



# Nicole Truskowski

Broker Associate - Sotheby's International Realty  
Extraordinary Real Estate Service

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nicole@estatesofcarmel.com

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## Client Thumbnail



### 26152 Ladera Drive, Carmel CA 93923

Class:	Single Family Residential	List Date:	08/29/2011
Beds:	4	List Price:	\$3,625,000
Baths:	5(4/1)	Sale Price:	\$3,525,000
Sqft:	3242 (Seller)	HOA Fee:	
Lot Size:	27,033 SqFt (Assessor)	X-Street:	Rio Road
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		
List Agent:	Sarah Bouchier		
List Office:	Carmel Realty Company		

MLS No: 81137515    DOM: 21  
Status: Sold

Remarks: Magical! Ocean,Pt. Lobos,Mission views from private single story adobe with 3200+ sq. ft. of high quality construction. The best of indoor/outdoor living in Carmel in this 4 bdrm., 4 ? bath retreat - 2 car garage, glass card



### 25935 Ridgewood Road, Carmel CA 93923

Class:	Single Family Residential	List Date:	02/17/2010
Beds:	4	List Price:	\$2,690,000
Baths:	4(3/1)	Sale Price:	\$2,300,000
Sqft:	2970 (Paid Vendor)	HOA Fee:	
Lot Size:	10,160 SqFt (Assessor)	X-Street:	Junipero
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		
List Agent:	Greg Kraft		
List Office:	Coldwell Banker DMR-Pebble Beach		

MLS No: 81007491    DOM: 558  
Status: Sold

Remarks: Just completed remodel! Finest quality design, construction. Open floor plan, with perfect gathering area in separate kitchen, family, living rooms. Featuring highest quality materials. Three bedrooms inside, plus guest



### 0 San Antonio 4 And 5 Ne Of 12Th, Carmel CA 93921

Class:	Single Family Residential	List Date:	09/19/2011
Beds:	3	List Price:	\$2,279,000
Baths:	2(2/0)	Sale Price:	\$2,350,000
Sqft:	1623 (Paid Vendor)	HOA Fee:	
Lot Size:	8,000 SqFt (Seller)	X-Street:	12th Street
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		
List Agent:	Adam Moniz		
List Office:	Sotheby's-Clocktower		

MLS No: 81140275    DOM: 0  
Status: Sold

Direction: San Antonio between 11th & 12th.

Remarks: San Antonio 4 and 5 NE of 12th, two separate, adjacent lots in the heart of the Golden Rectangle, both with spectacular ocean views. One lot contains lush, professionally designed gardens. The other lot holds a charming 3



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### 0 Monte Verde 5Sw Of 12Th Street, Carmel CA 93921

Class: **Single Family Residential** List Date: **06/10/2011**  
Beds: **3** List Price: **\$2,190,000**  
Baths: **3(2/1)** Sale Price: **\$2,100,000**  
Sqft: **1640 (Seller)** HOA Fee:  
Lot Size: **4,000 SqFt (Assessor)** X-Street: **12th**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Brocchini-Ryan**  
List Office: **Coldwell Banker DMR-Junipero**

MLS No: **81125946** DOM: **89**  
Status: **Sold**

Direction:  
Remarks: **Completed in 2005, this Golden Rectangle home designed by John Matthams and built by Frank Bruno, has vaulted ceilings, pecan hickory floors, arched doorways, handmade doors with custom fixtures and**



### 0 Lincoln & 12Th Nw Corner Street, Carmel CA 93921

Class: **Single Family Residential** List Date: **03/24/2010**  
Beds: **3** List Price: **\$1,698,500**  
Baths: **2(2/0)** Sale Price: **\$1,583,000**  
Sqft: **1681 (Seller)** HOA Fee:  
Lot Size: **3,920 SqFt (Assessor)** X-Street: **12th Avenue**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Judith Profeta**  
List Office: **Alain Pinel Realtors**

