

The Nett Group Real Estate Advisors

SELLER REPORT



5343 Driftwood | Imperial

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Cross Property On Market Counters

MLS #	Type	Stat	Stat Date	Address	City	Area	DOM	Price	Client Portals	Client Views	Client Favorites	Client Possibilities	Auto Emails	Prev 14 Day Views	Agent Published	Agent Rejected	Agent Views
18049053	RESI	ACT	06/25/18	5343 Driftwood	Imperial	391	77	\$300,000	143	167	3	2	144	8	4	7	436

All information herein has not been verified, is not guaranteed and is for the exclusive use of authorized users only.

Cross Property Condensed

5343 Driftwood, Imperial 63052-4309



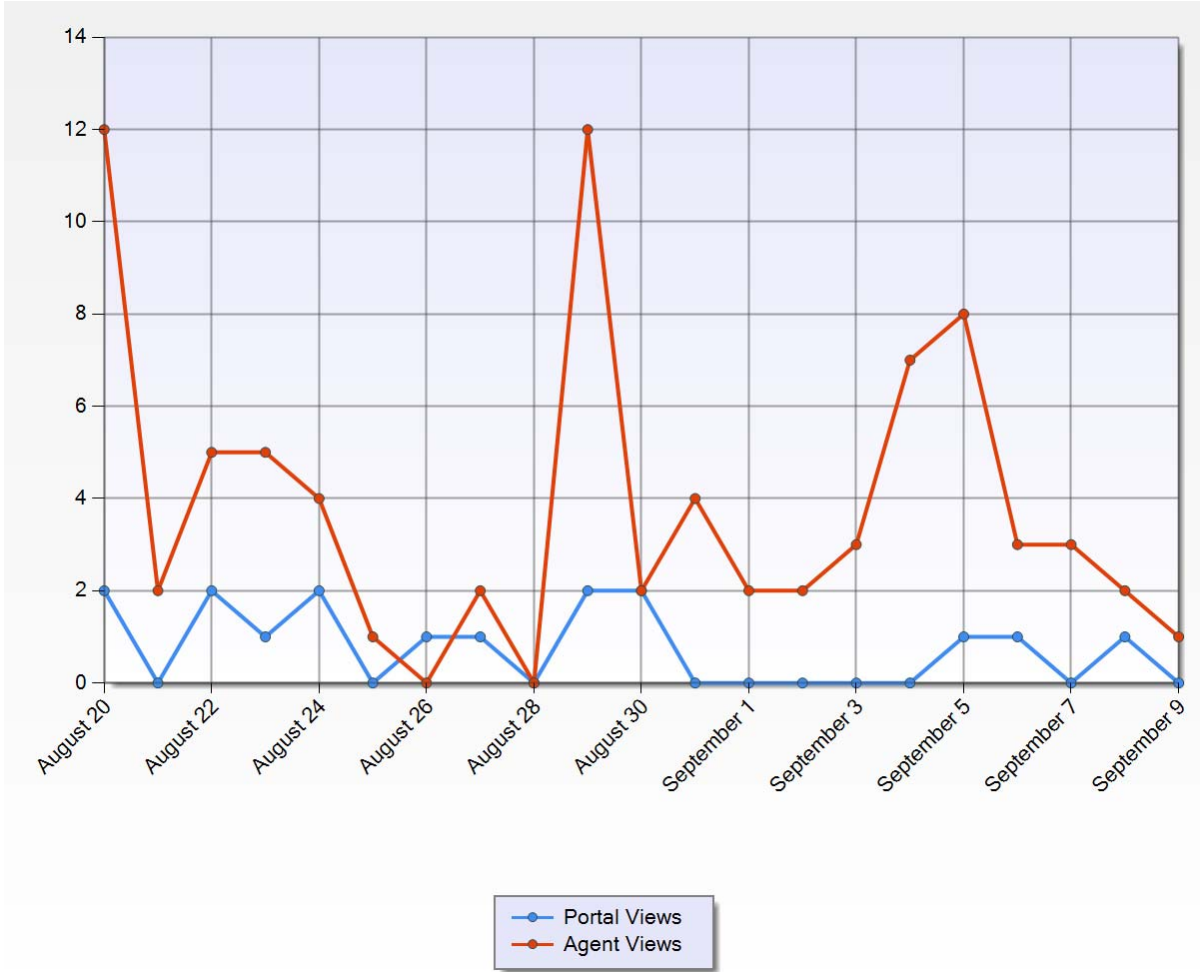
MLS #:	18049053	Status:	A	Stat Dt:	06/25/18	List Pr:	\$300,000
Area:	391	Bd:	4	Sq Ft:	3,604	Sell Pr:	
Muni/Twp:	Unincorporated	Pr/SqFt:	\$83.24	CDOM:	77		
GA/CR:	3/0	Bth:	4 (3 1)	Age:	13		
Style/Desc:	2 Story/Other			Acre:	.190		
SubD:	Seckman Lake Estates 05						
Schl District:	Fox C-6						

