

27152 Carrita Road  
MALIBU, CA 90265



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DRE #02004144





\* 3D render of proposed 1,980 sf custom home on 26,344 sf lot

Architects and designers often craft a backstory for a house. It helps to make decisions and create a unique point of view. The inspiration that guided this home was the idea of a European stone farmhouse, grounded in the terrain, that blends with the landscape organically. Keeping a sense of human warmth and scale, it was designed with windows that frame the ocean and mountain views and maximize light.



**BERKSHIRE HATHAWAY**  
HomeServices  
California Properties



\* 3D render of proposed home

This is the heart of the home. The main living area has dramatically pitched 16'9" ceilings framing a million dollar ocean view. The interior of the home is a love

letter to Malibu featuring views of the Pacific Ocean, blue skies, fluffy clouds and Malibu's iconic marine layers that drift in to cool the shores of southern California.



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Other design elements include several wrap around porches including screened-in porch, eight-foot doors and windows throughout, 9'6" ceilings in bedrooms and kitchen. Sustainably designed to its environment

with drought-resistant landscaping. Design complies with all current building codes as approved by County of Los Angeles to obtain RTI. Surface is real stone that reflects the color of the Santa Monica mountains.



**BERKSHIRE HATHAWAY**  
HomeServices  
California Properties





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## The Sawasys are award-winning architect and designers

They designed the plans for this home as their own place to wind down and get away. After an extensive search, they found and purchased this land in 2020 pre-covid, and were looking forward to building a getaway on this iconic view property.

They completed all the plans and permits and were about to

press “go” when they learned that their grandkids’ family had decided to move away. With this curveball, they changed their plans with some regret, but not until completing all the plans for this dream home.

Included with purchase is 40 hours of architect’s time to adjust finishes at the buyer’s request.

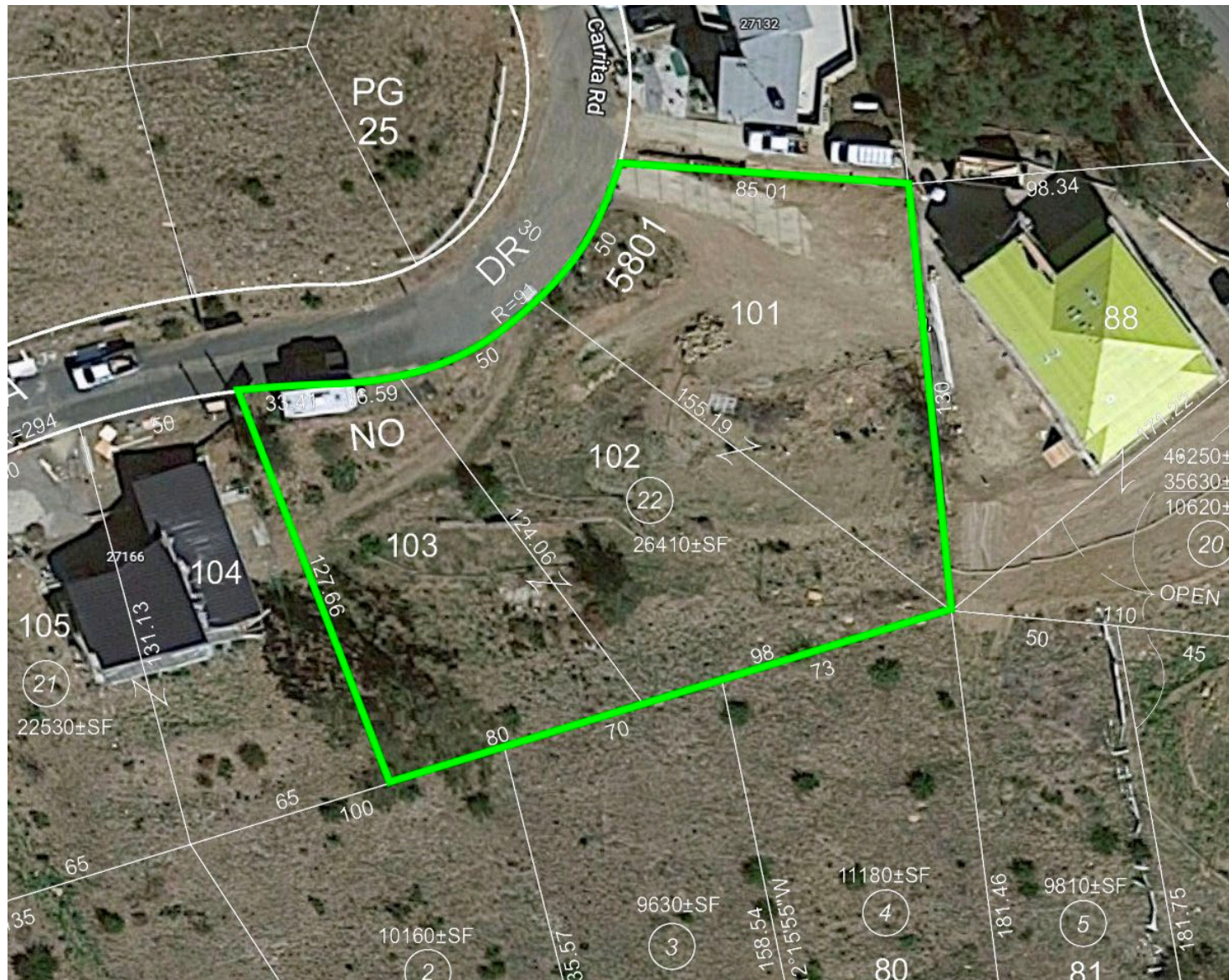


\* 3D render of proposed home

It's rare to find and own a site like this, a flat pad in Malibu for single story under 2000 sf home with soon-to-be approved plans.