MLS No: **81014113** DOM: **544**  
Status: **Sold**

Direction:  
Remarks: **Single level, wonderfully located and open floor plan with vaulted ceilings and skylights. Gas starter wood burning fireplace. Completely fenced, pet friendly. Stone and brick walkways and a private lush front patio. Hardwood**



### 0 San Carlos Street, Carmel CA 93921

Class: **Single Family Residential** List Date: **08/21/2011**  
Beds: **2** List Price: **\$1,375,000**  
Baths: **2(2/0)** Sale Price: **\$1,350,000**  
Sqft: **1683 (Paid Vendor)** HOA Fee:  
Lot Size: **4,000 SqFt (Assessor)** X-Street: **11th**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Courtney G. Jones**  
List Office: **Carmel Realty Company**

MLS No: **81136555** DOM: **4**  
Status: **Sold**

Direction: **Actual address is 4 NE San Carlos & 11th**

Remarks: **The Zen House is a fresh escape from the typical Carmel Cottage. This single level home feels larger w/ high, open beamed ceilings, skylights & the use of Shoji panels to divide or open spaces. Features include radiant**



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### 0 Junipero Avenue, Carmel CA 93921

Class: **Single Family Residential**  
Beds: **4**  
Baths: **3(3/0)**  
Sqft: **2034 (Seller)**  
Lot Size: **4,000 SqFt (Assessor)**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Date: **02/28/2011**  
List Price: **\$1,319,888**  
Sale Price: **\$1,200,000**  
HOA Fee:  
X-Street: **Vista**

List Agent: **Pat Mat Properties**  
List Office: **Keller Williams Realty**

MLS No: **81108753** DOM: **199**  
Status: **Sold**

Direction: **From Ocean Avenue, turn right on Dolores. Follow Dolores to Vista, turn right. Home is**

Remarks: **This Provencal style home gives a feeling of sanctuary. Exquisite attention to detail in every room & walkway. Two courtyards offer ample opportunity for outdoor living. The two car garage, many closets & cupboards provide**



### 24695 Outlook Drive, Carmel CA 93923

Class: **Single Family Residential**  
Beds: **3**  
Baths: **3(2/1)**  
Sqft: **3069 (Paid Vendor)**  
Lot Size: **43,560 SqFt (Assessor)**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Date: **06/15/2011**  
List Price: **\$1,275,000**  
Sale Price: **\$1,100,000**  
HOA Fee:  
X-Street: **Outlook Court**

List Agent: **Pat Ward**  
List Office: **Carmel Realty Company**

MLS No: **81127000** DOM: **88**  
Status: **Sold**

Direction:

Remarks: **Spectacular views of the Pacific Ocean, Carmel Bay, Point Lobos and Carmel Valley. This single-level home is filled with light and open, airy spaces with plenty of room to relax and enjoy the incredible views from all**



### 24505 South San Luis Avenue, Carmel CA 93923

Class: **Single Family Residential**  
Beds: **3**  
Baths: **3(3/0)**  
Sqft: **2474 (Seller)**  
Lot Size: **7,400 SqFt (Assessor)**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Date: **05/27/2011**  
List Price: **\$1,145,000**  
Sale Price: **\$932,500**  
HOA Fee:  
X-Street: **San Lucas**

List Agent: **Richard Warren**  
List Office: **Sotheby's-Clocktower**

MLS No: **81123708** DOM: **94**  
Status: **Sold**

Direction:

Remarks: **3 bed/3 bath on large lot, ocean and Pt. Lobos views in&out. LR w/ high ceilings, built-in bookshelves and storage space, Carmel-stone fireplace, French doors to terrace, 2-pane windows. Chef's kitchen with hardwood**



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### 579 Aguajito Road, Carmel CA 93923



Class: **Single Family Residential**  
Beds: **4**  
Baths: **5(4/1)**  
Sqft: **2874 (Seller)**  
Lot Size: **5.15 Acres (Seller)**  
Elem Dist: **Monterey Peninsula Unified**  
High Dist: **Monterey Peninsula Unified**

List Date: **03/29/2011**  
List Price: **\$1,095,000**  
Sale Price: **\$1,010,000**  
HOA Fee:  
X-Street: **Monhollan**