Search Criteria

Status is one of 'Active', 'Contingent w/Kickout', 'Contingent No Kickout', 'Contingent Short Sale', 'Option', 'Coming Soon'
Listing Agent ID is 'MBNETTEM'
Listing Co-Agent MLS ID is 'MBNETTEM'
Selected 1 of 18 results.

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 Historical Views for 5343 Driftwood



Residential Single Line

Distance	MLS #	St	Status Date	P Type	Address	Muni/Twp	City	Area	CDOM	Price Bd	Bth	SqFt	Abv	Lsz	Age	Off ID
2.8 mi	18066224	A	09/07/2018	RESI	1031 Caleb Dr	Arnold	Arnold	390	3	\$275,000	5	3 (2 1)	3,000	0.190 0	19	CBPR01
2.4 mi	18072881	A	09/07/2018	RESI	2785 Kings Crossing Dr	Unincorporated	Barnhart	390	3	\$289,900	3	3 (3 0)	1,716	0.290 0	15	BHAL12
0.7 mi	18072774	A	09/07/2018	RESI	8 Sidesaddle Ct	Unincorporated	Imperial	396	3	\$325,000	3	2 (2 0)	1,854	0.280 0	23	BHAL12
2.5 mi	18054554	A	07/07/2018	RESI	2112 Santiago Dr	Arnold	Arnold	391	62	\$284,900	4	3 (3 0)	2,070	0.240 0	14	KWRC01
1.4 mi	18061325	A	08/01/2018	RESI	1844 Hermitage Dr	Unincorporated	Imperial	396	19	\$350,000	4	4 (3 1)	2,772	3.000 0	36	CBG 05
2.2 mi	18059855	A	07/23/2018	RESI	4104 Amberleigh Pkwy	Unincorporated	Imperial	371	49	\$289,900	3	2 (2 0)	1,596	0.160 0	2	CBG 07
2.4 mi	18063567	A	08/07/2018	RESI	5368 Amber Meadows Dr	Unincorporated	Imperial	390	34	\$304,000	4	4 (3 1)	2,236	0.180 0	4	CBPR02
2.2 mi	18064239	A	08/09/2018	RESI	355 Amber Bluff Lane	Unincorporated	Imperial	390	32	\$329,000	4	3 (3 0)	1,632	0.190 0	4	LABR01
2.5 mi	18062713	A	08/02/2018	RESI	461 Amber Lakes Ct	Unincorporated	Imperial	390	68	\$339,900	4	3 (2 1)	2,688	0.180 0	2	HEMR01

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Residential Condensed

1031 Caleb Dr, Arnold 63010-2570



MLS #: 18066224 **Status:** A
Area: 390 **Bd:** 5
Muni/Twp: Arnold
GA/CR: 2/0 **Bth:** 3 (2 1)
Style/Desc: 2 Story/Other
SubD: Carlton Manor
Recent: 09/07/2018 : New

Stat Dt: 09/07/18 **List Pr:** \$275,000
Sqft Above: 3,000 **Sell Pr:**
Pr/SqFt: \$91.67 **CDOM:** 3
Age: 19 **Schl Dst:** Fox C-6
Acres: .190

