MODERN RESIDENCES LLC

CUSTOM MADE FIRE PROOF READY DESIGNED MODERN HOUSES

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ABOUT US

Modern Residences LLC is a new-generation homebuilding company focused on fast, durable, and stylish modern homes designed specifically for Los Angeles County.

Our **Innovative Construction System** combines prefabricated concrete panels with minimalist design to deliver high-quality homes efficiently.

While our work supports recovery in wildfire-affected areas, our main goal is to redefine homebuilding with smarter, stronger, and more **Technological Solutions**.

Modern architecture, Ready for you.

WHY OUR HOUSES STAND OUT

Our Houses redefine modern living with innovative construction and premium materials, making them ideal for both primary residences and investment properties.

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Uncompromised Modern Design

Sleek layouts that maximize space and style

Fast Building Implementation

Faster construction times mean quicker occupancy and returns

Fire-Proof Structure (Up to 3 Hours)

Increased safety for owners and tenants

Cost-Efficient Construction

Smart material use optimizes budgets without sacrificing quality

Wind Resistance (Up to 200 mph)

Built to withstand extreme conditions

Minimal Construction Waste

Environmentally friendly with reduced site disruption

Bunker-Like Durability

Long-lasting, robust structural integrity

Seismic-Resistant Structure

Engineered for earthquake-prone areas like Los Angeles

Superior Quality Control

Manufactured under rigorous industry standards for reliability

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AVAILABLE PRE-APPROVED MODELS

Discover our **L.A. County Pre-Approved Residencial Models**—exclusively designed for a fast, durable, and fire resistant rebuilding process across Los Angeles County.

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01. PACIFIC GENESIS
L.A. County RPPL2025002066 | 3,952 sqft
APPROVED



02. PALISADES INCEPTION
L.A. County RPPL2025002067 | 2,966 sqft
APPROVED



03. PALISADES REVIVE
L.A. County RPPL2025002067 | 2,966 sqft
APPROVED



04. HORIZON HAVEN
L.A. County RPPL2025002191 | 2,781 sqft
APPROVED



05. NOVA EVOLUTION
L.A. County RPPL2025002192 | 2,347 sqft
APPROVED



06. PACIFIC ASCEND
L.A. County RPPL2025002193 | 2,082 sqft
APPROVED



07. ALTA CARLA
L.A. County RPPL2025002194 | 1,909 sqft
APPROVED



08. FASTCAST RISE
L.A. County RPPL2025002367 | 1,666 sqft
APPROVED



09. PHOENIX SKY
L.A. County RPPL2025002431 | 3,986 sqft
APPROVED



10. ADU ELLE
L.A. County RPPL2025002202 | 752 sqft
APPROVED



11. ADU MAX
L.A. County RPPL2025002207 | 767 sqft
APPROVED



12. ADU MAGNA
L.A. County RPPL2025002208 | 1,200 sqft
APPROVED

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01. PACIFIC GENESIS | L.A. COUNTY RPPL2025002066

Designed to embody contemporary elegance and functional luxury, this residence seamlessly integrates architectural beauty with practical living spaces.

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MODEL OVERVIEW

A luxurious two-story residence spanning **3,952 sqft**, designed for refined waterfront living. This minimalist masterpiece offers seamless indoor-outdoor integration, featuring expansive terraces, a private garden, and a swimming pool. With high-end finishes and intelligent design, it provides both comfort and sophistication in every detail.

KEY FEATURES

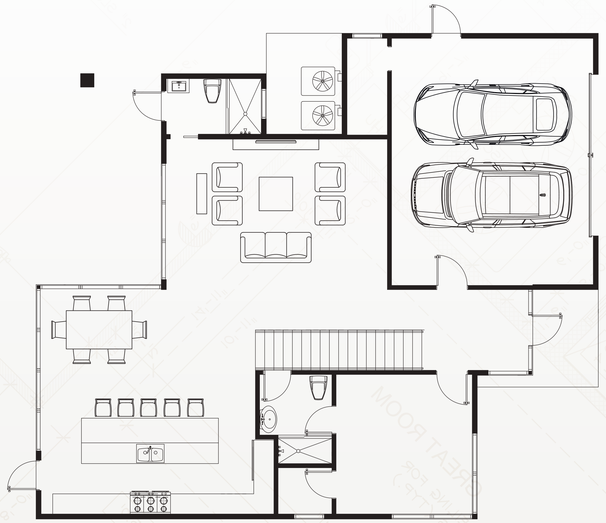
- 3 Bedrooms
- 2 Dressing Rooms (Master Room)
- Full Bathrooms: 4 Indoor, 1 Outdoor
- Living Room & Open kitchen
- Laundry Zone
- Convertible Professional Office
- Parking: Garage for 2 Spaces
- Built-in Barbecue Option
- Private Pool Option
- ADU Expansion Option