MLS No: **81114004** DOM: **108**  
Status: **Sold**

List Agent: **Debbie Heron**

List Office: **John Saar-Crml Rncho**

Direction: **Hwy 1, Aquajito exit, past Monhollan. On right, look for John Saar sign at Gentry Hill. F**

Remarks: **Two wonderful, well kept homes on 5 acres with Well & Cal-Am water. Main house 3 bed/3 1/2 baths exudes charm. Granite/Stainless Kitchen. Vaulted ceilings in Great Room. Spacious house. Smaller house is a tranquil 1 bed/1**

### 0 8Th 2 Ne Of Junipero Avenue, Carmel CA 93921



Class: **Single Family Residential**  
Beds: **3**  
Baths: **4(3/1)**  
Sqft: **1637 (Paid Vendor)**  
Lot Size: **6,400 SqFt (Assessor)**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Date: **08/30/2011**  
List Price: **\$995,000**  
Sale Price: **\$1,000,000**  
HOA Fee:  
X-Street: **Junipero**

MLS No: **81137695** DOM: **17**  
Status: **Sold**

List Agent: **Tim Allen**

List Office: **Coldwell Banker DMR-Junipero**

Direction:

Remarks: **An easy walk to downtown Carmel we offer a charming shingle sided home with artist?s loft apartment all on an oversized lot in the heart of the Village. With 3 bedrooms and 3.5 baths this may be the ultimate Carmel home with**

### 26264 Valley View Avenue, Carmel CA 93923



Class: **Single Family Residential**  
Beds: **2**  
Baths: **2(2/0)**  
Sqft: **1385 (Assessor)**  
Lot Size: **4,000 SqFt (Assessor)**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Date: **10/20/2011**  
List Price: **\$990,000**  
Sale Price: **\$1,000,000**  
HOA Fee:  
X-Street: **16th**

MLS No: **81144568** DOM: **4**  
Status: **Sold**

List Agent: **Brocchini-Ryan**

List Office: **Coldwell Banker DMR-Junipero**

Direction:

Remarks: **Point of opportunity. Carmel Point is an exquisite area of Carmel, near the beach and filled with beautiful and eclectic houses. "Point of Opportunity" is a 1950's vintage home awaiting your design talents. It has an inviting and**



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### 25230 Pine Hills Drive, Carmel CA 93923

Class: **Single Family Residential** List Date: **06/10/2011**  
Beds: **3** List Price: **\$899,000**  
Baths: **3(2/1)** Sale Price: **\$790,000**  
Sqft: **2224 (Agent)** HOA Fee:  
Lot Size: **1.56 Acres (Agent)** X-Street: **Outlook**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Barbara Ehrenpreis**  
List Office: **Carmel Realty Company**

Direction: **from Carmel Valley road, turn into "Rancho Rio Vista" opposite middle school playing 1**

Remarks: **"SERENITY", OCEAN/FOREST VIEWS-Point Lobos/Carmel Bay. Peaceful, private lot with room for gardens. Contemporary house, designed for the site-soaring ceilings, walls of windows, pleasing**

MLS No: **81125912** DOM: **83**  
Status: **Sold**



### 0 Junipero 2 Ne Of 3Rd Avenue, Carmel CA 93921

Class: **Single Family Residential** List Date: **07/15/2011**  
Beds: **2** List Price: **\$730,000**  
Baths: **2(2/0)** Sale Price: **\$650,000**  
Sqft: **1057 (Paid Vendor)** HOA Fee:  
Lot Size: **2,500 SqFt (Assessor)** X-Street: **3rd Street**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Toni Fleming**  
List Office: **Coldwell Banker DMR Rancho**

Direction:  
Remarks: **Contemporary artist retreat built in 1997. LR/DR has cathedral ceiling, sky light & radiant heat. The solarium is located off the dining room and looks out onto the stone patio and garden. Very charming home, move-in**