Land with plans for a house this comfortable size plus dramatic architectural features does not come along often.



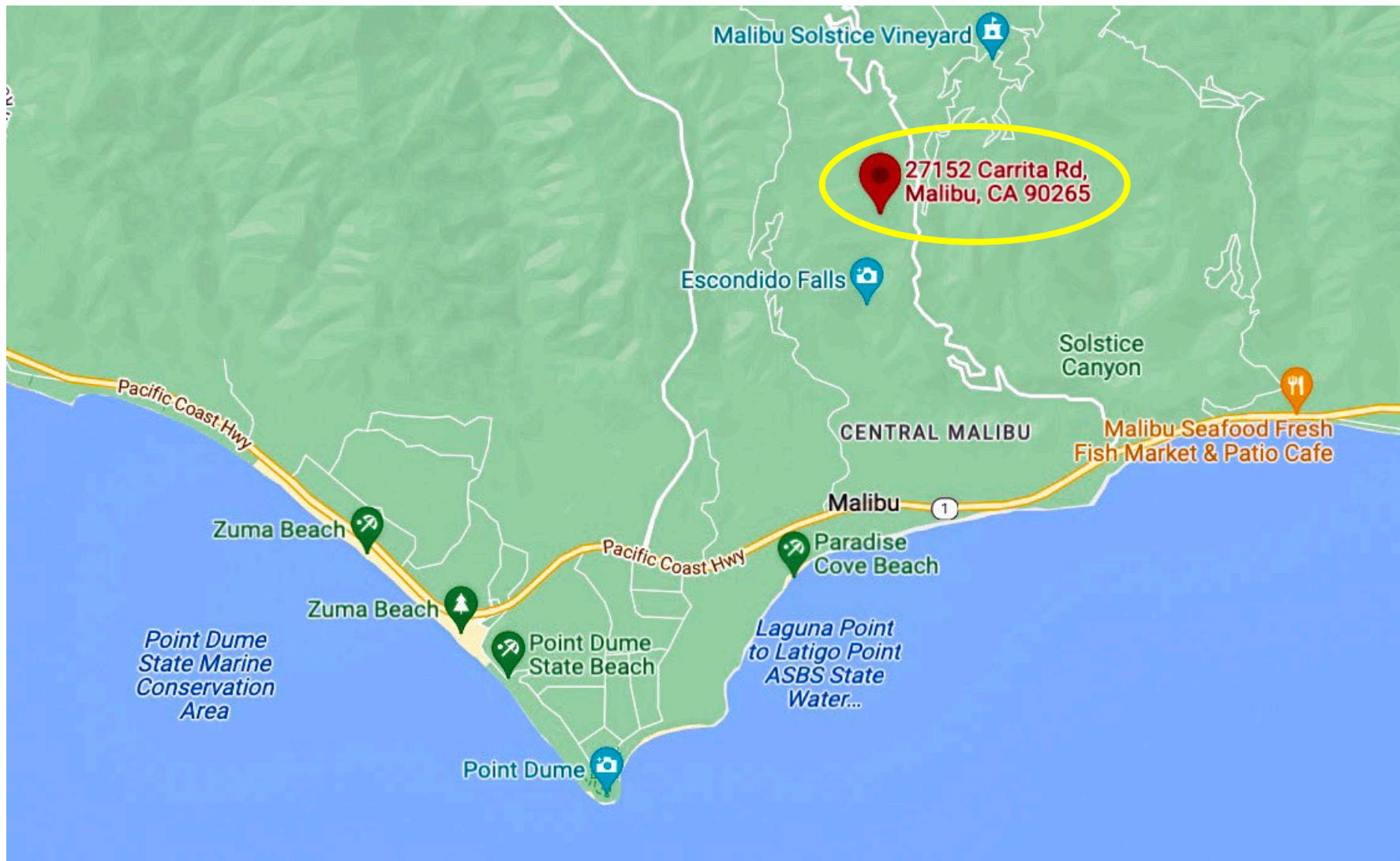


Full Reports and Plans are available to view and will be included in sale at close of escrow.

\* All boundary Lines & Placements Approximate



## Regional Location Map



27152 Carrita Road, Malibu, CA 90265



## DESTINATIONS / DISTANCES

Pacific Coast Hwy / 4 miles

Backbone Trail / 4.8 miles

Geoffrey's / 5 miles

Malibu Seafood Fish Market / 5.2 miles

Paradise Cove / 6.2 miles

Escondido Falls Canyon Trailhead / 6.3 miles

Kanan Dume Road / 6.9 miles

Pt Dume Village / 7.4 miles

Pt Dume / 7.9 miles

City of Malibu / 8 miles

Zuma Beach / 8.2 miles

Malibu Country Mart / 8.2 miles

Thorne Family Farmers Market / 8.4 miles

Malibu High School / 8.9 miles

Trancas Country Market / 9.7 miles



Mileage shown was obtained through Google Maps.  
Buyer to confirm actual mileage.



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