

SECTION RE ■ March 21-27, 2025

Open Houses on page 10RE

The Carmel Pine Cone

Real Estate



■ This week's cover property, located in Pacific Grove,
is presented by Zach Brooksher
of Heinrich Brooksher Real Estate Group.
(See Page 2RE)



CARMEL REALTY COMPANY
ESTABLISHED 1913

About the Cover

The Carmel Pine Cone

Real Estate

March 21-27, 2025



OPEN HOUSE SAT & SUN 1-3
1051 Ocean View Boulevard, Pacific Grove
4 Beds, 4.5 Baths | 4,051 Sq. Ft.
1051OceanView.com

Welcome to Casa de la Roca, a breathtaking oceanfront estate boldly set above the coveted rugged coastline of Pacific Grove. This iconic residence, built in 1924, is a timeless offering of its coastal heritage with panoramic views of the Pacific and cherished craftsmanship that has remained largely unchanged. Situated on an expansive 9,507sqft corner lot with two lawns, a two-car garage, and a detached guest house, this is a truly special property offering privacy and views from nearly every room. The main house includes 3 beds and 3.5 baths with a seamless flow from elegant interiors to sun-drenched balconies. A detached guest unit provides excellent comfort for visitors or an ideal separate home office. Conveniently located walking distance to Pacific Grove’s burgeoning downtown, this home is a quintessential reflection of its era and a rare opportunity to own a piece of local history.

\$9,300,000

Zach Brooksher

Heinrich Brooksher Real Estate Group
831.292.5097 | Zach@heinrichbrooksher.com
HeinrichBrooksher.com | DRE #01988208



OPEN SATURDAY & SUNDAY 1 - 3
3301 17 Mile Drive #10, Pebble Beach



**HUGE MILLION DOLLAR
PRICE REDUCTION**
Best Buy in Pebble Beach & Carmel
\$6,950,000

Enjoy the Best of the
Pebble Beach Lifestyle at The Lodge
5 Bedrooms, 4 Baths and 3,200 sq ft.



TOM BRUCE
TOM@TOMBRUCE.COM
831.277.7200
LIC. #00804595

Real Estate Sales March 9 - 16

Escrows closed: 23
Total value: \$36,489,000

Carmel

26571 Aspen Place — \$1,699,000
George and Graciela Wilcox to Christopher O'Connor and Cronan Murphy
APN: 009-571-009

Guadalupe Street, 4 NE of Fifth Avenue — \$2,000,000
Helen Sullivan to Wagsnwaves LLC
APN: 010-031-013

See HOME SALES page 11RE

MODERN CHARM & TIMELESS ELEGANCE IN CARMEL-BY-THE-SEA

4 Oak Knoll Way • 3 beds, 3.5 baths • \$4,850,000 • 4OakKnollWay.com

OPEN HOUSE SATURDAY & SUNDAY 1-3PM



The Definitive Expert in Carmel Real Estate
LISA TALLEY DEAN
831.521.4855
LISATALLEYDEANPROPERTIES.COM
Broker Associate | DRE#01401218



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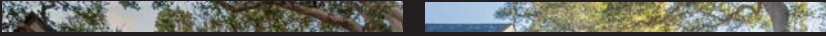


JUST LISTED!



3281 Trevis Way, Carmel | Offered at \$2,195,000

Fabulous opportunity in the coveted neighborhood of Hatton Fields on approx. 3/4 acre lot with water and access to Mission Creek Trail. Remodel, addition or new build with renderings available. Call Monika for a private showing!



SOLD IN CARMEL BY THE SEA



Dolores 4 SW of 12th Avenue
Sold in 1 day with 2 offers over asking for:
\$4,350M



2 Guadalupe 4NE of 5th Avenue
1 BD | 1.5 BA | 875 SF | completely
remodeled for: \$2,000,000



MONIKA CAMPBELL
891.917.8208 | DRE 01370848
MONIKA.CAMPBELL@COMPASS.COM
MONIKACAMPBELL.COM

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COMPASS

To publish a legal notice in The Carmel Pine Cone
contact **irma@carmelpinecone.com**
831-274-8645 (Se habla Español)



