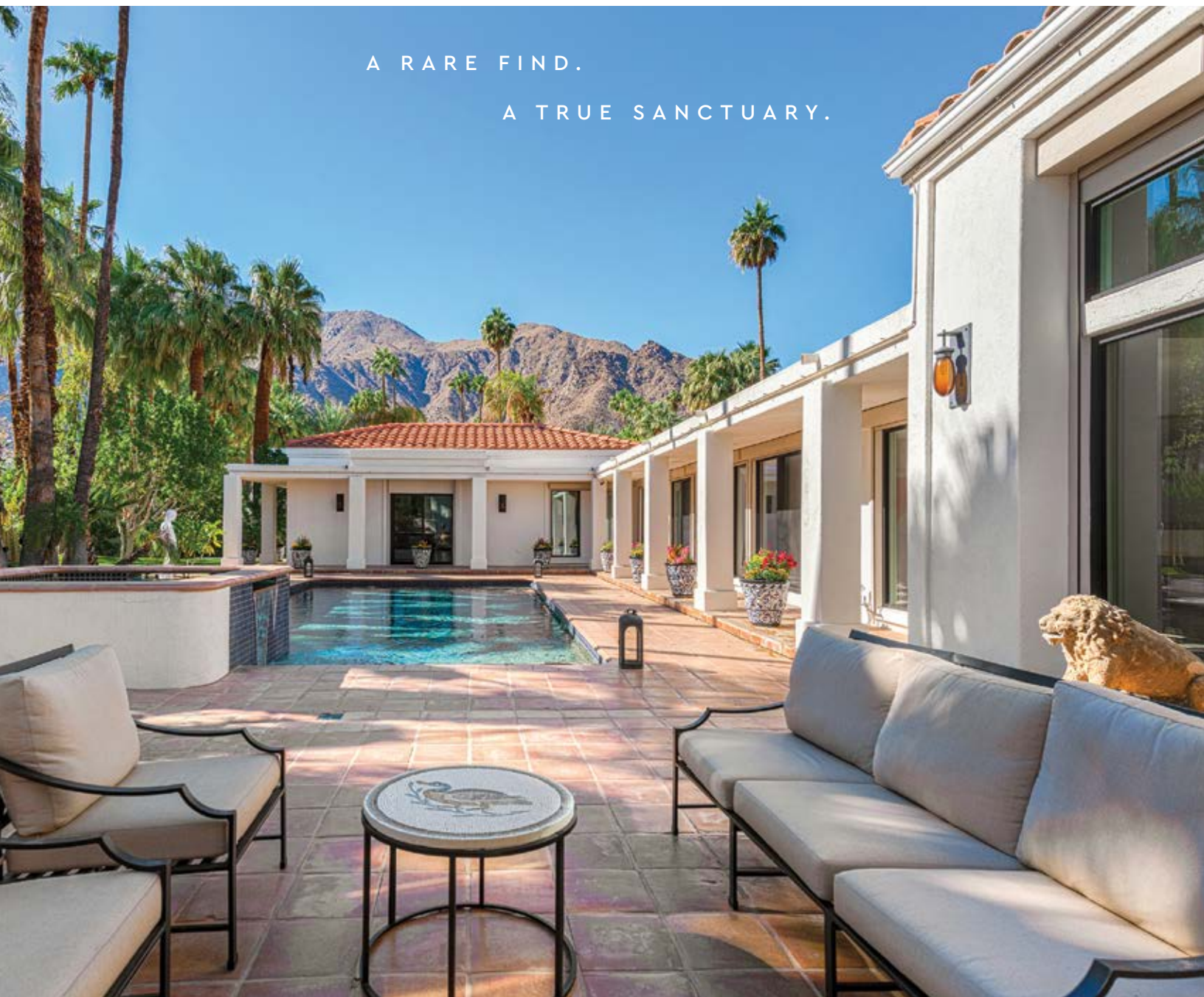


RUNNING WATER

A RARE FIND.