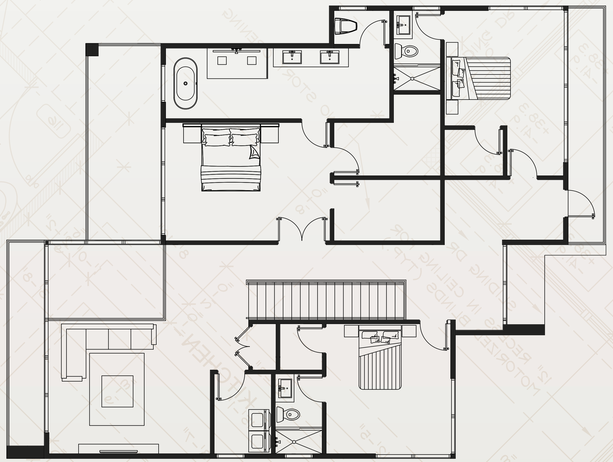
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FIRST FLOOR



SECOND FLOOR



01. PACIFIC GENESIS | L.A. COUNTY RPPL2025002066

Built using our prefabricated structural system, Pacific Genesis offers durability, speed, and refined aesthetics—all in one cohesive package.

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02. PALISADES INCEPTION | L.A. COUNTY RPPL2025002067

This home is built with precision craftsmanship and premium materials, ensuring lasting durability and a superior living experience.

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MODEL OVERVIEW

A sophisticated **2,966 sqft** two-story residence, Palisades Inception redefines modern luxury with expansive spaces, floor-to-ceiling windows, and a seamless indoor-outdoor connection. Designed to adapt to diverse lifestyles, this home offers a perfect balance of privacy, openness, and customization. Whether you seek a serene retreat or a dynamic living environment, Palisades Inception provides the flexibility to meet your needs, with thoughtfully designed interiors and premium finishes.

KEY FEATURES

- 3 Bedrooms
- 1 Dressing Rooms (Master Room)
- 4 Full Bathrooms
- Living Room & Open kitchen
- Convertible Professional Office
- Garden & Pool Retreat Option
- Parking: Garage for 2 Spaces
- Private Pool Option
- ADU Expansion Option

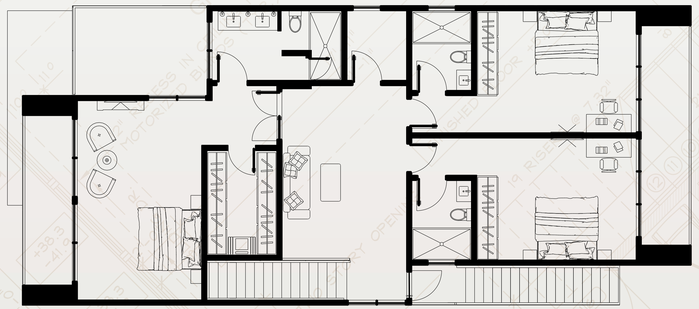
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FIRST FLOOR



SECOND FLOOR

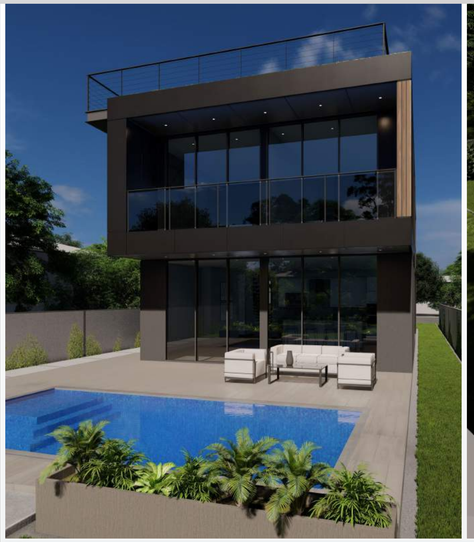


02. PALISADES INCEPTION | L.A. COUNTY RPPL2025002067

Every element, from structural integrity to interior finishes, has been thoughtfully selected to provide elegance, efficiency, and functionality.

