	14107 MONROE PL	rev	$649,990	3+4	*
18-343382		10-5	14126 MONROE PL	rev	$649,990	3+4	*
18-335354		10-5	14122 MONROE PL	rev	$647,990	3+4	*

72 Sherman Oaks — Single Family

		2-5	14927 HESBY ST	NEW*	$2,049,000	5+6.5	*

73 Studio City — Single Family

18-341974		2-5	12116 IREDELL ST	rev	$4,199,000	4+5	*

75 Valley Village — Single Family

18-353756		2-5	11532 HARTSOOK ST	rev	$1,199,000	3+3	*

81 Glendale — Single Family

18-363802		1-4	2031 BUCKINGHAM PL	rev	$1,239,000	4+3	*

81 Glendale — Condo / Co-op

18-340464		1-5	2930 1/2 MONTROSE AVE #102	rev	$659,000	3+3	*

85 Altadena — Single Family

18-366362		2-5	787 E WOODBURY RD	rev	$988,800	3+3	*

86 Pasadena — Condo / Co-op

18-341074		10-5	378 W GREEN ST #125	rev	$2,063,990	3+4	*

93 Eagle Rock — Single Family

18-360348		10-6	4326 EAGLE ROCK BLVD	rev	$930,900	3+3	*
18-324072		10-6	4330 N EAGLE ROCK BL	rev	$851,900	3+3	*
18-324122		10-6	4328 N EAGLE ROCK BL	rev	$835,900	3+3	*

208 Hawthorne — Single Family

18-366154		2-5:30	4829 W 134TH PL	NEW	$845,000	3+2	p.162

300 Carson — Single Family

18-366658		12-3	21239 KINARD AVE	NEW	$599,000	3+2	*

309 Indio North of East Valley — Single Family

18-343922PS		11:30-2:30	37259 BOSLEY ST	rev	$355,000	5+3	*

338 Downey — Single Family

18-347450		1-5	9115 STOAKES AVE	rev	$886,900	5+4	*

604 Long Beach — Single Family

18-363070		11-3	3240 ELM AVE	NEW	$630,000	3+2	*

610 La Mirada — Single Family

18-365522		1-4	15123 MATISSE CIR	NEW	$819,000	4+3	*

999 Out of Area — Single Family

18-365522		1-4	15123 MATISSE CIR	NEW	$819,000	4+3	*
18-366144		12-4	821 TWIN HILLS DR	NEW	$335,000	3+3	*
18-342888		12-3	30302 MALASPINA RD	rev	$10,800,000	7+10	*
18-338810		1-5	24612 CAMDEN CT	rev	$639,900	3+3	*
18-337746PS		11:30-2:30	19090 MAJELA RD	rev	$519,500	4+3	*

1025 Atwater — Single Family

18-360182		2-5	3324 SUNNYNOOK DR	NEW	$1,350,000	6+4	*
18-366426		2-5	2914 GRACIA ST	rev	$995,000	3+2	*

1284 Highland Park — Single Family

18-364816		2-5	6105 MOUNT ANGELUS DR	rev	$975,000	3+2	*
18-366606		2-5	6018 BURWOOD AVE	rev	$799,000	3+2	*

AREA 1

BEVERLY HILLS

UPDATE | EXPAND | RE-IMAGINE | REBUILD!

OPEN JULY 24TH
11-2PM

317 S WETHERLY DR **BEVERLY HILLS**

ATTENTION: Beverly Hills Home Buyers, Contractors, Developers and Flippers! A golden opportunity awaits at 317 S. Wetherly Drive, 90211 for that one buyer who knows what they need and want. Ideally located and in good condition, though dated, this 3 bedroom and 2 bath "English Cottage" style home has 1617 sqft of living space and sits on a 6370 sqft flat usable lot. Features include a large living room w/ barrel ceiling and fireplace, a dining room w/ patio, kitchen w/ stone counters, separate breakfast room, peg and groove wood flooring throughout and large backyard. Depending on your needs, this house could be UPDATED, EXPANDED, RE-IMAGINED or TOTALLY REBUILD. For additional PICS & INFO, visit 317Wetherly.com. Trust Sale, Sold as-is. Please see PRIVATE REMARKS for DISCLOSURES and DISCLAIMERS.

ALL OFFERS DUE FRIDAY, JULY 27TH, 2018 @ 12 P.M.

317Wetherly.com
Offered at **$2,298,000**

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Amazing Mid Century Modern

10400 QUITO LN
Tuesday 07/24/2018 ~ 11:00am - 2:00pm

Spectacular Mid-Century Modern, completely renovated in 2013. Gated and private 3 bed plus den retains its original 60's flair with high-end materials, fixtures and amenities. Dual glazed windows and state of the art kitchen w/ Thermador-Pro appliances. Wide plank French oak floors grace the open floor plan with original exposed beam ceilings. Lush landscaping in the front and back yards, expansive wood roof-decks, and 2 over sized garages. A rare Mid-Century find in quality, design and luxury!

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AREA 6

BRENTWOOD

SPECIAL OPEN TIME TUESDAY 12-3PM

919 N Kenter Ave | Beds 4 | Baths 3 | Approx 14,932 Sq.Ft. Lot

Amazing Custom Mid-Century Home built for current owner, recently remodeled on large flat lot approximately 14,932 Sq ft. Enter this recently remodeled home to a spacious light filled Living Room with high vaulted ceilings, fireplace and wet bar, Dining Area and Family room w/ FP, all which open on to a comfortable covered & open patio overlooking a sparkling swimmers pool, a large grassy yard (perfect for practicing soccer) that is private with lovely mature trees and landscaping. The remodeled kitchen has a stainless Thermador gourmet cooks stove and a large breakfast area. Excellent floorplan for entertaining and families. The master bedroom enjoys direct access to the patio and pool area, has an enormous double walk-in closet and a newly remodeled bathroom with double sinks, separate stall shower and tub. The other three bedrooms and two baths complete this perfect home. Additional features include: Hardwood floors, central heat and air, detached two car garage with ample parking on paver stone driveway and ample storage throughout. Located in Kenter Canyon with great access to pastoral Crestwood Hills Park and in the coveted Kenter School District .

Offered at: $3,350,000

Mary Beth Woods
Global Luxury Estates Director
310.571.1358 direct
310.463.1599 cell
mwoods@marybethwoods.com
www.marybethwoods.com
CalBRE# 00470539

James Hancock
Global Luxury Estates Director
310.777.6351 direct
310.388.0515 fax
James@JamesHancock.com
ww.JamesHancock.com
CalBRE# 00946077

COLDWELL BANKER RESIDENTIAL BROKERAGE

COLDWELL BANKER GLOBAL LUXURY MBW

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Expansive Modern Residence

$1,399,000

1400 N FULLER AVE #9

It has not only been meticulously maintained, but also treated with the finest upgrades. The eco-friendly dwelling has a filtered water system throughout, a Reverse Osmosis under sink water filter and energy efficient lighting. You'll find a built-in desk in the entryway, a custom bookcase in the living area and closet upgrades throughout. The open chef-inspired kitchen features high-end appliances, a grand central island and a food pantry.

Michael Dronge
310-621-8489

9000 W Sunset blvd #1100
MikeDronge@gmail.com

AREA 10

WEST HOLLYWOOD VICINITY

OPEN TUESDAY July 24TH, 11-2PM

838 N. Sierra Bonita Avenue 90046 | 6 Beds | 5.5 Baths | $4,300,000

Extraordinary 2017 new construction modern farm-house in L.A's sought-after Beverly Grove. This exceptional property exudes traditional charm with modern elegance. Exquisitely designed with 6 bedrooms, 5.5 bathrooms, this control4 smart home features a theater, office, wine cellar, a gourmet kitchen with imported fixtures, subzero/wolf appliances and Calacatta Blanco finishes. A private oasis awaits you with a stunning zero-edge infinity pool, spa, waterfall, outdoor built-in kitchen and fireplace - entertain in style in the heart of sought-after Melrose Village.

Or Brodsky
310.623.2319 | or@orbrodsky.com

COLDWELL BANKER | GLOBAL LUXURY®
Coldwell Banker Residential Brokerage

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RARE PACIFIC PALISADES LAND OPPORTUNITY

BY APPOINTMENT ONLY

1445 EL BOSQUE COURT, PACIFIC PALISADES | $5,850,000

One-of-a-kind 2 1/3 acre flag lot with panoramic canyon and mountain views up a very long wide driveway. Potential to build major home or multiple structures with extreme privacy and tons of parking for events or personal car collections. Just minutes to the beach and the major developing Palisades Village. Multiple large building pads and plans for 8,800 sq ft Steven Ehrlich designed residence. The lot is exempted from architecture review of the area due to extreme privacy and not open to the public view of the street. An extremely rare find.

COLDWELL BANKER | GLOBAL LUXURY

COLDWELL BANKER RESIDENTIAL BROKERAGE

GINGER GLASS
BROKER • AGENT • ATTORNEY
310.927.9307
GingerGlass.com ginger@gingerglass.com

CHRIS CORTAZZO
COLDWELL BANKER MALIBU WEST
310.457.9307
chris@chriscortazzo.com ChrisCortazzo.com

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3617 LANKERSHIM BOULEVARD, STUDIO CITY

PACIFIC UNION INTERNATIONAL

For more details visit:
3617Lankershim.com

Perched amid a peaceful, picturesque neighborhood, this house's exterior features old-fashioned shutters and a regal front door. Inside is a newly remodeled living room, which offers dark hardwood floors, French doors to the back, as well as a gas fireplace. The kitchen includes stainless steel Viking appliances, dual ovens, marble counters, and an island for informal dining. The back yard is surrounded by verdant trees. On the lower level is a pool/Jacuzzi and a built-in grill, and the upper is a spacious deck with a fire pit. Comfortable living awaits you in this delightful home.

Offered at $1,325,000

SR STRONG REALTOR

CRAIG STRONG
Executive Director, Estates Division
310.439.3225 direct
craig@strongrealtor.com
strongrealtor.com

Pacific Union International does not guarantee the accuracy of square footage, lot size, or other information concerning the condition or features of the property provided by the seller or obtained from public records and other sources and the buyer is advised to independently verify the accuracy of that information. CalBRE 01450987.

4315 ARCOLA AVENUE, TOLUCA LAKE

PACIFIC UNION INTERNATIONAL

Romantic French Country Estate on exclusive street. Magnificent Old World craftsmanship. Private entertainer's paradise! Gourmet kitchen w/Viking range & Emerald granite. Media room, wine cellar, office & ground floor nanny suite. Spacious family room w/wet bar, fireplace. Opulent master retreat w/fireplace, balcony, lux en suite, spa shower & double vanity. Flagstone patio & paths surround pool, waterfall/spa, fireplace & BBQ area/bar. Smart system & 3-car garage w/2nd floor guest quarters.

For more details visit:
4315Arcola.com

Offered at $3,695,000

SR STRONG REALTOR

CRAIG STRONG
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strongrealtor.com

TARA ROSE
Realtor®
818.917.3929 direct
tararose4homes@gmail.com
strongrealtor.com

Pacific Union International does not guarantee the accuracy of square footage, lot size, or other information concerning the condition or features of the property provided by the seller or obtained from public records and other sources and the buyer is advised to independently verify the accuracy of that information. CalBRE 01450987 | 01765162.

AREA 74

TOLUCA LAKE

4913 CARTWRIGHT AVENUE, TOLUCA LAKE

PACIFIC UNION INTERNATIONAL

For more details visit:
4913Cartwright.com

Dazzling sophisticated transformation! Upgraded contemporary! Expanded airy plan w/ sleek built-ins, three fireplaces & crown molding. Viking appliances, quartz tops & big center island are a cook's dream! Spacious great room has bi-fold French doors for indoor/outdoor entertaining. Oversized master suite w/fireplace, vaulted ceiling & walk-in closet. Spa-like en suite w/luxurious finishes, large shower, tub & dbl vanity. Cov'd patio, outdoor BBQ kitchen & fire table. Near Toluca Woods.

Offered at $1,249,000

SR STRONG REALTOR

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Executive Director, Estates Division
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craig@strongrealtor.com
strongrealtor.com

NORMA PALADINES
Realtor®
818.357.4656 direct
norma@normapaladines.com
normapaladines.com

Pacific Union International does not guarantee the accuracy of square footage, lot size, or other information concerning the condition or features of the property provided by the seller or obtained from public records and other sources and the buyer is advised to independently verify the accuracy of that information. CalBRE 01450987 | 02026104.

YPN

Young Professionals Network – 4th Annual

MEGA-MIXER

and Fundraiser

elevate LOUNGE

811 Wilshire Blvd., 21st floor, Los Angeles, CA 90017

Wednesday, August 1, 2018
6:00pm - 8:30pm

August is the YPN 'Month of Giving' please join us for a fun evening at this multi-association mega-mixer benefiting C.A.R.'s Affordable Housing Fund.

We have over 30 sponsored raffles prizes for our drawings, tickets are $5 per prize, so be sure to bring cash and plenty of business cards.

YPN Events are open to Real Estate Professionals of all ages.

FREE with Pre-Registration. $15 at the door.

21+ only ID required by Elevate Lounge

this event made possible thanks to our **PREMIER PARTNERS**

THE MLS.com™ · CBC Commercial Bank of California · Wells Fargo Home Mortgage · LaRocca Inspection Associates

Please register online at
www.bhglaar.com

PARTICIPATING ASSOCIATIONS

BHGLAAR.COM Beverly Hills/Greater Los Angeles Association of Realtors® · Southland Regional Association of Realtors® · Malibu Association of Realtors® · AREAA Asian Real Estate Association of America Greater Los Angeles

VESTAPLUS™
MLS Software Solutions

LEARN ABOUT VESTAPLUS™

FREE training resources available to all members of The MLS™ and Palm Springs Regional MLS

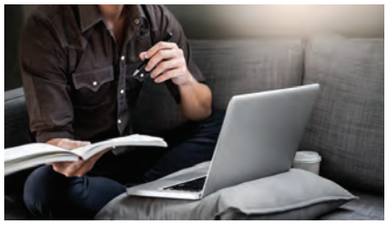
Visit www.themls.com, click on the 'Help' tab, and select 'Training Center & Classes' to access all training resources.

The MLS™ School

These two-hour classes at The MLS Training Center in Beverly Hills, provide an overview of VESTAPLUS™ new interface and various features. Laptops are provided.

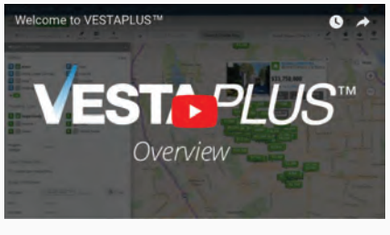
Classes at PSRAR

Held at the PSRAR office in Palm Springs, these two-hour classes provide an overview of VESTAPLUS™ new interface and various features. We ask that all attendees bring their own laptops.



Webinars

Experience VESTAPLUS™ from the convenience of your home or office in one of our one-hour remote training courses with live instructors and opportunities for Q&A.



Video Tutorials

Check out the various features of VESTAPLUS™ in our video tutorials, which give you the opportunity to learn at your own pace.

Questions? Call **310-358-1833**
HelpDesk@themls.com | www.themls.com

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TheMLSSchool.Eventbrite.com

Every Monday through July 30, 2018

Morning Class: 10 AM - Noon

Afternoon Class: 1 PM - 3 PM

*Laptops will be provided

Classes are FREE to members of The MLS™.

*Advanced registration is required.

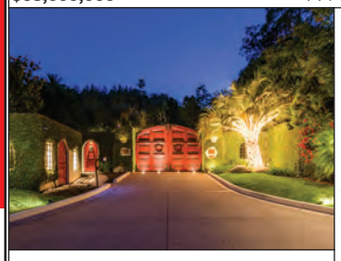
Questions? Call **310-358-1833**
HelpDesk@themls.com | www.themls.com

THE MLS.com

TUESDAY

01 Beverly Hills — Single Family

2727 BENEDICT CANYON DR — Open 1-2 — NEW
$68,000,000 | 11+17 | 2sty-ARCHITECTURAL

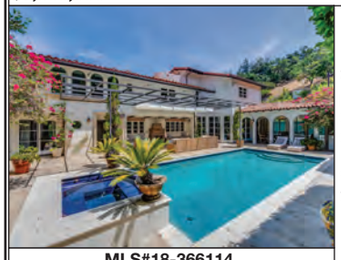


14 ACRE DREAM COMPOUND IN BEVERLY HILLS

Behind these amazing gates is over 14 acres of pure magic that has been accumulated over many years to create the ultimate five parcel paradise. Drive up this magnificent driveway past your approx. 7,000 SF Moroccan guest house, that has soaring arched windows that disappear into the walls, to give you the indoor/outdoor California lifestyle. There is a non-finished approx. 20,000 SF main house with pool overlooking the beautiful landscaping.

Josh & Matt Altman 3108193250
DOUGLAS ELLIMAN

9770 SUFFOLK DR — Open 11-2 — NEW
$7,860,000 | 6+8 | 2sty-SPANISH



MAGNIFICENT TENNIS COURT ESTATE ON ACRE+ LOT

Very private, elegant, double-gated estate with extensive park-like grounds, swimming pool, spa, waterfalls and tennis court. This beautiful California Spanish home has a step-down living room; gourmet kitchen; paneled library; family room with bar; six bedrooms plus maids room; a gym and an art studio. Superior finishes and custom details are found throughout this exceptional home.

MLS#18-366114
Jackie Feldmar-Cohenca 310.433.1981
CORE REAL ESTATE GR.
Dshwshr,Grbg Disp,Rng/Ovn

317 S WETHERLY DR — Open 11-2 — NEW
$2,298,000 | 3+2 | COUNTRY ENGLISH

GOLDEN OPPORTUNITY IN BH, 90211

ATTENTION: Beverly Hills Home Buyers, Contractors, Developers & Flippers! A golden opportunity awaits at 317 S. Wetherly Dr, in B.H.. Ideally loc'd and in good condition, 3+2 "English Cottage" style home has 1617 sqft of living space and sits on a 6370 sqft flat usable lot. Depending on your needs this house could be UPDATED, EXPANDED, RE-IMAGINED OR TOTALLY REBUILT. For add'l PICS & INFO, visit 317Wetherly.com. ***Also, see FULL PAGE B/W AD AREA #1 & FULL PAGE COLOR AD for DETAILS & FEATURES.

MLS#18-366166
Ken Shields 310.270.5152
PACIFIC UNION INTERN
Dshwshr,Fridg

611 N REXFORD DR — Open 11-2 — red
$6,750,000 | 5+5 | MEDITERRANEAN

ELEGANT 1920'S MEDITERRANEAN HOME IN BEVERLY HILLS

Classic 2-story entry leads to beautiful living room with high beamed ceilings, hardwood floors, oversized stone fireplace and French doors. Formal dining room with second fireplace. Remodeled gourmet kitchen with center island and eat-in breakfast area with adjacent office. Large media room and downstairs bedroom suite plus powder room and laundry room complete the main level. Magnificent living in Beverly Hills!

MLS#18-352740
Steve Frankel 310-281-3981
COLDWELL BANKER
www.stevefrankel.com

1027 CHEVY CHASE DR — Open 11-2 — red
$5,900,000 ~~6400000~~ | 4+4 | SPANISH

PRIME BEVERLY HILLS

North of Sunset, classic Spanish on 13,000+sf flat lot. Exceptional development opportunity to rebuild or restore! 4bd/4ba 4,200+sf home exudes Spanish character & charm. Over-sized FLR w/ FP & bar, adjacent to den. FDR offers FP & French doors. Spacious original kitchen. Guest ensuite bd & maid's w/ LR complete main floor. 2nd story features ensuite bd that opens to garden below. Master suite boasts vanity area & ba w/ sep shower/tub. Courtyard w/ FP, lounging areas, & pool.

MLS#18-340796
Linda May Guy Levy 310.492.0735
HILTON & HYLAND
ChevyChaseSpanish.com

1020 RIDGEDALE DR — Lunch 11-2 — rev
$16,950,000 | 5+9 | 3sty-CONTEMPORARY

BEST VALUE ESTATE IN BEVERLY HILLS!

Celebrity Dream Villa in one of the finest & most prestigious streets in Beverly Hills. This newly renovated trophy compound features five bedroom suites including two master suites, & a separate guest house, an opulent floating staircase, family rooms, screening room, office, library, grand walk-in wine cellar complete with a wine tasting table, gym, billiard room, six full bathrooms, and three powder rooms. Picturesque downtown and city light views. Enjoy the Beverly Hills 90210 lifestyle!

MLS#18-303842
Vangelis Korasidis 310-247-1500
COLDWELL BANKER BH
Celebrity Dream Estate

1181 LAUREL WAY — Open 12-2 — rev
$15,995,000 | 7+8 | 2sty-CONTEMP MED

1181 LAUREL WAY - BEVERLY HILLS

Gated Contemporary Mediterranean estate offering private resort-style living and full-scale entertaining on over an acre in Beverly Hills. A palatial entry opens to grand scale interiors featuring limestone floors and a dramatic double staircase. Open floor plan includes living room, chef's kitchen with breakfast room, family room, dining, office, guest suite, media room, and staff quarters. 7 bedrooms and 9 bathrooms The " resort- style" saltwater pool has waterfalls, water slide, and spa.

MLS#18-339180
Valerie Fitzgerald 3102857515
COLDWELL BANKER RESI
BBQ,Blt-Ins,Dshwshr,Dryer,Frzr,Other

01 Beverly Hills — Condo / Co-op

120 S CRESCENT DR, UNIT 304 — Open 11-2 — NEW
$1,777,000 | 3+3 | 2sty-MODERN

NEWLY RENOVATED 3+3 TOWNHOUSE

This 3 bedroom 3 bathroom townhome on the top two floors is located in one of Beverly Hills' most coveted locations! 2100+ sq ft. Main level w/ new gourmet kitchen, SS built-ins, quartz counters & calacatta waterfall edge island. LR, DR, main guest bed & bath. Top floor w/ two ensuites, office & laundry, outdoor space. The master w/ new walk in closet, luxurious master bath. All within a short distance from Beverly Hills schools, shopping and dining!

Michael Khorshidi 310-569-1121
KHORSHIDI LAW FIRM
Built-ins, gourmet kit, New

460 N PALM DR #305 — Open 11-2 — red
$3,695,000 | 3+4 | CONTEMPORARY

INCREDIBLE VALUE! PRIME BEVERLY HILLS LUXURY RESIDENCE

JUST REDUCED! Unprecedented luxury residence in prime Beverly Hills' newest (2015) "5-star" concierge doorman condominium building, "460 Palm." Rare ultra spacious 3600 SF, 3BD/4BA, is the largest floor plan available. An entertainer's dream with amazing city views, sliding Fleetwood windows, seamless indoor/outdoor floor plan, modern gourmet Chef's kitchen, private home theater, & outdoor terraces.

