

People in Real Estate

THE LOS ANGELES TIMES

“A Guide to Westside Homes”



COLDWELL BANKER COMMENDS

Chrys Stamatis



Chrys Stamatis, a Coldwell Banker Previews Estates Director with the Brentwood East office, is a consistent top producer. Chrys has recently achieved the status of Society of Excellence, representing the top 1% of agents internationally. She has been recognized as one of the top 100 agents in Southern California and has been named a “Los Angeles Super Real Estate Agent” by Los Angeles Magazine. For over 25 years, Chrys has successfully assisted clients with the sale and purchase of their homes on the Westside. Her expertise, knowledge, integrity, patience and professionalism are reflected in her dedication and service to her clients. Chrys can be contacted at 310.571.1323 or on her website: www.chrysstamatis.com.



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*C*OLDWELL BANKER PREVIEWS
— *International* —



Chrys Stamatis

Coldwell Banker
310-571-1323
Previews Director

1201 CORSICA DR
PACIFIC PALISADES CA 90272

4 Beds
Baths 5.00 (2F 2T 1H 0Q)
3,623/PL Sqft

Single Family
SP: \$6,150,000



Area 15 Pacific Palisades
Subdivision
Sold Price/SqFt \$1,697.49
Lot Size 14,926/AS
HOA Fee 1 & 2
MLS# 18-350832
APN 4408-001-018

Directions : South of Sunset. Corner of Napoli and Corsica.

Remarks : This striking, single-story, contemporary traditional home has recently undergone extensive renovations. Set back from the street on the scenic, sycamore tree-lined Corsica Drive in the Palisades Riviera. The open & expansive floor plan gives way to an abundance of natural light. Beautiful BiFold glass doors in the living room, dining area, family room and chef's kitchen create the ideal indoor-outdoor living environment. Only steps away from bluestone patios, an outdoor kitchen and an extensive, flat, grassy yard which is completely secluded by spectacular foliage. 4 beds and 5 baths include a fully renovated master suite where no expenses were spared. The property also features a circular drive, new A/V system, indoor-outdoor speakers + security cameras among other items. A true gem, on a quiet street. Not to be missed, as this offering will not last.

Agent Remarks : Powder room mirror is excluded.

Showing Remarks : Please call / text LA 1, Daniel Dill, at 310-422-8280

Structure Info

Year Built/Source 1968
View No
Stories 1
Guest House N/A
PUD
Sewer
Style Contemporary

Land/Lot Info

Zoning LARE11
Land Type
Land Lease Purchase
Horse Property
Lot Acreage
Special Zone
Addl Parcel

Contract Info

List Date 06-04-2018
List Price \$6,250,000
Orig List Price \$6,250,000
Status Date 07-27-2018
Sale Type Standard
CSO 2.5%
Listing Type Exclusive Right
Disclosure None

DOM 23

Community/Development

Tax Mello Roos
Complex/Assoc Name
Assoc Amenities
Assoc Fees Include
Assoc Pet Rules
Community Features
Rental Restrictions
Short Term Rentals
Short Term Rental Duration

Parking Details

Parking Type Garage - 2 Car, Garage Is Attached
Total Spaces
Covered Spaces
Uncovered Spaces
Garage Spaces 2
Carport Spaces

Sale/Sold Info

Contract Date 06-27-2018
Sold Date 07-27-2018
Sold Price \$6,150,000
Sale Terms
Sold Price/SqFt \$1,697.49
SP/LP 98.40%

Interior Features

Fireplaces/Details Living Room
Furnished Unfurnished
AC/Cooling Central, Multi/Zone
Heating Central
Flooring Wood
Equip/Apppl Alarm System, Barbeque, Built-Ins, Dishwasher, Dryer, Freezer, Garbage Disposal, Hood Fan, Microwave, Range/Oven

Exterior Features

Pool No
Spa None
Tennis/Courts
Roofing
Fence Wood
Laundry Room

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NOTICE: Due to COVID-19, DOM was frozen and not recorded in the history from March 15, 2020 to July 5, 2020.