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03. PALISADES REVIVE | L.A. COUNTY RPPL2025002067

Designed to embody contemporary elegance and functional luxury, this residence seamlessly integrates architectural beauty with practical living spaces.

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MODEL OVERVIEW

A sophisticated **2,966 sqft** two-story residence, Palisades Revive redefines modern luxury with expansive spaces, floor-to-ceiling windows, and a seamless indoor-outdoor connection. Whether you seekaserene retreator adynamic living environment, Palisades Revive provides the flexibility to meet your needs, with thoughtfully designed interiors and premium finishes that enhance both comfort and functionality.

KEY FEATURES

- 3 Bedrooms
- 1 Dressing Rooms (Master Room)
- 4 Full Bathrooms
- Living Room & Open kitchen
- Convertible Professional Office
- Garden & Pool Retreat Option
- Parking: Garage for 2 Spaces
- Private Pool Option
- ADU Expansion Option



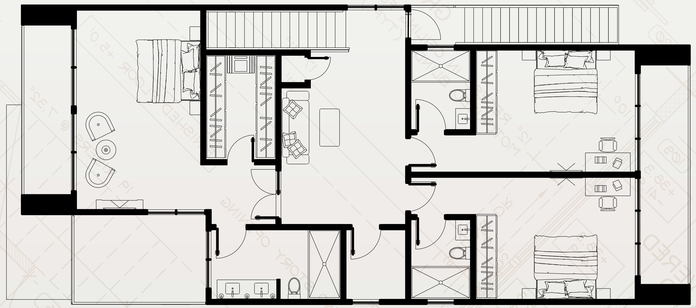
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FIRST FLOOR



SECOND FLOOR



03. PALISADES REVIVE | L.A. COUNTY RPPL2025002067

The open-concept living area creates a seamless transition from the great room to the gourmet kitchen, setting the stage for both everyday living and entertaining.

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04. HORIZON HAVEN

L.A. COUNTY RPPL2025002191

Modern Residences LLC blends timeless architecture with modern innovation, crafting elegant, high-end homes using advanced precast concrete technology.

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MODEL OVERVIEW

A stunning **2,781 sqft** modern residence featuring a sleek architectural design with expansive glass walls, an open floor plan, and premium finishes. This one-story home seamlessly blends elegance and functionality, offering a refined yet comfortable living experience.

KEY FEATURES

- 3 Bedrooms
- 1 Dressing Rooms (Master Room)
- 3 Full Bathrooms
- Living Room & Open kitchen
- Convertible Professional Office
- Laundry Zone
- Parking: Garage for 2 Spaces
- Private Pool Option
- ADU Expansion Option

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FIRST FLOOR



04. HORIZON HAVEN | L.A. COUNTY RPPL2025002191

Built using a state-of-the-art prefabricated concrete system, this home ensures both structural integrity and rapid construction.

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05. NOVA EVOLUTION | L.A. COUNTY RPPL2025002192

This home is built with precision craftsmanship and premium materials, ensuring lasting durability and a superior living experience.

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MODEL OVERVIEW

A breathtaking **2,347 sqft** contemporary home showcasing a stylish architectural style with wide glass walls, a spacious layout, and luxurious details. This single-level house effortlessly combines sophistication and practicality, providing a polished yet cozy living ambiance.