MLS#18-304310
ST. JAMES + CANTER 310.704.4248
BERKSHIRE HATHAWAY
WWW.460PALM305.COM

447 N DOHENY DR #PH502 — Open 11-2 — rev
$4,195,000 | 3+5 | CONTEMPORARY

ELEGANT BH PENTHOUSE WITH CITY/ MOUNTAIN VIEWS

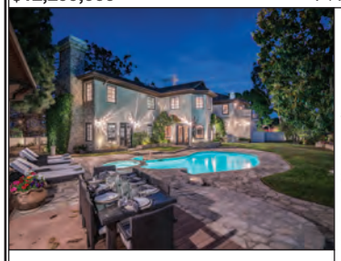
Appx. 3,836 square feet in new contemporary stone, bronze, glass light & high ceiling building. Library or bonus room, wet bar, kitchen w/marble & granite counter tops, mahogany doors, Italian burled walnut & sycamore cabinetry, floor-to-ceiling limestone fireplaces & brushed walnut limestone flooring, large built-in closets. Large master bedroom w/ dual walk in closets and dual master baths; 3 grand terraces. Also: 24 hr concierge, stadium-seating media room w/ kitchen, and Fitness Center.

MLS#18-362650
Peter Wong 310-880-1881
COLDWELL BANKER BHN
Cbl,Dshwshr,Dryer,Grbg Disp,Rng/Ov

TUESDAY

02 Beverly Hills Post Office *Single Family*

12072 CREST CT — Refresh. 11-2 — NEW
$12,299,000 | 7+7 | COUNTRY FRENCH



PICTURESQUE ESTATE IN THE GUARD-GATED "SUMMIT" COMMUNITY

Entertainer's paradise on promontory lot w/expansive views. Landscaped gardens,yard, pool, spa,sports court. Limestone foyer, living room w/fireplace & built-in bar, elegant dining room. New chef's kitchen w/center island, Viking & Sub Zero appliances,Wolf Range, breakfast nook. Master suite w/dual walk-in closets,en-suite office/nursery & private balcony. En-suite bathroom w/sauna, steam shower, marble-clad master bath.Includes maid's quarters, covered cabana,3-car garage, spacious motor court.

MARC NOAH/VICTORIA RISKO 310-968-9212
SOTHEBY'S

WWW.CRESTCOURTBH.COM

9477 GLOAMING DR — Open 11-2 — NEW
$2,499,000 | 4+3

PRIVATE FORMER CELEBRITY COMPOUND

Set behind iron gates, this completely private former celebrity compound is tucked away at the end of the road. Tastefully remodeled to retain the relaxed comfort of a country home with open floor plan and warm interiors. Features high ceilings and wide-planked hardwood floors made from reclaimed wood throughout. Surrounded by massive mountain views, inviting living & dining rooms, bright kitchen with beautiful stonework and breakfast area.

Branden & Rayni Williams 310.691.5935
HILTON & HYLAND

Williams & Williams Estates Group

2057 COLDWATER CANYON DR — Open 11-2 — NEW
$2,400,000 | 3+2.5 | 1sty-CONTEMPORARY

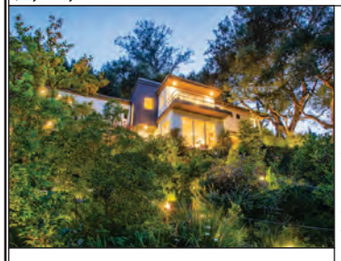
CHIC CANYON HIDEAWAY

Chic canyon hideaway with tranquil backyard oasis. Set back from the street, this charming warm Contemporary has been recently remodeled with the utmost attention to detail. A fabulous open concept awaits, with large living & dining rm & gorgeous eat-in kitchen. Master suite offers ample closet space, large bath, & French doors that lead out to the park-like grounds. The lagoon style pool lies amongst the lush landscaping, & an expansive outside deck provides the perfect space to entertain.

Jade Mills 310-285-7508
COLDWELL BANKER

Built-Ins, Range/Oven, Refrigerator

1727 BENEDICT CANYON DR — Open 11-2 — NEW
$2,099,000 | 2+2.5 | 2sty-MODERN



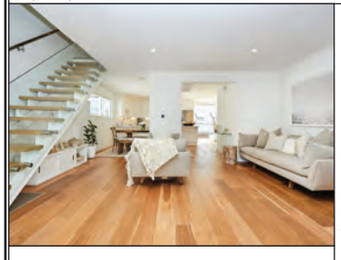
CRYSTALLINE MODERN HILLSIDE JEWEL BOX

Crystalline, modern hillside jewel box, curated for your most particular clientele, art collectors and those seeking a spacious scale, warmth and calming simplicity. Rebuilt and expanded just 8 years ago, with all new systems and features, the residence is discretely perched on 1/3+ acre, secluded in the tree canopy, in the lushest and most verdant part of Benedict Canyon. Moments from Sunset though feeling a world part, ascend through dual security gates to this treetop aerie...

P. Maurice T. Rustad 310-623-8819
RODEO REALTY - BH

1727BenedictCanyonDr.com

9829 YOAKUM DR — Refresh. 11-2 — NEW
$1,599,000 | 4+3 | MODERN

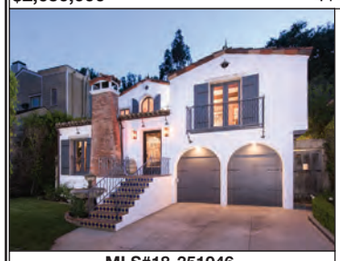


SLEEK MODERN

Remodeled mid century modern home in BHPO with lovely canyon views. The stunning open plan main floor is perfect for entertaining and features wide plank wood floors, recessed lighting, and a cook's kitchen with marble countertops and professional style appliances. A sleek modern stair leads to 3 bedrooms and 1 bath on the second floor and a luxurious master suite on the 3rd floor. A spacious patio and garden area is adjacent to the living area, and two sunny decks off the upper level offer.

Valerie Nickerson 310 595 5275
BERKSHIRE HATHAWAY

1407 N BEVERLY DR — Open 11-2 — red
$2,650,000 | 4+4 | MEDITERRANEAN



MLS#18-351946

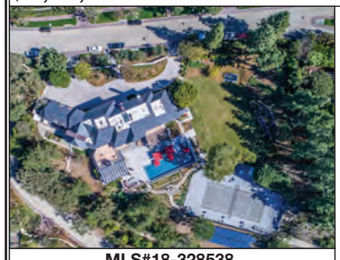
GATED MEDITERRANEAN HOME IN LOWER BHPO

Gated Mediterranean home located on celebrity clad street minutes from BH Hotel. Living room features hand hewn beams and french doors. Eat-in kitchen with carerra marble counters. Formal dining room. Luxurious masters suite overlooking sunny pool and lush hillside. Three other bedrooms and separate den.

Susan Smith 310.415.5175
HILTON & HYLAND

www.SusanSmithRealty.com

8 BEVERLY PARK — Open 11-2 — rev
$38,500,000 | 7+10 | CONTEMP MED



MLS#18-328538

Completely reimagined masterpiece by internationally acclaimed design firm, Harrison Design, in the guard gated celebrity enclave of Beverly Park. No expense was spared in remodeling this 7-bedroom, 10-bathroom tour de force. The ground level enjoys spacious living and entertaining spaces. Both formal and informal family rooms, office, open plan kitchen and family room, billiards room, and high-end 4K theatre. The living areas open to nearly an acre of outdoor living, perfect for entertaining.

Christopher Dyson 3106232854
THE AGENCY

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

13331 MULHOLLAND DR — Open 11-2 — rev
$5,900,000 | 4+6 | 2sty-CONTEMPORARY

MLS#18-340206

AMAZING VIEWS OF CITY, CANYON AND MOUNTAINS

Gated Contemp. Estate on private promontory, set amidst majestic CA Oak trees on 53,000+ sf. lot. 6,700+ sf interior with 4BR 6BA. 3 car garage and electric car charging station. Extension motor court provides ample parking.

Peter Whyte 310-650-8480
COLDWELL BANKER

Peaceful, Secluded Setting

1432 N HARRIDGE DR — Open 11-2 — rev
$4,575,000 | 4+4 | MODERN

MLS#18-330088

AS SEEN IN BILLBOARD MAGAZINE

The very best views you have every seen at any price. Designer remodeled contemporary designer home. Views from every room! 360 degree views from the roof top deck. Over 4000 sq. ft. of enjoyable indoor/outdoor living experiences. High ceilings with oak flooring. The kitchen boasts Miele appliances, Silverwave marble for the island, Blizzard Quartz countertops. Contrasting walnut kitchen cabinets give it that modern yet elegant feel.

Paul Wylie
LAMERICA REAL ESTATE

Dshwshr,Frzr,Grbg Disp,Hood Fan,Micro

1353 BRAERIDGE DR — Open 11-2 — rev
$3,725,000 | 4+5 | TRADITIONAL

MLS#18-329930

Gated and private in lower BHPO. Light-filled open floor plan commands traditional warmth with contemporary finishes. Recently updated, 4 en-suite bedrooms, built-in cabinetry and hardwood flooring throughout. Chef's kitchen with top-of-the-line stainless steel appliances. Backyard features a pool, real sand beach, and guest house. Lush landscaping surrounds the property creating your own secluded compound.

Whitney Barry 310-266-6240
NOURMAND & ASSOC.

Dshwshr,Dryer,Frzr,Grbg Disp,Hood Fan

TUESDAY

02 Beverly Hills Post Office *Lease*

1351 TOWER GROVE DR
Open 11-2 | $26,500 | 5+6 | 3sty-CONTEMP MED

NEW

MLS#18-364760

GORGEOUS CONTEMPORARY MEDITERRANEAN HOUSE FOR LEASE

Gorgeous, gated and private estate! Newly remodeled, 5 Bdrms, 5.5Ba over 2,000 square foot roof top deck with views to the city, ocean and beyond. Open floor plan with a grand entry that leads to a sun-filled living area. Exquisite interiors, a spectacular master suite/ extra-large walk in closet and office area, large bathroom, 4 additional bedroom suites. A gourmet chef's kitchen, formal dining room, family room. Huge 2nd junior master bedroom room, pool, spa, waterfall, gazebo.

Noga Assil 310-228-8532
RODEO REALTY - BH

BBQ,Blt-Ins,Cbl,Intrcm,Micro,Other

03 Sunset Strip - Hollywood Hills West *Single Family*

8031 FLORAL AVE
Open 11-2 | $9,995,000 | 9+11 | 3sty-MEDITERRANEAN

NEW

MLS#18-366472

SPECTACULAR TUSCAN-STYLE VILLA 2-HOME COMPOUND

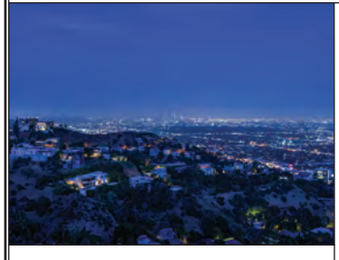
Spectacular Tuscan-style Villa 2-home compound set high in the Hollywood Hills. City & cyn views to die for. Secluded & secured, dead-end, gated private drive - completed in 2013! First home: 5 beds/6.5 bath. Marble entrance w/dramatic skylight welcomes you to fab open flr plan w/immediate city & canyon views. Formal entry, huge lvng rm w/fp & formal dn rm. Over size office w/built-ins. Elegant curved staircase jeweled w/exquisite iron work. 2nd home features...

Alla, Peter, Tregg 323-351-7087
RODEO REALTY - BH

FloralCompound.com

1550 BLUE JAY WAY
Open 11-2 | $5,199,000 | 3+3 | 2sty-CONTEMPORARY

NEW



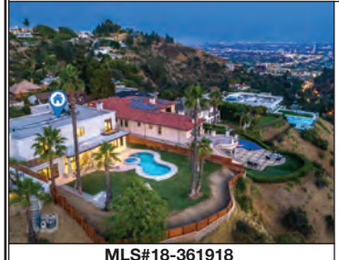
BREATHTAKING JETLINER VIEWS

Amazing opportunity. This fixer sold for $7,500,000 in 2015 on the prestigious “Blue Jay Way” in the coveted and star-studded “Bird Streets” above the world famous Sunset Strip. Breathtaking jetliner views stretching from the Pacific to Catalina, Downtown and the LA Basin without any rooftop obstructions and approximately 100 feet of frontage.

Josh & Matt Altman 3108193250

2015 MOUNT OLYMPUS DR
Open 11-2 | $4,780,000 | 6+8 | MEDITERRANEAN

NEW



MLS#18-361918

GATED ESTATE PERCHED ON TOP OF MOUNT OLYMPUS

With breathtaking canyon and city views on a oversized flat view lot. From high vaulted ceilings with floor to ceiling glass, each room in this home is bathed in sunlight and charm. Enter this beautiful estate through a 10 foot high custom iron door into a double height foyer. There is a spacious outdoor area with a pool and spa and breathtaking canyon views. Located minutes from the Sunset Strip.

M Schwartz B Farrugia 310.560.5310
HILTON & HYLAND

HiltonHyland.com

VESTAPLUS™
POWERED BY THE MLS™
Test drive the new mobile experience at
demo.themls.com/vestaplus

2805 NICHOLS CANYON RD
Open 11-2 | $4,695,000 | 5+6 | CONTEMPORARY

NEW

MLS#18-366136

WOW! CHIC EXQUISITELY-DONE 5BD/6BA HOME IN PRIME NICHOLS CYN

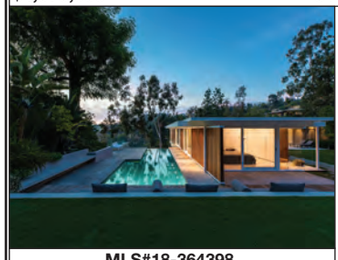
Chic exquisitely-done private "Celebrity" 5BD/6BA ~5000sf home in prime upper Nichols Canyon. Truly unique custom built luxury estate perfect for entertaining. Rare oversized backyard w/pool & fire pit. Ideal indoor/outdoor open floor plan w/ pocket sliding doors, hardwood flrs, gourmet entertainer's kitchen w/wine fridge & top line appliances. 1 BR down, 4 BR up incl Master suite w/pvt lounge & balcony. Parking for 5 cars. Close to Universal Studios, Disney, ABC, NBC, Sunset Strip, WeHo & more.

ST. JAMES + CANTER 310.704.4248
BERKSHIRE HATHAWAY

WWW.2805NICHOLSCANYON.COM

2530 ASTRAL DR
Open 11-2 | $4,375,000 | 3+4 | MID-CENTURY

NEW



MLS#18-364398

THE JOHNSON HOUSE BY BUFF AND HENSMAN

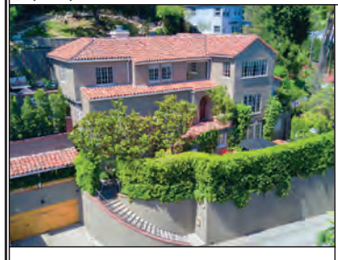
Representing one of the finest examples of Buff and Hensman's classic post & beam styles. Meticulously restored and expanded with careful consideration to maintain the historic fabric of the house. Exquisite architecture and walls of glass seamlessly connect an exceptional modern interior with manicured lawns and gardens against the backdrop of an unparalleled canyon setting. Truly, an important piece of architecture.

Steve Frankel 310-281-3981
COLDWELL BANKER

www.stevefrankel.com

8213 MONTEEL RD
Open 11-2 | $3,750,000 | 5+6 | 3sty-SPANISH

NEW



SPANISH VILLA IN THE SUNSET STRIP

ARTFULLY RESTORED 1926 VILLA OVERLOOKING THE CHATEAU MARMONT. RETAINING MANY ORIGINAL DETAILS W/SUPERIOR STANDARDS OF RESTORATION THAT COMPLIMENT THE ORIGINAL ARCHITECTURE TO CREATE A LIFESTYLE FOR TODAY. A CHEF'S KITCHEN, EXCEPTIONAL MASTER BATH, MEDIA ROOM/THEATER, TERRACE LOUNGE, 4 BEDS, 4 BAS, 2 POWDERS & SEPARATE GUEST SUITE. SITED PROMINENTLY W/DIRECT CITY VIEWS YET MOMENTS TO THE STRIP. EXTREMELY PRIVATE WITH LUSH LANDSCAPING, A FORMER POOL CAN BE RESTORED ON THE MAIN TERRACE.

Timothy Enright 310.652.6600
THE ENRIGHT COMPANY

www.TheEnrightCompany.com

8847 APPIAN WAY
Open 11-2 | $3,299,000 | 3+4 | TRADITIONAL

NEW

MLS#18-367050

SPECTACULAR PANORAMIC VIEWS!

Enter through the gated front courtyard to panoramic views! Filled w/natural light, downstairs features separate living room & family room, each w/own fireplace, gourmet kitchen w/Subzero fridge, Viking range. Upstairs has 2 masters, each w/ fireplace & bathroom, additional ensuite bedroom & loft. Spacious outdoor w/kitchen & custom basketball court. Over $100k in lighting fixtures by Design within Reach, Jonathan Adler, & Murano, custom wallpapers by Scalamandre & Jonathan Adler.

Ben Bacal & Jamie Tian 310-717-5522
RODEO REALTY

www.8847AppianWay.com

7712 CHANDELLE PL
Refresh. 11-2 | $2,995,000 | 4+2.5 | 2sty-CONTEMPORARY

NEW

RARE HOLLYWOOD HILLS MID-CENTURY

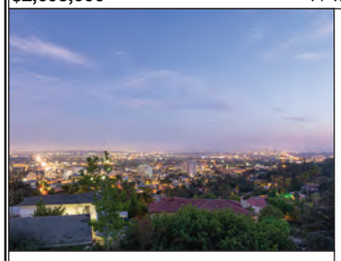
Situated in a RARE enclave of mid-century homes of upper Nichols Canyon & fully renovated, walk in & take in the walls of glass overlooking the pool & waterfall. Open plan w/ easy indoor/outdoor flow. Chef's kitch equipped w/custom cabinetry & high-end appliances & hidden outdoor kitch. Expansive master suite w/hillside views. Spa like master BA w/open glass shower, skylight & soaking tub. This suite also offers a walk-in dressing room & addt'l rm w/closet. The 2nd flr offers two more BD's & BA.

Lisa Young 310.499.6747
COMPASS

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

TUESDAY

2021 CASTILIAN DR
Open 11-2
$2,695,000 4+4.5 TRADITIONAL
NEW

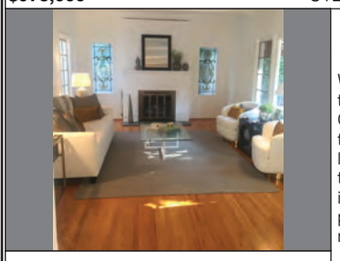


SPECTACULAR VIEWS, PRICE & POTENTIAL PRIME OUTPOST ESTATES

Amazing City to Ocean views, expansive living & entertaining areas throughout this multilevel home create a rare opportunity to refresh into a dramatic hillside home in coveted outpost estates. Striking travertine exterior walls house 4 bd + 4.5 ba. Large upper & lower level living rooms. Spacious master suite with dual baths looks out to picturesque pool, garden and relaxing views. 3 addt'l bds + office, kitchen, breakfast rm, pantry and frml dining. Direct access 3-car garage. Sold "as-is".

Michelle Westin 310-409-3363
CORE REAL ESTATE GRO

3134 ELLINGTON DR
Open 11-2
$975,000 3+2 TRADITIONAL
NEW



CHARMING 1920'S TRADITIONAL

With easy access to the studios, Hollywood, Downtown, the Valley, and Eastside. Let this home become your own Chateau Marmont bungalow retreat, w/ Harwood floors throughout, a spacious step-down living room w/ fireplace, light & bright kitchen, 2 bedrooms and 1 bathroom in the main house & a bonus house with separate entrance including a loft, kitchenette, & bathroom. The beautiful privatized outdoor spaces lend themselves to relaxing with morning coffee, entertaining guests or dining alfresco.

Z. Goldsmith Jen Baker 310.908.6860
HILTON & HYLAND
HiltonHyland.com

1990 GLENCOE WAY
Open 11-2
$2,290,000 4+5 CONTEMPORARY
NEW

JAW DROPPING VIEWS!

3 bedrooms, 3.5 baths and a full guest house. An ultra contemporary design encompasses an open floor plan with walls of glass overlooking the dramatic city landscape. The house features a living room with soaring ceilings, a large kitchen with center isle and spacious lounge area.The top floor is a full Master suite with sitting room, gigantic walk-in closet and a huge terrace off the bedroom.All of this PLUS an incredible guest house. Lots of off-street parking. Priced to sell.

MLS#18-363976
Neal Baddin 323.793.7405
CB BH SOUTH

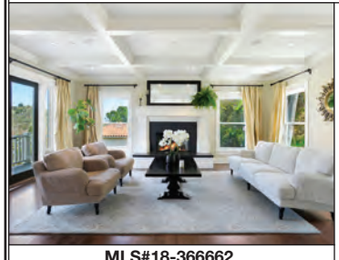
1516 N GENESEE AVE
Open 11-2
$2,489,000 4+3 MEDITERRANEAN
red

RARE SUNSET SQUARE MEDITERRANEAN

REDUCED $100k! Set in highly desirable Sunset Square, this gated Mediterranean boasts an exceptional flr plan w/high ceilings & lg rms. Upon entering you'll find a spacious LR, DR, adjacent kitch & FR. LR & FR w/dual-facing fireplace, gorgeous hrdwd, tile & French drs. Renovated kitch has built-ins & lg island. From FR, 3 sets of drs lead to lg grassy backyrd w/fruit trees & patios. 3 of the BD's are en-suite w/ BA's & the 4th BD is on a pvt upr level. Converted garage functions as office/gym.

MLS#18-343162
Kennon Earl 424.230.7928
COMPASS
Blt-Ins,Dshwshr,Grbg Disp,Rng/Ovn,Fridg

2065 DAVIES WAY
Open 11-2
$2,200,000 3+4 3sty-CAPE COD
NEW



STUNNING DONE, EAST COAST TRADITIONAL WITH VIEWS, VIEWS, VIE

Canyon views from almost everywhere in the house while being minutes from prime Hollywood and Sunset Strip dining, shopping and entertainment. Enjoy Laurel Canyon and one of the finest elementary schools in all of LA. A bonus loft perfect for a kids lounge, play and/or study area (totally charming) or just fun living and a another bonus room/gym/ office(s) off the lower level offering the versatility to add a bath and 4th bedroom and still have room for a media room or office(s).

