

The Nett Group Real Estate Advisors

# SELLER REPORT



814 Sanders Place | St Louis

TheNettGroup.com • 636.614.5132

## LISTING SCORECARD

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|                |    |
|----------------|----|
| Days on Market | 18 |
|----------------|----|

|                      |   |
|----------------------|---|
| Client Possibilities | 7 |
|----------------------|---|

|                  |    |
|------------------|----|
| Client Favorites | 16 |
|------------------|----|

|              |     |
|--------------|-----|
| Zillow Views | 198 |
|--------------|-----|

|              |   |
|--------------|---|
| Zillow Saves | 7 |
|--------------|---|

|          |    |
|----------|----|
| Showings | 20 |
|----------|----|

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Good Activity is an average of *3-4 showings weekly*.

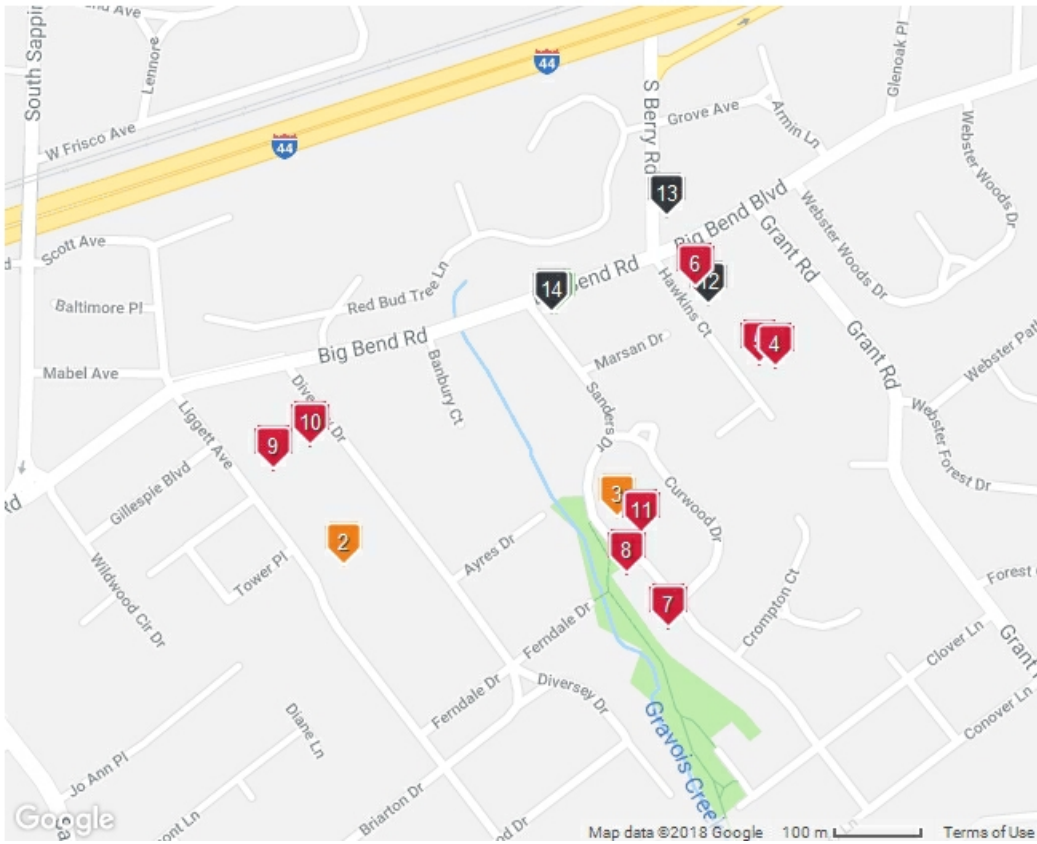
Price Drops should be considered after two weeks and little to no activity or 10 showings and no offers.

