

Burbank Association of Realtors

Thursday, March 01, 2018

- 1.) **Start at BAOR: 2006 W Magnolia Blvd, Burbank, CA**

- 2.) **625 California St., Burbank CA 91505** **\$1,099,000**
NEW (Agent Open)Joyce Starleaf/Allison Tldeback
Lunch
4Bed/3Bath
818.426.4833
- 3.) **444 S. California St., Burbank CA 91505** **\$1,995,000**
NEW (Agent Open)Craig Strong, Pacific Union Int.
4Bed/6Bath
818.930.4050
- 4.) **1122 Cordova St., Burbank CA 91505** **\$999,000**
NEW (Agent Open)Carmine Sabatella, Berkshire Hathaway
3Bed/2Baths
626.394.9212
- 5.) **1722 Landis St., Burbank CA 91504** **\$779,000**
NEW (Agent Open)Alex Lozano, Pacific Union Int.
Extended Hours: 1pm
3Bed/2Bath
626.755.1532
- 6.) **831 N. Keystone St., Burbank CA 91506** **\$749,000**
NEW (Agent Open)The Foggs, Keller Williams Realty
3Bed/2Bath
818.239.3512

OUT OF AREA

- 7.) **20431 Paseo Castelon, Porter Ranch CA 91326** **\$639,999**
NEW (Electronic Lockbox)Quin Contreras, Keller Williams WMC
3Bed/3.5Bath
818.266.5487

ADD ON

- 8.) **508 Via Providencia, Burbank CA 91501** **\$1,149,000**
Re-Caravan (Drive By)Michael Oliveira, Sotheby's Int. Realty
3Bed/4Bath
310.775.3582
- 9.) **713 S. Sunset Canyon Dr., Burbank CA 91501** **\$1,548,000**
NEW (Agent-Open)Will Flannigan, Coldwell Banker Los Feliz
4Bed/4Bath
310.920.1108

END at BAOR: 2006 W. Magnolia Blvd, Burbank CA

2

625 N California St, Burbank 91505



Listing ID: **BB18046106** St: **A**
 DOM: **2** Bath: **2/1,0,0**
 Lp: **\$1,099,000**
 Br: **4**
 Type: **SFR (D)** Sqft: **1,723**
 View: **N** AC: **0.1574**
 Cooling: **Y** Lsqft: **6,855**
 Heating: **Y** Yr Bit: **1940 (ASR)**
 Park/Gar: **/0**

Directions: **South of Magnolia, West of Hollywood Way**

Showing: **Appt with agent**

Show Type: **Agent**
 LA: **Loyce Starleaf**
 LA CalBRE: **00782682**
 LA Contact: **818-612-0514**
 Office: **Keller Williams WMC**
 LO CalBRE: **01521876**

Ba Comp: **2.5%**
 SLC: **Standard**
 COE Date:

3

444 S California St, Burbank 91505



Listing ID: **18317380** St: **A**
 DOM: **2** Bath: **6/0,0,0**
 Lp: **\$1,995,000**
 Br: **4**
 Type: **SFR (D)** Sqft: **3-996**
 View: **Y** AC: **0.1742**
 Cooling: **Y** Lsqft: **7,589**
 Heating: **Y** Yr Bit: **1989 (ASR)**
 Park/Gar: **Y/**

Directions: **S of Riverside Dr.**

Showing: **24-Hour Notice, Call Listing Office Please call or text 818-930-4050 to show. Allow 24/hr notice.**

Show Type: **Owner** Ba Comp: **2.5%**
 LA: **Craig Strong** SLC: **Standard**
 LA CalBRE: **01450987** COE Date:
 LA Contact: **818-987-9700**
 Office: **Pacific Union International**
 LO CalBRE: **01396547**

Please call or text 818-930-4050 to show. Allow 24/hr notice.
 Guest house has 1 bed / 1 bath that is included in the square
 footage, guest house is 495 sq ft. Buyer to verify ALL MLS info,
 including but not limited to, permits and uses, bed/bath counts, all
 square footage, schools and their enrollment availability. Buyer is
 advised to independently investigate all aspects of the property,
 verify the accuracy of all information provided through personal
 inspection & with appropriate professionals to Buyers satisfaction.

