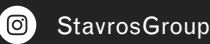




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SG | DouglasElliman



2023 RealTrends America's
Best Real Estate Professionals
Top 1.5% of Realtors Nationwide



Featured Listings by *The Stavros Group*



ACTIVE

32 N LA SENDA DRIVE
LAGUNA BEACH

4 BEDS · 5 FULL BATHS & 2 HALF BATHS · 5,144 EST. SQ. FT.
OFFERED FOR \$25,000,000



ACTIVE

302 KINGS ROAD
NEWPORT BEACH

6 BEDS · 9 BATHS
OFFERED FOR \$15,000,000



ACTIVE

2538 MONACO DRIVE
LAGUNA BEACH

5 BEDS · 5 BATHS · 4,250 EST. SQ. FT.
OFFERED FOR \$21,995,000



ACTIVE

4015 MARCUS AVENUE
NEWPORT BEACH

5 BEDS · 3.5 BATHS · 2,608 EST. SQ. FT.
OFFERED FOR \$5,350,000



ACTIVE

30561 PUERTO VALLARTA DRIVE
LAGUNA NIGUEL

3 BEDS · 2.5 BATHS · 2,457 EST. SQ. FT.
OFFERED FOR \$2,895,000



PRESENTED BY ANDY STAVROS

JOE AND JANE,

Whether you're buying or selling, I have the influence and ability to get exceptional results.
If you would like to discuss today's market, contact me today at 949.290.0139.





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Dear *Eastbluff* Neighbors,

We are excited to share key insights from **The Wealth Report 2024**, published by Douglas Elliman and our global partners Knight Frank.

4.2%

Global ultra-high-net-worth individuals (UHNWIs) rose 4.2% in 2023, reversing the previous year's decline.

7.2%

North America leads regional growth at 7.2%, followed by the Middle East (6.2%) and Africa (3.8%).

28.1%

The number of wealthy individuals is expected to increase by 28.1% over the next five years, with Asia showing strong outperformance.

22%

Real estate remains a key investment, with 22% of UHNWIs planning to buy residential and 19% considering commercial properties this year.

\$90T

A massive generational wealth transfer is underway, with millennials poised to become the richest generation in history as \$90 trillion in assets shift from baby boomers.

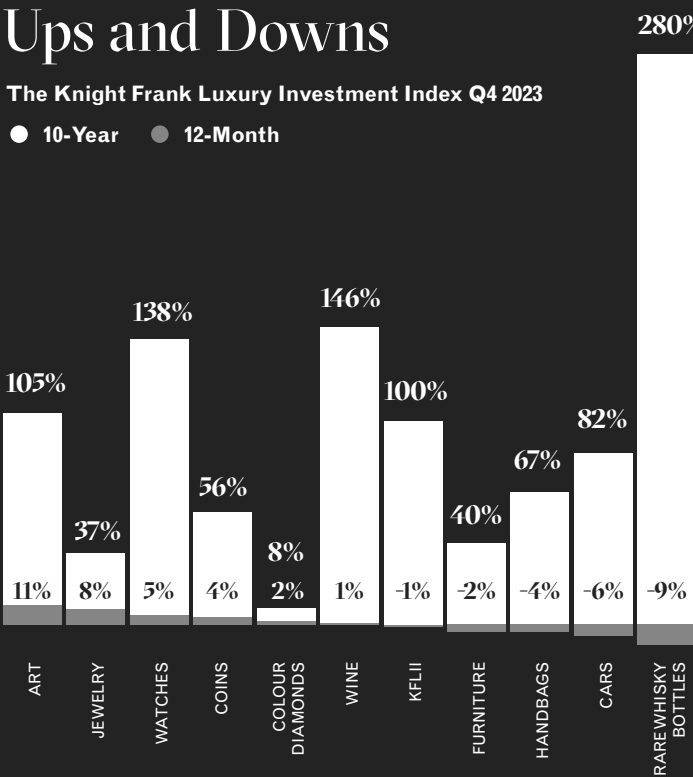


At the Stavros Group, we are committed to guiding you through the exceptional and exciting landscape of ultra-luxury real estate to achieve superior results. Scan the QR code above for exclusive access to The Wealth Report 2024, and discover how we can help you reach your real estate goals.

Ups and Downs

The Knight Frank Luxury Investment Index Q4 2023

10-Year 12-Month



Eastbluff

MARKET ACTIVITY · APRIL 2024

03

HOMES FOR SALE

00

HOMES PENDING

01

HOMES UNDER CONTRACT

03

HOMES SOLD

Not all Realtors® are created equal. Our results and processes vary significantly. When the time comes to buy or sell, please consider me for the job!

EASTBLUFF HOMES ACTIVE IN THE LAST 30 DAYS

STATUS	ADDRESS	BEDS	BATHS	EST. SQ. FT.*	LIST PRICE	LIST DATE	YEAR BUILT	\$/SQ. FT.
Active	2936 Alta Vista Drive	6	4.0	4,300	\$4,595,000	01/26/24	1964	\$1,078
Active	926 Aleppo Street	5	4.5	3,900	\$4,745,000	01/12/24	2024	\$1,203
Active	2215 Arbutus Street	5	3.5	2,800	\$3,789,000	03/25/24	2012	\$1,378

EASTBLUFF HOMES CURRENTLY PENDING OR UNDER CONTRACT IN THE LAST 30 DAYS

STATUS	ADDRESS	BEDS	BATHS	EST. SQ. FT.*	LIST PRICE	LIST DATE	YEAR BUILT	\$/SQ. FT.
Under Contract	821 Camphor Street	5	6.0	4,000	\$4,600,000	04/18/23	1964	\$1,150

EASTBLUFF HOMES SOLD IN THE LAST 90 DAYS

STATUS	ADDRESS	BEDS	BATHS	EST. SQ. FT.	LIST PRICE	SOLD PRICE	SOLD DATE	YEAR BUILT	\$/SQ. FT.
Sold	2827 Cassia Street	5	3.0	2,565	\$2,650,000	\$2,950,000	02/06/24	1964	\$1,150
Sold	2209 Alta Vista Drive	6	6.0	5,184	\$4,250,000	\$4,150,000	01/31/24	2006	\$801
Sold	901 Chestnut Place	4	4.5	4,754	\$5,495,000	\$5,550,000	01/16/24	2008	\$1,167

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