MLS#18-366662
Rick Beck 3109907925
KELLER WILLIAMS-BH
Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

1479 BLUE JAY WAY
Open 11-2
$12,500,000 5+8 CONTEMPORARY
rev

RARE PROMONTORY WITH 270 DEGREE VIEWS

Rare promontory with 270 degree views of westside, ocean, entire LA basin and downtown on world renowned Blue Jay way at the end of a cul-de-sac. The large livable home includes 3 living rooms, 2 kitchens, a formal dining room, 2 wine refrigerators, and a private pool.

MLS#18-365698
J.Babajian/K.Olson 310-623-8800
RODEO REALTY - BH

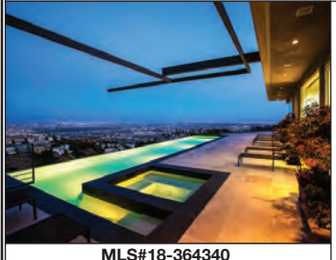
2678 WOODSTOCK RD
Open 11-2
$1,995,000 3+2 2sty-CONTEMPORARY
NEW

STUNNING CONTEMPORARY WITH CANYON VIEWS

Contemporary home with amazing canyon views, and boasts natural light throughout. Open floor plan with floor-to-ceiling windows and hardwood floors create the perfect entertainer's retreat. The master suite features a luxurious bath and private patio for the perfect serene setting. A perfect option for anyone looking for the ultimate Los Angeles lifestyle.

MLS#18-364180
Josh M. I Mauricio U. 323-333-0301
THE AGENCY
BBQ,Dshwshr,Grbg Disp,Rng/Ovn,Other

1646 BLUE JAY WAY
Open 11-2
$10,995,000 6+6 CONTEMPORARY
rev



PREMIER AND UNIQUE COMPOUND

Rare opportunity to own a private estate with two detached guest-houses on the best street in the exclusive Bird Streets contiguous to 10 acers of a publicly owned conservatorship which cannot be built on. This chic contemporary home has high-end, state-of-the-art finishes and spectacular views from most rooms, including both guest houses. The main house offers high ceilings and great scale with the perfect indoor outdoor entertainment flow.

MLS#18-364340
J.Babajian/T.Woods 310-623-8800
RODEO REALTY - BH

9156 WARBLER PL
Refresh. 11-2
$1,549,000 2+2 CONTEMPORARY
NEW

QUINTESSENTIAL PIED A TERRE

Nestled at the end of a private, quiet cul-de-sac in the exclusive 'Bird Streets' sits this charming 2 bedroom, 2 bath home - quite simply the quintessential Pied a Terre. Its lovely light, high ceilings and perfect flow indoors and out, will make you a believer in the phrase 'Less is More'.

MLS#18-366736
Robert Grandinetti 3104976365
COMPASS

2780 LA CASTANA DR
Open 11-2
$3,250,000 3+3 ARCHITECTURAL
rev

DISTINGUISHED ARCHITECTURAL RETREAT

Brimming with premium finishes and set in extremely private and verdant surroundings. Seamless indoor/outdoor living with multiple entertaining areas, oversized sparkling pool & spa, outdoor fireplace, large grassy yard, exceptional walnut and bamboo cabinetry and finishes throughout. Not to be missed! Please visit 2780lacastana.com.

MLS#18-352998
Marcie Hartley 310.691.5950
HILTON & HYLAND
2780LaCastana.com

TUESDAY

1505 VIEWSITE TER Open 11-2 593J4 **rev**
$2,295,000 2+2 2sty-OTHER

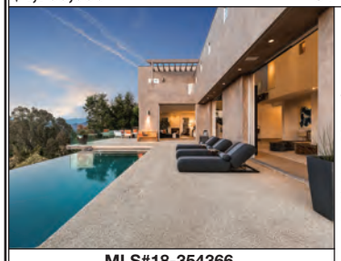
MLS#18-314198
Michael D. Phillips 310.927.9189
CROSBY DOE ASSOCIATE

PERFECT PIED-À-TERRE WITH OCEAN VIEWS

This light-filled structure was built in 1940 by sculptress Ada May Sharpless with a double-height living room to serve as her home & studio. The widely-published home offers hand-crafted Art Deco & Moderne built-ins, a Palm Springs-inspired sandstone fireplace, inlaid hardwood floors and a custom lighting design. Open plan layout brings views inside and expansive decks invite outdoor living. Views, pool and yard make for a rare trifecta of Hollywood Hills living above the Sunset Strip.

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

2750 CARDWELL PL Refresh. 11-2 **bom**
$4,750,000 3+4 2sty-ARCHITECTURAL



MLS#18-354366
Brenda Catalano 310-777-6240
COLDWELL BANKER RESI

SEXY ARCHITECTURAL WITH SIZZLING VIEWS

Incredible city, canyon and mountain views. This spectacular trophy architectural captures the perfect California indoor/outdoor modern lifestyle. Located off celebrity row of Woodrow Wilson, the huge outdoor entertaining space is comparable to a five-star hotel featuring a double-edged infinity pool/spa, outdoor kitchen, & huge grassy yard. Flawlessly designed, Amazing kitchen, Fleetwood disappearing doors, wood flrs,, 2-story living, dining, family room and beautiful open kitchen.

www.2750cardwell.com

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

7249 FRANKLIN AVE #102 Open 11-2 **NEW**
$848,000 2+3 1sty-CONTEMPORARY

MLS#18-366690PS
Mark Bessey 310.721.5929
DOUGLAS ELLIMAN OF C

SPACIOUS MOVE-IN READY CONDO AT RUNYON CANYON

Spacious single level corner unit with hardwood floors throughout. Living room features a fireplace and private patio. Modern kitchen with stainless appliances, huge walk-in pantry and laundry room. Huge master suite has a large walk-in closet and private patio. Master bath features include dual vanity, separate shower and tub. 2 side by side parking spaces. Other building features include gym and rec room, private storage area and earthquake insurance. Great location in the heart of Hollywood.

Dshwshr,Dryer/washer,fridge

6700 HILLPARK DR #201 Refresh. 11-2 **NEW**
$575,000 2+2 CONTEMPORARY

MLS#18-365028
Jonathan Pearson 310-907-6517
HALTON PARDEE

SERENE AND TASTEFULLY UPDATED HOLLYWOOD HILLS CONDO

Tranquility awaits in this tastefully updated 2 bedroom, 2 bathroom condo located in the renown and serene Highlands Condo community. Featuring 12 acres of lush landscape, 2 pools, a spa, tennis courts, a fitness center, hiking trails, & many more amenities, this picturesque community provides resort-style living. This corner unit boasts beautiful hardwood floors throughout & an updated open concept kitchen with a breakfast bar, granite countertops, stainless steel appliances, & custom cabinets.

www.HaltonPardee.com

03 Sunset Strip - Hollywood Hills West *Lease*

2678 WOODSTOCK RD Open 11-2 **NEW**
$9,995 3+2 2sty-CONTEMPORARY

MLS#18-364680
Josh M. I Mauricio U. 323-333-0301
THE AGENCY

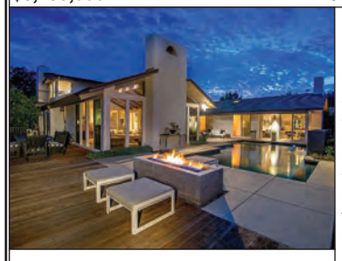
STUNNING CONTEMPORARY WITH CANYON VIEWS

Contemporary home with amazing canyon views, furnished with exquisite designer details. Open floor plan with floor-to-ceiling windows and hardwood floors create the perfect entertainer's retreat. The master suite features a luxurious bath and private patio for the perfect serene setting. A perfect option for anyone looking for the ultimate Los Angeles lifestyle.

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

04 Bel Air - Holmby Hills *Single Family*

433 BELLAGIO TER Open 11-2 **NEW**
$6,495,000 4+5.5 2sty-CONTEMPORARY



Jade Mills 310-285-7508
COLDWELL BANKER

WARM CONTEMPORARY RETREAT WITH VIEWS

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

Built-Ins, Range/Oven, Refrigerator

11555 BELLAGIO RD Open 11-2 **NEW**
$5,995,000 6+6 TRADITIONAL

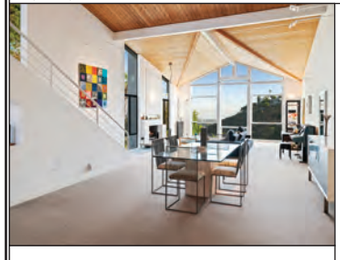
MLS#18-365906
Chad Lund / Patty Best 310.801.2641
DOUGLAS ELLIMAN

DESIRED LOWER BEL AIR PRIVATE STORYBOOK ESTATE

This iconic, unspoiled 6 Bed/5.5 Bath Southern Style Traditional rich w/ celebrity history and classic charm. Stately curb appeal w/ wide 150 ft frontage extreme privacy w/ property set back and perched above the street, additionally providing extraordinary city, ocean & mountain views. Includes sun room off master suite w/ gorgeous ocean views, and family rm opening to resort-style bkyd including sprawling verdant grounds, separate game house, paddle tennis/sports courts.

www.11555BellagioRoad.com

1063 STRADELLA RD Refresh. 11-2 **NEW**
$5,499,000 4+3.5 CONTEMPORARY

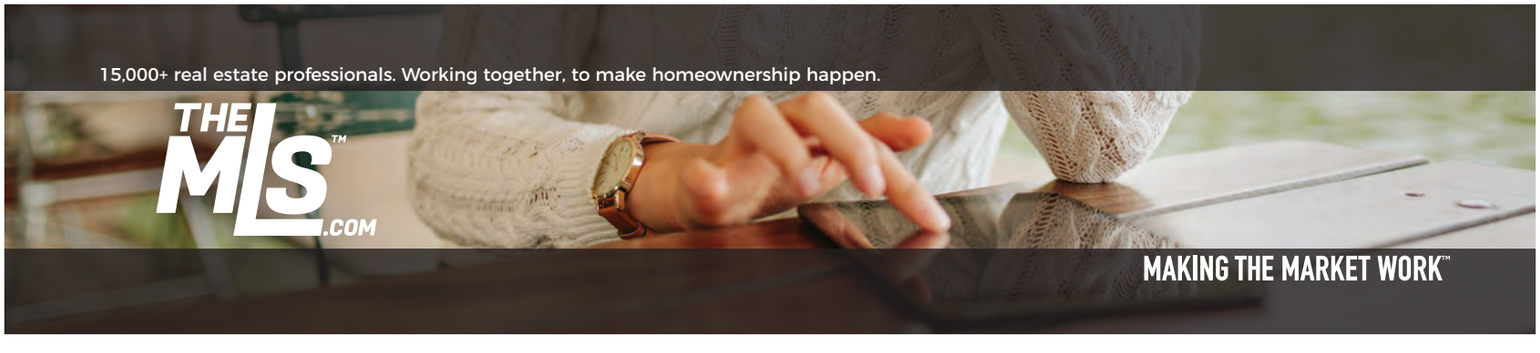


VICTORIA RISKO/MARC NOAH 310-882-0246
SOTHEBY'S

STRIKING CONTEMPORARY HOME IN LOWER BEL AIR

Expansive ocean views and breezes from the West side of the street complimented by views of the canyon and city lights from South to East. Soaring ceilings accentuate spacious entertaining areas as well as the 4 beds, 3.5 baths plus bonus room/office. Private master suite w/dramatic views encompasses entire 2nd story. Other features include family/media room w/polished concrete floors leading to large deck that faces ocean. Nearly ½ acre lot features organic garden and grassy yard.

BEST VALUE VIEW PROP IN BEL AIR



TUESDAY

10400 QUITO LN Refresh. 11-2 — NEW
$1,975,000 3+3 2sty-MID-CENTURY

AMAZING MID CENTURY MODERN

Spectacular Mid-Century Modern, completely renovated in 2013. Gated and private 3 bed plus den retains its original 60's flair with high-end materials, fixtures and amenities. Dual glazed windows and state of the art kitchen w/ Thermador-Pro appliances. Wide plank French oak floors grace the open floor plan with original exposed beam ceilings. Lush landscaping in the front and back yards, expansive wood roof-decks, and 2 over sized garages. A rare Mid-Century find in quality, design and luxury!

Steven Foonberg (310) 474-1013
WESTSIDE REALTY GRP
www.WestsideRealtyGroup.com

1647 N BEVERLY GLEN Open 11-2 — NEW
$1,698,000 3+3 3sty-ARCHITECTURAL

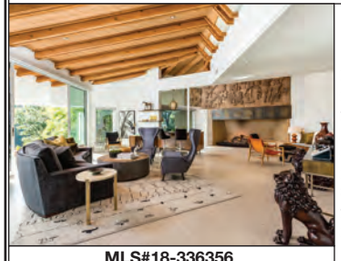
MLS#18-359776

LOWER BEL AIR ARTISTIC RETREAT

Inspired design meets luxury in this stunning architectural residence featured on HGTV. Offering 3 Bd/2.5 Ba, the private & inviting home includes soaring ceilings, dining area with built-ins, & a charming country kitchen. The great room boasts vaulted ceilings and is flooded w/ warm light. Pella double pane windows assure a quiet ambience. Wood touches & pine floors are rich w/ texture. A lush outdoor area w/ patio & fountains is a magical retreat. 2-zone AC/Heat, central vacuum. UCLA close

Gwen Banta/Tory Herald 323-252-1700
SOTHEBY'S
Blt-Ins,Cbl,Cent Vac,Dshwshr,Dryer,Other

461 BELLAGIO TER Open 11-2 — rev
$12,750,000 4+5 MID-CENTURY



MLS#18-336356

BUILT TO ENTERTAIN. BORN TO IMPRESS.

Gated and private mid-century showpiece with gorgeous ocean views. Originally built for Robby Krieger of The Doors, this unique hexagonal residence has been rebuilt by Brown Design Group with bespoke craftsmanship and distinctive shapes, and offers vignette views and prisms of light. A chic indoor-outdoor lifestyle, featuring disappearing walls, vaulted ceilings, a walnut Miele kitchen, Terrazzo floors, the original frieze of The Doors, pool, hot tub, built-in entertaining spaces and gardens.

Sacha Radford (310)617-4464
THE AGENCY
Gated Mid-Century | Bel Air | 1.39 Acres

901 STONE CANYON RD Open 11-2 — rev
$8,999,000 6+5 SPANISH

MLS#18-299806

1.2 ACRE MAJOR DEVELOPMENT OPPORTUNITY IN PRIME BEL-AIR !

Located moments away from the famed Hotel Bel Air. Romantic & enchanting park like grounds on over 1.2 acres in prime "Lower" Bel Air.Majority flat lot with the potential to build an incredible estate zoned for a main house and guest structure. Privacy, security and seclusion abound! Owner-user restoration project or investor-developer with enormous upside opportunity - this property is ready for the next 100 years of legendary ownership.

Di Prizito/Rey 310-266-2777
COLDWELL BANKER RESI
www.901stonecanyon.com

04 Bel Air - Holmby Hills *Condo / Co-op*

2385 ROSCOMARE RD #E6 Open 11-2 591 — NEW
$899,000 2+2 3sty-FRENCH

MLS#18-366438

2+2 SINGLE LEVEL CONDO W/ PANORAMIC OCEAN/CANYON VIEWS

Prime unit with panoramic views of the ocean, canyons and valley in the heart of Bel Air. Live in this premier unit in a resort style complex featuring pool, spa, tennis court , gym and recreation room. The corner location features a double balcony, set in the rear of the complex, overlooking the magnificent views from all rooms. Second bedroom has been converted to an office. Low HOD's include EQ insurance. Opportunity knocks - Welcome Home!

Kathy Fisher 310401-4434
PACIFIC UNION INTERN
BBQ,Blt-Ins,Dshwshr,Dryer,Elvtr,Other

05 Westwood - Century City *Single Family*

10763 ROCHESTER AVE Open 11-2 — NEW
$2,099,000 3+2 SPANISH

MLS#18-366090

WELCOME TO CASA SEVILLA!

1932 Spanish Revival home, situated in the heart of Westwood. Thoughtfully designed floor plan, adorned with decorative elements from wrought-iron trim, stained glass windows and inlaid tiles. Elegant living room with vaulted ceiling leads to an elegant dining room complemented with detailed molding. Upgraded, gourmet kitchen equipped with stainless steel appliances and marble countertops. Spacious terrace, bonus recreation room outside and beautifully landscaped backyard.

David Kramer Lisa Gild 310.691.2400
HILTON & HYLAND
DavidKramer.Group

533 LEVERING AVE Lunch 11-2 — NEW
$2,099,000 3+2.5 2sty-TRADITIONAL

WESTWOOD HILLS QUINTESSENTIAL TRADITIONAL

Westwood Hills quintessential Traditional w/ much of its orig. architectural characteristics remaining intact. Impeccably maintained, this home exudes an abundance of charm & natural light. Classic center hall floorplan. Large living room w/ fireplace. Wonderful, expansive eat-in cook's kitchen. Formal dining room. 3 BD's upstairs incl. master w/ 2 walk-ins. 2 addl. BD's share updated hall BA. Private, lush backyard w/ several alfresco spaces. Direct access to 2-car garage. Warner Ave School.

L Young/A Best 310.777.2879
BHHS/NOURMAND ASSOC
533Levering.com

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

10580 WILSHIRE #3 Open 11-2 — NEW
$4,350,000 3+3 CONTEMPORARY

MLS#18-366418

ESTATE LIVING ON THE CORRIDOR

Estate living on the corridor. No expense spared, renovated townhouse, contemporary interiors and private garden. Nearly 3,000 sqft, 3 bed/2.5 bath, two story w/walls of glass that open to a private backyard, rare for a full security building. Enter to a beautiful kitchen, large island, dining area, & living room which opens to gardens. Master suite overlooking the garden with a massive closet. This has all of the luxuries of a single-family home with all of the services of the finest building.

Fred Bernstein 310-300-0599
WEA
BBQ,Blt-Ins,Dshwshr,Dryer,Elvtr,Other

10106 EMPYREAN WAY #303 Open 11-2 — NEW
$2,500,000 2+4 FRENCH

MLS#18-366584

LE PARC PENTHOUSE- 2+DEN- HUGE POTENTIAL!

Another Tremendous opportunity at Le Parc! Penthouse condo with 2 bedrooms plus Den/3rd bedroom in perfect interior location w/fountain views. Formal entry leads to Large Living room w/high ceilings, fireplace and balcony. Formal Dining room and huge Den/office. Lg Kitchen w/ breakfast area opens to terrace. Master suite w/his & her bath, high ceilings & 2 walk-in closets. Large 2nd bedroom suite. All rooms w/privacy, pond & garden views. 24 Hr guard gated security, pools, spa, tennis & clubhouse

Lori Hashman Berris 310-880-3061
SOTHEBY'S INT REALTY
Blt-Ins,Cbl,Dshwshr,Dryer,Elvtr,Other

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TUESDAY

10660 WILSHIRE #510 Open 11-2 — **NEW**
$1,499,000 2+3

MLS#18-366436

STUNNING UPDATED UNIT IN THE FABULOUSLY

Recently renovated Manning building on Wilshire corridor. This 2-bedroom 2.5 bath unit sits just above the trees on the south side of the building. A very quiet & light filled unit. From the moment you walk in the unit, you are welcomed into the private foyer that opens up to the airy floor flan. A large living room with a balcony, an oversized dining area, a bonus sitting area/ office/ play space & open kitchen. Truly a turnkey unit in a great full-service building with low HOA.

B. Farrugia A. Lascano 213.905.0051
HILTON & HYLAND

AlphonsoBjorn.com

1505 S BENTLEY AVE #204 Open 11-2 — **NEW**
$839,000 2+2 TRADITIONAL

MLS#18-365868

IDEAL FRONT-FACING CORNER 2 BED/2 BATH + BONUS DEN

Feels like a home w/ double doors open to formal entry with closet. Bright living room w/ fireplace & sliding glass door to spacious balcony overlooking mature trees. Open kitchen w/ corian countertops, breakfast bar, double ovens & gas range overlooks large dining room. Step-up bonus den area w/ wet bar, great for home office/den/playroom. Spacious master suite with large picture window w/ treetop views, double closets, vanity area & built-in linen cabinets.

Chad Lund / Patty Best 310.801.2641
DOUGLAS ELLIMAN

www.1505BentleyAvenue204.com

1300 MIDVALE AVE #303 Open 11-2 — **NEW**
$569,000 1+1 ARCHITECTURAL

MLS#18-366768

LARGE 1 BED/1 BATH CONDO WITH TREELINE VIEWS!

Open floor plan-both airy and bright thanks in part to massive sliding doors leading out to an oversized balcony. Uncommon to many 1 bedroom units, this gem offers that indoor/outdoor feel, + large outdoor space, that is usually only found in single family homes! Excellent closet space, central AC, + recessed lighting are just a few of the amenities in the unit. New owners to this pet-friendly, secure building, will enjoy a community pool, hot tub, remodeled lobby, + a unique art-filled atrium.

Gregory Masi 310-622-7488
PACIFIC UNION INTL

05 Westwood - Century City *Income*

10622 EASTBORNE AVE Open 11-2 — **NEW**
$3,295,000

MLS#18-363372

ATTENTION INVESTORS AND DEVELOPERS!

Rare opportunity, family-owned & first time on the market in 60 years! Prime mid-block North of Santa Monica Blvd. 6-unit 2-story income property consisting of 4 -2 bed/1 bath units and 2-1 bed/1bath units. Charming traditional style with 4 units delivered vacant. Enter landscaped walkway to each unit's front door. 4 separate garages with 4 additional driveway parking spaces & 2 additional parking spaces behind the property.

Chad Lund 310.801.2641
DOUGLAS ELLIMAN

www.10622EastborneAvenue.com

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NEW & Improved Reports!
VESTAPLUS™ POWERED BY THE MLS™ Features Now Available on The MLS™

06 Brentwood *Single Family*

12126 LA CASA LN Open 11-2 — **NEW**
$3,650,000 5+4 CONTEMPORARY

MLS#18-352932

OPEN TUESDAY 11-2PM

Renovated contemporary with artistic attention to detail. A new kitchen and dining room leads to an open and spacious pool area. Extremely private surroundings overlook treetops, perfect for outside dining and entertaining. Upstairs is an oversized master suite, complete with walk-in closet and spa like bath. Two additional family bedrooms upstairs, and two more downstairs, any of which could readily be set up as a home office. Designer touches throughout. NOT TO BE MISSED!

