

Lamorinda OUR HOMES

Lamorinda Weekly Volume 20 Issue 3 Wednesday, May 13, 2026



Lamorinda Home Sales

... read on Page OH2

Digging Deep with Goddess Gardener, Cynthia Brian The Art of Gardening

By Cynthia Brian



Angel Face roses with Santa Barbara daisies.

Photos Cynthia Brian

"If an herb looks nice in a border, then why not grow it there? Why not grow anything anywhere, so long as it looks right where it is? That is, surely, the art of gardening." ~ Vita Sackville-West

If you have ever had the delight of visiting Sissinghurst Castle in Kent, you will have experienced one of the most romantic and influential gardens of England. Novelist and poet Vita Sackville-West and her diplomat, politician, and author husband, Sir Harold George Nicolson, designed a succession of privacies, or garden rooms, where they spent as much time outdoors

as indoors. They were intellectuals, yet they were not horticultural snobs. Vita was fascinated by plant novelties and adored her roses. Their art of gardening embodied a sense of sustainable wildness that could positively influence our gardening goals.

May is a month of magical majesty in the garden. After the April rains, our gardens are irrigated, making it easier to pull weeds as we clean our beds. Temperatures are rising, the soil is warm, and this is the ideal time to sow seeds for summer harvests. So much is blooming – roses, clematis, poppies, passionflowers, azaleas,

rhododendrons, bearded iris, lavender, corn-flags, Jupiter's beard, geraniums, Birds of Paradise, and many more brighten our lives. My tomato plants are in the ground, and before the last rain, I sowed seeds of vegetables my family loves to eat – beets, beans, peas, radishes, and turnips. My artichoke plant currently has a few artichokes forming. Like Vita, I have parsley, sage, cilantro, and thyme planted amongst my flowers. They do look terrific together. I haven't decided yet whether I will plant corn this season, as my past corn crops haven't been as successful as I'd hoped. It is important to conserve water, and corn is thirsty.

...continued on Page OH10



The artichoke plant grows amongst the nigella.

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Lamorinda home sales recorded

City	Last reported	Lowest amount	Highest amount
LAFAYETTE	27	\$765,000	\$5,600,000
MORAGA	16	\$449,000	\$2,420,000
ORINDA	19	\$1,250,000	\$6,200,000

Home sales are compiled by Cal REsource, an Oakland real estate information company. Sale prices are computed from the county transfer tax information shown on the deeds that record at close of escrow and are published five to eight weeks after such recording. This information is obtained from public county records and is provided to us by California REsource. Neither Cal REsource nor this publication are liable for errors or omissions.