KEY FEATURES

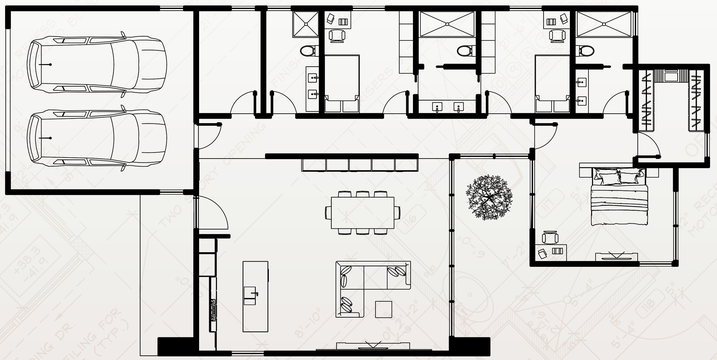
- 3 Bedrooms
- 1 Dressing Rooms (Master Room)
- 3 Full Bathrooms
- Living Room & Open kitchen
- Laundry Zone
- Parking: Garage for 2 Spaces
- Private Pool Option
- ADU Expansion Option



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FIRST FLOOR



05. NOVA EVOLUTION | L.A. COUNTY RPPL2025002192

Constructed with cutting-edge pre-made concrete technology, this house guarantees solid strength and quick building. Spacious tall ceilings, expansive windows, and smooth indoor-outdoor connection.

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06. PACIFIC ASCEND | L.A. COUNTY RPPL2025002193

Modern Residences LLC blends timeless architecture with modern innovation, crafting elegant, high-end homes using advanced precast concrete technology.

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MODEL OVERVIEW

A sophisticated **2,082 sqft** modern residence showcasing sleek architecture, floor-to-ceiling glass, and a thoughtfully designed open layout. With high-end finishes and seamless indoor-outdoor integration, this one-story residence offers both refined aesthetics and effortless comfort.

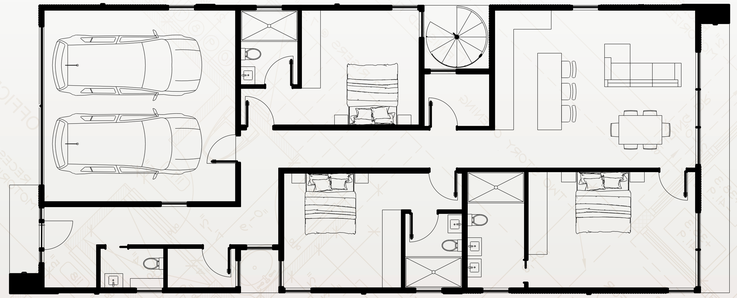
KEY FEATURES

- 3 Bedrooms
- 3 Full Bathrooms
- Living Room & Open kitchen
- Laundry Zone
- Parking: Garage for 2 Spaces
- Private Pool Option
- Garden & Pool Retreat Option
- ADU Expansion Option

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FIRST FLOOR



06. PACIFIC ASCEND | L.A. COUNTY RPPL2025002193

Built using a state-of-the-art prefabricated concrete system, this home ensures both structural integrity and rapid construction.

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07. ALTA CARLA | L.A. COUNTY RPPL2025002194

This home is built with precision craftsmanship and premium materials, ensuring lasting durability and a superior living experience.

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MODEL OVERVIEW

Alta Carla, a refined **1,911 sqft** two-story residence that offers a fresh take on contemporary living. Designed to blend open spaces with cozy private corners, this home emphasizes natural light, clean architectural lines, and a fluid indoor-outdoor lifestyle. Whether you're looking for a peaceful home base or a vibrant social space, Alta Carla delivers with adaptable layouts and quality finishes that bring out the best in everyday life.

KEY FEATURES

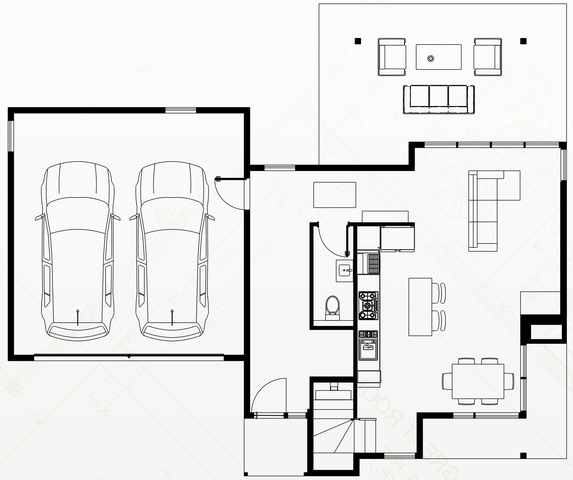
- 3 Bedrooms
- 1 Dressing Rooms (Master Room)
- 3 Full Bathrooms
- Living Room & Open kitchen
- Garden & Pool Retreat Option
- Parking: Garage for 2 Spaces
- ADU Expansion Option



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FIRST FLOOR



SECOND FLOOR



07. ALTA CARLA | L.A. COUNTY RPPL2025002194

Inside, Alta Carla balances elegance with everyday comfort. The gourmet kitchen connects effortlessly to the great room, ideal for entertaining or enjoying quiet evenings.