Robert Winans 310-722-8456
COLDWELL BANKER - BW

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

919 N KENTER AVE Open 12-3 — **NEW**
$3,350,000 4+3 1sty-MID-CENTURY

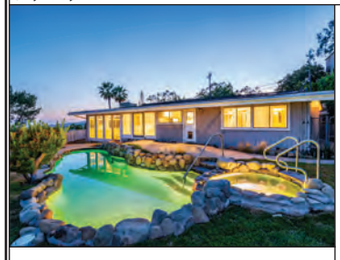
OPEN ONLY 12PM - 3PM | CUSTOM BUILT MID-CENTURY!

Recent remodel 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.

JHancock/Mary B. Woods 310-777-6351
COLDWELL BANKER RESI

www.919NorthKenterAve.com

1308 N TIGERTAIL RD Open 11-2 — **NEW**
$2,798,000 3+2 1sty-MID-CENTURY



AMAZING VIEWS!!

Mid-century architectural with spectacular views of the L.A. Basin, Ocean, Mountains & Getty Center. The house has beautiful hardwood floors, vaulted wood beamed ceiling, a large fireplace and several large windows that illuminate the house. The kitchen features SS appliances and overlooks the Burgess pool and an amazing deck with incredible views. Less than 5 minutes to the trendy shops and restaurants in Brentwood. This is a true gem that offers room to expand. A must see.

Matthew O'Keefe 310 429 4552
PACIFIC UNION

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

146 S MEDIO DR Refresh. 11-2 — **red**
$6,595,000 ~~6789000~~ 5+6 CAPE COD

MLS#18-352288

HEAT OF BRENTWOOD

Located on a quiet street adjacent to prestigious Brentwood Park, this Cape Cod/Farm home features custom finishes, elegant interior volume, generous outdoor space, and luxurious amenities. The kitchen and family room with fireplace, separate dining area opens to the grassy yard with patio area, pool, and spa. Upstairs offers four ensuite bedrooms. The lower level offers a movie theatre and a 500-bottle wine room. Wood floors and crown molding throughout complete this magnificent home.

Jai Winding 3104295065
THE AGENCY

Cent Vac,Grbg Disp,Hood Fan,Micro,Rng

1033 WELLESLEY AVE Open 11-2 — **red**
$4,499,000 5+5 MEDITERRANEAN

MLS#18-355500

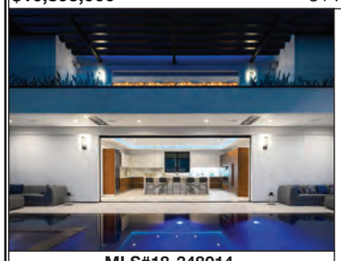
Private, lush oasis retreat inviting a serene lifestyle, you will feel miles away from city life on this extraordinarily large lot. Soaring ceilings and natural light, large chef's kitchen with Viking range & Subzero refrigerator. Formal dining room, living room & family room. Oversized master suite w/ beautiful views & dual walk-in closets. Unparalleled yard w/ saltwater pool/jacuzzi, waterfall/pond, fruit trees, fire pit and a natural, spring fed creek. A retreat from city life.

Fiora Aston 310.480.3585
COLDWELL BANKER RESI

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

TUESDAY

1225 CHICKORY LN — Open 11-2 — rev
$16,895,000 — 6+10 — ARCHITECTURAL



MLS#18-348014

BRAND NEW MODERN ARCHITECTURAL..

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

Marco Rufo 310-488-6914
BERKSHIRE HATHAWAY

Sweeping unobstructed Views of Ocean!

11791 CHENAULT ST — Open 12-2 — rev
$7,895,000 — 5+7 — MODERN

MLS#18-356938

The best Modern home in Brentwood! Designed by Michael Lee with the use of stone, wood and glass! A fireplace separates the open kitchen family room with doors that disappear blending the outside with the inside. High ceiling and tons of natural light! Approx 7200 sf. 5 bedrooms en-suite a dramatic master with high ceilings, huge master bath, walk in closet, game room, gym, theater, glass wine display room, lap pool, outdoor barbecue & state of the art kitchen!

Valerie Fitzgerald
COLDWELL BANKER RESI

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

06 Brentwood — *Condo / Co-op*

11636 MONTANA AVE #309 — Open 11-2 — NEW
$1,499,000 — 2+4 — 3sty-CONTEMPORARY

MLS#18-357136

TURN-KEY PENTHOUSE IN THE BRENTWOOD VILLAGE

Extensively renovated, rear-facing penthouse with soaring ceilings, natural light and open floor plan. Vaulted great room, floor-to-ceiling glass, balcony and city views. Kitchen includes a breakfast nook and top-of-the-line stainless steel appliances. Loft with full bathroom, perfect for an office, that opens to a secluded rooftop deck. Secure, gated building with pool, spa and guest parking. Located adjacent to Brentwood Village, restaurants, shopping, Whole Foods, gyms, beach and bike path.

David Kelmenson 3108633030
THE AGENCY

400 SqFt Attached Deck & City Views

11645 MONTANA AVE, UNIT 103 — Open 11-2 — NEW
$715,000 — 1+1 — 1sty-CONTEMPORARY

MAGNIFICENT STATE OF THE ART

This stunning state of the art corner front facing gem exudes incredible zen-like ambience offers a complete remodel w no expense spared. Perched way above street level, boasting tons of light, home features trendy concrete floor, designer engineered wall wood paneling, high tech bi-folding glass drs to patio w views, frosted glass doors, surround-sound speakers .Fabulous open chefs kitchen F/P. Elegant bath w window & handcrafted designer tile & fixtures. Organized walk-in closets. Magnificent!

Lauren Swartzberg 310.922.6000
PACIFIC UNION INTL

1000 GRANVILLE AVE #101 — Lunch 11-2 — rev
$1,178,000 — 2+2 — MEDITERRANEAN

MLS#18-326922

2 BEDROOMS PLUS LARGE FAMILY ROOM W/FIREPLACE AND PATIO

Perfect corner unit w/the most desirable south-west location to maximize the sun exposure & three balconies. The living room&master bedroom w/west exposure front facing balcony&the family room w/south exposure large patio. Architectural curved walls, two bedrooms on opposite end for privacy, elegant baths & walk-in closet, gourmet kitchen w/granite counter-top, breakfast circular bar, custom made cabinetry, marble&hardwood floors, crown molding, recessed lights&dimmers, romantic gas fireplace.

Vangelis Korasidis 310-247-1500
COLDWELL BANKER BH

Roof Garden w/Ocean Views &Sitting Areas

07 West L.A. — *Single Family*

2521 CORINTH AVE — Open 11-2 — NEW
$1,499,000 — 3+3 — TRADITIONAL

MLS#18-366156

HIGH-QUALITY REASONABLY PRICED

Enter to find a great room w/soaring ceilings, an eat in kitchen, and a dining area. The kitchen features dark wood cabinetry, granite counter tops, and premium stainless steel appliances. French doors off the living room open to the well-landscaped grounds. Three bedrm suites complement this spacious home & the master suite offers a walk-in wardrobe and an en-suite bath. This is a home for those accustomed to first class living! Located close to trendy restaurants & bars. Contact us today!

Sherri Noel 310.994.8721
KELLER WILLIAMS-SANT

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

2728 BURKSHIRE AVE — Open 11-2 — NEW
$1,499,000 — 3+2 — TRADITIONAL

MLS#18-366008

MIDCENTURY SOPHISTICATION MEETS BEACH CHIC – 3BED/2BATH+DEN

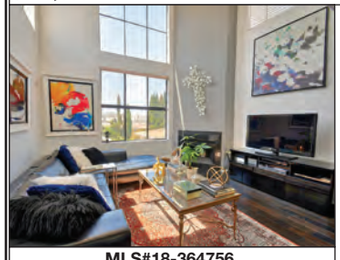
Spacious & updated. bright & open, a true entertaining space. Enclosed grassy yard, new landscaping. Living rm w/ frplc, FDR w/ period archways, remodeled den w/ exposed beam ceiling & bifold doors opening to redwood deck. New kitchen w/ SS appliances, quartz counters, pantry, double oven. Hall bath w/ separate tub & shower. Redone rear bath w/ walk-in shower & Rejuvenation lighting. Cool contemporary color palette & hrdwd flrs. Cntrl heat/air, dual windows, new electric. Terrific neighborhood.

Pete Castro 310-482-2100
KELLER WILLIAMS-SM

www.2728burkshire.com

07 West L.A. — *Condo / Co-op*

11575 MISSOURI AVE #13 — Open 11-2 — NEW
$889,000 — 2+1.5 — ARCHITECTURAL



MLS#18-364756

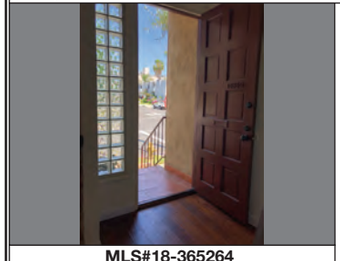
STUNNING ARCHITECTURAL BUILDING IN WEST L.A.

Dramatic 2 story Penthouse w/approx. 1140 sqft, split level loft can be 2nd bedroom. Top floor unit w/only 1 common wall. Abundance of windows flood this unit w/ natural light and spectacular views.

Gary Limjap 310.430.0818
COLDWELL BANKER RESI

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

11652 IOWA AVE #1 — Refresh. 11-2 — NEW
$819,000 — 3+3 — TRADITIONAL



MLS#18-365264

OPEN TUESDAY 11-2PM!

Hard to find-wonderful true 3bd twnhm in Prime West LA! Corner, bright unit w/many upgrades throughout. Living room has recessed lighting & opens to balcony. Bright sunfilled updated kitchen w/adjoining lovely breakfast area. All appls included. You will love the master suite with cathedral beamed ceilings, 2 closets & updated full bath which opens to charming balcony. Other feat. incl. - central AC w/Nest-wifi thermostat, Ring-wifi-enabled video doorbell. Direct access to side by side prkg.

Rosalind Mishkind 310-749-4201
COLDWELL BANKER - BW

Dshwshr,Dryer,Refrig,Micro,Range/Oven

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TUESDAY

1312 S SALTAIR AVE, UNIT 101 Open 11-2
$789,000 2+2 CONTEMPORARY

NEW

GREAT WESTSIDE LOCATION

Single level front facing unit in lovely courtyard complex. 2 bedrooms, 2 baths. Large living room with fireplace, separate dining room, spacious master with large walk-in closet, second bedroom and bath. Washer and dryer in unit. Balcony off of living room. Side-by-side security parking with guest spots. Rooftop sundeck with beautiful views.

Nicole Segal 310.820.9377
BERKSHIRE HATHAWAY

07 West L.A. *Income*

2600 GREENFIELD AVE Open 11-2
$1,489,000 Duplex SPANISH

NEW

MLS#18-365982

RARE OPPORTUNITY TO OWN REMODELED DUPLEX ON WESTSIDE!

GREAT WESTSIDE DUPLEX ON LARGE CORNER LOT WITH OPPORTUNITY FOR OWNER/USER OR INVESTOR. THIS STUNNING SPANISH STYLE DUPLEX OFFERS A 3BD/2BA & 2BD/1BA UNIT BOTH WITH REMODELED KITCHENS, COPPER PLUMBING, UPDATED WINDOWS AND TILE FLOORING. FEATURES PERMITTED BONUS 500 SQ. FT. 2ND FLOOR. EACH UNIT HAS A PRIVATE YARD WITH FRUIT TREES, LAUNDRY UNIT & 1-CAR GARAGE. JUST ONE BLOCK FROM THE EXPO LINE STATION, MOVIE THEATERS, SHOPS & RESTAURANTS. OVERLAND AVE. SCHOOL DISTRICT. SELLER FINANCING AVAILABLE.

Michael Haddad 3104304842
RE/MAX ESTATE PROPER
www.Michaelhaddad.com

08 Cheviot Hills - Rancho Park *Single Family*

2818 FORRESTER DR Refresh. 2-2
$3,950,000 5+6 2sty-TRADITIONAL

NEW

CHEVIOT HILLS TRADITIONAL ELEGANCE

This traditional five-bedroom, six-bathroom home is cited on one of the best streets in Cheviot Hills. An open living room flows to the dining area overlooking the backyard swimming pool, garden and garage housing a large gym with a private office and media room. A renovated chef's kitchen with custom cherry cabinets, center island, farmhouse sink and Caesar stone counter tops make this your wow. Generous sized bedrooms have ensuite baths and the Master Bedroom leads out to a terraced deck.

Ninkey Dalton (310)422-2536
THE AGENCY BRENTWOOD
washer/dryer,stove,fridge,wine cooler,ac

2812 ANCHOR AVE Refresh. 11-2
$1,950,000 3+2.5 2sty-MODERN

NEW

UPDATED BRIGHT CONTEMPORARY

This highly desirable Cheviot Hills home boasts three sizeable bedrooms and three bathrooms with the master bedroom located on the main floor. An updated kitchen with stainless steel appliances has direct access from the two-car garage. The open family room has a stone-faced fireplace reaching up to the high-pitched ceiling. Wide expanses of windows overlook the wooden deck extending across the width of the house, providing a variety of entertaining areas. Close to schools, parks and shops.

Ninkey Dalton (310)422-2536
THE AGENCY BRENTWOOD
washer/dryer,stove,fridge,wine cooler,a/

10 West Hollywood Vicinity *Single Family*

838 N SIERRA BONITA AVE Refresh. 11-2
$4,300,000 6+6 MODERN

NEW

MLS#18-366300

STUNNING MODERN FARMHOUSE IN BEVERLY GROVE

Luxurious modern Farmhouse approx. 5,200 sq.ft. situated in the heart of iconic Beverly Grove/Melrose Village. The sweeping 2-story floor-plan offers 6 beds, 5.5 baths, office, home theater, gourmet kitchen boasting Sub-Zero fridge and Wolf appliances and a wine cellar. This smart home comes with Control4® automation, sumptuous Master Suite, zero-edge infinity pool/spa, outdoor built-in kitchen and fireplace. Close distance to The Grove, boutique stores and fine dining.

Or Brodsky 310.623.2319
COLDWELL BANKER BHN
BBQ,Blt-Ins,Cbl,Clng Fan,Dshwshr,Other

912 N WEST KNOLL DR Open 11-2
$3,800,000 3+3 MODERN

NEW

MLS#18-363946

MODERN ARCHITECTURAL ESTATE

Sitting on one of the best streets in West Hollywood with a short walk to the best dining, shopping & entertainment that LA has to offer. The idyllic 3 bedroom, 4 bath home features a spacious layout, hardwood floors throughout, large working office, pool, spa and 2-car garage with driveway. Decorated by famous interior designer, Tracy Butler, with incredible built-ins and the best finishing touches. Great yard for kids & entertaining in front and back, including a putting green.

Branden & Rayni Williams 310.691.5935
HILTON & HYLAND
Williams & Williams Estates Group

1400 N FULLER AVE #9 Open 11-2
$1,399,000 3+4 MODERN

NEW

MLS#18-362362

EXPANSIVE MODERN RESIDENCE WITH STUNNING ROOFTOP ECKS

t has not only been meticulously maintained, but also treated with the finest upgrades. The eco-friendly dwelling has a filtered water system throughout, a Reverse Osmosis under sink water filter and energy efficient lighting. You'll find a built-in desk in the entryway, a custom bookcase in the living area and closet upgrades throughout. The open chef-inspired kitchen features high-end appliances, a grand central island and a food pantry.

Michael Dronge 310-621-8489
KELLER WILLIAMS HOLL
Blt-Ins,Cbl,Dshwshr,Dryer,Frzr,Other

10 West Hollywood Vicinity *Condo / Co-op*

1100 ALTA LOMA RD #1404 Open 11-2
$3,395,000 2+3 CONTEMPORARY

NEW

MLS#18-355878

EXQUISITE RESIDENCE IN ICONIC EMPIRE WEST

Exceptional quality and design in LA's iconic luxury high-rise Empire West. One of the largest floor plans w/ unobstructed views. Luxury details include stone fireplace, custom bar, high-end millwork, and 2 well-appointed bedrooms and bathrooms. Newly renovated and full service Empire West building offers 24hr doorman & valet, rooftop pool, tennis court, meeting rooms, etc. Just minutes away from the best restaurants, shopping, and nightlife LA has to offer.

Neyshia Go, Aaron Kirman 310.882.8357
PACIFIC UNION INTERN
Blt-Ins,Cbl,Dshwshr,Frzr,Grbg Disp,Other

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- Public Records Report
- GreatSchools Ratings
- Parcels Feature
- Map Layers
- Driving Directions

TUESDAY

8839 CYNTHIA ST, UNIT 6 — Open 11-2 — NEW

$879,000 | 2+2.5 | 1sty-CONTEMPORARY

CONTEMPORARY TOWNHOME IN THE HEART OF NORMA TRIANGLE

This 2BD/2BA contemporary townhome is 1,340 SF, and is only moments from Sunset Plaza and world class dining and entertainment. The main level features a living room with a fireplace, kitchen with stainless appliances and granite countertops, and a powder room. Upstairs are two generously-sized master suites, one with walk-in closet, and a private rooftop deck with a view. Downstairs are two side-by-side parking spots and a laundry area. 10-unit bldg across from Petit Ermitage.

Ben Belack 424.233.0922
THE AGENCY

Rooftop Deck | Side-by-side parking

1351 N CRESCENT HEIGHTS BLV, UNIT 319 — Open 11-2 — NEW

$825,000 | 3+2 | CONTEMPORARY

TOP FLOOR CORNER 3 BED 2 BATH UNIT W/ CITY VIEWS! PRIME WEHO

Top Floor Corner Unit w/ VIEWS! QUIET south/west exposure unit in the back of the building. First time on the market in almost 40 years! Rare 3 bed, 2 bath condo w/ incredible natural light & views in almost every direction! Upgrades include newer double paned windows, updated electrical panel, newer central HVAC, recessed lighting, smooth ceilings, remodeled kitchen, fireplace, balcony, skylights in both bathrooms, & some hardwood flooring. Huge master suite w/ spa-like master bath.

Jimmy Martinez 323-377-0548
PACIFIC UNION BH

www.HousesinLA.com

1155 N LA CIENEGA BLV, UNIT 106 — Open 11-2 — NEW

$799,000 | 2+2 | 1sty-ARCHITECTURAL

RARE CORNER UNIT WITH LARGE TERRACE IN FULL-SERVICE BUILDING

Rare, 1st floor corner unit located in Westview Towers. 2BD/2BA, 1,126 sq.ft., w/ HUGE "L" shaped outdoor terrace measuring over 700 sq.ft. for true indoor/outdoor living. This unit is waiting on a buyer to see its full potential & bring it to today's standards. Luxury building w/ 24/7 valet & doorman, private dog park, gym & a pool/hot tub w/ city views (lowest HOA of any WeHo building w/ these amenities $845). Seconds from Sunset Strip & WeHo hot spots! *BONUS - W/D hookup grandfathered in.

Chris Jacobs 310.904.3568
KELLER WILLIAMS BH

www.WestviewTowers106.com

✕ 906 N DOHENY DR #403 — Lunch 11-2 — NEW

$799,000 | 2+2 | CONTEMPORARY

CHARMING WEST HOLLYWOOD CONDO

Prime location in the middle of all the action- "The Norma Triangle" Stunning 2 bedroom and 2 bath condo with updated living room, bathroom with rainfall shower, kitchen with granite counters, broken glass gas burning fireplace, stainless steel appliances and central A/C and heating unit. Well maintained and security access into the building with gym, recreational room, pool and common area laundry. Close distance to the famed Sunset Strip and its restaurants, bars, and shops.

MLS#18-360712
Wendy Huang 626-410-8858
NELSON SHELTON

www.nelsonshelton.com

959 N DOHENY DR #202 — Open 11-2 — rev

$1,795,000 | 3+4 | CONTEMPORARY

REIMAGINED TOWNHOUSE NEAR THE HEART OF THE SUNSET STRIP

This spacious two-story unit boasts over 2100 sq. ft. of living space that includes a living, dining and huge family room with fireplace, 3 bedrooms, 3.5 baths, kitchen with marble countertops, breakfast bar and premium Stainless Steel Viking Appliances. The huge wrap around terrace, plus 2 additional balconies, offers additional outside living space. Secure parking for 3 cars. Located minutes from the very best of West Hollywood, the Sunset Strip and Beverly Hills.

MLS#18-343142
I. Lemseffer M. Hartley 310.993.1176
HILTON & HYLAND

959Doheny.com

10 West Hollywood Vicinity — *Lease*

9018 ELEVADO ST — Open 11-2 — NEW

$6,900 | 3+2 | COTTAGE

TRANQUIL COTTAGE IN NORMA TRIANGLE WITH POOL... 1 + YEAR

Furnished with European antiques, this updated 1925 home has many vintage features. Located on a quiet block in a fantastic, walking area close to all amenities, restaurants and culture. 3 bedrooms, 2 baths, wood-burning fireplace, well-stocked chef's kitchen, large closets; cozy and private. Light and Bright, fenced and gated w/ pool, separate studio, & off-street parking. Outdoor area features gardens and more. Furnished with all necessities and ready for you to add your personal touch...

MLS#18-364540
Keith Cox 310 963 1653
KW BEV HILLS

11 Venice — *Single Family*

✕ 1008 INDIANA CT — Lunch 11-2 — NEW

$2,995,000 | 3+3 | 2sty-ARCHITECTURAL

SCANDINAVIAN MODERN LIVING IN VENICE

California "Scandinavian Modern" new construction on a quiet cul de sac in Venice. Fresh and functional interiors with an inviting open floor plan soaking up sunlight with high ceilings, & walls of glass that open onto a wraparound deck with an expansive backyard for dining, entertaining & fun. Separate Guesthouse w/ kitchen & bath has its' own entrance & address, perfect for a professional's office, nanny or in-law quarters, playroom, or art space. A very special home by Open Haus Design.

Jerry Jaffe 310.403.4925
COMPASS

Guesthouse w/separate address

✕ 2701 STRONGS AVE — Lunch 12-2 — NEW

$2,899,000 | 3+2.5 | 3sty-CRAFTSMAN

THE ICONIC VENICE BEACH WAVE BUILDING!

Unique Live/work Properties in 1 block to Venice Beach with a house on Strongs Drive and Commercial space on Pacific Avenue. The house is 3 beds 2 baths with a large patio on the second level, roof deck, and lower patio between the two structures, finished attic space, open kitchen, enclosed sunroom, and fireplace. The commercial space has a 1/2 bathroom, two-level storage, private office and one large open showroom. The showroom was once two separate businesses with a wall in between.

MLS#18-366904
Rebecca Saenz 310-924-4210
RE/MAX ESTATE PROPER

2 on lot,Hood Fan,Micro,Rng/Ovn,Other

918 NOWITA PLACE — Open 11-2 — NEW

$2,750,000 | 4+3.5 | 2sty-TRADITIONAL

MODERN CRAFTSMAN ON VENICE WALK STREET!