4

1122 N Cordova St, Burbank 91505



Listing ID: **818000881** St: **A**
 DOM: **2** Bath: **2/0,0,0**
 Lp: **\$999,000**
 Br: **3**
 Type: **SFR (D)** Sqft: **1,541**
 View: **Y** AC: **0.1519**
 Cooling: **Y** Lsqft: **6,618**
 Heating: **Y** Yr Bit: **1939 (ASR)**
 Park/Gar: **Y/2**

Directions: **Exit 134 at Hollywood Way and go North to Magnolia and go East to Cordova and go North. Chandler and Magnolia**

Showing: **Showing Access: Call First, Appointment Only, 24-Hour Notice, Call Listing Agent.**

Show Type: **Agent** Ba Comp: **2.5%**
 LA: **Carmine Sabatella** SLC: **Standard**
 LA CalBRE: **01945152** COE Date: **08-25-18**

LA Contact: **No Contact Available**
 Office: **Berkshire Hathaway HomeServices California Properties**
 LO CalBRE: **01317331**

5

1722 Landis St, Burbank 91504



Listing ID: **818000830** St: **A**
 DOM: **5** Bath: **2/0,0,0**
 Lp: **\$779,000**
 Br: **3**
 Type: **SFR (D)** Sqft: **1,163**
 View: **Y** AC: **0.1272**
 Cooling: **Y** Lsqft: **5,539**
 Heating: **Y** Yr Bit: **1907 (ASR)**
 Park/Gar: **Y/1**

Directions: **Morgan Ave.**

Showing: **Showing Access: Call Listing Agent, 48-Hour Notice, Appointment Only, DO NOT CONTACT OCCUPANT.**

Show Type: **Agent** Ba Comp: **2.5%**
 LA: **Alexander Lozano** SLC: **Standard**
 LA CalBRE: **1848152** COE Date: **05-31-18**
 Office: **Pacific Union International**
 LO CalBRE: **01866771**

Appointment only. Open Houses 3/1: 10-1pm 3/3: 2-4pm 3/4:
 2pm Detached garage has been converted to a 1bd/1ba unit. NO
 ACCESS is available on this property. Buyer is advised to independently
 investigate all aspects of the property (including but not limited to,
 permits and uses, bed/bath counts, square footage, schools and
 their enrollment availability), verify the accuracy of all information
 provided through personal inspection & with appropriate
 professionals to Buyer's satisfaction. This home is to be sold in AS
 IS CONDITION. No repairs/credits/alterations will be given or
 done. This email with any questions: alexlozano@pacunionla.com
 OFFERS DUE: March 5th by 10am.

6

831 N Keystone St, Burbank 91506



Listing ID: **BB18045554**
 DOM: **1** St: **A**
 Lp: **3** Bath: **2/0,0,0**
 Br: **SFR (D)**
 Type: **SFR (D)**
 View: **Y** Sqft: **1,223**
 Cooling: **Y** AC: **0.1572**
 Heating: **Y** Lsqft: **6,848**
 Park/Gar: **V/1** Yr Blt: **1938 (ASR)**

Directions: **Magnolia Blvd. is cross street**

Showing: **GO DIRECT FOR ALL SHOWINGS. SUPRA ON PROPERTY. CARAVAN: 3/1 @9:30AM - 12:00PM OPEN HOUSE: 3/4 @1PM - 4PM**

Show Type: **None** Ba Comp: **2.5%**
 LA: **David Eoag** SLC: **Standard**
 LA CalBRE: **01149065** COE Date:

LA Contact: **8185242000**
 Office: **Keller Williams WMC**
 LO CalBRE: **01521876**

Winning buyer will need to cross qualify with sellers preferred lender: Jobe Wheilan w/Skyline Home Loans #818-974-2183/jobewh@skynlinehome.com - NO EXCEPTIONS. Offers MUST be sent to: Escrows@Thefogs.com and will be presented 7 days a week 5am to 5pm. Please allow up to 3 hours for a confirmation of email response. Thank you for showing our listings!

