

## Residential Client Thumbnail

### 26243 OCEAN VIEW AVENUE, Carmel 93923



Class: Single Family Residential  
 Beds: 3  
 Baths: 5 (4/1)  
 SqFt: 3,485 (Paid Vendor (Unverified))  
 Lot Size: 4,144 Sqft (Assessor)  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 12/05/2011  
 List Price: \$3,950,000  
 Sale Price: \$3,625,000  
 HOA Fee:  
 X-street: Scenic

List Agent: Kathryn Picetti  
 List Office: Sotheby's-Clocktower

Remarks: Stunning and sophisticated contemporary ocean view remodel. Grand views of Point Lobos, white water, sunsets and moonlight. Located on prestigious Carmel Point on a most beautiful street. State of the art electronics, gourmet kitchen, security system, elevator and bonus room / possible 4th bedroom. You will never want to leave....it's magical and you deserve it!

MLS #: 81149464 DOM: 360  
 Status: Sold

### 2465 BAY VIEW AVENUE, Carmel 93923



Class: Single Family Residential  
 Beds: 3  
 Baths: 4 (3/1)  
 SqFt: 1,945 (Agent (Unverified))  
 Lot Size: 4,300 Sqft (Assessor)  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 05/15/2012  
 List Price: \$3,195,000  
 Sale Price: \$3,000,000  
 HOA Fee:  
 X-street: Santa Lucia

List Agent: Canning & Knoop  
 List Office: Carmel Realty Company

Remarks: Offering captivating views of the ocean, Carmel Beach and the Pebble Beach Golf Links, this sophisticated 3 bedroom, 3 1/2 bath beach house is steps to the beach and a short stroll to town. Bathed in natural light, the amenities include a chef's kitchen, hardwood floors, two fireplaces and several terraces to invite indoor/outdoor living.

MLS #: 81218289 DOM: 161  
 Status: Sold

### 0 CAMINO REAL 2 NE OF 4TH , Carmel by the Sea 93921



Class: Single Family Residential  
 Beds: 3  
 Baths: 4 (3/1)  
 SqFt: 2,918 (Seller (Unverified))  
 Lot Size: 12,800 Sqft (Assessor)  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 09/20/2012  
 List Price: \$2,495,000  
 Sale Price: \$2,239,000  
 HOA Fee:  
 X-street: 4th Ave.

List Agent: Nicole J. Truskowski  
 List Office: Sotheby's-Clocktower

Remarks: A romantic yet classical Carmel abode, inspired with creative imagination. Luxuriously spacious with 2,900 SF, 3 Bdrms, 3.5 Bths, & situated on 3 legal lots. Tastefully updated thru the years to enhance original charm & character of its era. Escape back to the basics of nature at "Bentoaks Sanctuary" Meander through whimsical gardens, treetop Oak canopies, & become mesmerized with the Ocean views.

MLS #: 81234894 DOM: 222  
 Status: Sold

### 2784 PRADERA ROAD, Carmel 93923



Class: Single Family Residential  
 Beds: 3  
 Baths: 2 (2/0)  
 SqFt: 2,891 (Paid Vendor (Unverified))  
 Lot Size: 8,276 Sqft (Agent (Unverified))  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 06/25/2012  
 List Price: \$2,399,000  
 Sale Price: \$2,200,000  
 HOA Fee: \$20.00  
 X-street: Meadow Way

List Agent: Monika A. Campbell  
 List Office: Alain Pinel Realtors

Direction: Hwy 1 South, Right on Ribera, Left on Meadow Way, House is facing you on Pradera Road.

Remarks: Views of Pt. Lobos & the Pacific illuminate the complete exterior of this elegant residence only steps to the beach! Features gourmet kitchen w/stunning marble counters, breakfast nook, 3 bedrms, with loft & 2 baths, large indoor laundry, hardwood floors, plantation shutters, fine architectural details, 2 fireplaces, 2 car garage, sunny patio with firepit, perfect for entertaining!