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08. FASTCAST RISE | L.A. COUNTY RPPL2025002367

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MODEL OVERVIEW

A sophisticated **1,248 sqft** modern residence showcasing sleek architecture, floor-to-ceiling glass, and a thoughtfully designed open layout. With high-end finishes and seamless indoor-outdoor integration, this one-story residence offers both refined aesthetics and effortless comfort.

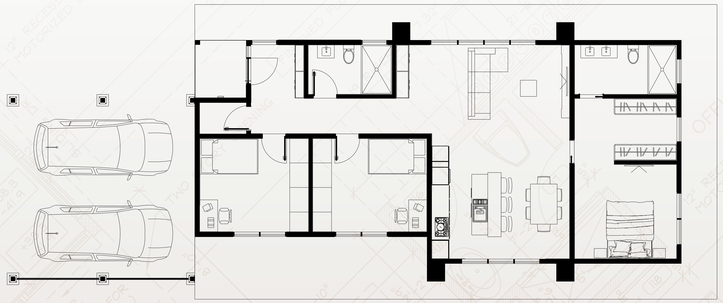
KEY FEATURES

- 3 Bedrooms
- 2 Full Bathrooms
- Living Room & Open kitchen
- Convertible Professional Office
- Garden & Pool Retreat Option
- Parking: Carport for 2 Spaces
- ADU Expansion Option

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FIRST FLOOR



08. FASTCAST RISE

L.A. COUNTY RPPL2025002367

Built using a state-of-the-art prefabricated concrete system, this home ensures both structural integrity and rapid construction.

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09. PHOENIX SKY | L.A. COUNTY RPPL2025002431

Designed to embody contemporary elegance and functional luxury, this residence seamlessly integrates architectural beauty with practical living spaces.

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MODEL OVERVIEW

A grand two-story home measuring **3,986 sqft**, created for elegant living. This simple yet exceptional creation provides a smooth blend of indoor and outdoor spaces, including large terraces, a secluded garden, and a pool. Crafted with exquisite touches and thoughtful planning, it epitomizes luxury and style in every aspect.

KEY FEATURES

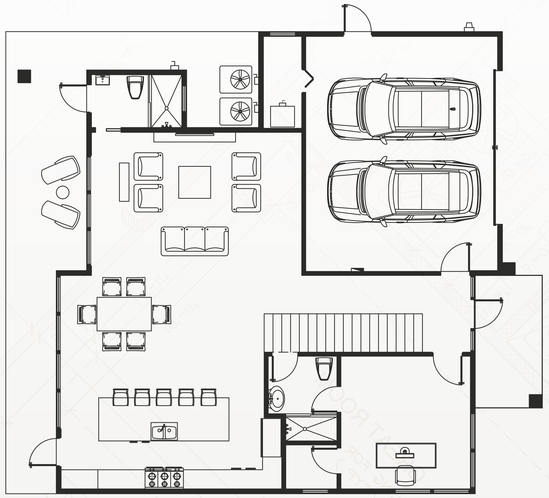
- 3 Bedrooms
- 2 Dressing Rooms (Master Room)
- Full Bathrooms: 4 Indoor, 1 Outdoor
- Living Room & Open kitchen
- Laundry Zone
- Convertible Professional Office
- Parking: Garage for 2 Spaces
- Built-in Barbecue Option
- Private Pool Option
- ADU Expansion Option