2785 Kings Crossing Dr, Barnhart 63012-1162



MLS #: 18072881 **Status:** A
Area: 390 **Bd:** 3
Muni/Twp: Unincorporated
GA/CR: 3/0 **Bth:** 3 (3 0)
Style/Desc: 1 Story/Atrium
SubD: Williamsburg 02
Recent: 09/07/2018 : New

Stat Dt: 09/07/18 **List Pr:** \$289,900
Sqft Above: 1,716 **Sell Pr:**
Pr/SqFt: \$168.94 **CDOM:** 3
Age: 15 **Schl Dst:** Fox C-6
Acres: .290

8 Sidesaddle Ct, Imperial 63052-4002



MLS #: 18072774 **Status:** A
Area: 396 **Bd:** 3
Muni/Twp: Unincorporated
GA/CR: 2/0 **Bth:** 2 (2 0)
Style/Desc: 1 Story/Ranch
SubD: Saddlebrook Ph 01
Recent: 09/07/2018 : New

Stat Dt: 09/07/18 **List Pr:** \$325,000
Sqft Above: 1,854 **Sell Pr:**
Pr/SqFt: \$175.30 **CDOM:** 3
Age: 23 **Schl Dst:** Windsor C-1
Acres: .280

2112 Santiago Dr, Arnold 63010-6214



MLS #: 18054554 **Status:** A
Area: 391 **Bd:** 4
Muni/Twp: Arnold
GA/CR: 2/0 **Bth:** 3 (3 0)
Style/Desc: 1 Story/Ranch
SubD: Theodore Ridge
Recent: 09/06/2018 : BoM : T->A

Stat Dt: 07/07/18 **List Pr:** \$284,900
Sqft Above: 2,070 **Sell Pr:**
Pr/SqFt: \$137.63 **CDOM:** 62
Age: 14 **Schl Dst:** Fox C-6
Acres: .240

1844 Hermitage Dr, Imperial 63052-2115



MLS #: 18061325 **Status:** A
Area: 396 **Bd:** 4
Muni/Twp: Unincorporated
GA/CR: 2/0 **Bth:** 4 (3 1)
Style/Desc: Multi-Level/Tri-Level
SubD: Hermitage 01
Recent: 09/08/2018 : BoM : CN->A

Stat Dt: 08/01/18 **List Pr:** \$350,000
Sqft Above: 2,772 **Sell Pr:**
Pr/SqFt: \$126.26 **CDOM:** 19
Age: 36 **Schl Dst:** Windsor C-1
Acres: 3.000

4104 Amberleigh Pkwy, Imperial 63052-3136



MLS #: 18059855 **Status:** A
Area: 371 **Bd:** 3
Muni/Twp: Unincorporated
GA/CR: 3/0 **Bth:** 2 (2 0)
Style/Desc: 1 Story/Ranch
SubD: Amberleigh Woods 4
Recent: 09/05/2018 : Price Change : \$294,000->\$289,900

Stat Dt: 07/23/18 **List Pr:** \$289,900
Sqft Above: 1,596 **Sell Pr:**
Pr/SqFt: \$181.64 **CDOM:** 49
Age: 2 **Schl Dst:** Fox C-6
Acres: .160

5368 Amber Meadows Dr, Imperial 63052-313

MLS #: 18063567 Status: **A** Stat Dt: 08/07/18 List Pr: \$304,000
Area: 390 Bd: 4 Sqft Above: 2,236 Sell Pr:
Muni/Twp: Unincorporated Pr/SqFt: \$135.96 CDOM: 34
GA/CR: 2/0 Bth: 4 (3 1) Age: 4 Schl Dst: Fox C-6
Style/Desc 2 Story/Other \$500 Acres: .180
SubD: Amberleigh Woods 1
Recent: 09/04/2018 : Price Change : \$309,900->\$304,000