7

20431 Paseo Castelon, Porter Ranch 91326



Listing ID: **BB18045936**
 DOM: **1** St: **A**
 Lp: **3** Bath: **3/0,1,0**
 Br: **3** Type: **CONDO (A)**
 View: **Y** Sqft: **1,669**
 Cooling: **Y** AC: **0.4826**
 Heating: **Y** Lsqft: **21,022**
 Park/Gar: **/2** Yr Blt: **2009 (PUB)**

Directions: **Exit the 118 FWY at Desoto Ave and head South, left on Rinaldi St, left on Avenida Aidesa, left on Avenida Alegre, left on Paseo Castelon**

Showing: **Please bring your clients by during our public open houses. Call first, by appointment only.**

Show Type: **Agent** Ba Comp: **2.5%**
 LA: **Quin Contreras** SLC: **Standard**
 LA CalBRE: **00932492** COE Date:

LA Contact: **8182665487**
 Office: **Keller Williams WMC**
 LO CalBRE: **01521876**

The home features 3 bedroom, 3.5 bathrooms; assessor information does not reflect the permits at this time. Property is subject to buyer review of permits from the city.

8

508 Via Providencia, Burbank 91501



Listing ID: **18307680**
 DOM: **23** St: **A**
 Lp: **\$1,149,000** Bath: **3/0,1,0**
 Br: **3** Type: **SFR (D)**
 View: **Y** Sqft: **2,028**
 Cooling: **Y** AC: **0.1793**
 Heating: **Y** Lsqft: **7,810**
 Park/Gar: **Y/** Yr Blt: **1961**