A TRUE SANCTUARY.



A perfect blend of privacy, serenity and contemporary design, Running Water is a meticulously remodeled **two-home estate formerly owned by the famed author, Sidney Sheldon**. Located in the charming Old Las Palmas neighborhood of Palm Springs, the 1.17 acre property now features a formal gatehouse, custom designed gates, fabulous desert gardens and flowering trees, two swimming pools (social and 75-foot lap), state-of-the-art amenities and spectacular views of the San Jacinto Mountains.

Originally built in 1948, the 7,783 square-foot residences have been remodeled in a contemporary Mediterranean style by the current owners. Covered patios facilitate an indoor/outdoor lifestyle.

1.17 Acres

5,797 sq. ft. / Main home

1,986 sq. ft. / Guest house + Studio suite

Two pools

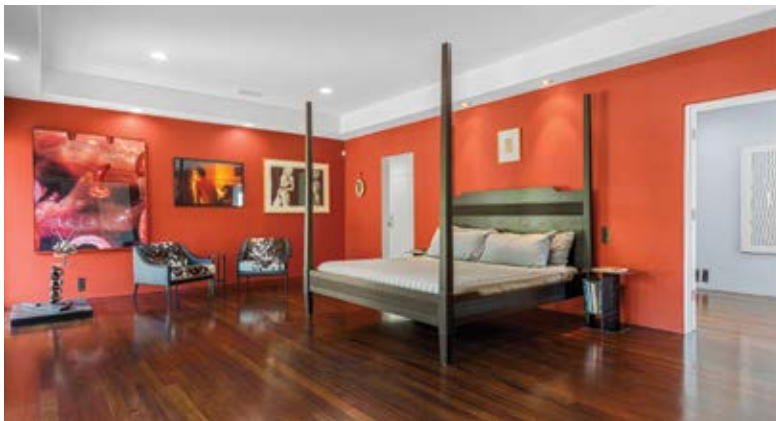
Garage space for four cars











MAIN HOUSE

The 5,797 square-foot main house was completely reconfigured to connect the social areas while maintaining the seclusion of the private quarters. The resulting split layout is private yet inviting, with well-proportioned rooms, ceilings of up to 11 feet, and four fireplaces. This home offers:

- **Spacious and warm living quarters** with sitting room, music room, and formal dining room.
- **Designer chef's kitchen** featuring Bulthaup cabinetry and Gaggenau appliances.
- **Screening room** perfect for watch parties or a quiet movie night at home.
- **Office** with built-in bookshelves and desk.
- **Four bedrooms** with ensuite bathrooms featuring contemporary Boffi cabinetry and designer fixtures.
- **Two additional powder rooms**, thoughtfully distributed through the building.
- **Large windows** that capture breathtaking mountain views and abundant natural light.
- **Three-car** garage.



GUEST HOUSE

Connected to the main home by stunning gardens is a one-bedroom 1,986 square-foot home with a separate address. This home was reconceived by the current owners to provide for guest accommodations. Maximizing mountain views, this home features dining and living rooms, and a primary bedroom with walk-in closet and ensuite bathroom. Gaggenau appliances, Bulthaup and Boffi cabinetry and clean lines provide a feel similar to the main home. The guesthouse additionally includes an apartment/studio with separate entrance. This space has a private bath and is ideal for a yoga room, studio space, gym, art studio, or separate living quarters. The guesthouse also includes a one-car garage.

A rare find, the Running Water private estate
exemplifies the quintessential charm and
beauty that people seek in Old Las Palmas.



Patrick V. Jordan

310.339.8092

patrick@patrickstewartproperties.com

DRE LIC: 01726623

C. Stewart Smith

760.898.1544

stewart@patrickstewartproperties.com

DRE LIC: 01317162

760.459.0057 | patrickstewartproperties.com