355 Amber Bluff Lane, Imperial 63052-3139

MLS #: 18064239 Status: **A** Stat Dt: 08/09/18 List Pr: \$329,000
Area: 390 Bd: 4 Sqft Above: 1,632 Sell Pr:
Muni/Twp: Unincorporated Pr/SqFt: \$201.59 CDOM: 32
GA/CR: 3/0 Bth: 3 (3 0) Age: 4 Schl Dst: Fox C-6
Style/Desc 1 Story/Ranch \$500 Acres: .190
SubD: Amberleigh Woods 2
Recent: 09/04/2018 : Price Change : \$339,000->\$329,000

461 Amber Lakes Ct, Imperial 63052

MLS #: 18062713 Status: **A** Stat Dt: 08/02/18 List Pr: \$339,900
Area: 390 Bd: 4 Sqft Above: 2,688 Sell Pr:
Muni/Twp: Unincorporated Pr/SqFt: \$126.45 CDOM: 68
GA/CR: 2/0 Bth: 3 (2 1) Age: 2 Schl Dst: Fox C-6
Style/Desc 2 Story/Other Acres: .180
SubD: Amberleigh Woods

Search Criteria

CTH Change_Type is one of 'New Listing', 'Back On Market', 'Price Change', 'Coming Soon', 'Pending', 'Sold'
Property Type is 'Residential'
Latitude, Longitude is within 3.00 mi of 18049053
State Or Province is 'Missouri'
Price is 275000 to 350000
CTH Last Modified Date Time is 9/3/2018+
Selected 9 of 9 results.

