

# Cheviot Hills

The greatest neighborhood in the world

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# Family and Food

By Ben Lee

November is here! And you know what that means: time to loosen the belt, ditch the diet and embrace the greatest holiday of all time: Thanksgiving. I particularly love this one because it bridges all religions and ages. There are no gifts to buy, it's just about the great, common denominators that bond us all: family and food! We are blessed and lucky to be surrounded by both: a house literally bursting with relatives and a buffet that is so packed with offerings, we usually need a side table for the spillover. There's likely so much food because each of 'the regulars' have their specific requests and needs that must be honored in order to have a happy household full of guests. Each of my boys want a moist turkey leg with extra crispy skin so three boys automatically means at least two turkeys. My sister-in-law shuns any kind of green bean that isn't casserole with a giant heap of French fried onions baked on top. Some prefer stuffing with sausage, others need a vegetarian option; half the guests like mashed potatoes while others must have yams (and there's even a subcategory for those because for every aunt who likes hers with pecans, there's an uncle who needs his with marshmallows). And all of these guest requests come before the parade of pies. There has to be at least 8 or 10 varieties to satisfy everyone's different apple, pecan or pumpkin preferences.

It's a glorious cacophony of chaos and in the middle of all this mayhem is our in-house 'general' surveying her troops: my wife. For months leading up to the main event, she's the one inviting all the family members and friends (and often-times friends of family members) to share in the fun. She labors over setting all the tables, deliberates upon whether or not brining the bird is really worth all the hassle, stresses about the



terrifying possibility of not having enough food (in 20 years that has yet to be the case) and makes multiple visits to YouTube in order to study videos that highlight everything from gravy making to napkin folding.

So, there's a lot of work that goes into this festive occasion. But, to be fair, my bride isn't the only one laboring behind-the-scenes to pull off this all-star production. Not to toot my own horn too loudly, but I will say I have three very important jobs every Thanksgiving. The first is: about an hour into the Macy's Day Parade, I take myself, our three boys and our certifiably insane dog out of the house and on as long of a hike as we can handle. The goal here is twofold. By engaging in rather intense cardiovascular exercise, we successfully 'earn the bird' by burning off calories to make room for dinner and we also tire out the dog so when we return home he's not jumping on the tables stealing food off plates.

The second job I successfully execute every Thanksgiving: the task of sneaking away to find an unoccupied room in our house to turn on the game and watch some football. It takes quite a lot of skill and years of practice to slip away unnoticed, turn the TV on low and hope no one finds me for a few glorious hours of quiet solitude midday.

Finally, my third job of the day is to become the carver-in-chief. Once that bird is cooked and out of the oven, he becomes my block of marble from which I chisel away until the end result is a sculptural work of art in the form of perfectly plattered pieces of poultry.

I am happy to perform these duties on Thanksgiving because it really is the greatest day of the year and I'm honored

to play a small yet important role in both the preparation and execution of such a significant holiday. I love looking around a crowded living room and hearing the laughter of so many family members and friends enjoying a delicious meal and each other's company. Of course I'll miss having my mom here- Thanksgiving was always one of her favorite days, too. But her spirit will be with us and her famous jello mold will certainly have a place of honor at the buffet. That one was always a unanimous crowd pleaser and I couldn't imagine dinner without it.

I hope that you have an enjoyable Thanksgiving holiday with your friends and loved ones. Looking forward to seeing you out on the hiking trail with the kids and dogs, earning the bird and being grateful for everything we are blessed to have in our lives on this holiday and all the days in between.



# My featured listings

BEN LEE - ESTATES SALES

## Pacific Palisades - ACTIVE!

5 Beds / 4 Bath 4,100 Sq. Ft., 8,276 Sq. Ft. Lot



515 Muskingum Ave – \$3,350,000

Newer Mediterranean set on a quiet loop street with unobstructed ocean, canyon & mountain views. Bright & dramatic entry leads to wide open living & family rooms with bar/lounge area. Step down to the spacious dining off center-island kitchen – all opening up to huge entertaining deck & views. Five large bedrooms, 4 baths + several balconies, view decks & covered patios. Lower level storage area, etc. (additional 1,200 sq. ft.) with 12-ft. ceiling opens to patio & view.

## Cheviot Hills - ACTIVE!

5 Bed / 6.5 Bath



2715 Forrester Dr – \$5,595,000

A luxurious Hamptons retreat on the most coveted street in Cheviot Hills, impeccably designed and newly constructed estate by Diamond West Distinctive Homes. Artfully detailed wainscoting and intricate custom built-ins set the tone throughout this amazing home. Greeted by a formal living room with fireplace and bay window, pass the formal dining room with butler's pantry to enter the gorgeous gourmet kitchen. This dazzling property, unmatched in location is truly an opportunity that cannot be missed.