## 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    |
|----------|--------------------------|----|-------------|--------|---------------------|----------------|----------------|------|------|-----------|-----|----------|-------|--------|-----------|
| 0.0 mi   | <a href="#">18084564</a> | A  | 11/09/2018  | RESI   | 814 Sanders Place   | Crestwood      | St Louis       | 316  | 109  | \$179,900 | 3   | 2 (1 1)  | 1,400 | 0.2040 | 72 KWRC01 |
| 0.2 mi   | <a href="#">18049057</a> | CN | 11/05/2018  | RESI   | 872 Liggett Dr      | Crestwood      | St Louis       | 316  | 80   | \$129,000 | 3   | 2 (2 0)  | 1,248 | 0.2170 | 70 CBG 03 |
| 0.2 mi   | <a href="#">18076179</a> | O  | 10/26/2018  | RESI   | 942 Sanders Dr      | Crestwood      | St Louis       | 316  | 33   | \$145,000 | 3   | 1 (1 0)  | 960   | 0.1580 | 70 REMV01 |
| 0.2 mi   | <a href="#">18066557</a> | S  | 10/18/2018  | RESI   | 848 Hawkins Ct      | Webster Groves | Webster Groves | 256  | 27   | \$126,000 | 2   | 1 (1 0)  | 724   | 0.2422 | 70 RMXR02 |
| 0.2 mi   | <a href="#">18079095</a> | S  | 11/09/2018  | RESI   | 846 Hawkins Ct      | Webster Groves | St Louis       | 256  | 18   | \$135,000 | 2   | 1 (1 0)  | 946   | 0.2370 | 70 RMXR02 |
| 0.1 mi   | <a href="#">17087048</a> | S  | 01/12/2018  | RESI   | 816 Hawkins         | Webster Groves | St Louis       | 256  | 34   | \$180,000 | 2   | 1 (1 0)  |       | 0.1750 | FRST01    |
| 0.2 mi   | <a href="#">17095544</a> | S  | 01/31/2018  | RESI   | 1005 Sanders Dr     | Crestwood      | St Louis       | 316  | 1    | \$145,000 | 2   | 1 (1 0)  | 1,080 | 0.1420 | 61 RMXR03 |
| 0.2 mi   | <a href="#">18063282</a> | S  | 09/20/2018  | RESI   | 959 Sanders Dr      | Crestwood      | St Louis       | 316  | 10   | \$149,900 | 2   | 1 (1 0)  | 1,026 | 0.1450 | 72 MADA01 |
| 0.2 mi   | <a href="#">18047064</a> | S  | 07/26/2018  | RESI   | 836 Liggett Ave     | Crestwood      | Crestwood      | 316  | 3    | \$185,000 | 3   | 2 (1 1)  | 936   | 0.1900 | 72 JFMR01 |
| 0.2 mi   | <a href="#">17096753</a> | S  | 04/30/2018  | RESI   | 831 Diversey Dr     | Crestwood      | St Louis       | 316  | 96   | \$191,500 | 4   | 2 (2 0)  | 2,152 | 0.2010 | 65 WREA01 |
| 0.2 mi   | <a href="#">18063876</a> | S  | 09/27/2018  | RESI   | 950 Sanders Dr      | Crestwood      | Crestwood      | 316  | 4    | \$198,000 | 2   | 2 (2 0)  | 1,056 | 0.1400 | 70 CBPR01 |
| 0.1 mi   | <a href="#">18039008</a> | X  | 10/31/2018  | RESI   | 822 Hawkins Ct      | Webster Groves | Webster Groves | 256  | 40   | \$159,999 | 3   | 1 (1 0)  | 925   | 0.2220 | 66 RDKY02 |
| 0.1 mi   | <a href="#">17078119</a> | X  | 01/22/2018  | RESI   | 1160 South Berry Rd | Webster Groves | St Louis       | 256  | 116  | \$189,000 | 3   | 1 (1 0)  | 1,464 | 0.3520 | 66 BHAL02 |
| 0.0 mi   | <a href="#">18050129</a> | X  | 09/22/2018  | RESI   | 814 Sanders Place   | Crestwood      | St Louis       | 316  | 92   | \$184,000 | 3   | 2 (1 1)  | 1,400 | 0.2035 | 72 EQTY04 |