254 Highway 1, Carmel Highlands

5 BD, 5.5 BA | 6,240 SF
\$12,750,000
254Highway1.com

Perched above the Pacific Ocean with spectacular ocean views, “Villa Alto Mare” captivates instantly, the sounds of crashing waves and the beauty of Point Lobos completely mesmerizing. Grand in style, this impressive custom estate was built with the finest materials including limestone, marble and Venetian plaster. Magnificent panoramic vistas enhance the spacious kitchen, charming dining area and wood-beam vaulted dining room. A mahogany study provides a quiet

retreat while the luxurious primary suite with dramatic views encompasses the entire upstairs. A separate studio provides a peaceful space for guests to relax. Lush gardens, fountains and outdoor entertaining areas enrich the feeling of being one with nature’s splendor. Elegant, formal, tranquil and serene, “Villa Alto Mare” is a singular piece of heaven on earth!

The Arnold Team
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831.241.2600
Arnold-Team.com
DRE #01706104



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CARMEL & PEBBLE BEACH

LUXURY PROPERTIES



Carmel Highlands ■ 5 beds, 5.5 baths ■ \$12,750,000 ■ www.254Highway1.com



Carmel ■ 3 beds, 3+ baths ■ \$9,000,000 ■ www.20LongRidgeTrail.com



Carmel-by-the-Sea ■ 3 beds, 3.5 baths ■ \$4,850,000 ■ www.4OakKnollWay.com



Pebble Beach ■ 3 beds, 3 baths ■ \$4,200,000 ■ www.3136StevensonDrive.com



Pebble Beach ■ 3 beds, 3 baths ■ \$3,395,000 ■ www.2892LasauenRoad.com



Carmel ■ 3 beds, 2 baths ■ \$2,998,000 ■ www.24571PortolaAvenue.com



Carmel-by-the-Sea ■ 2 beds, 1 bath ■ \$1,980,000 ■ www.SanCarlos5SWof10th.com



Carmel-by-the-Sea ■ 1 bed, 1 bath ■ \$1,695,000 ■ www.Mission2SEof9th.com



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POLICE LOG

From page 4A

WEDNESDAY, MARCH 5

Carmel-by-the-Sea: Traffic stop at Junipero and Eighth at 1404 hours resulted in the occupants — a 38-year-old male and a 23-year-old female — being arrested for narcotics and other violations.

Carmel-by-the-Sea: Grand theft from a jewelry store at Dolores and Seventh. Three subjects were arrested, and the jewelry was returned to the owner. Suspects were wanted by the FBI for organized retail theft by deception. Two were booked into jail in Santa Clara County. A 36-year-old female was booked into Monterey County Jail on felony charges of grand theft, possession of stolen property, conspiracy, burglary and being a fugitive from justice.

Pacific Grove: Subject on Forest Avenue

was contacted and found to have an active misdemeanor warrant for failure to appear in court. The 30-year-old male was issued a notice to appear and released.

Pacific Grove: Subject on Forest was placed on a metal health hold.

Pacific Grove: Report of a structure fire on Lighthouse Avenue. Determined to be arson. A 69-year-old male was arrested and booked into Monterey County Jail for arson and vandalism.

Carmel area: Report of physical abuse on Morse Drive.

THURSDAY, MARCH 6

Carmel-by-the-Sea: Traffic collision, hit-and-run on public property on Monte Verde Street.

Pacific Grove: Vehicle on Miles Avenue was marked for 72-hour parking.

Pacific Grove: Found dog at Fountain and Lighthouse was taken to the SPCA.

Carmel area: Welfare check was con-

ducted on an elderly person at a residence on Camino del Monte.

Carmel area: A male caused a disturbance at a business on Rio Road.

Carmel area: A 61-year-old female was assaulted by a male in a parking lot at the Crossroads shopping center.

Carmel area: Theft report of a motorized shopping cart from a grocery store on Carmel Rancho Boulevard.

Carmel area: Deputies respond to the report of a battery on Carrapatos Road involving a 60-year-old female suspect and an 85-year-old female victim.

FRIDAY, MARCH 7

Carmel-by-the-Sea: AirPods turned over to an officer near the beach and booked for safekeeping. Owner was contacted and later picked them up.

Carmel-by-the-Sea: Traffic stop for CVC violations at Camino Real and Fourth resulted in a vehicle being towed for not be-

ing registered.