LAFAYETTE

- 847 Acalanes Road, \$1,399,000, 2 Bdrms, 2385 SqFt, 1949 YrBlt, 03-30-26
 735 Arroyo Court, \$2,815,000, 3 Bdrms, 2435 SqFt, 2017 YrBlt, 03-13-26,
 Previous Sale: \$1,360,000, 10-27-05
 3300 Betty Lane, \$1,570,000, 4 Bdrms, 1739 SqFt, 1952 YrBlt, 04-09-26,
 Previous Sale: \$1,040,000, 06-23-14
 70 Carolyn Court, \$1,300,000, 3 Bdrms, 1150 SqFt, 1952 YrBlt, 03-27-26
 393 Colorados Court, \$2,275,000, 3 Bdrms, 1959 SqFt, 1951 YrBlt, 03-23-26,
 Previous Sale: \$1,600,500, 06-13-18
 4161 Coralee Lane, \$2,350,000, 4 Bdrms, 3010 SqFt, 1972 YrBlt, 04-03-26,
 Previous Sale: \$1,490,000, 06-25-15
 1356 El Curtola Boulevard, \$1,150,000, 3 Bdrms, 1195 SqFt, 1954 YrBlt,
 04-03-26
 1656 Foothill Park Circle, \$2,000,000, 4 Bdrms, 2704 SqFt, 1958 YrBlt,
 03-25-26, Previous Sale: \$1,425,000, 11-18-21
 3137 Gloria Terrace, \$1,250,000, 3 Bdrms, 2862 SqFt, 1984 YrBlt, 03-30-26,
 Previous Sale: \$765,000, 08-24-10
 101 Greenbank Drive, \$4,570,000, 6 Bdrms, 7066 SqFt, 1969 YrBlt, 03-27-26,
 Previous Sale: \$3,450,000, 05-24-21
 120 Haslemere Court, \$1,100,000, 3 Bdrms, 2025 SqFt, 1988 YrBlt, 04-10-26,
 Previous Sale: \$262,000, 11-01-88
 850 Las Trampas Road, \$3,000,000, 4 Bdrms, 3045 SqFt, 1941 YrBlt, 04-06-26,
 Previous Sale: \$1,760,000, 06-26-20
 3246 Judy Lane, \$1,600,000, 4 Bdrms, 2017 SqFt, 1955 YrBlt, 03-30-26,
 Previous Sale: \$153,500, 11-01-78
 961 Oak View Circle, \$2,500,000, 5 Bdrms, 2968 SqFt, 2018 YrBlt, 03-30-26,
 Previous Sale: \$2,100,000, 02-15-21
 1324 Martino Road #A, \$2,795,000, 5 Bdrms, 3565 SqFt, 1979 YrBlt, 03-09-26,
 Previous Sale: \$1,185,000, 06-16-03
 523 Mcbride Drive, \$2,600,000, 4 Bdrms, 2201 SqFt, 1964 YrBlt, 04-09-26,
 Previous Sale: \$2,500,000, 05-25-23
 20 Monticello Court, \$5,300,000, 5 Bdrms, 4718 SqFt, 1998 YrBlt, 03-25-26,
 Previous Sale: \$5,295,000, 04-15-21
 3279 Mt Diablo Court #20, \$765,000, 2 Bdrms, 1386 SqFt, 1987 YrBlt, 04-10-26,
 Previous Sale: \$735,000, 10-04-17
 966 Oak Vista Court, \$1,670,000, 4 Bdrms, 3443 SqFt, 1994 YrBlt, 03-27-26

...continued on Page OH3



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LAFAYETTE CONT.

- 20 Olympic Oaks Drive, \$2,810,000, 3 Bdrms, 2330 SqFt, 1996 YrBlt, 03-23-26,
Previous Sale: \$965,000, 10-15-10
- 157 Ponderosa Lane, \$1,609,000, 3 Bdrms, 1685 SqFt, 1950 YrBlt, 04-01-26,
Previous Sale: \$830,000, 04-14-05
- 1015 Regio Court, \$1,575,000, 3 Bdrms, 2255 SqFt, 1961 YrBlt, 03-25-26,
Previous Sale: \$335,000, 05-01-89
- 940 Reliez Station Lane, \$5,600,000, 14 Bdrms, 15640 SqFt, 1946 YrBlt,
03-26-26, Previous Sale: \$2,100,000, 05-04-04
- 4018 Tilden Lane, \$3,250,000, 4 Bdrms, 3157 SqFt, 1954 YrBlt, 03-12-26,
Previous Sale: \$1,900,000, 02-06-15
- 1077 Viela Court, \$1,600,000, 3 Bdrms, 2370 SqFt, 1951 YrBlt, 04-10-26
- 12 Westminster Place, \$1,638,000, 4 Bdrms, 2407 SqFt, 1971 YrBlt, 03-27-26
- 3927 Woodside Court, \$1,902,500, 4 Bdrms, 2186 SqFt, 1968 YrBlt, 04-07-26