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

## Residential Single Line (Map Print)



|    |          |            |                       |                     |                |       |   |        |           |     |
|----|----------|------------|-----------------------|---------------------|----------------|-------|---|--------|-----------|-----|
| 1  | 18084564 | Active     | Residential-1.5 Story | 814 Sanders Place   | St Louis       | 1,400 | 3 | 2(1 1) | \$179,900 | 109 |
| 2  | 18049057 | Contingent | Residential-1 Story   | 872 Liggett Dr      | St Louis       | 1,248 | 3 | 2(2 0) | \$129,000 | 80  |
| 3  | 18076179 | Option     | Residential-1 Story   | 942 Sanders Dr      | St Louis       | 960   | 3 | 1(1 0) | \$145,000 | 33  |
| 4  | 18066557 | Sold       | Residential-1 Story   | 848 Hawkins Ct      | Webster Groves | 724   | 2 | 1(1 0) | \$126,000 | 27  |
| 5  | 18079095 | Sold       | Residential-1 Story   | 846 Hawkins Ct      | St Louis       | 946   | 2 | 1(1 0) | \$135,000 | 18  |
| 6  | 17087048 | Sold       | Residential-1 Story   | 816 Hawkins         | St Louis       |       | 2 | 1(1 0) | \$180,000 | 34  |
| 7  | 17095544 | Sold       | Residential-1 Story   | 1005 Sanders Dr     | St Louis       | 1,080 | 2 | 1(1 0) | \$145,000 | 1   |
| 8  | 18063282 | Sold       | Residential-1 Story   | 959 Sanders Dr      | St Louis       | 1,026 | 2 | 1(1 0) | \$149,900 | 10  |
| 9  | 18047064 | Sold       | Residential-1 Story   | 836 Liggett Ave     | Crestwood      | 936   | 3 | 2(1 1) | \$185,000 | 3   |
| 10 | 17096753 | Sold       | Residential-1 Story   | 831 Diversey Dr     | St Louis       | 2,152 | 4 | 2(2 0) | \$191,500 | 96  |
| 11 | 18063876 | Sold       | Residential-2 Story   | 950 Sanders Dr      | Crestwood      | 1,056 | 2 | 2(2 0) | \$198,000 | 4   |
| 12 | 18039008 | Expired    | Residential-1 Story   | 822 Hawkins Ct      | Webster Groves | 925   | 3 | 1(1 0) | \$159,999 | 40  |
| 13 | 17078119 | Expired    | Residential-1 Story   | 1160 South Berry Rd | St Louis       | 1,464 | 3 | 1(1 0) | \$189,000 | 116 |
| 14 | 18050129 | Expired    | Residential-1.5 Story | 814 Sanders Place   | St Louis       | 1,400 | 3 | 2(1 1) | \$184,000 | 92  |

### Search Criteria

Transaction Type is 'Sale'

Status is one of 'Active', 'Coming Soon', 'Contingent w/Kickout', 'Contingent No Kickout', 'Contingent Short Sale', 'Option', 'Temp. Off Mkt', 'Pending'

Status is one of 'Sold', 'Leased', 'Expired', 'Withdrawn', 'Cancelled'

Search Contractual Date is 11/26/2018 to 11/26/2017

Property Type is 'Residential'

Latitude, Longitude is within 0.25 mi of 18084564

State Or Province is 'Missouri'

Price is 125000 to 210000

Selected 14 of 14 results.

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

## CMA 1 Line (Landscape)

Property Type: Residential

Transaction Type is 'Sale' Status is one of 'Active', 'Coming Soon', 'Contingent w/Kickout', 'Contingent No Kickout', 'Contingent Short Sale', 'Option', 'Temp. Off Mkt', 'Pending' Status is one of 'Sold', 'Leased', 'Expired', 'Withdrawn', 'Cancelled' Search Contractual Date is 11/26/2018 to 11/26/2017 Property Type is 'Residential' Latitude, Longitude is within 0.25 mi of 18084564 State Or Province is 'Missouri' Price is 125000 to 210000

**Residential****Active Properties**

| Listing # | Address           | Area      | Community       | Bd | Bth     | SqFt  | Liv Ar | Lot Sz | Age | Date     | \$/SqFt  | CDOM | Orig Price | List Price |
|-----------|-------------------|-----------|-----------------|----|---------|-------|--------|--------|-----|----------|----------|------|------------|------------|
| 18084564  | 814 Sanders Place | Lindbergh | Sanders Sub Amd | 3  | 2 (1 1) | 1,400 | 1,400  | 0.204  | 72  | 11/09/18 | \$128.50 | 109  | \$179,900  | \$179,900  |