Light-filled 2-story home, 4BR/3BA + office & garage/ studio with 1/2 bath is ideally situated in a prime walk street setting! The open-plan living & dining room spills out to the expansive dining deck & spa, perfect for al fresco entertaining. Downstairs bedroom includes a 3/4 bath, while upstairs boasts 3 BRs including a spacious master suite with luxurious master bath & walk-in closet, 2 additional bedrooms, a full bath plus an office area. Close to the beach, Abbot Kinney shops & restaurants.

MLS#18-358706
Jennifer Hughes 310-383-7299
BULLDOG REALTORS

WWW.918Nowita.com

OPEN HOUSE STATUS

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

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

TUESDAY

125 VISTA PL Open 11-2
$2,495,000 3+2.5 2sty-CONTEMPORARY
NEW

MLS#18-365744

ZEN GARDEN, MODERN HOME, 3 BLOCKS FROM THE SAND

Entering from a quiet walk street you find yourself in a zen garden. Modern, architectural home w/ high ceilings, large glass wall windows that open to ocean breezes, top of the line finishes throughout, all w/ the warmth of home. Wired for sound & Ethernet. Master suite w/ fireplace, large walk-in closet. Appx. 500 sqft roof deck w/ built-in BBQ, sink & fridge. Garage w/ secure parking for 2 cars, plenty of storage space. 3 blocks from the beach. Near trendy Rose Ave, Abbot Kinney and Main St.

Marie G. Peterson 310-779-0889
COLDWELL BANKER

BBQ,Blt-Ins,Clng Fan,Dshwshr,Dryer

2823 CLUNE AVE Open 11-2
$2,785,000 3+3 CAPE COD
rev

MLS#18-332046

JUST REDUCED - GORGEOUS + CHARMING NANTUCKET ABODE

This beautiful Nantucket craftsman is in a prime location for you to enjoy the best that Venice has to offer. High ceilings, a large bay window, and lovely exposed wooden beams greet you upon entering this charming home. The open and bright floor plan paired with crown molding, hardwood floors, and wainscoting draws you inside. The superb flow from the living room to the chef's kitchen through to the idyllic, and private backyard is perfect for entertaining.

Penny Muck 310-266-9946
HALTON PARDEE

www.haltonpardee.com

11 Venice *Income*

2700 PACIFIC AVE Lunch 12-2
$2,899,000 Duplex 3sty-CRAFTSMAN
NEW

MLS#18-366460

THE ICONIC VENICE BEACH WAVE BUILDING!

Unique Live/work Properties in 1 block to Venice Beach with a house on Strongs Drive and Commercial space on Pacific Avenue. The house is 3 beds 2 baths with a large patio on the second level, roof deck, and lower patio between the two structures, finished attic space, open kitchen, enclosed sunroom, and fireplace. The commercial space has a 1/2 bathroom, two-level storage, private office and one large open showroom. The showroom was once two separate businesses with a wall in between.

Rebecca Saenz 310-924-4210
RE/MAX ESTATE PROPER

2 on a lot,Hood Fan,Micro,Rng/Ovn,Other

804 PACIFIC AVE Open 11-2
$2,390,000 Duplex 2sty-TRADITIONAL
NEW

MLS#18-360376

WHIMSICAL VENICE DUPLEX

Groovy beach units can be kept as is or let your imagination go wild! 2bed/2ba lower unit has large patio and outdoor shower, updated kitchen s/s appliances. 1bed/1ba upper unit has large balcony with outdoor shower. updated kitchen with skylight and additional storage space. Skylight also in living room. sleeping/meditation loft, plus bonus room. Both have hardwood and tile floors and retain much of their vintage elements. Room for surfboards or bikes. 2 car parking plus room for mini car.

Abe Sassoon 310-452-5004
BULLDOG REALTORS, IN

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

THE MLS.com
NEW & Improved Reports!
VESTAPLUS™ POWERED BY THE MLS™ Features Now Available on The MLS™

13 Palms - Mar Vista *Single Family*

3605 WADE ST Open 11-2
$2,695,000 5+5
NEW

MLS#18-366552

2 STORY CALIFORNIA FARMHOUSE

You'll say "I love the floor plan" the minute you walk in. Beautiful, understated elegance that flows. Great family room with fireplace and bi-fold glass doors open to a perfect grassy backyard with bbq pavilion. The kitchen has stainless appliances. The downstairs guest suite can also be your private office or studio. Upstairs there are 4 bedrooms and 3 baths. The master suite with vaulted ceiling has a fireplace and beautiful richly appointed full bathroom with large walk in closet.

Ron Wynn 310-621-1772
COLDWELL BANKER RESI

BBQ,Rng/Ovn,Fridg

4127 MARCASEL AVE Open 11-2
$1,995,000 4+4 TRADITIONAL
NEW

MLS#18-363774

FABULOUS MOVE IN READY IN MAR VISTA!!!

This home is located in the" Beverly Hills " of Mar Vista on a lovely wide palm tree lined avenue. The kitchen and bathrooms have all been recently updated in the main house.The spacious gourmet kitchen has an adjoining open concept dining room and eat-in breakfast island that features quartz counter tops , stainless steel appliances and custom maple cabinets! There is a large separate 1 bedroom guest house with it's own kitchen and updated bathroom.

Tracey Hannum 310-488-3836
NELSON SHELTON REAL

,Dshwshr,Dryer,Grbg Disp,

12709 GILMORE AVE Refresh. 11-2
$1,749,000 4+4 MODERN
NEW

MLS#18-364104

SLEEK STARTER, MAR VISTA SFR

This striking modern style home features a fusion of woods, stone & verdant views. Rich w/ oiled French oak flrs, recessed lighting & Nelson fixtures welcome you to the 1st flr living area. The stylish kitchen features pro series SS appl, overhanging dual pendant lights, recycled glass penny round mod tile back splash & large walk-in pantry. 3 bdrms up plus a media/library rm. Master features hi ceilings & custom closet w/Italian marble & floating vanities in bathroom. A true outdoor Oasis!

Dan Nessel 310-365-0195
BERKSHIRE HATHAWAY H

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

12707 MARCO PL Open 11-2
$1,625,000 3+2 1sty-TRADITIONAL
NEW

BEAUTIFUL TRADITIONAL

Beautiful Traditional on a fabulous tree-lined street in the heart of Mar Vista. Turn-key, Westside, 3 bed/2 bath move-in ready home ideal for entertaining! Featuring hardwood floors, crown molding, gorgeous plantation shutters & more! Master suite features a walk-in closet, large master bath & French doors to the backyard. The backyard is an entertainers dream. Outdoor dining area, fire-pit, jacuzzi, & beautiful grass yard surrounded by incredible lush landscaping.

THE FEIL GROUP 310-963-8219
BERKSHIRE HATHAWAY

range, frig

3279 MIDVALE AVE Lunch 11-2
$2,698,000 4+6 3sty-CONTEMPORARY
rev

MLS#18-351528

NEWLY BUILT, $598 PER SQ FT IN WESTSIDE VILLAGE

Newly Built at $598 Per Sq Ft ---
-------- CATERED LUNCH ---------
Newly Built at $598 Per Sq Ft ---
-------- CATERED LUNCH ---------
Newly Built at $598 Per Sq Ft ---
-------- CATERED LUNCH ---------
Newly Built at $598 Per Sq Ft ---
-------- CATERED LUNCH ---------

Rick Ojeda 310-500-1343
PAC UNION & SOTHEBYS

John Giddens 310-666-6365

TUESDAY

12495 RUBENS AVE Open 11-2
$2,388,000 4+3 ARCHITECTURAL
rev

MLS#18-361652

STUNNING DEL REY ARCHITECTURAL

Expansive indoor/outdoor living throughout this Architectural open home. Outdoor front livingroom flows into the home and out into the picturesque backyard and sparkling pool. Natural light seeps into every corner of the open floorplan, high ceilings and brilliant arrangement of living space and bedroom placement. Gorgeous master with direct access to a dream office w/wrap around balcony overlooking the grounds. Amazing location near Abbot Kinney, the beach, restaurants/shops, and Silicon Beach.

Alison Betts 323-309-3976
DOUGLAS ELLIMAN OF C
www.12495rubens.com/

3733 OCEAN VIEW AVE Open 11-2
$1,598,000 3+2 TRADITIONAL
rev

MLS#18-349844

1953 ENGLISH COTTAGE ON PREMIERE STREET IN MAR VISTA

Feel the ocean breeze in a renovated country English cottage near Venice Beach & at the base of Mar Vista Hill. Enchanting home offers three bedrooms & two bathrooms (one full bathroom & one three quarter bathroom) w/ terraced gardens. Close to Mar Vista Park, Mar Vista Farmer's Market, Starbucks, Whole Foods, & Mitsuwa Marketplace.

Christopher Pickett 310.800.7103
DOUGLAS ELLIMAN
www.3733OceanViewAve.com

10737 WESTMINSTER AVE Open 11-2
$999,000 2+1 TRADITIONAL
rev

MLS#18-364226

WELCOME TO THIS AMAZINGLY WARM AND INVITING TRADITIONAL HOME

Charming and updated 2-bedroom/1 bath located in Westside Village. You will love the indoor/outdoor feel to this private, peaceful and well-maintained backyard, which includes orange, lemon, lime trees and much more. Lounge in patio or in the Jacuzzi. Major systems recently updated include: New Copper plumbing, electrical, sewer line, central AC/Heat, water heater and much more. Centrally located, near the metro line, restaurants, shopping and entertainment.

Ron Wynn 310-488-4410
COLDWELL BANKER RESI
Dryer,Micro,Rng/Ovn,Fridg

13 Palms - Mar Vista *Income*

3975 BEETHOVEN ST Lunch 11-2
$1,500,000 ~~1600000~~ 2sty-TRADITIONAL
red

MLS#18-360480

BEST $/SF DUPLEX IN MAR VISTA

Spacious duplex a dream come true for investor or owner-occupier. Vacant 3 bedroom 2.5 bath two-story rear unit in move-in condition.Tired of feeling cramped? Those days are over. The closet and storage space is amazing.Tenant occupied two-story front unit is 2 bedrooms 1.5 baths with patio and gated yard. Great location three lights east of Lincoln Blvd. Close to shopping, restaurants and transportation on Washington Blvd. Easy egress with traffic lights at both Beethoven St. intersections.

Betsy Goldman 310-392-1014
RE/MAX ESTATE PROPER
Blt-Ins,Clng Fan,Dshwshr,Dryer,Grbg Disp

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demo.themls.com/vestaplus

14 Santa Monica *Single Family*

1032 YALE ST Open 11-2
$4,299,000 4+4.5
NEW

BEAUTIFULLY UPGRADED HAMPTON'S STYLE HOME

Downstairs office w/ its own entry; liv rm w/ coffered ceilings, fpl, built-in bookcases; and fdr w/ French drs leading to front patio & lushly landscaped front yard. Grmt kit w/ Carrera marble counters & open fam rm w/ French doors to lrg patio. Verdant yard w/ pl & waterfall. Sumptuous master w/ Carrera marble, dual sinks, separate tub & shower, fpl and huge closet; 3 additional bdrms up. Downstairs guest suite. Minutes to Montana Avenue, Erewhon Market, and the Brentwood Country Mart.

Veronica Klein 310 622 7499
PACIFIC UNION INTL
www.1032yale.com

614 10TH ST Open 11-2
$3,095,000 2+2
NEW

CHARMER NORTH OF MONTANA

Charming 2 bedrooms + office + 2 bathrooms. Three amazing outdoor spaces plus a swimming pool.

Ron Wynn 310-867-0173
COLDWELL BANKER RES

106 WINNETT PL Open 12:30-2
$10,500,000 6+12 2sty-VILLA
red

MLS#18-350172

REDUCED $1.5 MILLION NOW ASKING $10,500,000! BEST OF SM

CO Listed w/ Bryan Potter Gated & set back from the street . Trust Sale .Prime location .Exceptional 2 sty Villa blt in 2001. Designed by acclaimed Arch Jay Charles.A true gem situated on quiet cul de sac.No of San Vicente & 10 blks to Pacific Ocean. Estate sized Lot.Remarkable public rms. including dramatic entrance with long hallway perfect for art or furniture. Huge kitchen,Huge grassy yards You will feel transported i,Rm for pool . completes this classy California estate.

Deborah Moore 310-432-5727
KELLER WILLIAMS BEVE
BBQ,Blt-Ins,Cbl,Clng Fan,Dshwshr,Other

401 19TH ST Open 11-2
$3,795,000 ~~3995000~~ 4+3 TUDOR
red

MLS#18-338712

GILLETTE REGENTS SQUARE

This graceful two-story Tudor is located in Gillette Regents Square area of Santa Monica. On the corner of Carlyle and 19th Street, there is a sizable backyard and separate garage. With an old world charm, there are 4 bedrooms & 3 bathrooms. Bring your designers or architects. Wonderful north of Montana neighborhood.

Cormac/WailaniO'Herlihy 3104578501
SOTHEBY'S INTL.
Rng/Ovn,Fridg

10 GALE PLACE Open 11-2
$7,335,000 3+4 2sty-TRADITIONAL
rev

MLS#18-359154

WOW! WHAT A VIEW!

Due to construction on Gale Place Cul de Sac, it is advised to park on San Vicente Blvd..
Patio off the chefs kitchen, downstairs master bedroom, living room and dining room. Large
balcony off the upstairs master bedroom. Your paradise in a Santa Monica top drawer location.

Marie Humphrey 310 828 9889
HUMPHREY REAL ESTATE
Blt-Ins,Clng Fan, Elevator

TUESDAY

1023 CHELSEA AVE — Open 11-2 — bom

$1,995,000 | 2+1 | TRADITIONAL

MLS#18-349672

Susan Kastner 310-382-8555
PACIFIC UNION INTERN

BACK ON MARKET!

Amazing location to Franklin School, Douglas Park and all Santa Monica has to Offer! Charming home which hasn't been on the market for over 70 years! Needs updating/ remodel/tear down! Feel free to walk around the home. Call Listing Office with any questions.

Grbg Disp,Rng/Ovn

2960 NEILSON WAY #204 — Open 11-2 — 671F4 — NEW

$1,119,000 | 1+2 | CONTEMPORARY

MLS#18-365108

Randi Pollock 310 993-9709
CB SANTA MONICA

SEA COLONY II BRIGHT WEST UPGRADED THROUGHOUT AT THE BEACH!

Fabulous remodeled West facing 1 bedroom with 1.5 bath in prestigious Sea Colony II: a 24 hour guard gated complx at the beach. natural light, open balcony, wonderful ambiance plus light and space from the moment you enter. Bosch, Miele, Sub-Zero, and Gaggenau,.2 car s/s pkg, storage locker, pool, 3 spas, storage, visitor parking,

washer/dryer/refrigerator

14 Santa Monica — *Condo / Co-op*

125 PACIFIC ST #4 — Open 11-2 — NEW

$2,600,000 | 3+3 | MODERN

MLS#18-365920

SForsterJones/KTong 310.579.2200
COMPASS

PRICED TO SELL JUST BLOCKS FROM THE BEACH!

Gorgeous townhouse, complete w/2-car garage situated in prime Santa Monica. The main level includes a stunning kitchen w/walnut cabinetry, SS appliances & flows to the dining. Relax in the spacious living w/access to the enclosed patio boasting a bamboo garden. Master suite w/sumptuous ensuite bath & walk-in closet. Relish breath-taking ocean views from your expansive and private rooftop deck. Move-in today & live moments from the beach, Main Street, & top restaurants, shops and more

125Pacific4.com

1749 12TH ST #D — Open 11-2 — NEW

$849,000 | 2+2.5

MLS#18-366910

Alicia&Christopher Damon 310-230-2427
COLDWELL BANKER

SPACIOUS LOUNGE ROOF TOP DECK

In the heart of Santa Monica close to 3rd St Promenade & the ocean this 2 level, 2 bed 2.5 bath townhome is one of 6 units in this sought after building at the end of a cul-de-sac. Expansive private rooftop patio with city & mountain views, the home offers an indoor-outdoor lifestyle. Kitchen & living areas are warmed by a gas fireplace. Two car garage with laundry hookups & direct access to the unit's front porch. Shared grassy lawn for additional outdoor enjoyment.

2940 NEILSON WAY #209 — Refresh. 11-2 — NEW

$1,298,000 | 2+2 | TRADITIONAL

MLS#18-366006

Nancy Osborne 310-795-6600
HALTON PARDEE

RARE FIND IN PRESTIGIOUS SEA COLONY II

This full service building is one of Santa Monica's most sought-after condo residences steps to the surf & sand. This home is bright, airy, & spacious bringing in relaxing ocean breezes. The large & updated eat-in kitchen is perfect for enjoying meals & your morning coffee while you have plenty of room to entertain in the dining room. The open floor plan flows seamlessly into the living area & expansive outdoor patio. The master suite boasts a large spa-inspired bathroom with a walk-in closet.

www.HaltonPardee.com

954 14TH ST #5 — Open 11-2 — red

$1,879,000 | 3+2.5 | 3sty-CONTEMPORARY

MLS#18-347130

John Aberle-Nancy Saenz 310-699-5719
COLDWELL BANKER

IMMACULATE SANTA MONICA TOWNHOME

North of Wilshire end unit. Plantation shutters, hardwood flrs & designer finishes. Living room w/north & south facing windows for great cross breezes. Gourmet kitchen w/granite counters & stainless appliances opens to slate tiled patio. Master suite w/ high ceilings, walk-in closet & limestone bathrm. Loft off the master w/private sundeck. Bonus room could be office/yoga studio, etc. Flexible floor plan. Direct entry garage. Located central to Montana Ave & 3rd Street Promenade.

Dshwshr,Rng/Ovn,Fridg,Wshr

2940 NEILSON WAY #209 — Refresh. 11-2 — NEW

$1,298,000 | 2+2 | TRADITIONAL

MLS#18-366006

Nancy Osborne 310-795-6600
HALTON PARDEE

This full service building is one of Santa Monica's most sought-after condo residences steps to the surf & sand. This home is bright, airy, & spacious bringing in relaxing ocean breezes. The large eat-in kitchen is perfect for enjoying meals and your morning coffee while you have plenty of room to entertain in the dining room. The open floor plan flows seamlessly into the living area and expansive outdoor patio. The master suite boasts a large spa-inspired bathroom with a walk-in closet.

www.HaltonPardee.com

1234 FRANKLIN ST #C — Open 11-2 — red

$637,000 | 1+1 | COTTAGE

MLS#18-356550

Gary Limjap 310.430.0818
COLDWELL BANKER RESI

BEAUTIFULLY LANDSCAPED BUNGALOW CONDO

Vintage Santa Monica charm. Top Floor quiet rear unit with contemporary design elements. Hardwood floors, lots of natural light and ocean breezes. Brand new kitchen and bath. One car private garage and low homeowners dues.

Blt-Ins,Dshwshr,Rng/Ovn,Fridg

1242 BERKELEY ST, UNIT 5 — Open 11-2 — NEW

$1,199,000 | 2+2.5

SFJones/KPane 310.579.2200
COMPASS

EXQUISITE FRONT UNIT TOWNHOUSE IN HEART OF SANTA MONICA

Fall-in-love the moment you enter, w/a great floorplan & top-of-the-line finishes, this home doesn't disappoint.Spacious living w/built-in bookcase, fireplace & expansive window. Kitchen w/SS appliances,granite counters,breakfast bar & flows to dining Lux master w/custom closet, dual sink vanity, shower & tub. Features-vast storage,private/direct street access,side-by-side garage parking,LG washer/dryer & more! Move-in today & live moments from the beach, shops & a block from Bristol Farms.

1242Berkeley5.com

14 Santa Monica — *Income*

1247 11TH ST — Open 11-2 — NEW

$4,200,000

MLS#18-362364

Shirley Bly 3104805623
BULLDOG REALTORS, IN

THERE'S A VACANT UNIT! COME AND SEE IT.

A great well maintained 9 unit building less than a block South of Wilshire. Great walking to grocery stores, Starbucks on the corner, plenty of restaurants. 8 one bedrooms 1 bath and one 2 bedroom 1 baths. 11 parking spaces total. Strong investment. Come get the numbers at open house. Vacant unit will be open Sunday 7/22/2018 2-5PM.

Clng Fan,Dshwshr,Grbg Disp,Micro,Fridg

14 Santa Monica *Lease*

✕ 701 OCEAN AVE #111 Lunch 11-2 671C1
$10,000 2+2.5 1sty-ARCHITECTURAL **NEW**

MLS#18-360218

JUST LISTED! BEAUTIFULLY FURNISHED LEASE

Stunning,remodeled,beautifully furnished 2 BD 2.5 BA + den in ~1,924 SF. This light filled property has elegant, modern finishes. Hardwood floors&plantation shutters throughout. Tall glass sliding doors lead to three spacious patios.Light,bright open gourmet kitchen w/top of the line appliances. Upscale amenity rich bldg:rooftop pool,spa,BBQ, breathtaking ocean views; concierge 24/7,state-of-the-art fitness room,banquet rm. Two SxS parking spaces,one w/ an electric charger.

Julie Lovett 310-899-3514
COLDWELL BANKER RESI
WWW.JULIELOVETT.COM

840 23RD ST Open 11-2
$17,995 ~~23900~~ 6+8 CONTEMPORARY **red**

MLS#18-340754

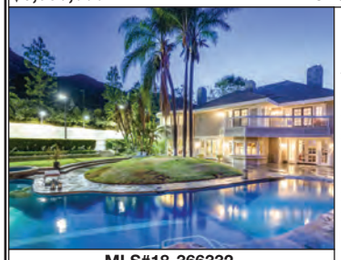
READY TO BE LEASED!

Beautiful,bright,spacious home tastefully remodeled w/ amazing backyard great for entertaining!This 6300+ sq.ft. home features versatile floor plan w/high ceilings throughout. Formal living rm w/fireplace,formal dining rm, huge gourmet kitchen w/dining area,large family rm all w/access to yard. Romantic,spacious master suite w/fireplace,lavish master bath.Garage has a office/loft space area.Magical private backyard w/patio,built in barbecue,pool & spa.Very quiet street in a fabulous location.

