

AREA
2
BEVERLY HILLS POST OFFICE



Reduced to: \$11,495,000

SELLER FINANCING WITH 50% DOWN FOR 5 YEARS AT 5% INTEREST

1250ANGELO.COM

4 BEDS | 6.5 BATHS | 7,390 SQ. FT. | 15,342 SQ. FT. LOT | \$1,554 PER SQ. FT.

Iconic Contemporary Home | Chef's kitchen with MIELE appliances and POGGENPOHL cabinets | Fleetwood Doors
4 Cascading Water Falls | Resort Style Pool | 2 Outdoor Kitchens | City Views | Smart Home | Grand Screening Room
Spa | Walled and Gated | Large Patio with Fire Place | 2 Fire Places | Outdoor Shower | Spectacular Master Suite
Master Bath Suite is Amazing | Dramatic Entry | Photo Booth | Gym | Therapeutic Spa | Dry Sauna | Multi-Million
Dollar Remodel Fantastic Entertaining Home | Flat Screen TV's throughout | High Ceiling | Skylights

ADDRESS	SOLD PRICE	SQFT	PPSF	BED/BATH
1230 LA COLLINA DR	\$14,980,000	8,169	\$1,833	8BED 7BATH
1288 ANGELO DR	\$12,725,000	5,300	\$2,400	3BED 6BATH
1280 ANGELO DR	\$10,650,000	7,767	\$1,371	7BED 8BATH
9135 HAZEN DR	\$14,000,000	10,000	\$1,400	7BED 10BATH
1420 LAUREL WAY	\$11,750,000	5,950	\$1,974	5BED 6BATH
12071 CREST CT	\$10,275,000	6,586	\$1,560	5BED 7BATH
2880 BENEDICT CANYON	\$13,400,000	7,100	\$1,887	5BED 7BATH
1317 DELRESTO DR	\$13,450,000	9,680	\$1,389	7BED 10BATH
9040 ALTO CREDO DR	\$8,750,000	5,255	\$1,665	5BED 6BATH
ANALYSIS OF ABOVE SUM TOTAL	\$12,220,000	7,312	\$1,720	
1250 ANGELO DRIVE	\$11,495,000	7,390	\$1,555	4BED 7BATH

MARTY HALFON MARTY.HALFON@THEAGENCYRE.COM | 310.344.4465 | LIC. # 00669674

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THEAGENCYRE.COM

JUST LISTED



2673 ZORADA DRIVE

5 BEDS | 7 BATH | 4,810 SF | APX. 10,672 LZ | \$3,595,000

OPEN TUESDAY 12-2

A light-filled, 2 story foyer with soaring ceilings welcomes you to this beautifully remodeled contemporary jewel in the Hollywood Hills with beautiful views! Abundant natural light floors the home through oversized windows, while the open-concept great room on the main level flows to spacious terraces, outdoor barbecue and pool capturing sweeping canyon views. A chef's kitchen opens to a full bar, living room with fireplace, den and outdoor dining pavilion, a true entertainers paradise. Downstairs is a suite that can be used as a guest room/office or gym or ascend the dramatic staircase to the upper level, featuring an open family room, two ensuite bedrooms and a second master suite with two partners baths and generous walk-in closets. All rooms upstairs have breathtaking views! Designed in architectural harmony with the picturesque natural surroundings, the home is an elegantly modern retreat that draws the outdoors in and seamlessly blends indoor and outdoor living.

CLAUDE EPREMIAN

310.968.8080 | CALRE# 00923355
CLAUDEEPREMIAN@YAHOO.COM



VALERIE FITZGERALD

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

VALERIE FITZGERALD

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



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AREA

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SUNSET STRIP –
HOLLYWOOD HILLS WEST**10433 Wilshire #1002, Los Angeles, CA 90024****Trust Sale | No Court Confirmation Needed****Property description:**

- 2 Bedrooms
- 2.5 Bathrooms
- Den Area
- 1,418 Sq. Ft.

\$899,000**Listing Agent:****Mitra Berman**

CalBRE 01040749

Tel: (310) 387-6199

mitra@mitraberma.com

LUXURY AND PREMIER PROPERTIES

**OPEN Tuesday 11 am – 2 pm**

©VisualOpenHouse.com



Beautifully updated condo in the prestigious Wilshire Corridor with Century City views is awaiting a discriminating buyer. The granite kitchen opens to the living and dining area, creating a spacious and open floor plan amplified by high ceilings. Floor to ceiling windows open to a large balcony perfect for intimate gathering. Well-appointed 2 bedrooms + Den area, 2.5 baths including master suite have ample closet space. Full service Wilshire-Holmby building offers many amenities including luxurious lobby, 24/7 security, valet, concierge service, doorman, recreation large room with bar and separate kitchen, pool and gym. Within Warner Elementary School district. TRUST SALE.

BEST BUY AT THE CALIFORNIAN!



10800 WILSHIRE BLVD. #601

2 BEDS | 3 BATHS | APX. 2,826 SF | FULL SERVICE BUILDING | **NEW PRICE \$2,595,000**

Elegant N W corner unit lives like a home. 2 bedroom/3 bath in one of the newer sophisticated residences on Wilshire. The Californian is a 24 hour full service concierge building where almost everything you might need is one call away. Most services and repairs inclusive in HOA. No Tipping policy. Valet service, grocery, mail, package delivery, engineering staff, excellent security. Elevator direct to own foyer, open great room design, floor to ceiling windows, enjoyable views of the Wilshire Corridor, and north to the Getty & mountains. Ample dining & entertaining space, open kitchen featuring integrated Wolf Gas range and hood, sub Zero appliances. Bar top between kitchen & dining allows for casual entertaining. *Building built to highest 2005 codes. *EV charging stations, large gym, club lounge, party room, catering kitchen, dining room/card room, pool, hot tub, outdoor lounge/fireplace, putting range, private storage room, dog park and wine room. Please come see how care free living can be!