Directions: **North of Sunset Canyon between Verdugo and Elmwood**

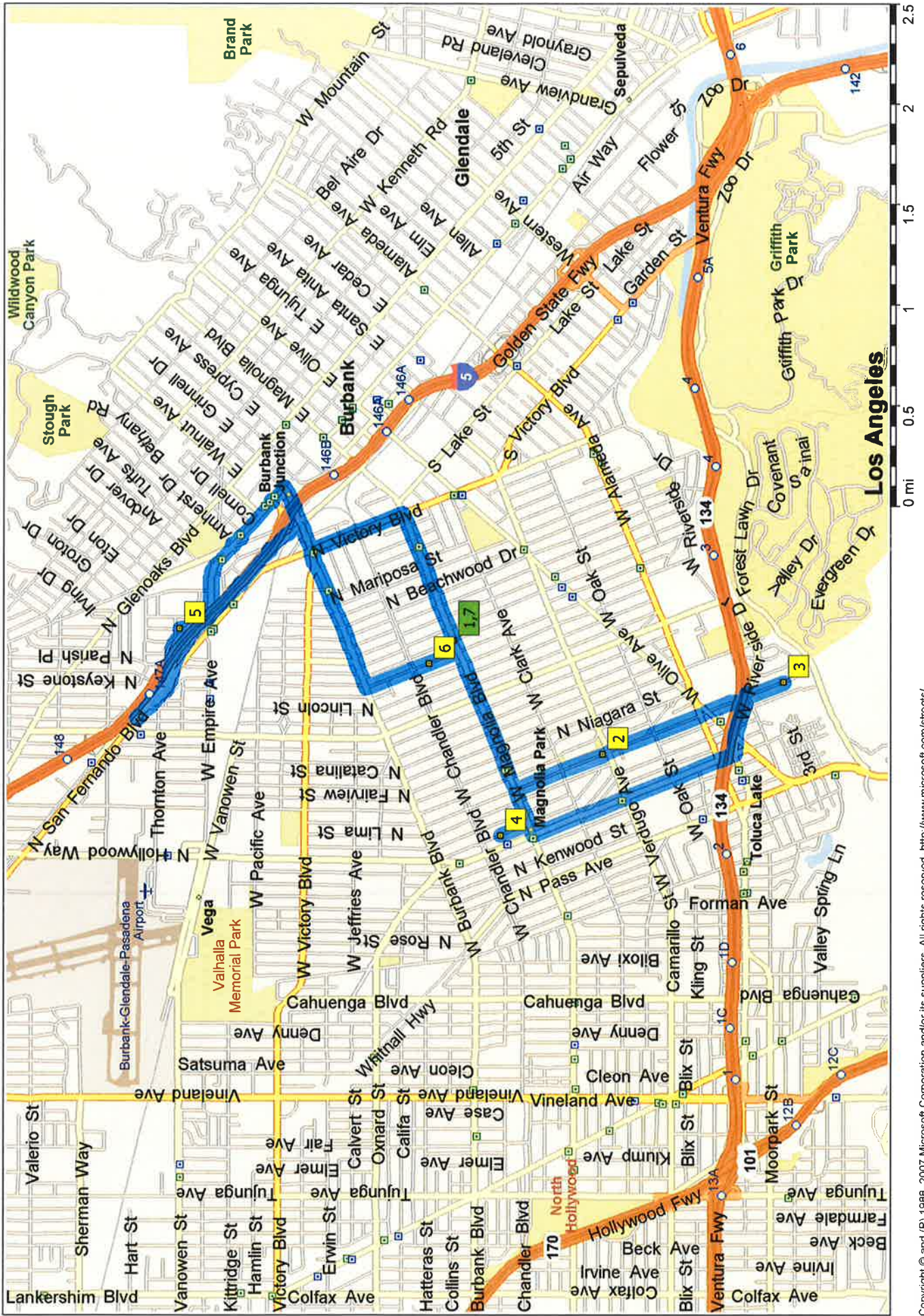
Showing: **Call Listing Agent, 48-Hour Notice, Call First, Appointment Only, Do Not Contact Occupants, Agent or Owner to be Present, Please call/text LA1 to schedule showing 24 hrs advance notice. Do not disturb owner.**

Show Type: **None** Ba Comp: **2.5%**
 LA: **Michael Oliveira** SLC: **Standard**
 LA CalBRE: **01975588** COE Date:

LA Contact: **310-775-3582**
 Office: **Sotheby's International Realty**
 LO CalBRE: **008899496**

MOTIVATED SELLER - Note: Some photos are from previous listing, there are some cosmetic differences since photos were taken. Home is currently furnished. MUST SEE IN PERSON!

2006 W Magnolia Blvd, Burbank, CA 91506 to 2006 W Magnolia Blvd, Burbank, CA 91506



**Looking for a certain affiliate?
Here is our list of categories of
Affiliates for 2017!**



Attorney			
Barry	Ross	Barry Ross - The Real Estate Attorney/Mediator	(818) 840-0950
John	Gerro	Law Offices of John M. Gerro	(818) 840-0000
Closing Gifts			
Deanna	Scortino	Cutco Closing Gifts	(323) 687-8287
Consulting			
Ray	Adams	Real Estate Consultant	(818) 557-8324
Disclosure			
Jodi	Johnston	Premier Natural Hazard Disclosures	(818) 621-9381
Stephanie	Storvis	Disclosure Source	(818) 943-7568
Energy			
Nick	Keshishyan	Green Conception	(818) 378-1113
Environmental Consulting			
Jason	Anderson	Quantum Environmental Testing	(800) 839-9195