MORAGA

- 128 Ascot Court #C, \$449,000, 1 Bdrms, 858 SqFt, 1970 YrBlt, 04-09-26,
Previous Sale: \$240,000, 09-09-02
- 826 Augusta Drive, \$1,285,000, 2 Bdrms, 1552 SqFt, 1978 YrBlt, 04-09-26,
Previous Sale: \$359,000, 06-03-98
- 12 Berkshire Street, \$865,000, 2 Bdrms, 2142 SqFt, 1978 YrBlt, 04-03-26
- 342 Constance Place, \$2,345,000, 6 Bdrms, 3025 SqFt, 1971 YrBlt, 03-24-26
- 320 Corte Gabriel, \$970,000, 3 Bdrms, 2018 SqFt, 1979 YrBlt, 03-09-26,
Previous Sale: \$504,000, 08-22-00
- 187 Cypress Point Way, \$2,280,000, 5 Bdrms, 3398 SqFt, 1973 YrBlt, 03-27-26,
Previous Sale: \$1,375,000, 07-06-15
- 2133 Donald Drive #9, \$450,000, 2 Bdrms, 1224 SqFt, 1963 YrBlt, 03-30-26,
Previous Sale: \$460,000, 06-30-17
- 7 Doral Drive, \$1,395,000, 2 Bdrms, 2038 SqFt, 1978 YrBlt, 04-10-26
- 314 Draeger Drive, \$2,420,000, 4 Bdrms, 2502 SqFt, 1972 YrBlt, 04-08-26,
Previous Sale: \$1,175,000, 05-14-13
- 19 Lance Court, \$1,750,000, 4 Bdrms, 1722 SqFt, 1961 YrBlt, 04-02-26,
Previous Sale: \$1,330,000, 08-06-20
- 1103 Larch Avenue, \$1,350,000, 3 Bdrms, 1733 SqFt, 1960 YrBlt, 03-25-26
- 9 Mayfield Place, \$1,900,000, 4 Bdrms, 2148 SqFt, 1967 YrBlt, 03-12-26,
Previous Sale: \$2,050,000, 05-30-23
- 101 Oxford Drive, \$2,060,000, 4 Bdrms, 2195 SqFt, 1964 YrBlt, 03-24-26,
Previous Sale: \$1,035,000, 08-18-16
- 1020 Sanders Drive, \$1,555,000, 3 Bdrms, 1905 SqFt, 1961 YrBlt, 04-07-26
- 28 Tamarisk, \$1,200,000, 3 Bdrms, 1720 SqFt, 1985 YrBlt, 03-27-26,
Previous Sale: \$407,000, 08-01-91
- 132 Whitethorne Drive, \$1,800,000, 4 Bdrms, 1909 SqFt, 1966 YrBlt, 03-30-26,
Previous Sale: \$1,000,000, 12-18-07