Linda Semon 310.351.3995
COLDWELL BANKER SM
www.84023rdstreet.com

15 Pacific Palisades *Single Family*

17536 CAMINO DE YATASTO Open 11-2
$6,995,000 6+9 FRENCH **NEW**

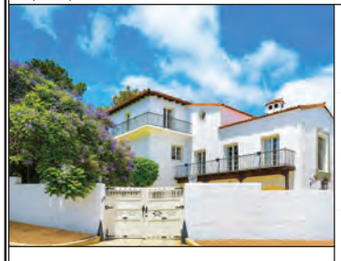


MLS#18-366332

Traditional architecture meets sophisticated style in this idyllic Palisades guard gated community. This tennis court estate is comprised of over 9,000 sqft including 6 generously sized bedrooms and 9 full bath+ bonus in-law quarters. This light and bright home features souring ceilings throughout, custom brick chefs kitchen complimented with modern elements creating a cozy setting. French doors throughout create seamless indoor/outdoor flow leading to relaxation poolside.

Josh & Matt Altman 3108193250
DOUGLAS ELLIMAN
BBQ,Blt-Ins,Dshwshr,Grbg Disp,,Other

✕ 550 PASEO MIRAMAR Lunch 11-2
$6,500,000 4+4 SPANISH **NEW**



ONCE IN A LIFETIME

Designed in 1928 by Mark Daniels, the renowned architect of the Hotel Bel-Air. This Spanish colonial revival, sited on an over 16,000 SF lot with breathtaking ocean views, remains an unspoiled masterpiece 90 years later. The 4 bedroom and 4 bathroom home boasts approximately 4,627 SF. Stroll the resplendent grounds to discover magical gardens, terraces and patios. Extraordinary features include original Malibu tiles, custom ironwork, handcrafted millwork and thick lathe and plaster walls.

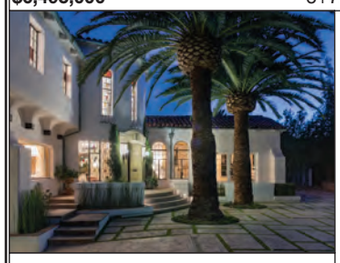
Dan Urbach 310.360.5096
THE AGENCY
www.550PaseoMiramar.com

OPEN HOUSE STATUS

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

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

13926 W SUNSET BLV Open 11-2
$6,495,000 6+7.5 SPANISH **NEW**

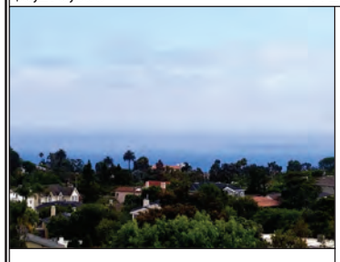


STUNNING SPANISH ESTATE

Stunning, gated old Hollywood estate in the desirable Palisades Riviera. One of the most beautiful original Spanish homes that was renovated with the perfect blend of timeless elegance and modern conveniences. Sited on an over 16,000-square-foot lot with large pool and spa, lush landscaping with spacious yard, and mature fruit trees.

Chris Hicks 310-980-7980
THE AGENCY

16650 LINDA TER Open 11-2
$3,275,000 4+2.5 2sty-CALIFORNIA BUNGALOW **NEW**



BEAUTIFUL OCEAN & CITY VIEWS FROM LIGHT BEACH COTTAGE!

Enjoy the indoor/outdoor lifestyle with views of the ocean, Catalina Island, greenery and the city. Spacious grassy yard with deck great for entertaining. Must see!

Ali Rassekhi 3103595695
COLDWELL BANKER
Stove, Ovens, Dishwasher, Fridge.

545 N MARQUETTE ST Open 11-2
$3,250,000 2+2 2sty-CRAFTSMAN **NEW**

MAGICAL MARQUETTE! A MODERN CRAFTSMAN SURROUNDED BY NATURE

Stunning, graceful home. Bucolic setting around corner from friendly flat streets of Las Casas Loop. Very current floor plan. Style & comfort & style of Indoor/outdoor contemporary Calif indoor-outdoor lifestyle. Fr doors to patio dining/ lounging/blt-in BBQ. Private rear yard, lavish gardens/ substantial play+entertaining space. Gorgeous Heart-of-Home Chef's Comfort Kitchen. Large Detached Studio w/½ bath. Enviable Master Retreat is a calming treehouse-like sanctuary. Unforgettable.

Betty-Jo Tilley 310-429-9833
BERKSHIRE HATHAWAY

970 LAS LOMAS AVE Open 11-2
$2,600,000 2+2 MID-CENTURY **NEW**

MLS#18-321088

This home has been with the same loving family for over 60 years. With dramatic views of the ocean and nearby canyon, this home presents a wonderful opportunity to invest in a renovation to restore its mid-century flare. Open Living and Dining rooms with cathedral ceilings, wood floors and breathtaking views through large picture windows. Main level has 1 bedroom & bath and a den that could be a 3rd bedroom. Master is stepped up & discreetly separate from the other spaces. Bonus rm. off garage.

Ellen McCormick 3102303707
BERKSHIRE HATHAWAY
Rng/Ovn,Fridg

16808 CHARMEL LN Open 11-2
$3,275,000 ~~3395000~~ 3+4 2sty-CONTEMPORARY **red**

MLS#18-342948

REDUCED OCEAN, MOUNTAIN & CITY LIGHT VIEWS DESIGNER SHOWCASE

Remodeled and upgraded designer home w/ocean, mountain and City views. Open flr plan, cook's kitchen, dining area, LR w blt-in bookcases & Modern FP. Wide plank oak flrs. Lrg sliding glass doors to rear deck w motorized shade awnings. Upstairs MB and 2nd BD w en-suite baths. Downstairs BD can be ground flr Mstr Ste or guest room. Grassy yard with outdoor fire pit and water feature. 2 car garage with electric car charging stations. Minutes from the future "Caruso Village", schools, hiking trails

Brett Duffy 310-230-3716
BERKSHIRE HATHAWAY H
Blt-Ins,Cbl,Dshwshr,Dryer,Grbg Disp,Othr

TUESDAY

16823 BOLLINGER DR Open 11-2
$2,695,000 4+4 2sty-MEDITERRANEAN
red

MLS#18-353830

JUST REDUCED MEDITERRANEAN-VALUE IN MARQUEZ FLATS

Charming two story home, setback and gated. High ceilings, open floor plan with living room to dining room, wood & gas burning double-sided fireplace, French doors, dining room opens to remodeled kitchen with granite countertops, stainless steel appliances, marble and travertine floors downstairs and wood floors upstairs. Updated bathrooms. 3 Bedrooms & 2 Baths downstairs. Master bedroom, bathroom & family room upstairs. Backyard with pool & patio. Off garage is a bathroom next to pool.

Jonathan Cates 310-230-2477
COLDWELL BANKER

Blt-Ins

415 OCAMPO DR Refresh. 11-2
$8,750,000 5+5.5 2sty-CONTEMP MED
rev

MLS#18-344808

NEW CONSTRUCTION

Enjoy The Elements of Luxury in every detail. New construction Huntington Palisades home. Huge master suite, gym/ office & large upper patio deck w/state-of-the-art Barbeque facilities for entertaining and stairs leading to Pebble Tec finish pool with LED lighting & fountain. Kitchen with stainless steel professional grade appliances. Dual zone HVAC, water filtration throughout the home, smart home features include security cameras.

Holly Davis 310-230-7377
COLDWELL BANKER

BBQ,Blt-Ins,Cbl,Dshwshr,Dryer

1381 AVENIDA DE CORTEZ Open 11-2
$2,390,000 4+3 TRADITIONAL
rev

MLS#18-361828

SPACIOUS LOT IN THE HIGHLANDS

This fully remodeled 4 bed 2 ½ bath 3,300 sq ft trad home is gated & conveniently located at end of a peaceful cul-de-sac. Kitchen has granite counters, new island vent hood & opens to family room. Cozy step-down bar area w/fireplace. The wood spiral staircase takes you upstairs to 4 bedrooms & a giant fam rm (or 5th bed) & 2 baths. Upstairs bath has new marble vanity. Master has tall ceilings & walk-in closet. Enjoy your spacious over 20k yard w/outdoor speakers & built in patio heater

Anthony Marguleas 310-573-4245
AMALFI ESTATES

www.1381AvenidadeCortez.com

839 ENCHANTED WAY Open 11-2
$2,775,000 4+2 CONTEMPORARY
bom

MLS#18-328224

AMAZING OCEAN VIEWS

Come experience one of the best streets in the Palisades, Enchanted Way. This 2.376 sq ft traditional home, has everything you are looking for with amazing queens necklace ocean views, a very spacious 9,348 sq ft all flat lot (room for pool) with fantastic open space behind you, that makes your yard feel even larger. Roof is approximately 7 years old. This 4 bedroom (or 3 bed + office), 2 bath home is perfect to move right in or remodel.

Anthony Marguleas 310-573-4245
AMALFI ESTATES

www.839EnchantedWay.com

15 Pacific Palisades *Condo / Co-op*

15975 ALCIMA AVE Open 11-2
$5,500,000 3+3 2sty-CONTEMPORARY
NEW

OCEAN VIEW ESTATE SITE!

Tremendous 33,000+ mostly "usable" estate size lot ready for development! Fantastic frontage and abundant space for an exciting new compound. Gentle upslope offers ocean view and commanding presence. Recent sale in the neighborhood over $13 million! Prestigous enclave/ neighborhood with estate sized lots and homes. Several newer homes being built in the neighborhood. Existing house is heavy fixer/tear-down.

Laurie Hudson 3108902160
BERKSHIRE HATHAWAY

18 Hancock Park-Wilshire *Single Family*

631 S ARDEN BLVD Open 11-2
$4,999,000 7+8 2sty-TRADITIONAL
NEW

MLS#17-271828

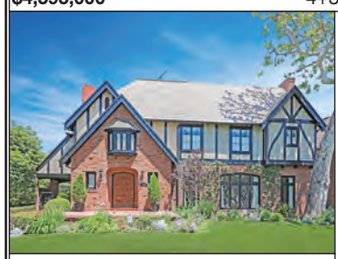
GREAT NEW PRICE!!

Palatial Scale! Redone inside and out, 4 Bedrooms, 4 new baths up and 2 Bedrooms / 2.5 Baths down, including two master suites (1 up & 1 down). High ceilings throughout. Sleek new eat in kitchen overlooks yard and pool! Guest House over 4 car garage. HPOZ.

Lisa Hutchins 323-216-6938
COLDWELL BANKER RES.

Range/Oven, Hood Fan, Dish, Refrig

458 N JUNE ST Open 11-2
$4,595,000 4+3.5 2sty-TUDOR
NEW



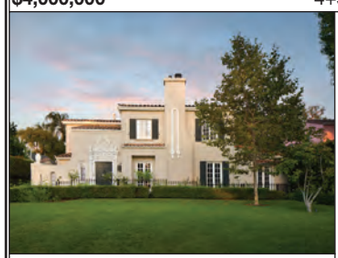
BEAUTIFUL TUDOR ON THE GOLF COURSE

This home welcomes you to a dramatic 2 sty foyer w/ a sweeping staircase & majestic leaded glass window. The LR has a marble fplc, leaded glass windows & floor to ceiling book shelves. There is a formal DR, a granite countered kitch & butler's pantry & a sunny breakfast room overlooking the garden. The den includes French doors opening to an expansive lawn, pool & golf course view. Included is a powder room, an office/maid's room & bath, a pool house w/ bath, a 2 car garage & a security system.

Kathy Gless/ Rick Llanos 323.460.7617
COLDWELL BANKER HP

To View, Text R Llanos at 323.810.0828

204 S PLYMOUTH Lunch 11-3
$4,000,000 4+5 MEDITERRANEAN
NEW



MLS#18-366238

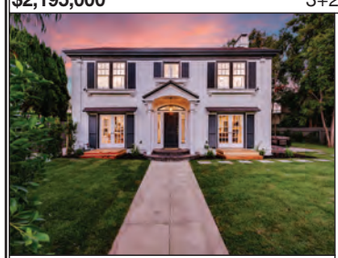
EXTENDED BROKER HOURS - JOIN US FOR JOAN'S ON THIRD LUNCH

Stunning Mediterranean revival in premier Windsor Square. Home has been exquisitely remodeled in perfect blend of classic and modern. Formal entry w/sweeping staircase, large living room w/ crown molding and fireplace, and 4th bed/library. Expansive dining room has French doors opening to backyard. Bright kitchen casual dining & sitting area. Three bedrooms all with remodeled baths. Entertain year-round in the outdoor loggia w/FP and pool. Guest-suite and 2-car garage complete this residence.

Bryant \ Reichling 323-854-1780
COMPASS

www.204Plymouth.com

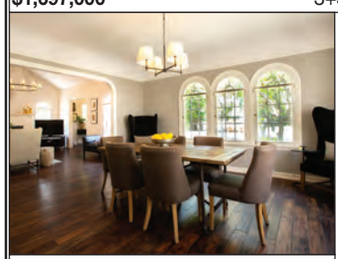
148 S WILTON PL Open 11-2
$2,195,000 3+2.5 SOUTHERN COLONIAL
NEW



BEAUTIFULLY REMODELED COLONIAL IN WILTON HISTORICAL DISTRICT

Victoria Romeyn 310-770-8218
COMPASS

932 S CITRUS AVE Open 11-2
$1,697,000 3+3 SPANISH
NEW



MLS#18-364658

HANCOCK PARK CLASSIC SPANISH WITH POOL

Hancock Park classic 3+3 Spanish with pool features arched windows, vaulted ceilings +
fireplace in the living room. Romanic entry courtyard and vestibule, updated kitchen and baths.
Master suite boasts luxurious spa bath and direct assess to private resort style backyard with
pool+spa. Large 7,500 sq ft lot lends it's self to many possibilities.

Ryan Fitzgerald 3104026000
PACIFIC UNION INTERN

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

TUESDAY

546 N ARDEN Open 11-2
$1,379,000 3+2 CALIFORNIA BUNGALOW — NEW

MLS#18-366434

FIXER IN THE HEART OF LARCHMONT

This charming fixer presents the perfect remodel/renovation opportunity for investors and homebuyers alike! Situated on a quiet street, short distance to trendy shops & restaurants in Larchmont Village. This CA Bungalow offers 3 bdrm, 2 bath, & finished attic bonus space!(Buyer to verify permits/ sf).Living area features an open floor plan w/ dining space & open bar/counter to the kitchen.Private back yard w/ mature hedges & a detached two car garage! Bring your designers, contractors & dreams!

John Duerler 213.924.2208
HANCOCK HOMES REALTY
www.546arden.com

6377 LINDENHURST AVE Open 11-2
$2,475,000 ~~2599000~~ 3+4 TUDOR — red

MLS#18-351730

REDUCED OVER 100K SELLER MOTIVATED!

Enchanting storybook Tudor in prime Beverly Grove offers unparalleled craftsmanship and exceptional amenities! This luxurious 3 bed 3 bath home was remodeled to perfection, from the breathtaking landscaping to the turret entryway leading into a spacious interior with standout features European oak floors, barrel ceiling, picturesque living room window flooding room with light, contemporary marble fireplace, brilliant lighting, chefs kitchen, ADU guesthouse, gorgeous pool, awesome location!

Basya Gradon 323-447-7331
COMPASS
BBQ,Blt-Ins,Dshwshr,Grbg Disp,Hood Fan

18 Hancock Park-Wilshire *Income*

421 N NORTON AVE Open 11-2
$3,298,000 3sty-MODERN — NEW

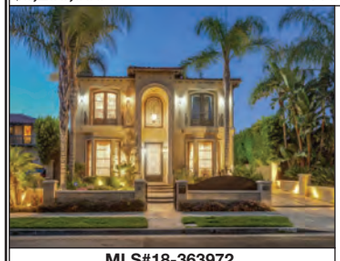
MLS#18-363972

2 BRAND NEW LUXURY UNITS - DELIVERED VACANT!

NEW Modern townhomes near Larchmont Village in Hancock Park! High-end construction feat high ceilings including the large living room which opens to the dining room, & cook's kitchen w/Caesarstone counters, Viking appliances. Every bedroom is en-suite including the spa-like Master w/dual vanity, separate soaking tub & enormous WIC. HUGE private roof deck w/outdoor kitchen, fire pit & 270-degree views of DTLA, Hollywood & Hancock Park! Set the market rents estimated around $8,200/month!

Grant Linscott 3233001174
KELLER WILLIAMS RLTY
stove, fridge, micro, built-ins,

6501 W 5TH ST Open 11-2
$3,200,000 4+3.5 MEDITERRANEAN — rev



MLS#18-363972

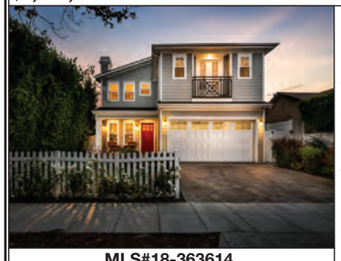
BEVERLY GROVE MAGNIFICENT ITALIANATE VILLA

Custom built 4,200 sqft home w/Pl, Spa & Cabana. Stone&walnut flrs. Hi beamed clngs, arches. Open flr plan: oversized dining rm, brkfst rm w/hand painted cupola & French drs. Rotunda staircase, classic wrought iron hand rails & hand painted clng leads to upstairs bdrms. Family rm w/built-ins. Cooks' kitchen w/8burner Wolf's stove, Sub-Zero, Brazilian granite counters & lrg island. Sumptuous mstr ste w/fireplace, balcony&custom walk-in closet. Powder rm w/backlit onyx counter & gold-plated sink.

Rosalie Klein 310.261.8878
RODEO REALTY INC.
Blt-Ins,Cbl,Cent Vac,Dshwshr,Dryer,Other

19 Beverly Center-Miracle Mile *Single Family*

639 N SIERRA BONITA AVE Open 11-2
$3,250,000 5+6 CAPE COD — NEW



MLS#18-363614

MELROSE CAPE COD

A 2-story entry welcomes you into this all-encompassing 5 bed 6 bath home. Enjoy a living room with a beautiful fireplace and a formal dining room. Take full advantage of a large kosher kitchen, breakfast nook, stainless steel Viking appliances, and Carrera counters all throughout. The amazing backyard with pool, spa, and spacious grass area is perfect for any entertainer. This coveted property is located in a wonderful neighborhood only a short distance from Melrose.

Arvin Haddadzadeh 3109096434
PACIFIC UNION INT'L
Blt-Ins,Cbl,Dshwshr,Dryer,Grbg Disp

19 Beverly Center-Miracle Mile *Income*

6510 W 6TH ST Open 11-2
$1,795,000 Duplex 2sty-SPANISH — NEW

4700 SQ FT PERFECT OWNER USER - ART DECO DUPLEX

This is a Beautiful 6 Bedroom Duplex. Over 4700 SQ FT PLUS SEPARATE 450 Sq. Ft ART STUDIO IN THE BACK - Big Back Yard. Upper Unit has Large Sundeck. Lower Unit Has New Kitchen. Beautiful property with Hardwood Floors and 2 Fireplaces. This property has a lot of style. Amazing Art Deco Stylings from 1929. Great Location - Walk to The Grove or The Beverly Center. Property will be open today and Saturday and Sunday 1 - 4 PM This will sell fast . Do not miss out.

Bob Murphy 310 367 1130
KELLER WILLIAMS BEVE

440 N ORLANDO AVE Open 11-2
$2,499,000 5+4 SPANISH — NEW

MLS#18-366342

BEAUTIFUL COMPLETELY UPDATED SPANISH HOME

On one of the best streets in West Hollywood, the 400 block of Orlando. This gated two-story home features 5 bedrooms, 3.5 bathrooms, family room, solar heated pool, spa, and a studio in the back. An open kitchen with Thermador appliances and wine cooler anchored by an oversized island that flows into the family room Highlights include a Crestron smart home system, facilitating control of music, lights, and surveillance all by iPad or iPhone. Close to shops and restaurants on Melrose.

A. Lascano B. Farrugia 818.800.8848
HILTON & HYLAND
AlphonsoBjorn.com

22 Los Feliz *Single Family*

2529 N COMMONWEALTH AVE Refresh. 11-2
$3,750,000 5+5.5 FRENCH — NEW

MLS#18-366228

ICED COFFEE BAR AT STUNNING LOS FELIZ FRENCH COLONIAL!

Presenting a stunning French Colonial estate in Los Feliz, completely updated with modern finishes. The classic floorplan boasts French doors and Palladian window embankments in the large living room and dining room, with views of the lush front gardens. Kitchen, dining room, office, powder bath, & laundry complete main level. The second level hosts 3b/3b, a reading nook, & master suite. Guest house, pool and multiple entertaining spaces makes this the ultimate California compound.

Bryant \ Reichling 323-854-1780
COMPASS
www.2529Commonwealth.com

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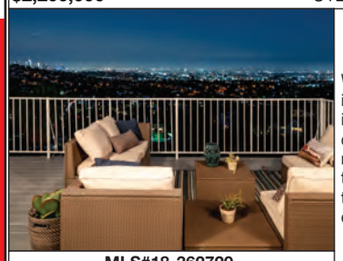
TUESDAY

3723 AMESBURY RD — Refresh. 11-2 — NEW
$2,200,000 — 3+2 — 2sty-OTHER



MLS#18-362720

3 BEDROOM, 2 BATH, PLUS A DEN. FRANKLIN ELEMENTARY SCHOOL!

Welcome to La Dolce Vita! The italianate facade of this home in the sought-after hills of Los Feliz, is reminiscent of a villa in Capri. The marble floor & vaulted ceiling of the entry, complete w/crystal chandelier & skylight, are mindful of a more gracious time. The experience of the jetliner views from the living/dining rooms will captivate you! The main level of this fine home also boasts a large master suite, a den, & an expansive deck perfect for entertaining or dining al fresco.

Henry Panah 818 414.4111
KELLER WILLIAMS REAL

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

1918 TAFT AVE — Refresh. 11-2 — NEW
$1,949,000 — 3+3 — CRAFTSMAN

MLS#18-366236

SERVING DONUT SNOB AT THIS CHARMING C. 1914 DUTCH COLONIAL

This beautiful and sun filled 1914 Dutch Colonial is a wonderful mix of original details and modern amenities. Living room with Batchelder-like fireplace opens to the formal dining room with access to the covered porch. Eat-in gourmet kitchen with pantry. Family room with original built-in's and a half bath complete the main living area. 3 family bedrooms and 2 baths with laundry area. Huge grassy flat backyard leads you to the converted garage that is the perfect studio or office.

Bryant \ Reichling 323-854-1780
COMPASS

www.1918TaftAVE.com

3955 CLAYTON AVE — Refresh. 11-2 — NEW
$1,349,000 — 3+3 — 2sty-CRAFTSMAN

FRANKLIN HILLS HISTORIC CRAFTSMAN/PRIVATE/VIEWS/YARD

Artist Paul Lauritz House-1921 Historic Craftsman Monument #784. Celebrity owned private oasis with expansive views and terraced tranquil yard/decks. Reimagined with new kitchen, baths, flooring, landscaping, and so much more. Huge entertainer's deck perfect for dining al fresco. Lower level has private master suite and sitting area with access to the serene outdoors. Property is a street to street lot. Exceptional character and charm awaits you!