MLS #: 81223866 DOM: 147  
 Status: Sold



MLS #: 81229075 DOM:101  
Status: Sold

## 0 NORTHEAST GUADALUPE & MOUNTAIN VIEW AVENUE, Carmel by the Sea 9

Class: Single Family Residential  
Beds: 3  
Baths: 3 (3/0)  
SqFt: 2,029 (Paid Vendor (Unverified))  
Lot Size: 7,200 Sqft (Assessor)  
Elem Dist: Carmel Unified  
High Dist: Carmel Unified

List Date: 08/03/2012  
List Price: \$1,999,000  
Sale Price: \$1,850,000  
HOA Fee:  
X-street: Mountain View

List Agent: Monika A. Campbell  
List Office: Alain Pinel Realtors

Direction: Hwy 1 South, Turn right on Ocean, Left on Guadalupe, left on Mountain View and house is on NE corner of Guadalupe & Mview.

Remarks: Short stroll to Carmel shops, restaurants and forest theater. Situated on an oversized, private oak covered lot with a complete new 2nd master suite addition with your own private deck area. Home is a 3 bedroom, 3 bathroom with large office/study which can be used as a 4th bedroom if needed. Home has plaster walls, open beamed ceilings, carmel stone fireplace, large patio great for entertaining



MLS #: 81204534 DOM:266  
Status: Sold

## 5 LA PRADERA LANE, Carmel 93923

Class: Single Family Residential  
Beds: 3  
Baths: 4 (3/1)  
SqFt: 5,085 (Seller (Unverified))  
Lot Size: 5.04 Acres (Seller (Unverified))  
Elem Dist: Monterey Peninsula Unified  
High Dist: Monterey Peninsula Unified

List Date: 02/06/2012  
List Price: \$1,995,000  
Sale Price: \$1,750,000  
HOA Fee:  
X-street: Aquajito

List Agent: Tim Allen  
List Office: Coldwell Banker DMR-Junipero

Remarks: Here, in a private gated community on a 5-acre ocean-view parcel we present a striking home featuring clear-grained redwood walls, timber-beamed ceilings, 3 fireplaces, and breathtaking views of Point Lobos. The property offers a total of 4 bedrooms and 3.5 baths, formal dining and a cozy kitchen / family room and a guest house. Come see where...Big Sur Meets Carmel...and it's Beautiful.



MLS #: 81239105 DOM:29  
Status: Sold

## 3790 GENISTA WAY, Carmel 93923

Class: Single Family Residential  
Beds: 3  
Baths: 4 (4/0)  
SqFt: 3,820 (Paid Vendor (Unverified))  
Lot Size: 52,317 Sqft (Assessor)  
Elem Dist: Monterey Peninsula Unified  
High Dist: Monterey Peninsula Unified

List Date: 10/26/2012  
List Price: \$1,875,000  
Sale Price: \$1,525,000  
HOA Fee:  
X-street: Via Mar Monte

List Agent: Dana A. Bambace  
List Office: Carmel Realty Company

Remarks: Clean cubist form, this architectural, award-winning home evokes a perfect sense of balance and mass. Featured in a 1968 issue of "House and Garden," the design is timeless. Panoramic ocean views across Carmel Bay to Pt. Lobos. 3800+ sq feet with 3 bd/4 ba on 1.2 acres in an ideal Carmel location. Must See!



MLS #: 81242906 DOM:0  
Status: Sold

## 3407 4TH AVENUE, Carmel 93923

Class: Single Family Residential  
Beds: 5  
Baths: 6 (5/1)  
SqFt: 1,811 (Assessor)  
Lot Size: 22,200 Sqft (Assessor)  
Elem Dist: Carmel Unified  
High Dist: Carmel Unified

List Date: 12/11/2012  
List Price: \$1,810,000  
Sale Price: \$1,810,000  
HOA Fee:  
X-street: Randall Way

List Agent: Dean & Duchesne  
List Office: Carmel Realty Company

Remarks: Fabulous sun-drenched half-acre lot in Hatton Fields with main residence (under extensive renovation), guest studio and full guest house complete w/ living room and kitchen. Approved plans and pulled permits for the main house providing a wonderful open floor-plan design by award-winning architect, Justin Pauly. Construction is already underway for an expanded main house of approx. 2665 sq. feet.