MLS No: **81131168** DOM: **85**  
Status: **Sold**



### 25635 Ryan Place, Carmel CA 93923

Class: **Single Family Residential** List Date: **08/11/2011**  
Beds: **3** List Price: **\$599,000**  
Baths: **2(2/0)** Sale Price: **\$580,000**  
Sqft: **1504 (Paid Vendor)** HOA Fee:  
Lot Size: **20,908 SqFt (Assessor)** X-Street: **Carmel Knolls**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Monterey Peninsula Home Team**  
List Office: **Coldwell Banker DMR PG South**

Direction:  
Remarks: **This 3 bedroom 2 bath Ranch style home, with vaulted ceilings is situated on a quite cul de sac in the Carmel School District. The house is newly paint and has new carpet making it in move in condition. It offers a very**

MLS No: **81135153** DOM: **20**  
Status: **Sold**



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### 0 Southwest Carpenter Street, Carmel CA 93923

Class: **Single Family Residential** List Date: **08/27/2011**  
Beds: **2** List Price: **\$565,000**  
Baths: **1(1/0)** Sale Price: **\$545,000**  
Sqft: **1087 (Assessor)** HOA Fee:  
Lot Size: **3,920 SqFt (Assessor)** X-Street: **5th**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Kathleen Randazzo**  
List Office: **John Saar-Crml Rncho**  
Direction: **2 S.W. of Fifth on Carpenter**

MLS No: **81137403** DOM: **47**  
Status: **Sold**

Remarks: **Just a short stroll to the hustle and bustle of Ocean Avenue, this cozy cottage nestled behind a country fence takes you back to the simple life of old Carmel. Hardwood floors, good sized rooms and lots of light. High**



### 24685 Santa Rita Street, Carmel CA 93923

Class: **Single Family Residential** List Date: **09/08/2011**  
Beds: **2** List Price: **\$562,000**  
Baths: **1(1/0)** Sale Price: **\$550,900**  
Sqft: **1198 (Assessor)** HOA Fee:  
Lot Size: **6,000 SqFt (Assessor)** X-Street: **Serra**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Melissa Mitchell**  
List Office: **Intero Real Estate Services**  
Direction:

MLS No: **81138985** DOM: **111**  
Status: **Sold**

Remarks: **Adorable home nestled in a quiet tree-lined neighborhood on a large lot. Beautifully remodeled kitchen and bathroom. Unfinished room/bathroom, tons of potential. Buyer to pay \$75 doc fee at closing. All contracts/offers**



### NW Cor Guadalupe & 1st, Carmel CA 93921

Class: **Single Family Residential** List Date: **06/17/2011**  
Beds: **3** List Price: **\$529,900**  
Baths: **2(2/0)** Sale Price: **\$532,500**  
Sqft: **1264 (Assessor)** HOA Fee:  
Lot Size: **3,920 SqFt (Assessor)** X-Street: **1st**  
Elem Dist: **Carmel Unified**  
High Dist: **Carmel Unified**

List Agent: **Carol Crandall**  
List Office: **Preferred Properties**  
Direction: **NW Corner Guadalupe and 1st.**

MLS No: **81127074** DOM: **96**  
Status: **Sold**

Remarks: **Needs updating but what a price and what potential! Indoor laundry, wood floors, fireplace and oversized garage. Set back on a nice corner lot walking distance to town.**



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### 26456 Riverside Way, Carmel CA 93923

Class: **Single Family Residential**

Beds: **3**

Baths: **2(2/0)**

Sqft: **1600 (Assessor)**

Lot Size: **6,200 SqFt (Assessor)**

Elem Dist: **Carmel Unified**

High Dist: **Carmel Unified**

List Agent: **Bette Meyer**

List Office: **Coldwell Banker DMR Rancho**

Direction:

Remarks:

List Date: **09/03/2010**

List Price: **\$525,000**

Sale Price: **\$510,000**

HOA Fee:

X-Street: **Sycamore**

MLS No: **81043759** DOM: **378**

Status: **Sold**

**This home is nestled at the end of a quiet and lovely cul-de-sac in the heart of Mission Field. The garden has lots of sun, privacy, special plants and fruit trees. A two sided fireplace enhances both the living room and**