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Chic Coastal Farmhouse

The epitome of the California beach lifestyle, this modern plantation home in Hermosa boasts a clean and contemporary aesthetic, along with ample opportunities for entertaining and awe-inspiring ocean views

Presented by
Rob Freedman & Greg Geilman, RE/MAX Estate Properties
The Freedman Geilman Group

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WRITTEN BY WENDY BOWMAN



PASSION PROJECT

Top LA designer Kishani Perera has spent years meticulously revamping each room of this two-bedroom, two-bath home built in 1923. Situated at 1451 S. Spaulding Avenue, in the up-and-coming neighborhood of Picfair Village (on Pico between Fairfax and La Brea), the result is a refined yet homey vintage property with standout features too numerous to count. Among them: a hallway bathroom with flooring by Cement Tile Shop and a modern, oversized Hydro Systems Lacey tub with period-style plumbing by Horus and Waterworks; vintage lighting from Perera's Beverly Boulevard Rummage Shop; and a found dresser that Perera converted into a vanity, complete with Macauba marble. A contemporary and romantic kitchen also sports an Electrolux dishwasher and refrigerator, Bertazzoni stove and oven, Perrin and Rowe faucet, Cedar & Moss lighting, and custom black cabinetry with Calacatta marble countertops.

Much attention also was spent on the grounds, which showcase drought-tolerant and water-wise landscaping, and a large backyard garden area perfect for al fresco dining.

"If I had to pinpoint what makes this home so special, I'd say the obvious: It was designed by one of America's top celebrity designers. That, in and of itself, is huge," says listing agent Jacqueline Gunn of Westside Estate Agency. "Kishani's got this whimsical, vintage vibe that young Hollywood loves. She's designed homes for Harry Styles, Molly Sims, Rachel Bilson, Michael C. Hall and many others. When her projects come to market, they're sold at the highest cost per square foot. She's literally helping Realtors break records in neighborhoods.

"She's so smart about her work," Gunn adds. "All of her choices are super curated and edited. Everything flows logically and every space is built out, so it's 100 percent functional and yet beautiful at the same time."

photos courtesy of Shooting LA's Sean Garrison

DONOR'S DELIGHT

The longtime residence of Kenneth and Elaine Leventhal—the philanthropically minded California couple that founded the largest real estate CPA firm in the US, Kenneth Leventhal & Co.—is for sale at 320 Saint Pierre Road, through the east gate in a prime section of lower Bel-Air. Co-listed by Sally Forster Jones and Melanie Lewis of John Aaroe Group for \$13.950 million, the 1930 American Colonial Revival home (being offered for the first time in almost six decades) features nine bedrooms, 11 bathrooms and almost an acre of picturesque land rife with formal gardens, fountains, stone walkways, a gazebo, a pool, and an extra-large pool house with a bar and a full kitchen. Inside you'll find 10,000 square feet of classically elegant living space, including a formal living room; a glass-wall sunroom overlooking the garden; a coffered and medallion-laced dining room ceiling; and an octagonal den. The home also features two large offices, a phone room, an elevator and a tunnel leading from the main residence to the pool area. "There are so many special characteristics of this impressive property and so much to fall in love with," says Forster Jones. "It simply can't be beat and the opportunities are endless." The namesakes of the USC Elaine and Kenneth Leventhal School, Kenneth died in 2012 at age 90 and Elaine later passed away in 2015 at age 97. She and her husband donated \$15 million to the USC School of Accounting in 1995, which at the time, was the largest gift ever made to a university accounting program. The school was renamed in their honor in 1996.

photos courtesy of Jeff Elson