Carmel area: A citizen on Mountain View Avenue reported a scam received on the internet and requested a case number to cancel credit cards.

Carmel area: A female adult was reported missing from a residence on Valenzuela Road.

SATURDAY, MARCH 8

Carmel-by-the-Sea: Dog-vs.-dog incident at Scenic and 11th, and a person was bitten.

Carmel-by-the-Sea: Phone found on park beach in Devendorf Park. Phone booked for safekeeping.

Pacific Grove: Vehicles at Presidio Boulevard and Austin Avenue and on Second Street marked for 72-hour parking.

Carmel area: Citizen found a men’s-style ring near Carmel Point and turned it in for

See **SHERIFF** page 9RE

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831.236.5389
DRE# 00690879

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Turnkey, reimagined Mid-century light and bright custom home. Boasting privacy; views; chef’s kitchen; 3 full, new, timeless bathrooms; 2 generous bedrooms separated for privacy, comfort, and relaxation. Included is a whole house generator and water purification system.



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CASANOVA 4 NW OF 13TH
3 Bedroom, 3.5 Bath | Golden Rectangle
Quality & exquisite craftsmanship by the builder Fred Slabaugh
NEW PRICE \$4,850,000



CASANOVA4NWOF13THST.COM



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5014 PACIFIC CREST DRIVE
Seaside Highlands | Pelican Model
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\$1,585,000



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OPEN SAT 2-4 & SUN 1-3

3116 Bird Rock Road, Pebble Beach

4 BD | 3.5 BA | 3,615± SQ. FT. | 0.26± ACRES

\$4,999,999

3116BirdRockRoad.com

Debora Sanders 831.620.2936

License# 01966114

33732 East Carmel Valley Road, Carmel Valley

4 BD | 4.5 BA | 6,160± SQ. FT. | 41.91± ACRES

\$4,250,000

33732ECVRoad.com

Courtney Stanley 831.293.3030

License# 01958169



OPEN SAT 12-3



OPEN SUN 1-3

1268 Viscaino Road, Pebble Beach

4 BD | 3 BA | 3,224± SQ. FT. | 1.3± ACRES

\$3,550,000

1268Viscaino.com

Jeannie Fromm 831.277.3371

License# 01348162

Carpenter 5 NE of 4th Street, Carmel

3 BD | 2 BA | 1,431± SQ. FT. | 0.11± ACRES

\$2,300,000

TheDolphinOnCarpenter.com

Jeannie Fromm 831.277.3371

License# 01348162



OPEN SAT 12-3



OPEN SUN 1-3

712 Cypress Street, Monterey

3 BD | 2 BA | 1,300± SQ. FT. | 0.14± ACRES | OCEAN VIEWS

\$1,350,000

712CypressMonterey.com

Vilia Kakis Gilles 831.760.7091

License# 00883948

116 Evans Avenue, Pacific Grove

6 BD | 3 BA | 2,810± SQ. FT. | 3,783± SQ. FT. LOT | \$2,498,000

116EvansAve.com

Alecia Hull 831.238.8688

Canning Properties Group

License# 02027849



IN ESCROW



OPEN SUN 1-4
3378 Ocean Avenue, Carmel

4 BD | 3 BA | 2,331± SQ. FT. | 0.31± ACRES
\$3,200,000
sothebysrealty.com/id/53FFNJ
Vilia Kakis Gilles 831.760.7091
License# 00883948

26171 Mesa Drive, Carmel
3 BD | 2 BA | 2,111± SQ. FT. | 0.25± ACRES
\$2,195,000
26171MesaDrive.com
Nick Glaser 831.596.0573
License# 01190153



OPEN SAT 12-3



OPEN SAT & SUN 1-3
165 Del Mesa Carmel, Carmel

2 BD | 2 BA | 1,801± SQ. FT.
\$1,500,000
165DelMesaCarmel.com
Claudia McCotter 831.293.3391
License# 01982938



687 & 689 Mermaid Avenue, Pacific Grove
2 UNITS | 2 BD | 1 BA | 884± SQ. FT. | EACH UNIT
\$1,484,000
sothebysrealty.com/id/D4KWW6
J.R. Rouse 831.218.5738
License# 01299649