## Miracle Mile - ACTIVE!

Duplex with 2 bed / 1.5 bath + Studio



1262 S Burnside Ave – \$1,549,000

An enchanting duplex in the heart of Mid-City, this two-unit, stunning property has been meticulously designed and updated to offer the best of Los Angeles living. Set behind a security gate and privatized by mature landscaping: open and airy spaces, formal living room with fireplace, hardwood flooring, original charming details that include Spanish tiles and crystal doorknobs. Boasting balconies off the bedrooms, views of the city, washer/dryer facilities, and newly updated central heat/air, plumbing and electrical infrastructure... this spacious yet intimate duplex is as welcoming as it is practical. A must see.

## West LA - SOLD

3 Bed / 2.5 Bath



1530 S. Centinela Ave PH4 – \$999,000

Bright, warm and welcoming, this very spacious 3 bedroom/2.5 bath penthouse condominium on a centrally located street in the heart of West Los Angeles is tailor made for stylish, grown up living. Hardwood floors, large open kitchen with stainless appliances, granite counters and breakfast nook; formal dining room with fireplace; expansive living room that leads to a balcony which provides far-reaching city lights and mountain views. Two tandem parking spots in the secured downstairs garage, and a stone's throw to all the fun shops and restaurants in Santa Monica. A peaceful oasis in the heart of the city.

## Cheviot Hills - IN ESCROW!

4 Bed/ 4 Bath 3,359 Sq.Ft., 8,707 Sq.Ft. Lot



10377 Monte Mar – \$2,950,000

With a beautiful view of the golf course beyond, this modern and minimalist 3 bedroom/3 bath home in Cheviot Hills embraces its inhabitants with both peace and tranquility. Custom wood cabinetry, midnight black granite countertops, oversized island and window wrapped breakfast nook with banquette seating will make preparing and enjoying meals a welcome respite from restaurant dining. With a strong emphasis on style as much as function, this simply glorious home in the award winning Overland School District is precisely what you've been looking for!

## Rancho Park - SOLD

5 Bed / 5.5 Bath



10646 Esther Ave – \$3,595,000

Welcome to your American dream home! Traditional style new construction by Diamond West Distinctive Homes, this impeccably crafted 5 bed/6 bath, 4378 sq ft home charmingly set on a flat, wide-frontage 9267 sq ft lot is a wonder in design and detail. Bright, open and well-appointed, this home is truly ideal for modern family living. From the lovely front porch, enter the fabulous formal living and dining rooms with exquisite custom millwork and wainscoting. Enormous great room with impressive eat-in kitchen boasts stainless Thermador appliance package with pot filler, walk-in pantry with beverage center, butler's pantry with sink and wine storage, and convenient access to laundry room and guest bedroom/office. Atop the stairs, a generous central landing with custom built-ins adjoins to an upstairs family room with balcony, perfect for studying, lounging or sharing a fun family game night. Four spacious bedrooms, all with en suite baths, complete this level. Fantastic Westside location—walk to shopping, dining, cinema, light rail and highly coveted Overland Elementary School.

## Rancho Park - SOLD

3 Bed / 2.5 Bath



2637 Midvale Ave – \$1,549,000

California Contemporary home in one of the most desirable areas of West Los Angeles- this 1934 square foot, three bedroom/two bath home in the highly coveted Overland Elementary School district has charm and character to spare! From the Travertine-tiled fireplace in the formal living room, to the effortless flow between dining room, kitchen and great room, there is plenty of opportunity to entertain well in this comfortable home. The kitchen offers stainless appliances, an oversized island, attractive granite countertops, decorative backsplash and plenty of storage space. The gracious master bedroom suite offers ample built-ins in the closets and a beautiful bathroom. There is also direct access to the private and richly landscaped backyard, offering plenty of grass space as well as mature shade trees. Additional features include: the Nest temperature control system, a detached two car garage and separate laundry nook. Located on a quiet street, just a convenient stone's throw to the Expo Line and the Westside Pavillion, this fine home is an ideal place in which to live.

