

## Why Support The View?

- \* Luxury Workforce Housing Opportunities (5% of units priced at 140% AMI)
- \* Retain/Attract Local Workforce (Local Hire Program)
- \* Increase Local Homebuying Power and Stability
- \* Increase Local Property Values
- \* Compliment Community Aesthetics
- \* Improve Community Health

## Building With You In Mind



The VIEW  
ON OVERHILL



## Building on a Legacy.

Resting atop the exclusive View Park-Windsor Hills area of Los Angeles County, *The View on Overhill* will offer residents premier access to unparalleled views, a rich cultural history, and an array of community amenities.

With location, style, quality, and value being the hallmarks of this urban enclave, *The View* will reflect the legacy of the Windsor Hills community by offering upscale Workforce Housing opportunities to young professionals, couples and local empty nesters.

Through its simple beauty, exquisite style and intelligent design, *The View* will offer the best in New Luxury Workforce Housing. The project has been designed with the finest level of architectural detail, and contains an elite range of amenities, and finish selections often found in many luxury condominium communities.



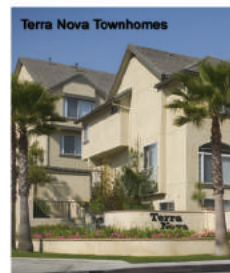
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## Urban Life Connected.

A community's walkability has become a luxury good that many of today's homebuyers are not often able to afford. However, *The View* is uniquely poised to meet the growing demand for walkable neighborhoods by being conveniently located near major thoroughfares, public parks, walking trails, and a number of bus lines.

*The View's* hillside location will also offer homebuyers sought-after ease to LAX, restaurants, shops, entertainment; and the limitless accessibility to everything View Park-Windsor Hills has to offer.



## Luxury Workforce Housing Redefined.

Workforce Housing is housing that is affordable to workers who live close to where they work. However, due to Los Angeles' drastic housing shortage, there are few opportunities for the middle to moderate-income homebuyer who is seeking a serene and luxurious lifestyle near where they work, play and/or travel.

Therefore, The Bedford Group has created *The View* to meet the pent-up demand for a Luxury Workforce Housing development within the exclusive View Park-Windsor Hills Community. Upon entering *The View's* loft-height lobby, residents will encounter a serene, sophisticated environment fused with unique sensibility and style.

The interiors of this five-story, 88-unit new home community will be finished with a warm, natural aesthetic; complimenting the area's architectural design, plush landscaping and breathtaking cityscape views. *The View* will consist of one-, two- and three-bedroom condominium residences, ranging in size from 1,288 SF to 2,400 SF, and will offer exclusive keycard access to the residents of the luxurious penthouse units.

From every level, the Los Angeles skyline will pour through the windows, showcasing *The View's* superior location. Outside, the project's resort-styled pool with Jacuzzi and sun deck will unite with a resident clubhouse and fitness center, forming the vibrant heartbeat of this unique residential experience.



## About The Bedford Group.

For over 30 years, The Bedford Group has specialized in changing urban landscapes. As one of Los Angeles' Leading Urban Infill Real Estate Development Firms, Bedford has developed a reputation as a builder of uncompromising quality, style and value.

Fueled by the vision that upscale, urban living can be sophisticated, as well as accessible, The Bedford Group has dedicated more than 15 years to providing quality, workforce homeownership opportunities throughout the neighboring Baldwin Hills community. As a result, the firm has grown to become one of the most successful housing developers in the View Park-Windsor Hills area.

Past new homes communities developed by The Bedford Group in Baldwin Hills include: the *Terra Nova Townhomes*, a fifty five (55), one-, two- and three-bedroom townhome development; and the *Bedford Parc* and *Bedford Promenade* condominium complexes, one hundred and seventy-two (172) one-, two- and three-bedroom residences, conveniently located within walking distance of the Crenshaw-Baldwin Hills Mall.