## 25127 HATTON ROAD, Carmel 93923

Class:	Single Family Residential	List Date:	04/29/2012
Beds:	5	List Price:	\$1,795,800
Baths:	4 (4/0)	Sale Price:	\$1,729,000
SqFt:	3,259 (Paid Vendor (Unverified))	HOA Fee:	
Lot Size:	11,250 Sqft (Assessor)	X-street:	4TH AVENUE
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: David Mauldwin  
List Office: Intero Real Estate Services

Direction: TAKE OCEAN AVENUE WEST, MAKE A RIGHT ONTO HATTON ROAD TOWARDS 4TH AVENUE \* CALL 831.277.8819 SCHEDULE VIEWING \*

MLS #: 81215879 DOM:152  
Status: Sold

Remarks: GOURMET KITCHEN WITH VIKING STOVE and STAINLESS APPLIANCES \* OUTSTANDING "HATTON FIELDS" ESTATE LOCATION! SPACIOUS OPEN FLOORPLAN: SEPARATE LIVINGRM & FAMILYRM \* BEAUTIFULLY LANDSCAPED 1/4 ACRE+ CARMEL LOT \* GARDENS, LAWN, BUILT IN SPA + EXTERIOR SHOWER BY THE SPA, A MUST SEE ,4/10THs of A MILE TO TOWN \* HYDRONIC RADIANT HEATING \* TOP OF THE LINE GENERATOR \* 5 BEDRMs, 4 FULL BATHRMs W/AU PAIR QTRS



## 0 CAMINO REAL 3 SW OF 11TH , Carmel 93921

Class:	Single Family Residential	List Date:	02/13/2012
Beds:	4	List Price:	\$1,695,000
Baths:	3 (3/0)	Sale Price:	\$1,500,000
SqFt:	1,600 (Agent (Unverified))	HOA Fee:	
Lot Size:	6,000 Sqft (Assessor)	X-street:	11th
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Lore Lingner  
List Office: Coldwell Banker DMR Rancho

Remarks: Located in the heart of Carmel-By-The-Sea's Golden Rectangle with a sunny, warm, Southern exposure with sounds of the sea, one of the most coveted streets. It is an easy walk to the beach, restaurants and shops. This authentic treasure will take you back to Carmel's early cottages. Situated on a large, private 6,000 square foot lot. The cottage has been well loved and enhanced by the current owner

MLS #: 81205530 DOM:281  
Status: Sold



## 0 NE DOLORES & 10th , Carmel 93921

Class:	Single Family Residential	List Date:	01/24/2012
Beds:	4	List Price:	\$1,595,000
Baths:	3 (3/0)	Sale Price:	\$1,282,500
SqFt:	2,200 (Seller (Unverified))	HOA Fee:	
Lot Size:	6,000 Sqft (Assessor)	X-street:	10th Ave
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Steve & Noel Beutel  
List Office: Sotheby's-Clocktower

Remarks: Spacious single level home on 6000 sq.ft lot. Wide open floor plan with soaring ceilings and detached guest house. 2 car garage, fenced and gated yard. 3 fireplaces, 6 skylights, hardwood floors and lots of space. Great location, very close to downtown Carmel. Very private setting. Easy to show.

MLS #: 81202897 DOM:127  
Status: Sold



## 24723 UPPER TRAIL , Carmel 93923

Class:	Single Family Residential	List Date:	06/25/2012
Beds:	4	List Price:	\$1,499,000
Baths:	3 (3/0)	Sale Price:	\$1,400,000
SqFt:	2,039 (Paid Vendor (Unverified))	HOA Fee:	
Lot Size:	13,000 Sqft (Assessor)	X-street:	Lower Trail
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Christopher E. Pryor  
List Office: Carmel Realty Company

Direction: From Hwy 1 exit Carpenter head towards ocean. Turn left @ Valley Way, immediate left at Lower Trail, Right at fork in the road onto Upper Trail. Continue around bend and house is on right hand side.

Remarks: New Price! Hidden from the hustle & bustle of downtown Carmel. Come discover an unbeatable view that will take your breath away. Panoramas from Fish Ranch to Pt. Lobos across Carmel Bay to Pebble Beach. This 2039 sf, 4bd/3ba Carmel Rancher has open beamed ceilings, hardwood floors, 3 fireplaces & large windows showcasing views from almost every room. Great sprawling deck for relaxing& entertaining

MLS #: 81223900 DOM:123  
Status: Sold



MLS #: 81243543 DOM:0  
Status: Sold

### 3 SE 9th TORRES STREET, Carmel by the Sea 93921

Class:	Single Family Residential	List Date:	12/20/2012
Beds:	3	List Price:	\$1,290,000
Baths:	3 (2/1)	Sale Price:	\$1,200,000
SqFt:	1,514 (Assessor)	HOA Fee:	
Lot Size:	3,920 Sqft (Assessor)	X-street:	9th
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: James Frangella  
List Office: James M. Frangella, Broker

Direction: Between 9th and 10th on Torres

Remarks: All the awesome finishing touches one can expect with a Lehman Design Studio project. From top to bottom including wiring, plumbing, new roof, new decking & a few architectural appointments to bring out the craftsman style. Backs to greenbelt of the upper portion of the Mission Trail Park and yet just a short stroll to downtown.



