THE GOOD LIFE

WITH THE MARKET CONTINUING TO REBOUND, L.A. REAL ESTATE IS HOTTER THAN EVER. FROM THE BIRD STREETS TO MALIBU TO THE SUBSET STRIP, PICK YOUR PLOT OF PARADISE.

By Marissa Glück and Maile Pingel

THE VIEW FROM UP HERE. Was the area really a bird sanctuary a century ago, or did a developer simply understand the power of branding? We'll never know. What we do know is this: Homes on the avian-named streets winding above Sunset between Hillcrest and Rising Glen often sell before they ever hit the MLS. Why? "The Bird streets offer cutting-edge architecture and breathtaking views only moments from the Sunset Strip and Beverly Hills. It is luxurious living for the young and wealthy, parallel to the movement of young wealth in Manhattan to Soho, Tribeca and the West Village," explains Realtor Bennett Carr, adding that the appeal isn't just local—many new buyers are second-home seekers from other parts of the world. "There's a demand for large lots, privacy and security," he continues, and the Birds have it. "The top streets cross a ridge that extends across parts of Oriole, Thaxter and Tanager. I call it the Carbon Beach of the Hills." L.A.'s most fortunate call it home.