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## MCAR Tuesday Tour Report

www.mlslistings.com Tour Date Tuesday, April 21, 2026 Date as of 4/20/2026 3:00:47 PM

Carmel Tour hours 9:30AM to 12:00PM ♦ Pebble Beach Tour hours 11:00AM to 1:00PM

Home must be submitted in the MLS by 3:00pm the day before.

Note: Underlined Addresses Indicate a First Time Showing for that Property

A Chevron (») before and after («) an address indicates a price reduction of 5.0% or greater.

**Note:** MLS numbers that don't start with "ML" are listings from other MLS's under the data share

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### NORTHEAST, CARMEL

1	<b><u>ML82043259</u></b> (Area: 142)	LO: Christie's International Real Estate Sereno	<b><u>0 Guadalupe 2 NW 3rd</u></b>	BDRMS: 4 BTHRMS: 3 / 1
	CS: 3rd Ave	LA: Simona Martin (SGP-1)	SQFT: 2461	PRICE: \$3,650,000
	OD: 4/21/2026	AP: 408-568-3858	LOT: 7405	CLASS: SFR

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2	<b><u>ML82043444</u></b> (Area: 142)	LO: Sotheby's International Realty	<b><u>24785 Santa Rita ST</u></b>	BDRMS: 3 BTHRMS: 2 / 0
	CS: Pico Avenue	LA: Ryan Melcher (M5295-1)	SQFT: 1600	PRICE: \$3,095,000
	OD: 4/21/2026	AP: 831-521-5024	LOT: 4000	CLASS: SFR

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### CARMEL POINT, CARMEL

3	<b><u>ML82033224</u></b> (Area: 145)	LO: Carmel Realty Company	<b><u>26177 Scenic RD</u></b>	BDRMS: 3 BTHRMS: 2 / 0
	CS: Ocean View	LA: Shelly Lynch (CARRC-1)	SQFT: 2040	PRICE: \$13,500,000
	OD: 4/21/2026	AP: 831-277-8044	LOT: 6600	CLASS: SFR
	Remarks: Open from 10:00-12:00 per Seller.			

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4	<b><u>ML82043767</u></b> (Area: 145)	LO: Sotheby's International Realty	<b><u>26187 Camino Real</u></b>	BDRMS: 3 BTHRMS: 3 / 0
	CS: 15th Avenue	LA: Canning Properties (M5295-1)	SQFT: 2811	PRICE: \$5,950,000
	OD: 4/21/2026	AP: 831-238-5535	LOT: 7100	CLASS: SFR

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5	<b><u>ML82042298</u></b> (Area: 145)	LO: Coldwell Banker Realty	<b><u>3017 Lasuen DR</u></b>	BDRMS: 3 BTHRMS: 2 / 1
	CS: Rio Road	LA: Peter Boggs (M5021-1)	SQFT: 2009	PRICE: \$2,899,000
	OD: 4/21/2026	AP: 831-884-3919	LOT: 6850	CLASS: SFR

Remarks: Stop by to enjoy some ACME coffee and tour this beautiful home

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### HATTON FIELDS, CARMEL

6	<b><u>ML82043758</u></b> (Area: 147)	LO: Monterey Coast Realty	<b><u>25286 Hatton RD</u></b>	BDRMS: 5 BTHRMS: 5 / 0
	CS: Ocean Avenue	LA: Jeff Langham (MCR-1)	SQFT: 2780	PRICE: \$4,595,000
	OD: 4/21/2026	AP: 831-877-3345	LOT: 11583	CLASS: SFR

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7	<b><u>ML82043112</u></b> (Area: 147)	LO: Sotheby's International Realty	<b><u>26140 Mesa DR</u></b>	BDRMS: 3 BTHRMS: 2 / 1
	CS: Atherton	LA: Doug Steiny (M5295-1)	SQFT: 2142	PRICE: \$3,495,000
	OD: 4/21/2026	AP: 831-236-7363	LOT: 14108	CLASS: SFR

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### CARMEL HILLS, CARMEL

8	ML82039666 (Area: 148)	LO: Compass	» <b><u>25349 Flanders DR</u></b> «	BDRMS: 3 BTHRMS: 2 / 0
	CS: Whitman Circle	LA: Martha Hughes (COMPS-13)	SQFT: 1600	PRICE: \$1,890,000
	OD: 3/31/2026	AP: 831-345-2249	LOT: 14375	CLASS: SFR

Remarks: Gracious Single Level \* 3Br + Office \* Quiet, Peaceful \* Pretty Yard

**Original Price: \$1,999,000** ♦ **Revised On:** ♦ **Price Change: -\$109,000** ♦

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### HIGH MEADOWS, CARMEL

9	ML82034299 (Area: 149)	LO: eXp Realty of California Inc	» <b><u>3600 Via Mar Monte</u></b> «	BDRMS: 5 BTHRMS: 4 / 0
	CS: High Meadows Drive	LA: Stephen Poletti (EXPCA-1)	SQFT: 4631	PRICE: \$2,985,000
	OD: 2/10/2026	AP: 831-236-7161	LOT: 57499	CLASS: SFR

Remarks: \$510,000 Reduction \$644/ft Lowest \$/ft in Carmel 5bd 4ba 4631sf \$2,985,000

**Original Price: \$3,495,000** ♦ **Revised On:** ♦ **Price Change: -\$510,000** ♦

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10	<b><u>ML82043530</u></b> (Area: 149)	LO: Coldwell Banker Realty	<b><u>3640 Via Mar Monte</u></b>	BDRMS: 4 BTHRMS: 4 / 0
	CS: High Meadow Drive	LA: Sharon Pelino (M5022-1)	SQFT: 2821	PRICE: \$2,450,000
	OD: 4/21/2026	AP: 831-277-7700	LOT: 50965	CLASS: SFR

Remarks: GREAT HOUSE & VIEWS BUT A FIXER! Best Park on Street. RAIN CANCELS

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### CARMEL MEADOWS, CARMEL

11	<b><u>ML82043429</u></b> (Area: 151)	LO: Carmel Coast Estate, Inc.	<b><u>3035 Ribera RD</u></b>	BDRMS: 4 BTHRMS: 2 / 1
	CS: Highway 1	LA: Julie Kavanaugh (MJCAP-1)	SQFT: 2010	PRICE: \$2,449,000
	OD: 4/21/2026	AP: 831-601-9963	LOT: 7841	CLASS: SFR

Remarks: Carmel Meadows - Bring your clients

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## COUNTRY CLUB EAST, PEBBLE BEACH

12 ML82024491 (Area: 176) LO: Sotheby's International Realty » **1043 Mission RD** « BDRMS: 4 BTHRMS: 2 / 1  
CS: Sloat LA: David M. Crabbe (M5295- SQFT: 2503 1) PRICE: \$2,495,000  
OD: 10/14/2025 AP: 831-320-1109 LOT: 9800 CLASS: SFR  
Remarks: Price change! Must see!  
**Original Price: \$2,850,000** ♦ **Revised On:** ♦ **Price Change: -\$355,000** ♦

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## UPPER FOREST, SHEPHERD'S KNOLL OCEAN PINE, PEBBLE BEACH

13 **ML82043756** (Area: 179) LO: Compass **8 Shepherds** BDRMS: 2 BTHRMS: 2 / 0  
CS: 17 Mile Drive LA: BambacePetersonTeam SQFT: 1547 PRICE: \$985,000  
(COMPS-5)  
OD: 4/21/2026 AP: 831-200-3178 LOT: 1786 CLASS: Condo  
Remarks: Great corner unit with a lot of natural light. No stairs to get in. 2 garages.

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