Chrys Stamatis

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310-571-1323
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1 12325 24TH HELENA DR
LOS ANGELES CA 90049

6 Beds

Baths 8.00
(6F 0T 2H 0Q)

8,575/DV
Sqft

Lease
LP: \$50,000

Expired



Area 6 Brentwood
Subdivision
List Price Per Sqft \$5.83
Lot Size 11,724/DV
SFR or Condo/Apt SFR
Furnished Furnished
MLS# 20-540860
APN 4405-005-003

Directions : Sunset Blvd. to N. Carmelina Ave. Right on 24th Helena Dr.

Remarks : FULLY FURNISHED. On this private, quiet street you will find a beautiful three story home with amazing Kenter Canyon and city views. The home is the beautiful marriage of a Traditional exterior and contemporary interior, and offers 6 bedrooms, 8 baths and is 8,575 square feet of volume and light. It's groin-vault foyer opens to two wings and a gorgeous winding staircase. From the entry, you amble down a gallery past the elevator, formal living and dining rooms, kitchen and family room. The second wing leads to the office/library and guest suite. The Italian kitchen includes two islands, a full complement of Miele appliances, butler's pantry. The indoor entertaining areas all open to a 2000+ sq ft terrace with barbecue, bar, fire pit, for an incredible indoor outdoor entertaining experience. The lower level includes theater room, wine wall, lounge, bar, game room, 2 baths and gym. The home features a Crestron automation system, pool, and an oversized 6 car garage.

Showing Remarks : For showings please call Don Heller 310-466-7809 / don.heller@compass.com or Jennifer Miller 213-618-9312 / jmiller@compass.com

Lease Terms

Security Deposit \$150,000
Available Date
Credit Report Amount
Credit Report Req.
Lease Terms 1-Year
Lease Length
Month to Month
Deposit Garage
Deposit Key
Deposit Other
Deposit Pet
Tenant Pays Cable TV, Electric, Gardener, Gas, Other

Structure Info

Year Built/Source 2018
Stories 1
Attached/Detached Single Family
Building Type Single Family
Unit Floor #
Style Contemporary Mediterranean
View Hills, Trees/Woods
in Complex
Unit Location
Exposure
Guest House None

Contract Info

List Date 01-06-2020
List Price \$50,000
Orig List Price \$50,000
Status Date 03-21-2020
CSO 3%
Disclosure As Is
For Sale No
Lease Option No

DOM 0

Community/Development

Pets Allowed/Rules Call
Assoc Amenities None
Community Features
Highrise Amenities

Parking Details

Parking Type Attached, Garage - 4+ Car, Gated Underground
Total Spaces 6
Covered Spaces 6
Uncovered Spaces
Garage Spaces
Carport Spaces

Showing Info

Contact Name
Contact Phone
Gate Code
Lockbox Location
Lockbox Type
Occupancy/Show Appointment w/List. Office
Occupant Type

Interior Features

Fireplaces/Details Family Room, Master Bedroom
AC/Cooling Air Conditioning, Central
Heating Central, Forced Air
Equip/Apppl Alarm System, Barbeque, Central Vacuum, Dishwasher, Dryer, Elevator, Freezer, Garbage Disposal, Hood Fan, Microwave, Range/Oven, Refrigerator, Washer
Flooring Hardwood, Tile
Levels

Exterior Features

Pool Heated And Filtered
Spa
Tennis/Courts
Patio
Laundry Room

DONALD HELLER
COMPASS | DRE# 01991626
LAT | CALDRE# 01108240

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Broker/Agent does not guarantee the accuracy of the square footage, lot size or other information concerning the conditions or features of the property provided by the seller or obtained from Public Records or other sources. Buyer is advised to independently verify the accuracy of all information through personal inspection and with appropriate professionals. The property may have video/surveillance devices. VESTAPLUS™ Copyright © 2020 by TheMLS™. Information deemed reliable but not guaranteed. Presented by: Chrys Stamatis CALDRE#:00469535 | DMCA

*Sold recently for \$9,000,000
Nine million I had the Buyer*