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FIRST FLOOR



SECOND FLOOR

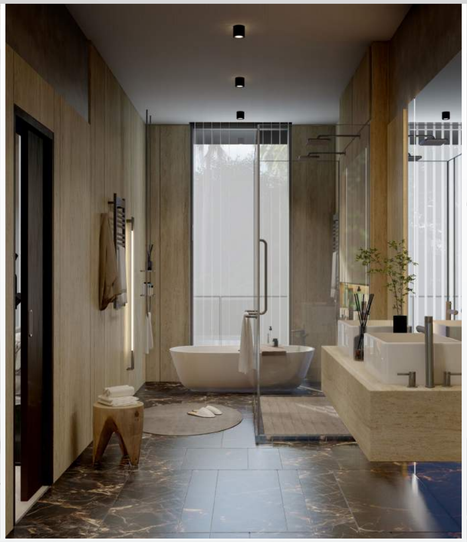


09. PHOENIX SKY | L.A. COUNTY RPPL2025002431

Large windows from floor to ceiling surround the outside, letting in lots of sunlight inside, and the open layout makes the space feel even more roomy.

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10. ADU ELLE | L.A. COUNTY RPPL2025002202

Unlock your property's potential. Our precast ADUs offer cost-effective living space, increased rental income, and enhanced property value.

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MODEL OVERVIEW

A sophisticated **752 sqft** ADU showcasing sleek architecture, floor-to-ceiling glass, and a thoughtfully designed open layout. With high-end finishes and seamless indoor-outdoor integration, this two-story ADU Elle offers both refined aesthetics and effortless comfort.

KEY FEATURES

- 2 Bedrooms
- Living Room & Open kitchen
- 1 Full Bathroom
- 2 Outdoor terraces Option

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FIRST FLOOR



SECOND FLOOR

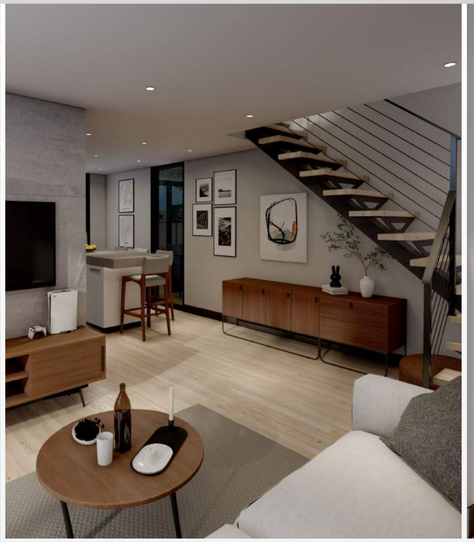


10. ADU ELLE | L.A. COUNTY RPPL2025002202

High ceilings, floor-to-ceiling windows, and seamless indoor-outdoor flow create a bright and airy atmosphere.

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11. ADU MAX | L.A. COUNTY RPPL2025002207

Maximize your property's potential. Our precast ADUs are a smart, cost-effective way to add living space, rental income, and value.

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MODEL OVERVIEW

A sophisticated **767 sqft** ADU showcasing sleek architecture, floor-to-ceiling glass, and a thoughtfully designed open layout. With high-end finishes and seamless indoor-outdoor integration, this one-story ADU Max offers both refined aesthetics and effortless comfort.

KEY FEATURES

- 2 Bedrooms
- 1 Full Bathroom
- Living Room & Open kitchen
- 1/2 Bathroom
- Access to Outdoor Rooftop Entertainment Optionn



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FIRST FLOOR



11. ADU MAX | L.A. COUNTY RPPL2025002207

Built using a state-of-the-art prefabricated concrete system, this home ensures both structural integrity and rapid construction.

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12. ADU MAGNA | L.A. COUNTY RPPL2025002208

Boost your property's value and income. Our precast ADUs provide cost-effective and efficient living solutions.

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MODEL OVERVIEW

A sophisticated **1,200 sqft** ADU showcasing sleek architecture, floor-to-ceiling glass, and a thoughtfully designed open layout. With high-end finishes and seamless indoor-outdoor integration, this one-story ADU Magna offers both refined aesthetics and effortless comfort.

KEY FEATURES

- 3 Bedrooms
- 1 Dressing Rooms (Master Room)
- 2 Full Bathrooms
- Living Room & Open kitchen
- Garden Retreat Option

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FIRST FLOOR



12. ADU MAGNA | L.A. COUNTY RPPL2025002208

Built using a state-of-the-art prefabricated concrete system, this home ensures both structural integrity and rapid construction.

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