**Active Totals**

|                 |   |           |       |       |       |      |           |     |           |           |           |
|-----------------|---|-----------|-------|-------|-------|------|-----------|-----|-----------|-----------|-----------|
| Listing Count : | 1 | Averages: | 1,400 | 1,400 | 0.204 |      | \$128.50  | 109 | \$179,900 | \$179,900 |           |
|                 |   | Price :   |       |       |       | High | \$179,900 | Low | \$179,900 | Median    | \$179,900 |

**Contingent NK Properties**

| Listing # | Address        | Area      | Community       | Bd | Bth     | SqFt  | Liv Ar | Lot Sz | Age | Date     | \$/SqFt  | CDOM | Orig Price | List Price |
|-----------|----------------|-----------|-----------------|----|---------|-------|--------|--------|-----|----------|----------|------|------------|------------|
| 18049057  | 872 Liggett Dr | Lindbergh | Crestwood First | 3  | 2 (2 0) | 1,248 | 1,248  | 0.217  | 70  | 11/06/18 | \$103.37 | 80   | \$208,000  | \$129,000  |

**Contingent NK Totals**

|                 |   |           |       |       |       |      |           |     |           |           |           |
|-----------------|---|-----------|-------|-------|-------|------|-----------|-----|-----------|-----------|-----------|
| Listing Count : | 1 | Averages: | 1,248 | 1,248 | 0.217 |      | \$103.37  | 80  | \$208,000 | \$129,000 |           |
|                 |   | Price :   |       |       |       | High | \$129,000 | Low | \$129,000 | Median    | \$129,000 |

**Expired Properties**

| Listing # | Address             | Area           | Community         | Bd | Bth     | SqFt  | Liv Ar | Lot Sz | Age | Date     | \$/SqFt  | CDOM | Orig Price | List Price |
|-----------|---------------------|----------------|-------------------|----|---------|-------|--------|--------|-----|----------|----------|------|------------|------------|
| 18039008  | 822 Hawkins Ct      | Webster Groves | C M Hawkins Court | 3  | 1 (1 0) | 925   |        | 0.222  | 66  | 11/01/18 | \$172.97 | 40   | \$165,000  | \$159,999  |
| 18050129  | 814 Sanders Place   | Lindbergh      | Sanders Sub Amd   | 3  | 2 (1 1) | 1,400 | 1,400  | 0.204  | 72  | 09/23/18 | \$131.43 | 92   | \$194,500  | \$184,000  |
| 17078119  | 1160 South Berry Rd | Webster Groves | Glendale Heights  | 3  | 1 (1 0) | 1,464 | 1,464  | 0.352  | 66  | 01/23/18 | \$129.10 | 116  | \$194,000  | \$189,000  |

**Expired Totals**

|                 |   |           |       |       |       |      |           |     |           |           |           |
|-----------------|---|-----------|-------|-------|-------|------|-----------|-----|-----------|-----------|-----------|
| Listing Count : | 3 | Averages: | 1,263 | 1,432 | 0.259 |      | \$144.50  | 83  | \$184,500 | \$177,666 |           |
|                 |   | Price :   |       |       |       | High | \$189,000 | Low | \$159,999 | Median    | \$184,000 |

**Option Properties**

| Listing # | Address        | Area      | Community      | Bd | Bth     | SqFt | Liv Ar | Lot Sz | Age | Date     | \$/SqFt  | CDOM | Orig Price | List Price |
|-----------|----------------|-----------|----------------|----|---------|------|--------|--------|-----|----------|----------|------|------------|------------|
| 18076179  | 942 Sanders Dr | Lindbergh | Westbrook Park | 3  | 1 (1 0) | 960  |        | 0.158  | 70  | 10/26/18 | \$151.04 | 33   | \$130,000  | \$145,000  |

**Option Totals**

|                 |   |           |      |       |           |     |           |                  |
|-----------------|---|-----------|------|-------|-----------|-----|-----------|------------------|
| Listing Count : | 1 | Averages: | 960  | 0.158 | \$151.04  | 33  | \$130,000 | \$145,000        |
|                 |   | Price :   | High |       | \$145,000 | Low | \$145,000 | Median \$145,000 |