Tom Conjalka 323-793-0333
SOTHEBY'S LOS FELIZ

Stove, Refrig, Dishwasher, Garbage Disp

22 Los Feliz — *Lease*

2464 N CATALINA ST — Open 11-2 — red
$17,500 ~~25000~~ — 5+7 — SPANISH

MLS#18-353874

METICULOUSLY RESTORED SPANISH REVIVAL

Enchanting estate situated on a half acre of manicured grounds. Set back from street, gated and elevated offering privacy and views. Meticulously restored with two-story entry, living room, dining, library and elevator. Renovated kitchen opens to breakfast room and patio. Four bedrooms with en-suite baths and walk-in closets. Spacious master with views of Downtown LA. Lower “ballroom” level perfect for a screening or game room. Attached 1bed/1bath guesthouse with private entrance.

Ben Kruger M. Hartley 310.600.4500
HILTON & HYLAND

2464Catalina.com

28 Culver City — *Single Family*

4217 JACKSON AVE — Refresh. 11-2 — NEW
$3,300,000 — 5+6

MLS#18-363470

BRAND NEW CONSTRUCTION IN CULVER CITY

Rare Modern Farmhouse style custom built home in the heart of Screen Land. The layout is both formal and open with warm light filtering through custom windows and tall glass doors with access to the deck and the back yard with a pool and spa, plus an accessory space perfect for entertaining friends and families on warm summer days and al fresco evenings.

Michael Cohen 3106220512
COMPASS

BBQ,Dshwshr,Grbg Disp,Hood Fan,Micro

10816 BARMAN AVE — Open 11-2 — NEW
$1,600,000 — 3+2

RANCH STYLE HOME IN VET'S PARK

Three bedrooms, a den, dining area, and two baths and measures over 1,600 square feet. Eating space in the kitchen, small laundry room, entry hall with a guest closet, hardwood floors, and a fireplace in the den. Two car detached garage and a small rear yard. The house needs some updating but could be a gem. Farragut School District too.

Dannie Cavanaugh 310-837-7161
CAVANAUGH REALTORS

11373 HERBERT ST — Open 11-2 — rev
$1,595,000 — 3+2 — CRAFTSMAN

MLS#18-361478

TIMELESS BEAUTY IN CULVER CITY

This beautifully refurbished 1915 Culver City Craftsman is on the market for the first time in over 40 years. 3 bedrooms and 1 3/4 bathrooms comprise this special home with all of its original detail and vintage charm. Several preserved details include crown molding throughout the home, era-specific sconces, hardwood floors and cedar siding.

Penny Muck 3109076517
HALTON PARDEE

www.haltonpardee.com

4217 LE BOURGET AVE — Open 11-2 — rev
$1,375,000 — 2+1 — TRADITIONAL

MLS#18-364388

"THE PERFECT LOCATION"

A rare find in Carlson Park. Start from scratch and live your dream, directly across from the park. Traditional style 2-bedroom, 1.5 bath fixer upper with potential to remodel or build new. Hardwood floors, dining room, breakfast room, large yard, and double garage. See offer guidelines.0

Ron Wynn 310-621-1772
COLDWELL BANKER RESI

Grbg Disp,Rng/Ovn

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- Parcels Feature
- Map Layers
- Driving Directions

TUESDAY

28 Culver City — Condo / Co-op

4249 EAST BLV, UNIT 2 — Open 11-2 — NEW
$799,000 — 3+2.5 — CONTEMPORARY

LIGHT AND BRIGHT TOWNHOUSE IN PRIME MAR VISTA LOCATION

Spacious open plan living and dining room with fireplace and two private patios for great indoor/outdoor entertaining. Cheerful kitchen with white appliances and white tile counter tops. Formal powder room and laundry in unit. hardwood floors throughout downstairs. Upstairs are 3 bedrooms and 2 baths including generous master suite with fireplace and walk-in closet. Private and secure building with 2 garage spaces and separate storage unit.

Ben Lee 3107046580
CB - BEVERLY HILLS N
www.benleeproperties.com

29 Westchester — Condo / Co-op

8620 BELFORD AVE #105 — Refresh. 11-2 — rev
$759,000 — 3+3 — CONTEMPORARY

RARE OPPORTUNITY IN PRIME WESTCHESTER

Come and see this rare, three-level townhome in prime Westchester. #105 is a quiet, interior unit located on Belford in a gated community with private garage access. The unit has three bedrooms, two up and one on the main level, and three baths. Updated with lovely hardwood floors, new carpet, fresh paint, modern appliances, and contemporary finishes. Spacious, West-facing patio ideal for watching sunsets.Take advantage of the convenient proximity to Playa Vista, LAX, and the upcoming stadium.

MLS#18-362646
Diane Forbes Halliburton 3103396486
PACIFIC UNION INTL.
www.forbeshalliburton.com

30 Hollywood Hills East — Single Family

3479 WONDER VIEW DR — Open 11-2 — NEW
$1,395,000 — 2+2 — CONTEMPORARY

TERRY CANFIELD & NANCY SANBORN PRESENTS

Hollywood Knolls 2+2, with separate guest apt overlooking Lake Hollywood & mountain vistas. Dramatic living room features High ceilings, wide plank engineered wood floors, mantled fireplace & a large Picture window showcasing the Views. Light-filled Formal dining room opens to the Terrace. Cook's kitchen has a garden window, SS appls & breakfast bar. Split-level master suite with views includes a spacious sitting room/den & access to Terrace & patio. Probate sale, court confirmation required.

BERKSHIRE HATHAWAY
323-854-4607 / 310-777-2858

3023 LONGDALE LN — Open 11-2 — red
$2,675,000 — 3+3 — MID-CENTURY

RARE HOLLYWOOD HILLS OASIS

REDUCED! This RARE mid-century is set on a quiet cul-de-sac surrounded by mountain views. Experience CA living at its best w/an open flr plan, flr to ceiling glass walls & seamless indoor-outdoor living space. Designed with the finest finishes- blending Asian-inspired decor an outdoor Basalt bathing area off the master. Featuring 3 BD's, 1 of which was converted to recording studio; 2.5 BA's & exposed beam ceilings. Kitch has custom stone counters, rift-cut teak cabinetry & Thermador appliances.

MLS#18-356632
Masha Krakovskaya 310.880.8910
COMPASS
Blt-Ins,Dshwshr,Dryer,Hood Fan,Micro

3333 FLOYD TER — Lunch 11-2 — rev
$995,000 — 2+2 — TRADITIONAL

HOLLYWOOD HILLS GEM

Newly remod gem w designer touches & move-in ready. Beautifully updated kit, completely redesigned w glass cabinetry, large island w seating, and stainless appliances. Open concept LR rm & din area w wood burning fp. Hrdwd flrs. Dbl French doors opn to patio w pvt terraced, landscaped yard w tree top views. MA BD has lrg walk-in closet. BAs have been redone with subway and Carrera tile. Newer elec breaker panel, LED lighting & copper plumbing. Grt loc close to studios, shopping, restaurants.

MLS#18-362098
James Muske 310-612-4894
COLDWELL BANKER RESI
Blt-Ins,Dshwshr,Dryer,Grbg Disp,Hood Fan

41 Park Hills Heights — Single Family

5118 DEANE AVE — Refresh. 11-2 — NEW
$889,000 — 3+2 — 1sty-RANCH

EXCEPTIONAL COURTYARD RANCH IN VIEW PARK

Rare Ranch Style Hm exquisitely designed to display natural light! Courtyard entry to encl sun-porch opens to fab LR w/ cathedral ceilings, fpl & built-ins; Frml DR; updated Kit incl eat-in Brkft area; 3 BR, beautifully remodeled Bath Rms, Gorgeous architectural details throughout: alcoves, Frch wins & doors, peg & groove hdwd flrs, lg basement w/ generous storage space. Enjoy fruit tree in huge back yd. Long driveway, garage converted to rec/bonus rm +sep storage rm. All In Desirable View Park!

MLS#18-363472
Deborah Justice 310-901-6062
JUSTICE RAY REALTY
Just mins to LAX, Expo Line, shops...

53 Woodland Hills — Single Family

4440 VANCEBORO CT — Open 11-2 — NEW
$2,950,000 — 5+5

The prestigious Westchester County Estates, is home to this magnificent cul-du-sac estate, boasting an expansive 8,348 square-foot living space with gorgeous grounds. Notable custom features include: spacious rooms, entertainer's bar, large chef's kitchen and beautiful French doors providing an abundance of natural light. The impressive master retreat hosts a grandiose bedroom featuring seating area and a walk-in closet. Large grounds, pool and spa, make this a highly sought-after residence.

Ingrid Sacerio 323.333.7018

22137 AVENUE SAN LUIS — Open 11-2 — red
$1,749,000 — 5+5 — CONTEMPORARY

SPECTACULAR ENTERTAINER'S GATED CONTEMPORARY REMODELED HOME

Spectacular private gated newer Contemporary home (built 2007) completely redone in 2018. ~3900 SF, 5BD/5BA entertainer's paradise featuring a luxurious open floor plan w/ natural stone & hardwood floors throughout, family room, formal dining room & gourmet Chef's kitchen. 1 BD down & 4 large BRs upstairs incl Master Suite w/ marble double sink vanity, separate powder vanity, jacuzzi tub, spa shower & walk-in closet. Backyard Oasis w/ saltwater pool & spa, citrus trees & a BBQ w/ bar seating.

MLS#18-339138
ST. JAMES + CANTER 310.704.4248
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TUESDAY

62 Encino — Single Family

4450 BALBOA AVE — Open 11-2 — NEW
$3,499,000 — 4+7 — 3sty-TUDOR

MLS#18-358390

Gwen Banta / Tory Herald 310-985-2719
SOTHEBY'S

ENGLISH MANOR - ENCINO HILLS

Upon entering the private drive, one experiences the charm of this English manor. Nestled on over an acre of lush grounds in Encino Hills, this celeb home exudes drama. Original features include expert craftsmanship w/ carved wood accents, vast fireplaces, towering ceilings, leaded glass, & a 1400+sq ft master w/ huge dressing room & bath. The minstrel gallery calls to mind grand celebrations. This timeless estate has a tennis court, pool & spa. Quiet cul-de-sac location. Lanai Rd School

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

5180 LOUISE AVE — Open 11-2 — red
$5,995,000 ~~6995000~~ — 7+9 — TRADITIONAL

MLS#18-346268

S Frankel, B Tenenbaum 310.281.3981
CBBHN, H&H

1M REDUCTION!

Encino Compound With Tennis Court & 2 Guest Houses, Majestic estate on an acre and a half of manicured ground with grand scale throughout offering every amenity imaginable. Two story sun-filled living room with hardwood floors and fireplace. Formal Dining room. Large family room flanked by full-service professional bar. Gourmet eat-in kitchen. Property is complete with a three-car garage and an additional 20-car parking capacity. Unrivaled living!

EncinoCompound.com

14244 VALLEY VISTA BLV — Open 11-2 — NEW
$1,950,000 — 3+3

SFJones/SWalters/PBoroda 310.579.2200
COMPASS

RECORDING STUDIO HOME SITE OF MICHAEL JACKSON & PRINCE HITS

Located hillside with awe-inspiring views sits this charming traditional home enriched with a music hit-making past. From Michael Jackson's 'Thriller' to Prince's 'Purple Rain', the home's studio has been the site of production for a number of record breaking songs & albums. Additional features–expansive pool, 2 recording studio spaces, close proximity to nature trails w/ wildlife & moments from Sherman Oaks shops, restaurants & more. Make this home your own & usher in a new era of history!

14244ValleyVista.com

3570 VISTA HAVEN RD — Open 11-2 — NEW
$1,749,000 — 3+2 — 1sty-MID-CENTURY

MLS#18-346622

Stephanie Nahai 310-926-9607
WISH SOTHEBYS REALTY

ROSCOMARE ROAD SCHOOL DISTRICT

This authentic mid-century home combines a vintage vibe with with an updated modern aesthetic. On a desirable street in the Roscomare Road Elementary School District, this single-story home features 3 bedrooms, 2 bathrooms, open floor plan, floor-to-ceiling rock fireplace, beamed ceilings, custom kitchen with center island, and Sub-Zero and Miele appliances. Private backyard with sparkling pool and treetop views. Conveniently located with easy access to both the Valley and the Westside.

www.3570VistaHaven.com

71 East Van Nuys — Single Family

14712 COVELLO ST — Open 11-2 — NEW
$449,000 — 2+1 — CONTEMPORARY

MLS#18-367010

Brian Maser
MASER CONDO SALES TE

Do not miss this charming 2BD bungalow that sits on a quiet dead-end street in a great family-friendly neighborhood. Freshly updated, this property sits on a 6,250+ sf lot that can easily accommodate a pool or home addition. Property features original hardwood floors, great natural light, HVAC, all new windows and sliders, newly painted inside and out, washer/dryer, large side patio off living room, dining area, updated drought-tolerant landscaping, large mature trees, lemon tree, and more.

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

72 Sherman Oaks — Single Family

14927 HESBY ST — Lunch 11-2 — NEW
$2,049,000 — 5+6.5 — 2sty-CAPE COD

The Kostrey Collection 323-785-7545
NOURMAND & ASSOC.

ELEGANT CAPE COD IN SENSATIONAL SHERMAN OAKS

This show stopping home features oak floors, coffered ceilings & open floorplan. Chef's kitchen w/ Thermador appliances, marble countertops, and butler's pantry opens to family room w/ built-ins & fireplace. Covered patio w/ sparkling pool & spa. Master suite w/ beamed ceiling, luxurious ensuite bath w/ soaking tub, steam shower & generous walk-in closet. iPad controlled sound system and security. Minutes to shops and restaurants along Ventura Blvd and the Galleria. Zoned for Kester Elementary.

Pool, Spa, W/D, Fridge, Range, DW, iPad

73 Studio City — Single Family

3617 LANKERSHIM BLV — Open 11-2 — NEW
$1,325,000 — 3+2 — TRADITIONAL

Craig Strong 818.930.4050
PACIFIC UNION

UPDATED TRADITIONAL + RESORT STYLE LIVING!

Updated Traditional + Resort Style Living! Beautifully remodeled two-story w/sweeping mountain & city views. Quality upgrades: mahogany floors, Viking appliances, marble countertops & outdoor kitchen. Spacious living room w/fireplace & French doors to outside. Utility room houses wine frig, storage & laundry. Master w/walk-in closet & luxurious en suite. Terrace is nestled into hillside, overlooking spectacular pool & spa. Fire pit offers year-round enjoyment! Near great shopping & dining.

3906 ALTA MESA DR — Open 11-2 — red
$1,500,000 ~~1700000~~ — 3+3 — CONTEMPORARY

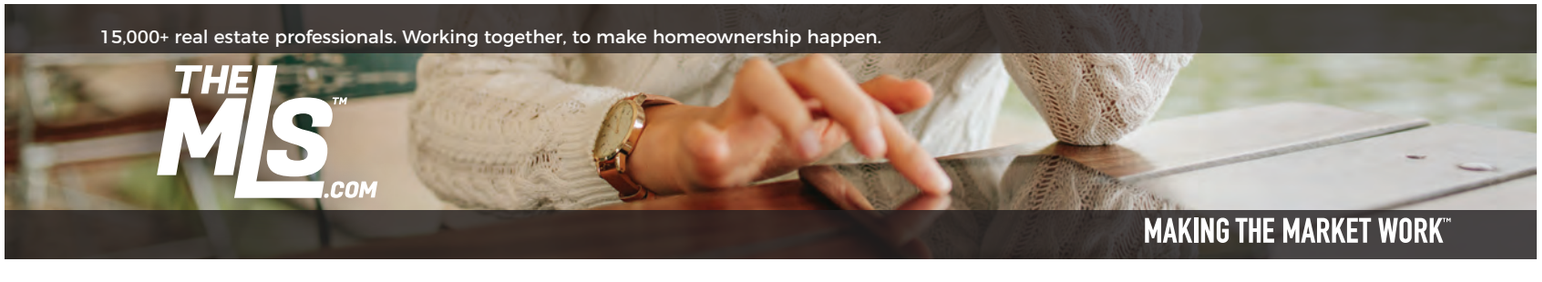
MLS#18-345048

Nichelle Robinson 310.854.4130
HILTON & HYLAND

JUST REDUCED!

Newly renovated 3 bed/3 bath two-story home on an expansive lot with lush canyon view and motor court large enough for ten cars. Open-concept first level with gourmet kitchen. Perfect for indoor/outdoor entertaining with a huge deck and separate landscaped sitting area with waterfall.

Co-Listed w/ Marsha Schoen



TUESDAY

74 Toluca Lake — Single Family

4315 ARCOLA AVE Open 11-2
$3,695,000 4+5 2sty-FRENCH
NEW

ROMANTIC FRENCH COUNTRY ESTATE

Romantic French Country Estate on exclusive street. Magnificent Old World craftsmanship. Private entertainer's paradise! Gourmet kitchen w/Viking range & Emerald granite. Media room, wine cellar, office & ground floor nanny suite. Spacious family room w/wet bar, fireplace. Opulent master retreat w/fireplace, balcony, lux en suite, spa shower & double vanity. Flagstone patio & paths surround pool, waterfall/spa, fireplace & BBQ area/bar. Smart system & 3-car garage w/2nd floor guest quarters.

Craig Strong 818.930.4050
PACIFIC UNION

4913 CARTWRIGHT AVE Open 11-2
$1,325,000 3+2 1sty-TRADITIONAL
NEW

DAZZLING SOPHISTICATED TRANSFORMATION!

Dazzling sophisticated transformation! Upgraded contemporary! Expanded airy plan w/sleek built-ins, three fireplaces & crown molding. Viking appliances, quartz tops & big center island are a cook's dream! Spacious great room has bi-fold French doors for indoor/outdoor entertaining. Oversized master suite w/fireplace, vaulted ceiling & walk-in closet. Spa-like en suite w/luxurious finishes, large shower, tub & dbl vanity. Cov'd patio, outdoor BBQ kitchen & fire table. Near Toluca Woods.

Craig Strong 818.930.4050
PACIFIC UNION

75 Valley Village — Single Family

12403 ADDISON ST Open 11-2
$1,399,000 3+2
NEW

LARGE LOT IN VALLEY VILLAGE 14,505 SF LOT W/ POOL

Great opportunity--very large lot for sale in highly sought-after "Original Valley Village." West of Laurel Canyon, this property features a long driveway and an extensive backyard with pool providing for the perfect canvas to create a private oasis. Property currently exists of 1360 SF single-story home with detached garage. Convenient location--minutes away from the major studios, award-winning public and private schools, NOHO Arts District and soon open NOHO West retail experience.

A. Dry Cohen/M. Kessler 310.948.4475
NOURMAND & ASSOC.
www.12403Addison.com

76 North Hollywood — Single Family

5809 LEMP AVE Refresh. 11-2
$895,000 3+2.5 1sty-TRADITIONAL
NEW

MLS#18-365040

NEWLY REDESIGNED OPEN CONCEPT HOME

Open concept floorplan in newly redesigned home. Designer upgrades throughout kitchen with island & breakfast bar, contemporary fixtures & appliances, generous cabinet space. Large & secluded master suite & beautifully designed spa shower & tub with floor to ceiling tile. Dual vanities & walk-in closet adds to the deluxe finishing touches. Expansive, grassy yard & outdoor pavilion. Quiet tree-lined street in central area of North Hollywood, moments to Lankershim & easy access to the Freeway.

RED Real Estate Group
KW LARCHMONT
www.5809Lemp.com

76 North Hollywood — Condo / Co-op

5143 BAKMAN AVE, UNIT 308 Open 11-2
$375,000 1+1
NEW

GORGEOUS,UPDATED CONDO IN HEART OF NOHO ARTS DISTRICT!

Spacious & open corner unit w/private balcony walking distance to dining, theaters & cafes. With easy access to the Metro line, Disney, Warner Brothers & other studios, the location is incredible. Hardwood floors, granite counters, SS appliances & a cozy fireplace create a perfect abode. Amenities - pool/spa, recreation room, gym & 2 parking spaces in gated garage. This unit and the luxuries the building affords you will go quickly. Schedule a showing and make it yours!

SFJones/JSmith 310.579.2200
COMPASS
5143Bakman308.com

421 La Habra Heights — Single Family

1065 PICAACHO DR Refresh. 10-1
$1,998,888 5+5.5 2sty-FRENCH
NEW

GET AWAY FROM THE HUSTLE & BUSTLE

Incredible French estate in the hills of La Habra Heights. Panoramic views, expansive living spaces, & luxurious details! Custom 5 bed 5.5 bath home was built in 2007. Brilliantly designed to showcase city lights & ocean views. Kitchen features Viking appliances, 2 sub-zero refrigerators & double ovens. Perfect for a multi-generation family, as both levels enjoy the privacy of their own complete living areas, including separate kitchens and entrances. Master suite is fit for royalty!

Michelle Tsai-Aun 714-936-8688
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FRIDAY AND BY APPOINTMENT

SUNDAY

FRIDAY OPEN HOUSES

236 Manhattan Beach — *Single Family*

876 11TH ST — Open 12-2 — **red**
$4,295,000 — 5+6 — TRADITIONAL

REMARKABLE PRICE! STUNNING REBUILT IN COVETED HILL SECTION

The living & dining rooms flow graciously together,ideal for entertaining. Kitchen boasts contemporary touches,center island,wine storage, breakfast nook & white cabinets.Unwind in the master w/fireplace, cove ceiling, walk-in closet & sliding glass doors to balcony. Additional features-home office, laundry room, hardwood floors & modern accents. Your own private oasis can be found in the home's yard w/ shaded lounge space,patio & BBQ. Move-in today & live moments from shops, restaurant & beach

MLS#18-362658

Sally Forster Jones 310-579-2200
COMPASS

876-11th.com

BY APPOINTMENT

10 West Hollywood Vicinity — *Single Family*

511 N FLORES ST — **rev**
$4,188,000 — 2+1 — TEAR-DOWN

RARE OPPORTUNITY TO ACQUIRE A DEVELOPMENT PROJECT IN WEHO

Designed by world renown architect Zoltan Pali from SPF:A this project offers 10units, 4stories about 17k rentable space, 20 parking spaces. True trophy building delivered RTI with open floor layout each unit has private balcony. Next to some of the hottest shops on Melrose, newly remodeled Beverly Center, minutes away from Iconic sunset strip. The sale also includes 515 N. Flores lots are tied together Motivated Seller Bring all offers

MLS#18-330454

David Rencher 424.603.9418
DOUGLAS ELLIMAN

www.511Flores.com

22 Los Feliz — *Single Family*

3875 CARNAVON WAY — Refresh. — **NEW**
$1,995,000 — 3+3 — 2sty-OTHER

THIS SPECIAL HOME HAS A LOT TO OFFER. BUILT IN 1937

This stunning 2,983 sq ft 3 bedroom plus den, 2.5 bath Hollywood Regency single family home on a 7,309 sq ft lot is seeking its next steward. First time on the market in over 43 years. Step into the formal entry and be transported to a more gracious time. Pass through an archway into the generously sized, acoustically pleasing 360 degree dome-shaped living room ideally suited for musical enjoyment.