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Listing Activity Report

5343 Driftwood, Imperial, MO 63052

The Nett Group Real Estate Advisors

Keller Williams Realty Chesterfield

(314) 761-4057

michael@thenettgroup.com

Snapshot for Jun 22, 2018 - Sep 07, 2018



Listing ID: 18049053

Address: 5343 Driftwood, Imperial, MO 63052

Price: \$300,000

Status: ACTIVE

Total number of appointments: 16

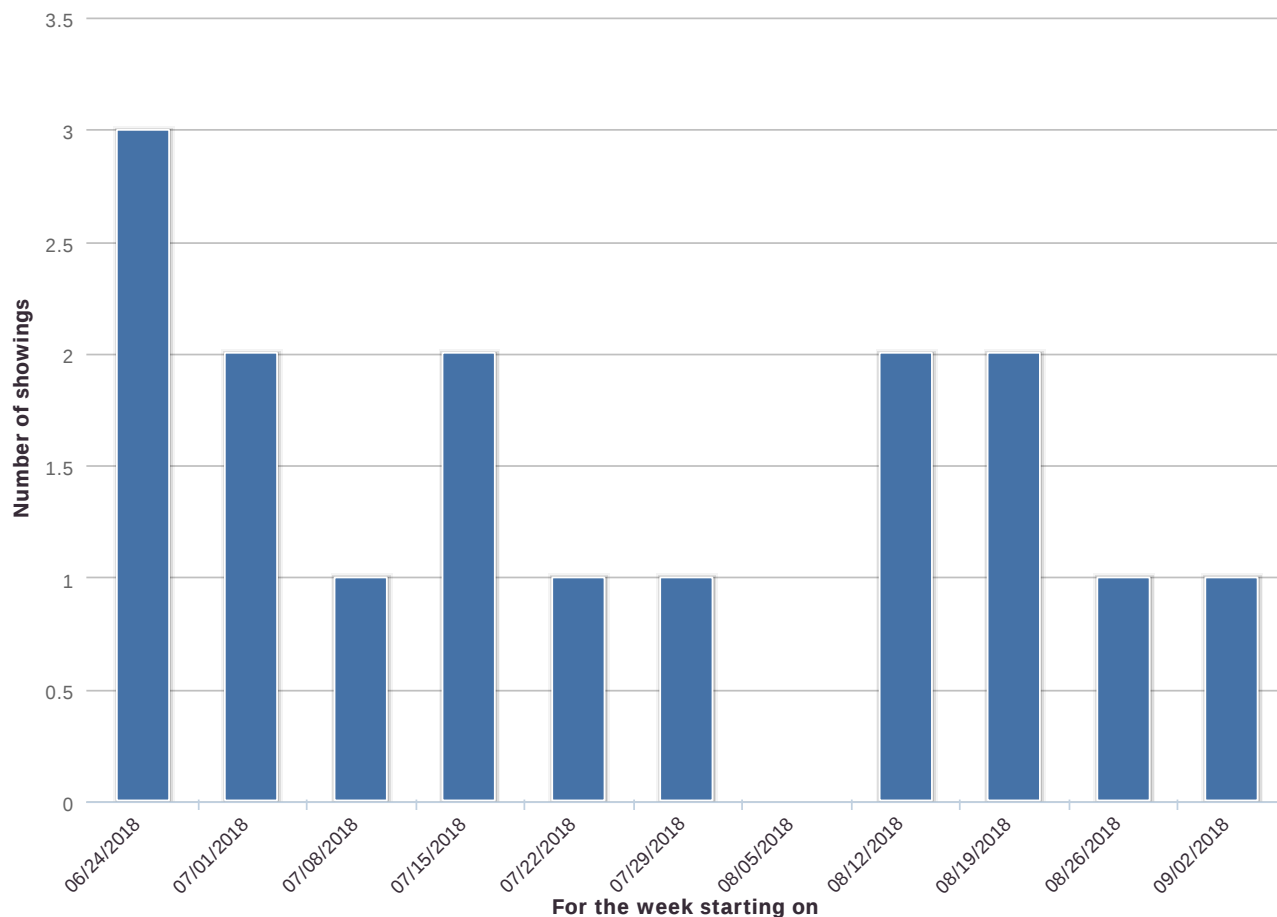
Appointments in the last 30 days: 6

Appointments in the last 7 days: 1

Total number of agent previews: 0

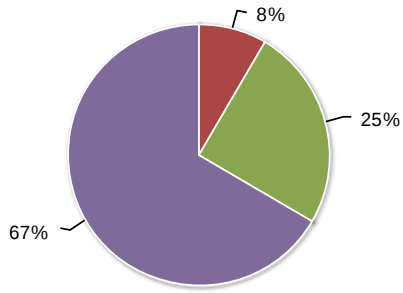
Total number of agent inquiries: 0

Appointments Per Week



Feedback at a Glance

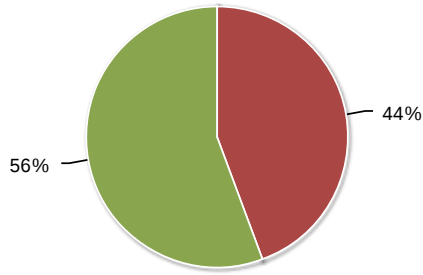
Is your client interested in this listing?



Very (0)
Somewhat (1)
Maybe (3)
Not interested (8)

* 12 responses

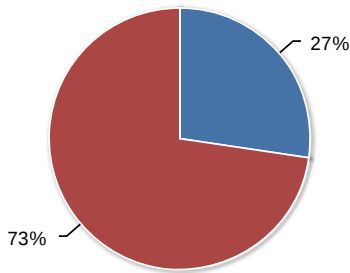
Please rate your overall experience at this showing.



Excellent (0)
Good (4)
Fair (5)
Poor (0)

* 9 responses

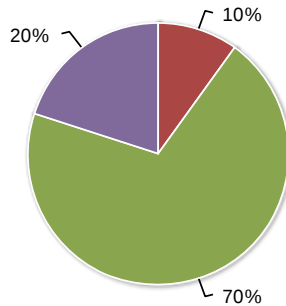
Your (and your client's) opinion of the price:



Just right (3)
Too high (8)
Too low (0)

* 11 responses

Please rate this listing (5=Best; 1=Worst):



5(Best) (0)
4 (1)
3 (7)
2 (2)
1(Worst) (0)

* 10 responses

Feedback Responses

Activity Details		Received
Showing 09/07/2018 12:00 PM - 1:00 PM		09/08/2018 08:43 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:		Not interested Fair Too high 3 Decided to go with another property.
Showing 08/21/2018 6:30 PM - 8:30 PM		08/23/2018 03:38 PM
Is your client interested in this listing? Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:		Not interested 3
Showing 08/17/2018 6:30 PM - 7:30 PM		08/20/2018 01:28 PM