...continued from Page OH2

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ORINDA

- 147 Amber Valley Drive, \$3,400,000, 3 Bdrms, 3056 SqFt, 1971 YrBlt, 03-30-26,
Previous Sale: \$670,000, 05-01-90
- 119 Catherine Court, \$2,600,000, 4 Bdrms, 4402 SqFt, 1951 YrBlt, 04-08-26
- 475 Dalewood Drive, \$2,650,000, 5 Bdrms, 3434 SqFt, 1970 YrBlt, 03-23-26
- 5 Del Mar Court, \$3,400,000, 4 Bdrms, 3763 SqFt, 1909 YrBlt, 04-08-26,
Previous Sale: \$2,425,000, 06-03-08
- 6 Del Valle, \$1,995,000, 3 Bdrms, 1910 SqFt, 1956 YrBlt, 04-09-26,
Previous Sale: \$1,180,000, 10-26-17
- 19 Eastwood Drive, \$2,450,000, 3 Bdrms, 2287 SqFt, 1958 YrBlt, 04-10-26,
Previous Sale: \$661,000, 03-19-99
- 92 Evergreen Drive, \$1,602,000, 3 Bdrms, 2030 SqFt, 1968 YrBlt, 04-03-26
- 173 Glorietta Boulevard, \$1,370,000, 3 Bdrms, 1296 SqFt, 2013 YrBlt, 03-25-26,
Previous Sale: \$1,125,000, 08-18-17
- 50 Ivy Drive, \$1,520,000, 3 Bdrms, 1697 SqFt, 1957 YrBlt, 04-10-26
- 7 Los Amigos, \$1,250,000, 2 Bdrms, 1591 SqFt, 1951 YrBlt, 03-24-26,
Previous Sale: \$1,310,000, 12-09-25
- 15 Los Dedos Road, \$2,265,000, 5 Bdrms, 2795 SqFt, 1939 YrBlt, 03-13-26,
Previous Sale: \$2,100,000, 01-22-26
- 530 Miner Road, \$1,800,000, 5 Bdrms, 2344 SqFt, 1950 YrBlt, 03-11-26,
Previous Sale: \$1,800,000, 03-21-23
- 271 Monte Vista Ridge Road, \$2,715,000, 5 Bdrms, 4347 SqFt, 1988 YrBlt,
03-25-26, Previous Sale: \$1,400,000, 03-17-00
- 8 Oak Arbor Road, \$3,975,000, 4 Bdrms, 4991 SqFt, 1957 YrBlt, 03-31-26,
Previous Sale: \$2,245,000, 01-03-07
- 59 Orinda View Road, \$6,200,000, 5 Bdrms, 5669 SqFt, 1996 YrBlt, 03-31-26
- 401 Ridge Gate Road, \$1,730,500, 2 Bdrms, 2153 SqFt, 1980 YrBlt, 03-27-26,
Previous Sale: \$1,540,000, 06-03-15
- 28 Southwood Drive, \$2,465,000, 4 Bdrms, 2710 SqFt, 1954 YrBlt, 03-25-26,
Previous Sale: \$1,850,000, 08-10-17
- 6 Valencia Road, \$3,000,000, 5 Bdrms, 2796 SqFt, 1954 YrBlt, 03-30-26,
Previous Sale: \$1,975,000, 12-31-20
- 65 Van Ripper Lane, \$3,450,000, 4 Bdrms, 3629 SqFt, 1952 YrBlt, 03-24-26

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MOLLYSLIST



It's Village. Of Course.



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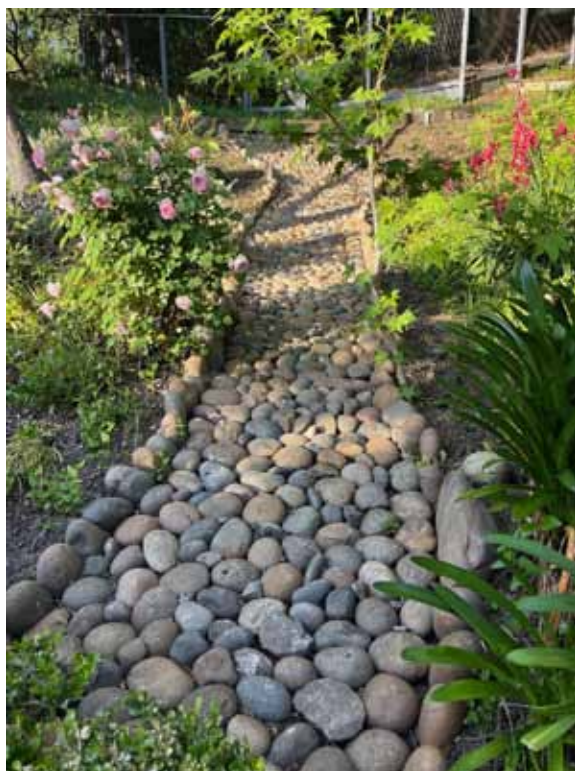


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MOLLYSLIST



It's Village. Of Course.



A river rock canal directs rain run-off.

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During May, I like to experiment with new plantings. Terra Nova Nurseries debuted new drought-tolerant Agastache “Peach Pearl” and “Prince’s Plume,” which I added to my sunny spots to attract hummingbirds and bumblebees. Starting in June, the plants will be crowned with stately shades of peach and violet until frost. Heucherella “Pink Stardust” is another new addition to my trial garden. The minty green, silvery leaves are pretty, and it will soon bear unusual star-shaped flowers on sturdy stems. (With my company, StarStyle, I must confess I am drawn to everything “stars” related!)