MLS #: 81215968 DOM:168  
Status: Sold

### 0 DOLORES 4NE of 11TH AVENUE, Carmel 93923

Class:	Single Family Residential	List Date:	04/30/2012
Beds:	2	List Price:	\$995,000
Baths:	2 (2/0)	Sale Price:	\$950,000
SqFt:	1,096 (Seller (Unverified))	HOA Fee:	
Lot Size:	4,000 Sqft (Assessor)	X-street:	11th Ave
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Mark Trapin  
List Office: Sotheby's-Clocktower

Direction: House is located on Dolores 4 NE of 11th

Remarks: Incredible location, just blocks to downtown Carmel. Situated in the "Golden Rectangle" Carmel Charming 2 Bed / 2 bath. Floor to ceiling window in the flowing Living/ Dining Room with cozy wood burning fireplace. Master suite opens to a spacious backyard with Koi pond. Exudes charm. This is what Carmel living is all about. Totally turn-key and ready for you to move right in.



MLS #: 81230866 DOM:102  
Status: Sold

### 0 CAMINO REAL 2 NW of 9TH , Carmel 93921

Class:	Single Family Residential	List Date:	08/17/2012
Beds:	2	List Price:	\$995,000
Baths:	1 (1/0)	Sale Price:	\$950,000
SqFt:	1,365 (Paid Vendor (Unverified))	HOA Fee:	
Lot Size:	4,000 Sqft (Assessor)	X-street:	9th
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Tom Bruce  
List Office: Coldwell Banker DMR-Pebble Beach

Remarks: Location, Location, Location! This charming 2 bedroom, 1 bath home in the middle of the "Golden Rectangle" is only 3 blocks to the white sands of Carmel Beach and 3 blocks to the shops and restaurants of Carmel with an easy downhill walk home. Peek of the ocean!



MLS #: 81236354 DOM:23  
Status: Sold

### NE COR LINCOLN & 5TH STREET, Carmel by the Sea 93921

Class:	Single Family Residential	List Date:	10/03/2012
Beds:	2	List Price:	\$895,000
Baths:	2 (2/0)	Sale Price:	\$850,000
SqFt:	1,300 (Agent (Unverified))	HOA Fee:	
Lot Size:	4,000 Sqft (Assessor)	X-street:	5TH
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Jeff Britton  
List Office: San Carlos Agency

Remarks: Superb location in the heart of Downtown Carmel by the Sea! A unique opportunity to own in such a fabulous location! Possibilities are endless! Situated on a corner lot, the property consists of 2 bedrooms and 2 baths, two sunrooms, a basement and oversized single car detached garage. There are even some ocean views! Approx 1300sf not including basement (which is approx 400 sf additional)



### 3650 LAZARRO DRIVE, Carmel 93923

Class: Single Family Residential  
 Beds: 3  
 Baths: 3 (3/0)  
 SqFt: 2,257 (Assessor)  
 Lot Size: 21,400 Sqft (Assessor)  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 04/13/2012  
 List Price: \$800,000  
 Sale Price: \$806,200  
 HOA Fee:  
 X-street: MESA PLACE

List Agent: Becky Jones  
 List Office: Shankle Real Estate

Remarks: Beautiful Carmel home on a large lot with views of the valley from nearly every room. Hardwood floors throughout, tons of natural light, spacious rooms, large windows, remodeled kitchen and baths, 3 fulls back w/ a spacious master bedroom downstairs w/ separate laundry and a detached 2-car garage all in the coveted Carmel School District.