Escrow

Charlee	Sanchez	All Broker Escrow, Inc.	(818) 845-7201
Maria	Bolks	Glenoaks Escrow	(818) 863-1346
Meri	Fermanyen	North Hills Escrow	(818) 956-9000
Shelley	Valencia	Glen Oaks Escrow	(818) 502-0400
Marcia	Amoroso	Escrow Inc.	(818) 841-9400

Home Staging

Lilly	Menjivar	Spaces by Design	(818) 462-4616
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Home Warranty

Sue	O'Hearn	American Home Shield	(800) 800-8880
Stephanie	Storvis	Fidelity National Home Warranty	(818) 943-7568
Stephanie	LaPorte	Old Republic Home Protection	(800) 445-6999
Maria	Howard	Old Republic Home Protection	(800) 282-7131
Kyle	Hickman	Old Republic Home Protection	(626) 484-0846
Rob	Bost	Buyers Protection Group BPG	(661)644-3141

Inspection

John	La Rocca	LaRocca Inspection Assoc. Inc.	(818) 951-1795
Theresa	Gonzalez	Metro Retrofitting Inc.	(818) 340-3060

Insurance

Vito	Paoletta	Paoletta Insurance Agency	(818) 842-2588
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Lender/Mortgage

Michael	Lutchenkov	Magnum Capital LLC	(818) 438-1323
Katherine	Hatch	The Mortgage Group	(818) 556-6500
Mary	Swift	The Mortgage House	(818) 227-0922
Sharon	Wilson	Burbank City Mortgage Services	(818) 524-1679
Linda	Roberts	Wells Fargo Home Mortgage	(818) 422-6567
William	Evans	Open Mortgage	(818) 259-2975

Robert	Tchamkertenian	Movement Mortgage	(818) 970-6972
Anthony	Carusa	Logix Federal Credit Union	(818) 565-2661
Daniel	Prystupa	Peoples Home Equity	(818) 303-6355
Hovik	Shahinian	New American Funding	(818) 808-7790
Brendon	Doyle	California Credit Union	(323) 993-2201
Desolina	Avila	Wells Fargo	(626) 254-2429
Grace	Farenbaugh	MMC Lending	(818) 398-7170
Gary	Hatch	The Mortgage Group	(818) 489-3395
Sun	Joshua	Prime Lending	(858) 216-6091
Sarkis	Oganian	Prime Lending	(818) 310-0955
Ryan	Kleis	Reverse Mortgage Educators	(888) 242-5959
Natalie	Worsham	Logix Federal Credit Union	(323) 513-3471
Robert	Trujillo	New American Funding	(310) 409-2148
Del	Londono	Centric Financial Services	(818) 249-7800
Dana	Goodman	Wintrust Mortgage	(818) 650-5566
Robert	Rondou	Wintrust Mortgage	(818) 486-4050
Alex	Estrin	Castle and Cooke Mortgage	(323)715-7705

Martial Arts

Kyle	Billingsley	Burbank PA KUA Martial Arts & Health	(818)653-6244
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Moving

Paul	Kenck	T.L.C. Moving Services	(818) 547-5749
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Notary Public

Barbara	Williams	Notary Public	(818) 843-8764
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Painting

Joel	Segundo	Extra Care Custom Painting	(818) 425-6434
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Photography

Harvey Branman (818) 954-9294 Photography As An Art

Research/Geology/Land

Jason Hellawell (800) 626-0106 Property I.D.

Title Company

Eric Avalos (800) 311-4549 Equity Title
Raul Contreras (800) 228-4853 Old Republic Title
Jodi Borelli (818) 624-7203 Chicago Title
Lisa Matzner (800) 281-0887 Orange Coast Title Company
Mary Pendleton (800) 373-7500 Equity Title
Vahe Mirzaian (818) 689-6400 Priority Title
Aline Habeshian (800) 821-8685 Priority Title
Lou Morreale (818) 808-8466 Pacific Coast Title Company

Wine

Anne-Marie Osgood (323) 252-8354 Direct Cellars