I’ve also added a river rock canal to my garden. Not only is it functional, directing rain run-off to my plants, but it is abundantly attractive. My roses are truly the stars of my landscape.

The majority are David Austin English roses that are disease-resistant, fragrant, and multi-bloomers. Every two or three days, I spend a considerable amount of time meditating as I walk around deadheading spent blooms. Within a week or so, I’m rewarded with more blooms. Roses are versatile, and contrary to what many people think, easy to grow and maintain. The thorns are irritating, making it mandatory to wear heavy gloves when working with them.

...continued on Page OH15



Vegetable seed packets of turnips, beets, cilantro, beans, peas, and radishes.



“Olivia Rose” roses boast ruffled petals.

Photos Cynthia Brian



A ladybug crawls on a leaf in the rain.

Photo Cynthia Brian



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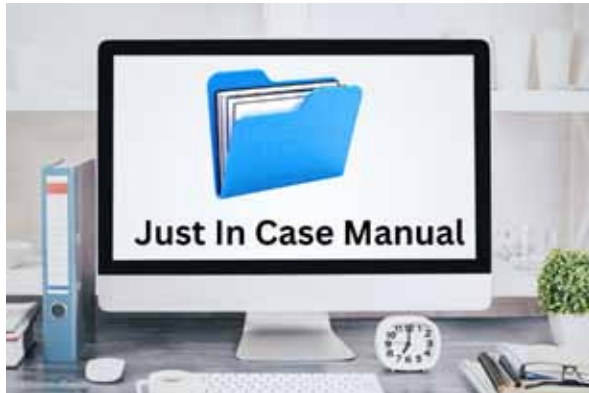
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The 'In Case I Get Hit by a Bus' Binder (That You Actually Need)

By Jennifer Raftis, CPO



Let's talk about something nobody wants to think about – but everybody absolutely should. No, it's not kale.

I'm talking about the moment when life throws you a curveball (or when you "get hit by a bus" metaphorically speaking), and suddenly you're not available to explain where anything is in your home, how anything works, or that your computer password has three exclamation points and a dog's name from 2007. What happens then? Who pays your bills? Who knows how to unlock your phone, your computer, or your bank

account?

This is where your "Just In Case Manual" comes in – for those just in case situations when we can't be in charge. Trust me, none of us are as organized as we think. Most of us walk around like fully functioning adults, but our lives are held together by sticky notes, dozens of passwords, and sheer optimism.

You might think someone could figure things out if something happened to you, but it's not like the old days when someone could come into your home and riffle through your papers and address book to find all the important info they need. Not anymore. Today, everything is on digital devices and locked behind passwords. Without access, even simple tasks become complicated.

Here's the scenario: you are suddenly out of commission – maybe in the hospital for a while. Your partner is locked out of your phone. Your adult children have no idea which bank you use or how to access it. Your bestie (who knows your coffee order and many personal secrets), does not know your insurance provider. Your email is the gateway to everything – and nobody can access it. Boom! In an instant, simple things become complicated and stressful things become

overwhelming.

What Someone Needs to Know: Your Just In Case Manual

If someone had to step in to help tomorrow, they would need a lot more than just your Netflix login.

Here is a simple guide to the information someone would need. Where you store this "Just in Case" information is up to you – some of my clients have a binder, others have a file on their computer. The key is to make sure you have designated someone who knows where it is.

Passwords

Sorry, I know – it's painful to hear. But central (all in one place) password storage is non-negotiable. Whether you use a notebook or a digital password manager, someone needs to know where it is and how to access it. Without that, even paying a utility bill becomes a puzzle worthy of a detective show.