**Sold Properties**

| Listing # | Address        | Area           | Community    | Bd | Bth     | SqFt | Liv Ar | Lot Sz | Age | Date     | \$/SqFt  | CDOM | Orig Price | List Price | Sold Price | SP%LP |
|-----------|----------------|----------------|--------------|----|---------|------|--------|--------|-----|----------|----------|------|------------|------------|------------|-------|
| 18066557  | 848 Hawkins Ct | Webster Groves | Hawken       | 2  | 1 (1 0) | 724  |        | 0.242  | 70  | 10/18/18 | \$174.03 | 27   | \$135,000  | \$130,000  | \$126,000  | 93.33 |
| 18079095  | 846 Hawkins Ct | Webster Groves | Hawken Place | 2  | 1 (1 0) | 946  |        | 0.237  | 70  | 11/09/18 | \$142.71 | 18   | \$165,000  | \$150,000  | \$135,000  | 81.82 |

Presented By: Mike Nettemeyer Phone: 636-614-5132

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CMA 1 Line (Landscape)

Property Type: Residential

Residential

Sold Properties

| Listing # | Address         | Area           | Community          | Bd | Bth     | SqFt  | Liv   | Ar | Lot   | Sz | Age      | Date | \$/SqFt  | CDOM | Orig Price | List Price | Sold Price | SP%LP  |
|-----------|-----------------|----------------|--------------------|----|---------|-------|-------|----|-------|----|----------|------|----------|------|------------|------------|------------|--------|
| 17095544  | 1005 Sanders Dr | Lindbergh      | Westbrook Park     | 2  | 1 (1 0) | 1,080 |       |    | 0.142 | 61 | 01/31/18 |      | \$134.26 | 1    | \$145,000  | \$145,000  | \$145,000  | 100.00 |
| 18063282  | 959 Sanders Dr  | Lindbergh      | Westbrook Park     | 2  | 1 (1 0) | 1,026 |       |    | 0.145 | 72 | 09/20/18 |      | \$146.10 | 10   | \$149,900  | \$149,900  | \$149,900  | 100.00 |
| 17087048  | 816 Hawkins     | Webster Groves | C M Hawkens Cour   | 2  | 1 (1 0) |       |       |    | 0.175 |    | 01/12/18 |      | \$0.00   | 34   | \$199,900  | \$189,900  | \$180,000  | 90.05  |
| 18047064  | 836 Liggett Ave | Lindbergh      | Crestwood First Ad | 3  | 2 (1 1) | 936   |       |    | 0.190 | 72 | 07/26/18 |      | \$197.65 | 3    | \$179,900  | \$179,900  | \$185,000  | 102.83 |
| 17096753  | 831 Diversey Dr | Lindbergh      | Crestwood First Ad | 4  | 2 (2 0) | 2,152 |       |    | 0.201 | 65 | 04/30/18 |      | \$88.99  | 96   | \$224,900  | \$189,995  | \$191,500  | 85.15  |
| 18063876  | 950 Sanders Dr  | Lindbergh      | Westbrook Park     | 2  | 2 (2 0) | 1,056 | 1,256 |    | 0.140 | 70 | 09/27/18 |      | \$187.50 | 4    | \$190,000  | \$190,000  | \$198,000  | 104.21 |

Sold Totals

|                 |   |           |       |       |       |  |  |  |      |  |  |  |           |     |           |           |           |           |
|-----------------|---|-----------|-------|-------|-------|--|--|--|------|--|--|--|-----------|-----|-----------|-----------|-----------|-----------|
| Listing Count : | 8 | Averages: | 1,131 | 1,256 | 0.184 |  |  |  |      |  |  |  | \$153.03  | 24  | \$173,700 | \$165,587 | \$163,800 | 94.67     |
|                 |   | Price :   |       |       |       |  |  |  | High |  |  |  | \$198,000 | Low | \$126,000 | Median    |           | \$164,950 |

Grand Totals

|         |    |           |          |          |       |    |     |           |     |           |     |           |
|---------|----|-----------|----------|----------|-------|----|-----|-----------|-----|-----------|-----|-----------|
| Count : | 14 | Averages: | \$/SqFt: | \$145.20 | CDOM: | 47 | OP: | \$175,786 | LP: | \$165,114 | SP: | \$163,800 |
|---------|----|-----------|----------|----------|-------|----|-----|-----------|-----|-----------|-----|-----------|

