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AS SEEN IN...

Los Angeles Times



THIS YEAR'S SALES IN THE BIRD STREETS AREA

ADDRESS	SALE PRICE	BD	BA	SQFT	SALE DATE	ADDRESS	SALE PRICE	BD	BA	SQFT	SALE DATE
9352 NIGHTINGALE DR	6,900,000	4	5	5256	11/1/13	9309 SIERRA MAR DR	1,695,000	3	3.5	1599	5/14/13
1573 SUNSET PLAZA DR	3,995,000	2	3.5	4321	10/25/13	9276 FLICKER PL	2,595,000	2	3.5	2448	5/8/13
9119 THRASHER AVE	1,585,000	2	2	1440	11/4/13	8914 DEVLIN PL	3,695,000	3	4	3334	5/8/13
8865 LOOKOUT MOUNTAIN AVE	593,750	3	2	1050	10/18/13	8657 METZ PL	2,195,000	3	3	2073	5/9/13
1248 N WETHERLY DR	3,499,000	3	3.5	3200	10/14/13	1551 VIEWSITE DR	8,500,000	5	5	5275	8/19/13
8856 APPIAN WAY	2,399,000	5	5.5	4800	10/4/13	1347 N DOHENY DR	3,395,000	4	3.5	3966	5/6/13
1485 N DOHENY DR	5,800,000	4	5.5	4440	9/24/13	9366 FLICKER WAY	13,875,000	5	5.5	6000	5/1/13
9222 FLICKER WAY	2,499,000	3	3.5	3004	9/18/13	9312 NIGHTINGALE DR	13,750,000	4	7	7500	5/8/13
1844 MARCHEETA PL	5,595,000	4	4.5	4444	9/30/13	1577 N DOHENY DR	2,349,000	3	3.5	2910	4/25/13
8960 ST IVES DR	3,750,000	3	4		8/28/13	340 TROUSDALE PL	7,475,000	4	6	4717	4/15/13
1286 SUNSET PLAZA DR	4,295,000	5	5	4007	8/22/13	1307 SIERRA ALTA WAY	2,695,000	3	4.5	4072	4/15/13
1575 HASLAM TER	10,995,000	5	5		8/21/13	1500 VIEWSITE TER	4,195,000	3	3.5		4/14/13
9260 WARBLER WAY	1,500,000	3	3	2721	8/20/13	8930 ST IVES DR	2,595,000	4	3	3080	4/5/13
2201 SUNSET PLAZA DR	2,395,000	4	4.5	3627	8/16/13	9268 ROBIN DR	5,650,000	4	3.5	3460	4/4/13
8841 EVANVIEW DR	1,199,000	3	3	2539	8/16/13	8815 PINTO PL	3,995,000	5	5.5	5135	4/2/13
8939 APPIAN WAY	799,995	2	2	1376	8/6/13	9342 SIERRA MAR DR	7,895,000	4	7		5/6/13
1409 N DOHENY DR	3,495,000	3	4.5	3690	8/6/13	1498 SUNSET PLAZA DR	2,585,000	4	5	3591	4/15/13
1630 Rising Glen Road	3,895,000	5	5	4611	8/1/13	1754 SUNSET PLAZA DR	7,000,000	6	12	11152	5/30/13
1133 CORY AVE	1,595,000	2	2	1687	7/31/13	1567 BLUE JAY WAY	3,999,000	3	3	4116	3/21/13
1423 N DOHENY DR	3,495,000	4	5	3490	7/22/13	1877 RISING GLEN RD	6,995,000	5	6.5	7600	3/15/13
1514 SUNSET PLAZA DR	2,999,000	3	3	2430	7/15/13	1867 SUNSET PLAZA DR	1,750,000	3	3.5	2794	3/15/13
1451 BLUE JAY WAY	3,500,000	3	3	3028	6/28/13	1354 N DOHENY DR	5,850,000	5	7.5	5979	3/15/13
9250 CORDELL DR	2,995,000	3	4.5		6/28/13	1660 SUNSET PLAZA DR	1,699,000	3	2.5	1979	3/8/13
2177 SUNSET PLAZA DR	2,460,000	3	4.5	4198	6/28/13	9116 ST IVES DR	5,950,000	3	3.5	4208	3/18/13
1536 VIEWSITE TER	7,995,000	6	8.5	11564	7/19/13	8737 ST IVES DR	2,595,000	2	3	2390	3/5/13
9318 WARBLER WAY	2,295,000	3	4	2622	6/14/13	1363 BOBOLINK PL	1,995,000	4	4	3900	3/5/13
1814 N DOHENY DR	2,850,000	3	3		6/17/13	1823 N DOHENY DR	11,700,000	5	7	6500	2/21/13
1130 SIERRA ALTA WAY	2,695,000	3	4	2856	6/7/13	1250 HILLDALE AVE	1,799,000	2	3	2592	2/22/13
8850 EVANVIEW DR	3,950,000	5	7.5	6600	6/7/13	2183 SUNSET PLAZA DR	1,949,000	5	5.5	3891	2/20/13
9335 SIERRA MAR DR	1,549,000	2	3	2981	6/6/13	1514 RISING GLEN RD	4,995,000	4	3.5		2/5/13
9243 WARBLER WAY	2,795,000	4	4.5	3991	6/5/13	9211 NIGHTINGALE DR	3,100,000	4	4	3503	1/18/13
9237 WARBLER WAY	3,299,000	3	4		8/16/13	8932 ST IVES DR	4,549,000	4	8	4400	1/17/13
1435 Tanager Way	12,650,000	3	3.5	3803	5/24/13	1355 N DOHENY DR	3,295,000	4	3	3213	1/16/13
8854 THRASHER AVE	6,495,000	5	4	4099	5/20/13	1438 N DOHENY DR	2,799,000	4	5	4069	1/10/13
8732 ST IVES DR	2,175,000	4	3.5	2675	5/17/13	9140 ST IVES DR	3,949,000	3	4	3778	1/16/13
1439 DEVLIN DR	5,995,000	4	4	3587	5/13/13	1145 SUNSET VALE AVE	2,495,000	3	4	3300	1/5/13

I will give you an honest and realistic price evaluation backed by recent area sales. I will sit down with you and show you how agents and appraisers use neighborhood sales comparables to calculate the current value of your home.

For a confidential sales consultation and market analysis of your property, please call David Kean at 213.422.4516 or e-mail him at David@DavidKean.com. For more helpful real estate advice, visit www.DavidKean.com
Best of luck selling your home!