7026 Valley Greens Circle #18, Carmel
2 BD | 2 BA | 1,527± SQ. FT.
\$1,425,000
sothebysrealty.com/id/E4J753
Gladney Randazzo Team 831.238.3444
License# 02033961 & 01895649



OPEN SUN 1-3



OPEN SAT 11:30-3 & SUN 12-4
12 Paso Cresta, Carmel Valley

3 BD | 2 BA | 1,611± SQ. FT. | 0.28± ACRES
\$1,300,000
sothebysrealty.com/id/V8W6PZ
Evynn LeValley 831.917.3450
License# 02060468



OPEN SAT & SUN 1-3
352 Bishop Avenue, Pacific Grove

3 BD | 2 BA | 1,324± SQ. FT. | 0.14± ACRES
\$1,298,000
sothebysrealty.com/id/FBD7JW
Amber Melenudo 831.831.5662
License# 01921098

1205 Shafter Avenue, Pacific Grove
2 BD | 1.5 BA | 851± SQ. FT. | 0.1± ACRES
\$975,000
sothebysrealty.com/id/KKLRT6
The Bluhm Team 831.521.4118
License# 01075634



OPEN SAT 11-1
216 Park Street, Pacific Grove

1 BD | 1 BA | 717± SQ. FT. | 1,803± SQ. FT. LOT
\$939,000
sothebysrealty.com/id/ZPD8KC
Nate Randall 831.869.6117
License# 02033961

Wending my way through one of the best weekly newspapers in the country

YES, I write for The Carmel Pine Cone, but I am also an avid reader. I’m one of the thousands who can’t wait until Friday for it to come out. I eagerly await 9 p.m. Thursday, when my computer beeps the arrival of the new edition. I admit that I check to make sure my column hasn’t been pushed aside by an expanded Police and Sheriff’s Log or completely replaced by a half-page full-color photo of a multimillion-dollar home on Scenic Road. Whew! So far, that hasn’t happened.

Among the first things I read is the letters to the editor, because no matter how large a newspaper is, the letters section is where we, the people, have our say. I like to know what my neighbors think about issues. At times, frustration over something not going their way makes readers lash out in a questionable direction.

Last week, a gentle reader suggested the paper “showed its true colors, that our history can be bought, paid for and then discarded like garbage” because a Carmel restaurant closed without any mention in the paper. No one at The Pine Cone needs my defense. One thing I’ve found to be consistent during the past dozen years is the journalistic integrity of the entire staff. I do not include myself in that evaluation. Offer me a Dutch Door donut and I’ll sell out faster than free samples at Costco on a Saturday.

Butterfly effect

Pine Cone bulletins keep me up-to-date about weather systems, information I need when I’m in survival mode. Unexpected power outages have taught me to keep all my

devices charged, and lay in a goodly supply of candles, because our power grid is a soap bubble at a porcupine convention. Once, we lost power in broad daylight on a warm sunny day when a butterfly flapped its wings in India, causing a change in air pressure that eventually produced enough wind to knock out our grid for almost five hours. Energy bills are determined by multiplying electricity rates by usage. I called my provider to ask if I could subtract the hours I was unable to use electricity during the outage. I was told “no,” because they don’t have meters

Scenic Views

By JERRY GERVASE

that run backwards. But to placate me, the representative offered paperless billing.

In Carmel-by-the-Sea, power outages can be deeply personal experiences. The lights go out in precisely one house — yours — causing anxiety and frustration, while the empty multimillion-dollar estates on the same block remain blithely dark, their absentee owners blissfully unaware and uncaring somewhere in Monaco or high above Central Park. You, meanwhile, light a candle, shake your fist at the injustice of it all and wonder if it’s possible to file a complaint against the universe for targeted harassment. Would power outages be any less inconvenient if

the absentee owners were here? Of course not. But it’s difficult to maintain a sense of community and keep the “there” there, when so many residents are part-timers.

Interesting item: The city council voted to allow metal roofs in Carmel, overriding a previous ban by the planning commission. Living in a house with a metal roof is all fun and games until the sun turns it into a stovetop and your unsuspecting tabby becomes the star of a Tennessee Williams play. A heavy rain can turn your peaceful home into a drum solo that makes you question the wisdom of the city council and your life choices that led to this moment.