...continued on Page OH13



2 Crane Court, Orinda
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Sold for \$1,030,000

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“ We met Dan a bit at random when we bought a house in the Lamorinda area, but his thoroughness, cheerfulness, and intelligence of the situation - this with no bluster nor waste of anyone's time- very much impressed us, so we decided to hire him to be our agent in that purchase. When we were ready to sell our home in the Oakland area, naturally we hired him for that job too. He put all the necessary parts in place in no time. The stager, cleaners, photographer and gardener he hired on our behalf did a splendid and reasonably priced job. We quickly got several offers. Our house was special and in great shape, but it was an older house with quirky details, so I absolutely credit Dan for all the work, legal and professional, that went into a solid preparation, the attractive presentation, and ultimately the quick sale of our beloved home. ”

Orinda Buyer/Oakland Seller

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Financial Information

Bank accounts, credit cards, recurring bills – someone needs to know what exists and how to manage it (don't worry, they will only judge you a tiny bit). Otherwise, bills go unpaid, accounts go dormant and chaos quietly builds.

Subscriptions

I call those the silent money stealers. Streaming services, apps, and memberships. Someone needs to know how to put them on hold or cancel them.

Cell Phones and Computers

These are the command centers for your life. Without password access, your digital world is locked.

Contacts

Who needs to be called? Friends, family, doctors, banks, financial advisors – someone needs a list so they're not scrolling through your phone guessing whether "Mike Pickelball" is important.

Choose Your "Person" Wisely

Not just anyone should have this information. Choose someone you trust – your spouse, an adult child, a close friend, or even a reliable neighbor. (Remember when we gave our neighbors a key to our house in case we left the stove on and were now on a plane to Europe?)

Whoever you choose, the key is trust and communication. Make sure you remember to ASK this person before you put them in charge. Here's the thing, they need to know they are "the person" and agree to take on that role.

Keep it Simple

You do not need to write a novel. Think of this as a quick-start guide to your life: Where things are and how to access them. Where are the passwords kept? Digital or on paper? What needs immediate attention? Who needs to be contacted?

What needs to be paid?

A trial run would be a good idea. Walk your person through everything. Show them where all the information is kept and then ask questions to make sure it all makes sense.

The Bottom Line

This isn't about expecting the worst – it's about being prepared for reality. Emergencies don't come with instructions, but you can provide them.

So go ahead and create your "In case I get hit by a bus" manual and make it clear. You will feel a huge sense of relief once you have it done.



Professional Organizer , Jennifer Raftis, CPOr founded Efficiency Matters, LLC to help you with all of your organizing needs for your home and business. She is a Certified Professional Organizer and an active board member with NAPO, National Association of Productivity and Organizing Professionals. She is also an independent representative for The Container Store and has expertise in designing closets, garages, pantries, playrooms and more. In addition, she is a Corporate Organizing and Productivity Consultant and has worked with Fortune 500 companies across the U.S. Another large part of her business is move management especially working with

seniors who are downsizing. She and her husband have lived in Moraga for 30 years, raising 3 kids and working countless volunteer hours with many local non-profit organizations and schools. Jennifer@efficiencymattersllc.com, 925-698-3756, www.efficiencymattersllc.com

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Cynthia Brian's Goddess Garden Guide for May

PULL weeds while the soil is moist for easier weeding. Continue to monitor your garden for new weeds sprouting.

SOW seeds of beans, zucchini, cilantro, carrots, beets, or other vegetables you enjoy for a summer crop.

TRANSPLANT seedlings of tomatoes, peppers, and eggplants to the garden or containers.

SCATTER flower seeds of sunflowers, zinnias, cosmos, and marigolds.

CLEAR debris, including dried limbs and flammable materials, from the perimeter of your home and garden.

CUT annual grasses and tall weeds to three inches or less before June 1 as part of the wildfire hazard abatement requirements.

FEED backyard birds with a variety of high-quality seeds. You'll enjoy flighty performances from finches, jays, sparrows, and more.

WATCH for aphids, whiteflies, and caterpillars. Use neem oil or insecticidal soap before infestations spread.

UPGRADE your soil with organic matter and mulch.