Activity Details	Received
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:	Maybe Too high Clients like the sq. footage of the home. They didn't like all the different colors of the floors. Sorry we took so long showing the home, elderly couple was with us and very slow moving.
Showing 08/13/2018 6:30 PM - 7:30 PM	08/14/2018 07:26 AM
COMMENTS/RECOMMENDATIONS:	They liked it . Very very spacious just not sure about the two stories because they're in their mid-50s and having health problems already so they're thinking about it
Showing 07/31/2018 12:00 PM - 12:30 PM	07/31/2018 03:01 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:	Not interested Good Just right 3 Too many flooring colors and the deck maintenance turn the buyer away.
Showing 07/24/2018 1:15 PM - 2:15 PM	07/31/2018 09:26 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:	Not interested Good Too high 3
Showing 07/18/2018 9:30 AM - 10:30 AM	07/18/2018 04:06 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:	Not interested Fair Too high 2
Showing 07/16/2018 5:00 PM - 5:30 PM	07/16/2018 05:43 PM
Is your client interested in this listing? Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:	Not interested Just right 4
Showing 07/09/2018 5:00 PM - 6:00 PM	07/10/2018 06:16 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:	Maybe Good Just right 3 Nice home just not right for these buyers
2nd Showing 07/07/2018 12:00 PM - 1:15 PM	07/09/2018 10:15 PM

Activity Details		Received
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:		Not interested Fair Too high
Showing 07/06/2018 5:00 PM - 6:00 PM		07/06/2018 07:16 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:		Somewhat Fair Too high 3 Clients are possibly interested. We will be chatting later this evening.
Showing 06/30/2018 7:00 PM - 7:45 PM		06/30/2018 11:06 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:		Maybe Good Too high 3
Showing 06/27/2018 1:30 PM - 2:30 PM		06/27/2018 02:36 PM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:		Not interested Fair Too high 2 Buyers thought the home needed a ton of work and updates (damaged siding, water damage where siding is missing, dented duct work, outdated kitchen and flooring and decking in rough shape). They would be interested if the price was closer to \$250's for current condition.

Listing Activity Details		
Activity Type	Activity Date	Comments
 Past Showing	09/07/2018 12:00 PM - 1:00 PM	
 Past Showing	08/30/2018 4:00 PM - 4:30 PM	
 Past Showing	08/21/2018 6:30 PM - 8:30 PM	
 Past Showing	08/20/2018 3:15 PM - 4:30 PM	
 Past Showing	08/17/2018 6:30 PM - 7:30 PM	
 Canceled Showing	08/17/2018 6:00 PM - 6:45 PM	
 Past Showing	08/13/2018 6:30 PM - 7:30 PM	
 Price Change Notification	08/13/2018 9:34 AM	
 Price Change	08/13/2018 4:14 AM	
 Past Showing	07/31/2018 12:00 PM - 12:30 PM	

Activity Type	Activity Date	Comments
 Past Showing	07/24/2018 1:15 PM - 2:15 PM	
 Past Showing	07/18/2018 9:30 AM - 10:30 AM	
 Past Showing	07/16/2018 5:00 PM - 5:30 PM	
 Past Showing	07/09/2018 5:00 PM - 6:00 PM	
 Past 2nd Showing	07/07/2018 12:00 PM - 1:15 PM	
 Past Showing	07/06/2018 5:00 PM - 6:00 PM	
 Past Showing	06/30/2018 7:00 PM - 7:45 PM	
 Canceled Showing	06/30/2018 2:00 PM - 3:00 PM	
 Past Showing	06/27/2018 1:30 PM - 2:30 PM	
 Past Showing	06/25/2018 5:30 PM - 6:30 PM	
 Status Change	06/25/2018 9:59 AM	
 New Listing	06/25/2018	
 Status Change	06/22/2018 4:12 PM	
 Price Change	06/22/2018 11:09 AM	