We’re fortunate

“Great Lives” continuously highlights the lengthy roster of interesting and talented people who populate our village. I look forward to reading about them, especially when the subject is someone I know. Last week’s writeup of Inge Kessler pleased me, because now more people are now aware of this remarkable woman. Her harrowing escape from East Germany during the Cold War, with machine gun-toting Stasi hovering about, is feature movie material. We’re fortunate she made it safely and decided to bring her artistic talent to Carmel.

I remember her telling me that when she became a U.S. citizen in 1982, “the greatest gift was to be able to vote. Many citizens who are born here don’t really understand how great a privilege this is.” I don’t know how to say “You go, girl,” in German, but I think Inge would rather hear it in English.

There are several other features that, along with its news coverage, make The Pine Cone a vibrant part of a small community. It keeps everyone in the loop about local events, like high school sports and town meetings. It shines a light on local achievements, like a business celebrating an anniversary. And the articles about community happenings give folks a chance to connect. The paper even has some regular contributors who are worth reading.

Contact Jerry at jerrygervase@yahoo.com



4 BED

2 BATH

2,686 SQ FT

1 ACRE LOT

3 VIA LAS ENCINAS

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Molly McGee

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The Carmel Pine Cone



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COMPASS



FOR SALE



24703 Camino del Monte

Carmel, CA 93923

3 Bed | 2 Bed | 1,154 sq. ft.

\$1,900,000



Listed by **Rachelle Razzeca**
831.229.6697
Realtor® DRE#01987058
KW Coastal Estates

SHERIFF

From page 4RE

possible identification by the owner.

SUNDAY, MARCH 9

- Pacific Grove:** Report of a dog bite on Asilomar Avenue.
- Carmel-by-the-Sea:** Report taken for a lost money clip and government identification.
- Pacific Grove:** Found property brought to the station. Owner was contacted, and the property was released to the owner.
- Carmel area:** Deputies responded to the report of an attempted suicide on Corona Road.
- Carmel-by-the-Sea:** A 68-year-old male was warned about trespassing at Junipero and Sixth and cited/released. Forwarded to the district attorney’s office.

MONDAY, MARCH 10

- Carmel-by-the-Sea:** Outside agency assist with a mental health evaluation for a subject in the Carmel Highlands.
- Pacific Grove:** Stolen vehicle reported on Forest Avenue.
- Carmel-by-the-Sea:** Camera lost on wooden steps by volleyball courts at the beach.
- Pacific Grove:** Trip and fall on public

- property on Ocean View Boulevard.
- Pacific Grove:** Vehicle on Junipero Avenue was marked and photographed for 72-hour parking.
 - Carmel Valley:** An informational report was documented on El Potrero.
 - Carmel-by-the-Sea:** Phone was reported left in the men’s restroom at Devendorf Park. UTL (unable to locate) by officers. Black cell phone with black kickstand case and department credit card with the owner’s name on it.

TUESDAY, MARCH 11

- Carmel-by-the-Sea:** Traffic stop at Mission and Eighth at 0854 hours found the driver had false DMV registration. In-field cite and release.
- Pacific Grove:** Report of a found bicycle on 17th Street.
- Pacific Grove:** Vehicle at Sunset and Lighthouse was marked and photographed for 72-hour parking.
- Pacific Grove:** Report of an abandoned vehicle on Carmel Avenue.
- Carmel Valley:** Report of financial abuse at Del Mesa Carmel.
- Carmel Valley:** Online report of missing property from a Hacienda Carmel residence.
- Carmel area:** Deputies documented a courtesy report on Mission northeast of First for Carmel P.D. This case will be forwarded to the appropriate jurisdiction.
- Carmel area:** Deputies responded to a report of a medical emergency on Riverside Place. Incident was documented.



APRIL 4, 2025

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Mission St. and 8th Ave, Carmel-By-The-Sea

Just Listed | SPECTACULAR OCEAN VIEWS!