MLS#18-356320

Henry Panah 818 414.4111
KELLER WILLIAMS REAL

Blt-Ins,Dshwshr,Dryer,Grbg Disp,Rng/Oven

SUNDAY OPEN HOUSES

208 Hawthorne — *Single Family*

4829 W 134TH PL — Refresh. 2-5:30 — **NEW**
$845,000 — 3+2 — 1sty-CALIFORNIA BUNGALOW

NEAR PERFECT REMODELED HOME WITH BUTTERFLY GARDEN

1454 sq ft (per appraiser) 3 bd 2 ba beauty! Immaculate! Desirable Wiseburn schools. Easy commute to Tessla, SpaceX, LAX area businesses. Charming neighborhood. Open floor plan buyers. High quality finishes & all appliances - 6 burner Viking stove, granite counters, breakfast bar.. Recessed lighting, extra insulation, copper plumbing, central air. Trellised patio in spacious backyard. Rain barrels under downspouts. Energy efficient windows. High speed internet ready.You want it, we got it!

MLS#18-366154

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With a background in nuclear engineering, Doug uses his unique analytical skills to understand each client's needs and design a personal plan to help them achieve both their short term and long term financial objectives when buying or refinancing a home.

Doug guides his team and his clients towards success. He provides each client with a wealth of knowledge and the assurance of optimum financing based on their specific personal needs. Doug's dedication, professionalism, and expertise have earned him an unparalleled reputation among his clientele that results in referrals and repeat business.

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*By dollar volume according to Origination News, "Top 200 Originators," 2012 and Scotsman Guide, "Top Originators," 2012, 2013, 2014, 2015 and 2016.
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INDUSTRY RECOGNIZES MARK COHEN AS #1 LOAN ORIGINATOR FOR THE 6TH YEAR IN A ROW!

I wanted to take a moment to thank all of you for your continued business and for keeping Cohen Financial Group the Top Originator Nationwide. We would like to share with you the special recognition article from Steven Wyble, online content editor of Scotsman Guide Media. WE DID IT AGAIN!

Top Originator By Steven Wyble, online content editor, Scotsman Guide Media

Every day, Mark Cohen of Cohen Financial Group resets the clock. No matter how many loans he's closed that year, that month or that week, every morning he goes back to square one.

That mindset apparently works wonders. **For the sixth year in a row, Cohen has topped Scotsman Guide's Top Dollar Volume list. Cohen's 2017 mortgage-origination volume totaled $579.6 million. He closed 541 loans — 67 percent of them purchases, and 33 percent refinances.**

Although Cohen says resetting the clock each day motivates him to close more loans, he also benefits from his wealth of experience. He's been originating mortgages for more than 30 years, after getting into the game in 1986. He also receives a ton of support from his staff, he says.

"I've got a good staff, and I know a lot of people," he says. "I know the business and have a large clientele and following. It's just pieces that fall into place most of the time. Not to say that there aren't things that pop up … [but] if you lose a deal, you've just got to move forward."

Cohen acknowledges that recent changes to the tax code could present challenges in the near future, particularly in the expensive Beverly Hills area where he works. Congress' move to lower the cap on the mortgage interest deduction from $1 million of debt to $750,000 is worrying, but he doesn't see it having a terribly large impact. What's more troublesome is the $10,000 cap on deducting state and local income and property taxes, he says.

"That is a big issue," he says, noting that the property taxes on a $3 million house can come to tens of thousands of dollars per year. "It's a big thing. It hurts," he adds. Even so, it's difficult to gauge the actual impact of the tax changes this soon after their passage, Cohen says.

"You have strong demand, a low inventory and a strong economy," he adds. "You can't really tell right now [what the impact is] until the tide has turned and the economy slows down, and people say, 'I can't buy a house because of the property taxes.' Because everyone's making more money now … so it's all good until it's not good."

Cohen says it seems inevitable that mortgage rates will continue to rise, but he doesn't think a quarter- to a half-point rise will break the market. "But it is making it more difficult to qualify for people, especially with these rigid ratios," he says. "That's going to be an issue." But the bottom line is that there's room in the market for anyone who's willing to adapt to the constant changes, Cohen says.

"It's challenging," he says, "but people who want to find out what their niche is and (have the) determination to do the right things in business, [they] can still compete in this very competitive market."

For the ninth year in a row, we compiled the industry's most comprehensive list of the nation's top mortgage originators. The rankings include not only the originators who are closing the most dollar volume and the most loans, but also the leaders in niche areas, like Federal Housing Administration, U.S. Department of Veterans Affairs and U.S. Department of Agriculture loans as well as home equity lines of credit. ***View Scotsman Guide's Top Originators 2017 at ScotsmanGuide.com/Top2017***

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Special Announcement

CONGRATULATIONS
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Frank Symons, Executive Vice President and Chief Operating Officer, Western Region, is pleased to announce that Michael Williamson will assume a role of Regional Manager for Greater Los Angeles, in addition to his duties as Brokerage Manager in Pasadena.

Michael has an incredible depth of experience within our industry and over 30 years of real estate experience in Southern California. Since 2009, Michael was Executive Vice President and Partner of John Aaroe Group, where he oversaw nine offices and 450 agents. Prior to his work with John Aaroe, Michael spent a decade at Prudential California Realty. He transitioned from being a top-producing agent to a brokerage manager while at John Douglas Company in 1995. Most recently, Michael was President of Chartwell Escrow, an affiliate of Pacific Union.

MICHAEL WILLIAMSON
michael.williamson@sothebyshomes.com
310.849.9339 | DRE: 824452

MICHAEL WILLIAMSON

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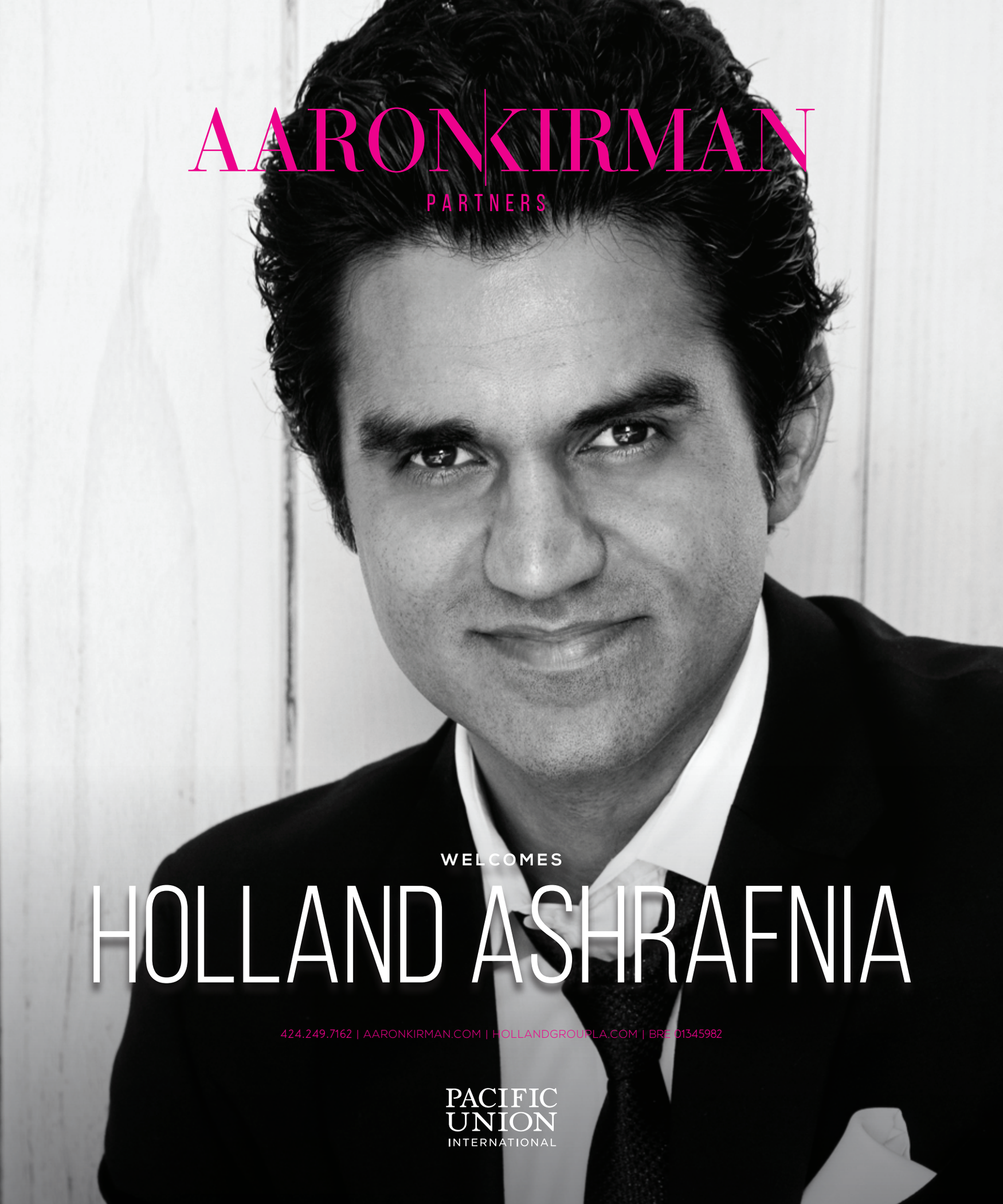
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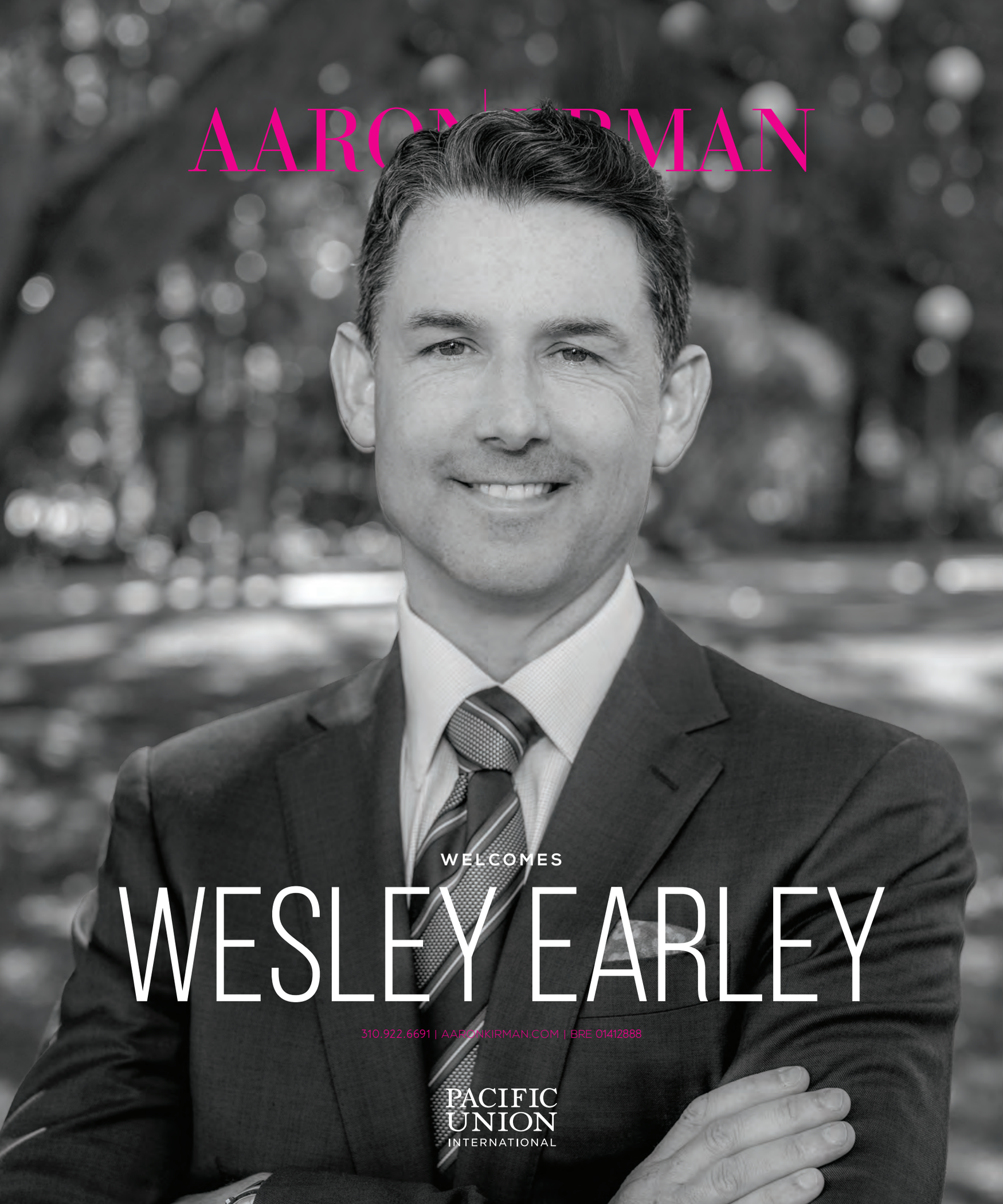
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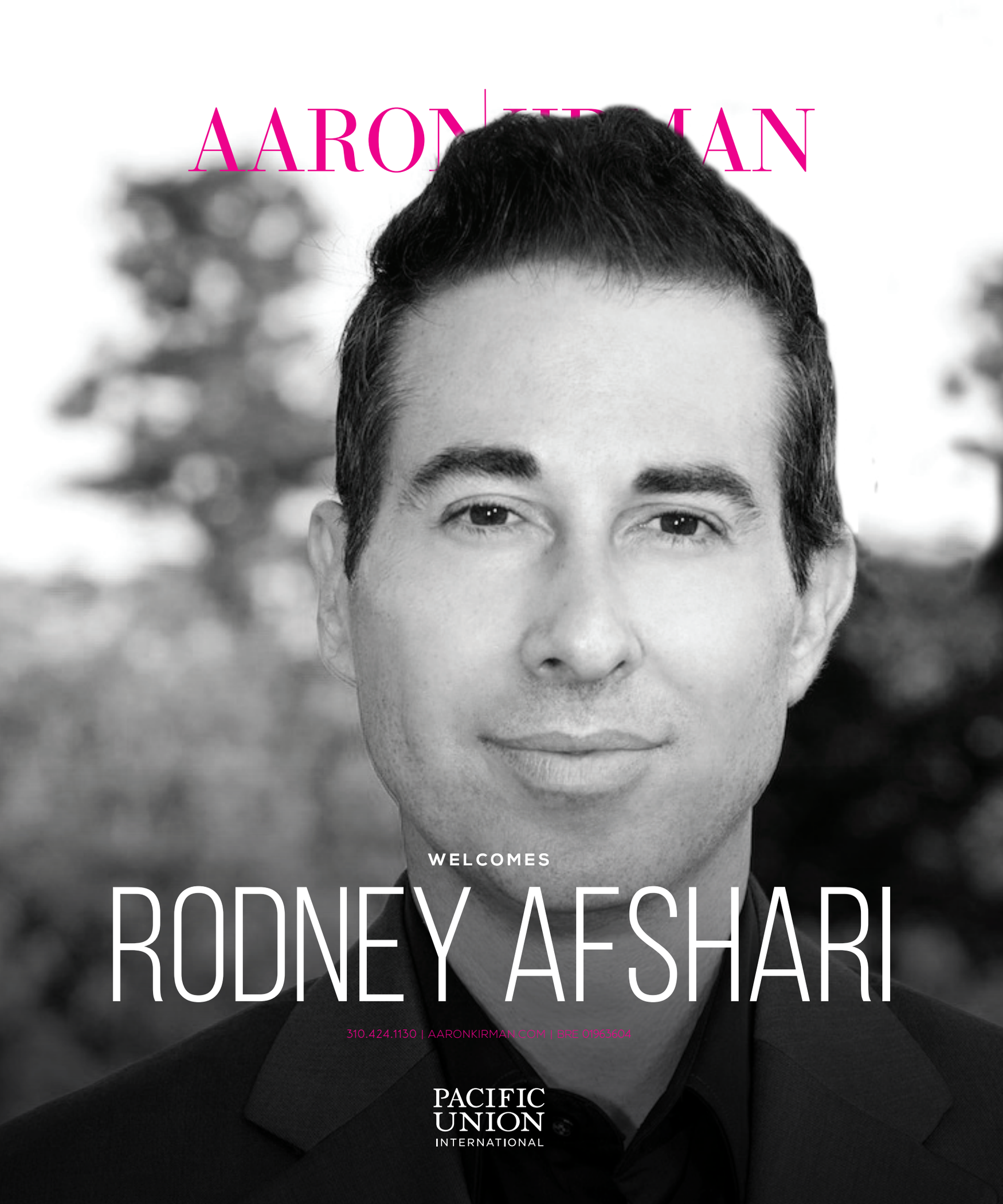
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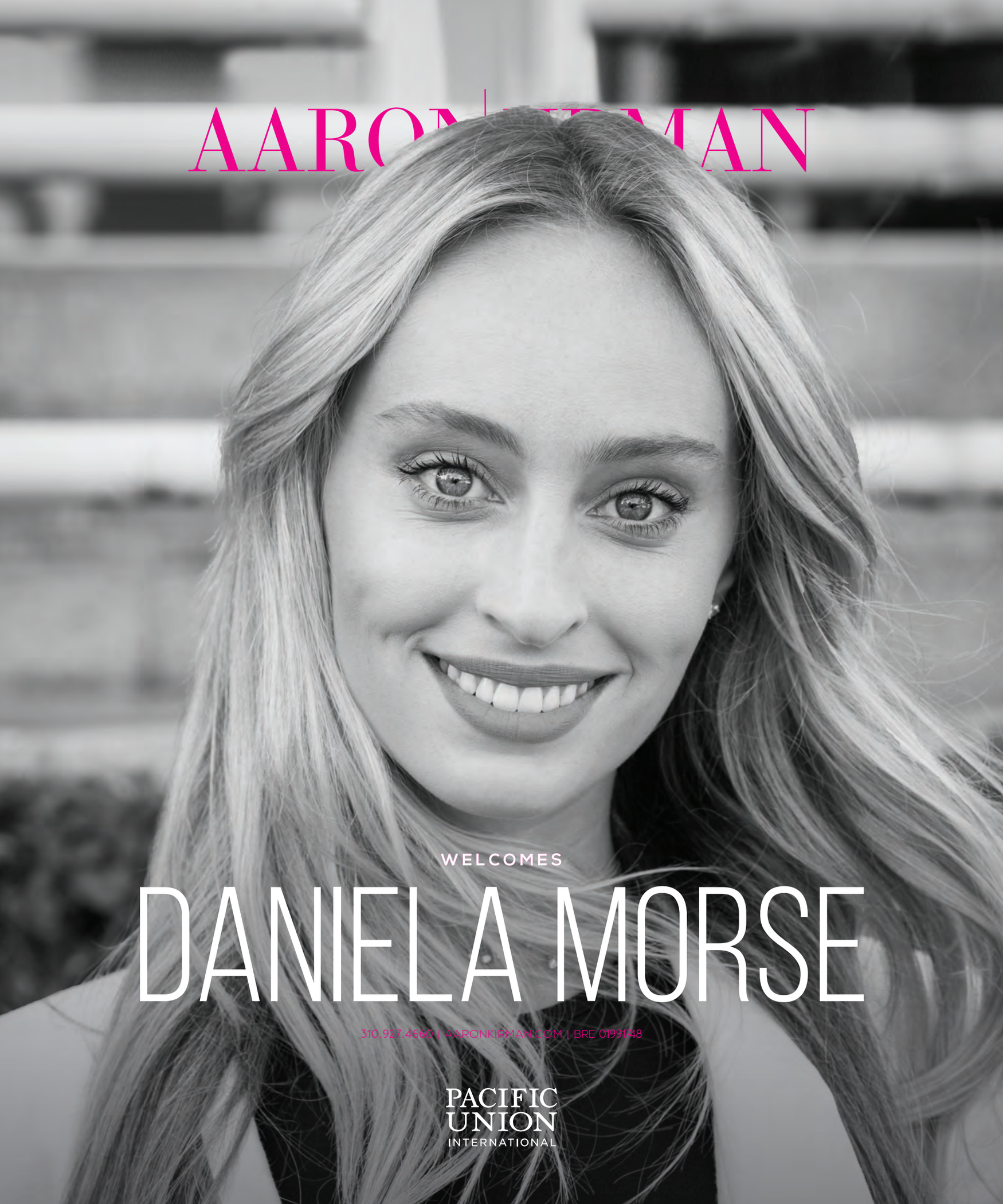

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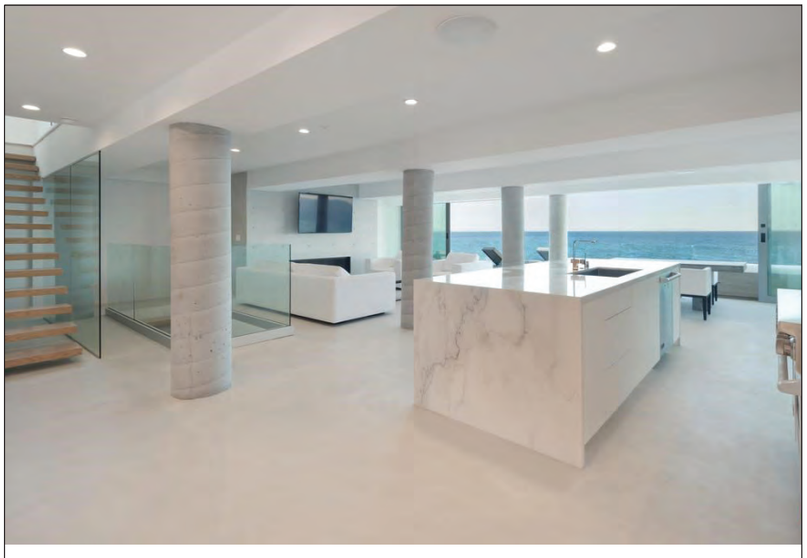

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