INTRODUCE your children and grandchildren to the joys of gardening by letting them pick flowers and food they love to plant.

HANG baskets of petunias, calibrachoa, or begonias to brighten your patio or porch.

DEADHEAD roses and any perennials to encourage additional blooming.

PRUNE boxwoods. Cut back any winter burn or dead branches.

ADD flowers of nasturtium, roses, and violets to your dinner plate.

They are edible and nutritious if they have not been sprayed with pesticides.

REGROW scallions by sticking the root ends in water after snipping. You'll get a fresh crop very quickly.

RELEASE ladybugs into your garden if you spot aphids. Ladybugs (also called lady beetles) only stay in a garden when there is sufficient food. If yours fly away, don't be dismayed. Pat yourself on the back as your garden is healthier than a neighboring landscape.

PROTECT yourself from ticks by applying DEET when you are gardening or outdoors. Research indicates that the majority of tick exposure occurs during everyday activities, including working in our gardens and enjoying our barbecues.

TUCK edibles into your flowerbeds. Parsley and garlic chives look especially handsome as a border. Vita Sackville-West would approve.

SPOIL Mom on Mother's Day with her favorite plant (perhaps a rosebush) and a book about gardening.

Happy Gardening! Happy Growing!



David Austin "Boscobel" starts with red buds turning a rich, deep pink.



There are 550 species of Passiflora which includes passionflowers.

...continued from Page OH10

What I love about gardening is that, beyond the weeding, planting, and pruning, my garden is always changing, evolving, and collaborating with nature. My garden is a living canvas of colors, textures, scents, and wildness. As I care for the earth, support biodiversity, and steward the planet, my garden cares for me, feeds me, heals me, and inspires me. With all its imperfections, weeds, and rough edges, I will grow anything anywhere so long as it looks good. So should you!

Surely, this is the art of gardening!



Heucherella "Pink Stardust" by Terra Nova Nurseries will have a crown of pink stalks.

Photos Cynthia Brian



For more seasonal gardening tips and inspiration, grab a copy of "Growing with the Goddess Gardener" at <https://www.CynthiaBrian.com/books>. Raised in Napa County vineyards, Cynthia Brian is a New York Times best-selling author, actor, radio personality, speaker, media and writing coach, as well as the Founder and Executive Director of Be the Star You Are!® 501 c3, <https://www.BetheStarYouAre.org>. Tune into Cynthia's StarStyle® Radio Broadcast at <https://www.StarStyleRadio.com>. Her best-selling children's series, "Stella Bella's Barnyard Adventures," is available at <https://www.CynthiaBrian.com/online-store>. Hire Cynthia for writing projects, garden consults, and inspirational lectures. Cynthia@GoddessGardener.com <https://www.CynthiaBrian.com>

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240 Tappan Lane, Orinda

6 Bd | 6 Ba | 6,800 Sqft | \$5,250,000

Once in a while, a home comes along that genuinely stops you. 240 Tappan Lane is that home. A long cobblestone drive winds beneath a canopy of Valley oaks before this stunning 6,800 sq ft contemporary comes into view.



1 Gardiner Court, Orinda

6 Bd | 4 Ba 2 Half Ba | 5,755 Sqft | \$3,995,000

Stunning contemporary home on a prestigious Orinda cul-de-sac just minutes to Hwy 24 and top-rated schools. This beautifully built 6-bedroom, 4 full bath, 2 half bath residence offers 5,755 sq ft of light-filled living space.



3 Honey Hill Court, Orinda

6 Bd | 4.5 Ba | 4,354 Sqft | \$3,595,000

Timeless East Coast-inspired architecture meets California living at 3 Honey Hill Court. This home spans approx. 4,354 sq.ft. with 6 bedrooms and 4.5 baths.



New Listing!