5 Beds, 5.5 Baths ■ 6,240+/- Sq. Ft. ■ 0.98 Acres ■ \$12,750,000



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Ben Zoller’s Carmel Valley Listings


167 El Caminito Road, Carmel Valley




Open Fri 12:30-2:30pm & Sat 1-3pm

4 Beds, 4 Baths • 2,370 Sq. Ft. • \$2,275,000 • 167ElCaminito.com


Price Reduction | 28002 Oakshire Drive, Carmel Valley Ranch




3 Beds, 3 Baths • 2,200 Sq. Ft. • \$1,850,000 • 28002OakshireDrive.com



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OPEN HOUSE SUNDAY 1-3
CARMEL | 26261 OCEAN VIEW AVENUE | OFFERED AT \$6,799,000
With a soaring two story wall of light capturing the beauty and magnificence of the sea, this three story home in one of the most coveted areas in Carmel Point is available for the first time in 40 years.



OPEN HOUSE SUNDAY 1-3
CARMEL | 7026 VALLEY GREENS CIRCLE #18 | OFFERED AT \$1,425,000
Located at beautiful Quail Lodge, this lovely two bedroom/ two bath condo captures the essence of gracious living. With soaring ceilings, comfortable living spaces, two primary suites, garden and golf course views.



GLADNEY RANDAZZO

Gladney Randazzo Team
GladneyRandazzo.com
831.214.2250
BGRteam@yahoo.com
DRE# 01507458 & DRE# 1895649

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INTERNATIONAL REALTY

DEADLINE: TUESDAY 3 P.M.

HOME SALES

From page 2RE

Carmel (con't.)

26122 Mesa Drive — \$2,200,000
Nancye Guthrie to Richard and Kathryn Lichkus
APN: 009-283-014

Carmel Valley

24501 Via Mar Monte unit 70 — \$1,225,000
Virginia Cooper to LWJ Carmel Holdings LLC
APN: 015-472-016

Valley Greens Drive — \$2,000,000
Wolter Farm Development LLC to Anna Giovannoni
APN: 169-431-007

10661 Hillside Lane — \$2,352,000
James and Alicia Nieman to Daniel and Surita Goehl
APN: 416-593-047

Valley Greens Drive — \$6,000,000
Wolter Farm Development LLC to Michael Spanos
APN: 169-431-006/008

Highway 68

14500 Mountain Quail Road — \$1,190,000
Gregory Potter to Max Yeater and Sandra Griffin
APN: 161-651-036

Marina

3000 Pinos Way unit F — \$438,000
The Sea Haven LLC to Michael Torres and Catherine Musones
APN: 031-293-006

3095 Marina Drive unit 40 — \$550,000
Stephanie Loiselle and Gilberto Alfaro to David and Elisabeth Odegard
APN: 033-152-040

3052 Eddy Circle — \$760,000



580 El Dorado Street, Monterey — \$3,335,000

Markus Wilson to James Mattson and Tao Fan
APN: 032-351-021

586 Santa Lucia Way — \$1,417,000
The Sea Haven LLC to Oscar Broyer and Christine Nelson
APN: 031-312-017

225 McCulloch Circle — \$1,884,000
Ward and Kristen McKalson to 225 McCulloch LLC
APN: 032-031-035

Monterey

300 Glenwood Circle unit 289 — \$430,000
Michael Cook to Jamie Fenton
APN: 001-776-041

721 Oak Street — \$1,050,000
Seaside Real Estate & Investments Inc. to 721 Oak LLC
APN: 001-129-007

663 Archer Street — \$1,080,000
Diana House to Heidi Tran
APN: 001-111-014

1020 Seventh Street — \$1,375,000
Linda Clay to Flor Mora
APN: 001-847-001

580 El Dorado Street — \$3,335,000
John Kessel to Kathryn and Matthew Woolf
APN: 001-752-066



10661 Hillside Lane, Carmel Valley — \$2,352,000

Pacific Grove

Shell Avenue — \$1,500,000
BRB Investments LLC to Mark and Martha Ross
APN: 006-032-008

Pebble Beach

3017 Forest Way — \$1,699,000
Jon Rosnes and Suzette Takacs to Brian Roeder
APN: 007-682-008

Seaside

1583 Kenneth Street — \$400,000
Roberto and Evangeline Mendez to Daniel Garcia and Mireya Santos
APN: 012-201-021

1260 Flores Street — \$820,000
Joanna Gilman and Veros Ventures to Armando Calvo and Melhem Dalal
APN: 012-337-019

2035 Baldwin Court — \$1,085,000
Wealth Strategic LLC to Dani Romero
APN: 011-473-029

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