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**GLOBAL
LUXURY**

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AREA
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WEST HOLLYWOOD VICINITY

Gorgeous Modern Home



959 N VISTA ST
7/30/19, 11am - 2pm

Gorgeous brand new construction in Weho adjacent. Beautifully designed with attention to detail and comfort. Wonderful outdoor space with lush landscaping. Private and

gated within close proximity to fantastic shopping, parks and recreation. Must see to appreciate this beautiful home.

Offered At **\$2,998,000**

David Darwish
8185773606



935 S BURNSIDE AVE

Brand new 4+6 contemporary w/deck + pool + spa. Formal light filled entry w/ sleek staircase. Open concept living room/dining room/kitchen. Character fireplace, wood beams, abundant natural light. Thermador stove/Italian Carrera

Marble countertops/Designer baths. Grand spacious master suite w/ two sets of double doors. Master bathroom w/ double sinks, Victoria + Albert soaking tub, separate shower. Upstairs laundry room. Jeld wen windows, multi zone AC, alarm. Pool/spa.

Offered At **\$3,299,000**

Sheri Bienstock
323-310-2525

<https://thebienstockgroup.com/935-s-burn>

AREA
19
BEVERLY CENTER – MIRACLE MILE



COMPASS

STUNNING. BRAND NEW. ONE OF A KIND.



OPEN TUESDAY 11-2PM

6509 COLGATE AVENUE

BEVERLY CENTER

New Listing \$3,699,000

4 Bd | 4.5 Ba | Office | Pool | Spa | Cabana & Rooftop Lounges

6509colgateavenue.com



JAY MARTINEZ
GILBERT DIRIGE, CPA

323.377.8332 • 310.801.0317
jayandgil.com

STUNNING ONE BEDROOM LOFT

AREA
42

DOWNTOWN L.A.



460 S. SPRING STREET, #403, in the Rowan Building!
OPEN Tuesday 630pm-830pm AND Sunday 2pm-5pm

Welcome to your new home in the extraordinary Rowan building! Located in the historic downtown core of Los Angeles, this celebrated landmark built in 1912, has a Mills Act designation (saving homeowners up to 70% on property taxes). This one bedroom, west facing loft has

classic exposed brick walls, rich dark hardwood floors, 10 foot high ceilings, stainless steel appliances, in unit washer/dryer and dual paned, oversized, magnificent mahogany framed windows with stunning panoramic views.

Offered At **\$610,000**



Lucky James Scoles
323-854-5814

11970 Walnut Ln. Suite 101
Los Angeles, California 90025
www.luckyscoles.com



AREA
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WOODLAND HILLS

WOODLAND HILLS

COMPASS

5577 Mason Avenue



\$1,199,999
4 Bed + 3.5 Bath
±2,762 sq. ft.
±17,654 sq. ft. lot

Open House
Tuesday, 11-2pm
Serving Lunch



Palatial Hilltop Contemporary! Breathtaking views! Complete remodel! All is done! Sprawling entertainer's dream presents inviting open plan with jaw-dropping panoramas in desirable Woodland Hills neighborhood. Upscale features incl. new floors, designer light fixtures, gorgeous bathrooms & dazzling new kitchen. Chefs will appreciate generous workspace, high-end stainless appliances, brilliant sapphire quartz countertops & spectacular dining island--all open to dining room, family room & living area with linear fireplace & wall of French doors to the terrace. Serene master quarters offers sitting area, walk-in closet, outdoor access & luxurious en suite with large spa shower & double vanity. Renovated airy guest bedrooms incl. excellent closet space. Drift peacefully in resort style pool surrounded by new decking while listening to tranquil sound of new waterfall. Dine al fresco on new covered patio while enjoying stunning sunsets & twinkling valley lights. **5577Mason.com**



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TOLUCA LAKE

4901 Placidia Avenue

COMPASS

TOLUCA LAKE

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\$1,595,000

4 Bed + 3.5 Bath
±2,739 sq. ft.
±7,719 sq. ft. lot

Open House

Friday, 11-2pm
Serving Coffee



Re-Mastered Modern Ranch in desirable Toluca Woods neighborhood. Completely updated with a clean contemporary vibe. The sophisticated open plan is perfect for entertaining with a separate den, spacious great room, two linear fireplaces, sleek wine bar and twin wine refrigerators. Guests will flow to large dining room, kitchen and wrap-around granite bar. Every box is ticked in the chef's kitchen. Enjoy stainless steel appliances, lots of natural light, extra storage and generous workspace. Move the party outside: French doors off the dining room and kitchen open to a deck and covered patio. Inviting master suite offers tranquility with private bath, double vanities, deep soaking tub, fabulous spa shower, walk-in closet and French doors to patio. Luxurious upgraded family/guest baths. Detached office/gym and bath. Drought-resistant landscape surrounds front and backyards. Relax in the crystal blue pool and spa. Convenient to studios, shops, restaurants and entertainment. 4901Placidia.com



Craig Strong

Vice President, Luxury Home Sales

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AREA
208

HAWTHORNE




EXCLUSIVE
 REALTY, INC.



3527 W 133RD ST
HAWTHORNE CA 90250
\$618,000

You are Invited to our OpenHouse. This is a must see. Don't miss the Opportunity to own a home with 3 bed 1 bath, and an attached Guest House



GRACIELA SANCHEZ
 Realtor
 310.980.1950

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 graciela.sanchez11@hotmail.com



OPEN HOUSE

Sunday August 18, 2019
 11:00 AM to 4:00PM