26 Carisbrook Drive, Orinda

4 Bd | 3 Ba | 2,671 Sqft | \$2,100,000

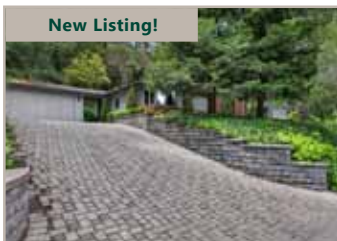
Welcome to this well-maintained mid-century home on a quiet cul-de-sac with beautiful western hill views, offering 4 bedrooms, 3 baths, and approximately 2,671 sq ft on a rare .33-acre sunny, all-usable gardener's paradise lot.



39 Mira Loma Road, Orinda

4 Bd | 3 Ba | 4,072 Sqft | \$2,000,000

Stunning contemporary 4-bedroom, 3-bathroom home in the coveted Orinda Country Club, offering 4,072 sq. ft. of luxurious living space built in 1992. This updated estate features a spacious, remodeled kitchen.



New Listing!

56 Camino Encinas, Orinda

3 Bd | 2 Ba | 2,421 Sqft | \$1,995,000

Tucked into a peaceful, park-like setting, this 3-bedroom, 2-bath home offers approximately 2,421 square feet of living space on a stunning .55-acre lot surrounded by mature trees and lush landscaping.



38 Saint Stephens Drive, Orinda

5 Bd | 3.5 Ba | 3,012 Sqft | \$1,950,000

Welcome to peaceful, casual living in this beautiful 5-bedroom, 3.5-bath home offering 3,012 sq. ft. of living space on a lush and private 0.72-acre lot. tucked away in nature yet just minutes from Highway 24 and BART.



120 Las Vegas Road, Orinda

3 Bd | 2 Ba | 1,872 Sqft | \$1,575,000

Delightful! Orinda Country Club charmer on a peaceful hilltop lane. Single story, low maintenance. Updated kitchen and baths, hardwood floors, recessed lights, and al fresco dining in the gardens.



79 California Avenue, Orinda

2 Bd | 2 Ba | 1,421 Sqft | \$1,295,000

Cool mid-century style defines this 1,421 sq ft, 2-bedroom, 2-bathroom home (plus private office - not included in sq ft) tucked at the end of a quiet street, just moments from walking and biking paths to downtown.



3298 Gloria Terrace, Lafayette

4 Bd | 3 Ba | 1,956 Sqft | \$2,150,000

Experience elevated California living in this stunningly remodeled 4-bedroom, 3-bath home, ideally situated in prestigious Reliez Valley and located within Lafayette's top-rated school district.



4105 Coralee Lane, Lafayette

4 Bd | 3 Ba | 3,161 Sqft | \$2,150,000

Enjoy sweeping panoramic views from this spacious 4-bedroom, 3 bath home offering 3,161 sq ft of refined living space on an expansive .68-acre private lot.



89 Greenfield Drive, Moraga

5 Bd | 3 Ba | 2,721 Sqft | \$1,995,000

The sun-filled living room features walls of glass, a striking stone and wood mantel fireplace, and seamless indoor-outdoor connection. The thoughtfully designed kitchen showcases white and gray cabinetry and quartz countertops.



854 Revere Road, Lafayette

4 Bd | 2 Full 2 Half Ba | 2,447 Sqft | \$1,845,000

Warm and welcoming home in sought after Hidden Valley! Set at the end of a cul-de-sac with privacy and a beautiful setting, this spacious home offers an ideal floor plan with four bedrooms plus a detached office.



3424 Woodview Drive, Lafayette

4 Bd | 3 Ba | 2,300 Sqft | \$1,735,000

Come for the quiet, stay for the views. Tucked at the end of a cul-de-sac on a generous .47-acre lot, this 4-bedroom, 3-bath home offers approximately 2,300 square feet of flexible living space in a peaceful setting.



5 Welford Ranch Court, San Ramon

5 Bd | 2.5 Ba | 3,485 Sqft | \$2,650,000

Westside with Stunning Mt. Diablo Views! Situated in the highly sought after Henry Ranch neighborhood, this turnkey home is set on a flat 0.36 acre, ideally positioned on a quiet cul-de-sac with stunning, unobstructed views.

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