MLS #: 81213733 DOM:195  
 Status: Sold



### 24620 LOWER TRAILS, Carmel 93923

Class: Single Family Residential  
 Beds: 2  
 Baths: 2 (1/1)  
 SqFt: 1,500 (Paid Vendor (Unverified))  
 Lot Size: 8,100 Sqft (Assessor)  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 01/15/2012  
 List Price: \$795,000  
 Sale Price: \$650,000  
 HOA Fee:  
 X-street: Carpenter

List Agent: MenendezDini Team  
 List Office: Alain Pinel Realtors

Remarks: Condo alternative, with no HOA fees Nestled among the trees sophisticated and sleek, contemporary pied-a-terre in Carmel, that feels like a San Francisco or New York penthouse. Extensively renovated home, by local architect, John Thodos, provides incredible attention to detail \*black granite counters \*Gaggenau stove \*Miele oven \*Toto toilets \*wine cellar \*floor to ceiling windows

MLS #: 81201739 DOM:243  
 Status: Sold



### 2755 15TH AVENUE, Carmel 93923

Class: Single Family Residential  
 Beds: 1  
 Baths: 1 (1/0)  
 SqFt: 632 (Assessor)  
 Lot Size: 6,000 Sqft (Assessor)  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 08/31/2012  
 List Price: \$750,000  
 Sale Price: \$420,334  
 HOA Fee:  
 X-street: Monte Verde

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

Remarks: Hidden Secret. Tucked behind the front hedges of this 6,000 sq. ft. lot you will find an excellent example of a solidly built Carmel Craftsman Cottage. This original one bedroom, one bath weekend get-a-way is in walking distance to Carmel River Beach, Carmel Beach as well as Carmel Mission and the Mission Ranch.

MLS #: 81232423 DOM:54  
 Status: Sold



### O LINCOLN STREET, Carmel by the Sea 93921

Class: Single Family Residential  
 Beds: 2  
 Baths: 2 (1/1)  
 SqFt: 986 (Seller (Unverified))  
 Lot Size: 4,000 Sqft (Assessor)  
 Elem Dist: Carmel Unified  
 High Dist: Carmel Unified

List Date: 07/30/2012  
 List Price: \$689,000  
 Sale Price: \$615,000  
 HOA Fee:  
 X-street: 5th

List Agent: Leslie Ann DeLuca  
 List Office: DeLuca Real Estate

Direction: Lincoln and 5th it is the 5th house from 5th Street on Lincoln on the East side.

Remarks: "June Bug" is the quintessential Carmel Cottage. Perched on a sunny hill, this classic Carmel retreat is just steps to downtown Carmel with it's charming shops and famous seashore. This Cozy cottage boasts paneled walls, hardwood floors and open beamed ceilings. Enjoy peace and quiet as you sit on the front porch with morning coffee. Updated kitchen and bath, one car garage. Carmel The Lifestyle!

MLS #: 81228503 DOM:103  
 Status: Sold





### 24793 SANTA RITA STREET, Carmel 93923

Class:	Single Family Residential	List Date:	11/09/2012
Beds:	2	List Price:	\$660,000
Baths:	1 (1/0)	Sale Price:	\$650,000
SqFt:	1,100 (Seller (Unverified))	HOA Fee:	
Lot Size:	3,800 Sqft (Seller (Unverified))	X-street:	1st avenue
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Cheryl Savage  
List Office: Steinbeck Real Estate

Remarks: Cute, Cozy, Carmel Cottage. Completely remodeled. Updated kitchen with Meile & Sub-Zero appliances. Hardwood and tile flooring. New slate tile roof. Light & bright with skylights throughout. Fully landscaped outdoor living areas. Remodeled bath. Beamed ceilings & custom cabinetry.

MLS #: 81240554 DOM:0  
Status: Sold



### 24601 UPPER TRAILS, Carmel 93923

Class:	Single Family Residential	List Date:	10/26/2012
Beds:	3	List Price:	\$599,800
Baths:	2 (2/0)	Sale Price:	\$570,000
SqFt:	1,750 (Assessor)	HOA Fee:	
Lot Size:	11,985 Sqft (Assessor)	X-street:	HWY 1
Elem Dist:	Carmel Unified		
High Dist:	Carmel Unified		

List Agent: Mike Bitar  
List Office: Executive Estates, Inc

Remarks: Adorable home for this Carmel Charmer in Carmel s exclusive upper trail neighborhood on a large lot. Beautifully remodeled including all new interior plaster, bamboo flooring, wooden beams in the living room, new interior paint, new carpets, updated bathrooms, updated kitchen, wood burning fireplace and much more. Large yards with patio.

MLS #: 81239209 DOM:18  
Status: Sold

The above information is deemed to be accurate but not guaranteed.