## Westwood - SOLD

5 Bed/ 4 Bath



846 Warner Ave – \$4,495,000

Stunning Spanish hacienda in Little Holmby Hills. Dramatic 2-story entry. Living room with stained glass windows, exposed beams, dark hard wood floors and oversized fireplace. Generous formal dining room with an abundance of light. The kitchen is a true showstopper with Subzero stainless refrigerator, La Cornue range, brick backsplash, colorful tiled floor framing the island and a large breakfast nook with a wall of windows and overlooks the great room complete with built-ins. Guest room and private office downstairs. Beautiful backyard with mature landscaping, covered patio as well as the swimming pool/spa. An outdoor fireplace and separate entertaining space with built in bar-b-que makes this yard ideal for parties. Up the Spanish tiled staircase with wrought iron banister is an enormous master bedroom suite with dressing room, walk-in closet and gorgeous, marble/Spanish tiled bathroom. Two additional bedrooms are on this level. 10 out of 10 rated Warner Avenue Elementary.

## Cheviot Hills - SOLD

5 Bed / 4 Bath - (Ben Lee represented the BUYER)



10526 Butterfield Road – \$2,795,000

Traditional New England charm makes its way to an ideal central location via this impeccably-designed Cheviot Hills home. Marked by a manicured driveway and bold farmhouse style door, the home opens to reveal honey-hued white oak flooring throughout, high ceilings and an intoxicating flood of natural light. The large open great room, replete with a fireplace, flows seamlessly into the custom kitchen and dining space with direct access to the sprawling backyard and outdoor living area. Up the split staircase, a sense of warmth envelopes as you step into the master suite, defined by a blend of modern woodwork, a vaulted ceiling and a terrace retreat complemented by a luxurious en suite bath. The remaining 4 bedrooms and 4.5 bathrooms, too, showcase unmatched elements of luxury and comfort. A captivating traditional, in a coveted neighborhood, with idyllic farmhouse detail and touches of contemporary opulence, this home epitomizes quality living.

# Cheviot Hills happenings

## Ladies' Wine Nights are Back



D.L. Rhein

By Lilli Lee

Many years ago neighbors on Cavendish Drive in Cheviot Hills started a tradition where they would walk to each other's houses once a month, hang out in one of their kitchens, share a bottle (or more) of wine and enjoy a casual chat and laugh. These "wine nights," (as they have affectionately become known) have expanded to include anyone in the neighborhood who would like to join in the fun. Ladies take turns hosting and all are invited to

participate. These are casual, community building get togethers and a great way to meet neighbors and make new friends. The next wine night will be co-hosted by Cheviot residents Michelle Beiley and Deborah Gleiberman and will be held at Deborah's store: D.L. Rhein (3303 Motor Avenue. Free parking at the lot kitty-corner from the shop) on November 16 from 7-9. If you would like to be included in this as well as future wine nights, please contact me at: [Lillijlee@yahoo.com](mailto:Lillijlee@yahoo.com) so I can add you to the list. Thank you!



## Coal and Ice raffle winner

By Ben Lee

Thank you to all who entered our raffle to win a \$50 gift certificate to one of the most stylish boutiques on the Westside: Coal and Ice on Pico Boulevard. Congratulations go out to: The Tierney Family! You are the lucky winner of this month's raffle and I hope you enjoy your shopping spree courtesy of Ben Lee Properties.

COAL & ICE BOUTIQUE

If there is a community event with which you are involved and would like a notification about it in this newsletter, please feel free to let me know. We need the information about a month in advance so if something is happening in December that you would like mentioned in this publication, feel free to reach out:

[ben@benleeproperties.com](mailto:ben@benleeproperties.com) or (310) 858-5489. Thank you!

## Westside Places

By Michael Harris

The Greystone Mansion in Beverly Hills at 905 Loma Vista Drive is now owned by the City of Beverly Hills and is open for visits. The mansion was completed in 1928 as a gift from the oil magnate Edward Doheny for his son Ned and his family. Unfortunately, Ned apparently was involved in a murder-suicide in the mansion only four months after moving in, so it was his widow who lived in it and enjoyed it until 1955. A part of its original grounds were sold to Paul Trousdale who developed the eponymous Trousdale Estates on the land. The City of Beverly Hills acquired the property in 1965. The

grounds now comprise about 16 acres and the house and grounds are a worthwhile visit. The house is designed in the Tudor Revival style and consists of about 46000 square feet with 10 bedrooms and a majestic center stair case which has been filmed for numerous movies. The movies that have been filmed there include There Will be Blood which was loosely based on the Edward Doheny career in the oil business; as well as The Social Network; The Last Tycoon; The Big Lebowski; the Dirty Dozen and many others as well as numerous television shows. In recent years it was leased to the American Film Institute for a time which encouraged its use for filming.



Greystone Mansion