# Area Market Survey

Listings as of 11/26/2018 at 3:01 PM

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## Lindbergh

### Active

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$160,000 thru \$179,999</b> | <b>1</b>        | <b>17</b>          |
|                                 | <b>1</b>        | <b>17</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$179,900 | <b>Maximum</b> | \$179,900 |
| <b>Average</b> | \$179,900 | <b>Median</b>  | \$179,900 |

### Contingent No Kickout

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$120,000 thru \$139,999</b> | <b>1</b>        | <b>80</b>          |
|                                 | <b>1</b>        | <b>80</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$129,000 | <b>Maximum</b> | \$129,000 |
| <b>Average</b> | \$129,000 | <b>Median</b>  | \$129,000 |

### Option

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$140,000 thru \$159,999</b> | <b>1</b>        | <b>33</b>          |
|                                 | <b>1</b>        | <b>33</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$145,000 | <b>Maximum</b> | \$145,000 |
| <b>Average</b> | \$145,000 | <b>Median</b>  | \$145,000 |

### Sold

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$140,000 thru \$159,999</b> | <b>2</b>        | <b>6</b>           |
| <b>\$180,000 thru \$199,999</b> | <b>3</b>        | <b>34</b>          |
|                                 | <b>5</b>        | <b>23</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$145,000 | <b>Maximum</b> | \$198,000 |
| <b>Average</b> | \$173,880 | <b>Median</b>  | \$185,000 |

### Expired

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$180,000 thru \$199,999</b> | <b>1</b>        | <b>92</b>          |
|                                 | <b>1</b>        | <b>92</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$184,000 | <b>Maximum</b> | \$184,000 |
| <b>Average</b> | \$184,000 | <b>Median</b>  | \$184,000 |

## Webster Groves

### Sold

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$120,000 thru \$139,999</b> | <b>2</b>        | <b>23</b>          |
| <b>\$160,000 thru \$179,999</b> | <b>1</b>        | <b>34</b>          |

Presented By: Mike Nettemeyer Phone: 636-614-5132

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# Area Market Survey

Listings as of 11/26/2018 at 3:01 PM

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## Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$126,000 | <b>Maximum</b> | \$180,000 |
| <b>Average</b> | \$147,000 | <b>Median</b>  | \$135,000 |

## Expired

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$140,000 thru \$159,999</b> | <b>1</b>        | <b>40</b>          |
| <b>\$180,000 thru \$199,999</b> | <b>1</b>        | <b>116</b>         |
|                                 | <b>2</b>        | <b>78</b>          |

## Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$159,999 | <b>Maximum</b> | \$189,000 |
| <b>Average</b> | \$174,500 | <b>Median</b>  | \$174,500 |

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# Area Market Survey

Listings as of 11/26/2018 at 3:01 PM

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## Summary

### Active

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$160,000 thru \$179,999</b> | <b>1</b>        | <b>17</b>          |
|                                 | <b>1</b>        | <b>17</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$179,900 | <b>Maximum</b> | \$179,900 |
| <b>Average</b> | \$179,900 | <b>Median</b>  | \$179,900 |

### Contingent No Kickout

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$120,000 thru \$139,999</b> | <b>1</b>        | <b>80</b>          |
|                                 | <b>1</b>        | <b>80</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$129,000 | <b>Maximum</b> | \$129,000 |
| <b>Average</b> | \$129,000 | <b>Median</b>  | \$129,000 |

### Option

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$140,000 thru \$159,999</b> | <b>1</b>        | <b>33</b>          |
|                                 | <b>1</b>        | <b>33</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$145,000 | <b>Maximum</b> | \$145,000 |
| <b>Average</b> | \$145,000 | <b>Median</b>  | \$145,000 |

### Sold

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$120,000 thru \$139,999</b> | <b>2</b>        | <b>23</b>          |
| <b>\$140,000 thru \$159,999</b> | <b>2</b>        | <b>6</b>           |
| <b>\$160,000 thru \$179,999</b> | <b>1</b>        | <b>34</b>          |
| <b>\$180,000 thru \$199,999</b> | <b>3</b>        | <b>34</b>          |
|                                 | <b>8</b>        | <b>24</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$126,000 | <b>Maximum</b> | \$198,000 |
| <b>Average</b> | \$163,800 | <b>Median</b>  | \$164,950 |

### Expired

| <u>Price Range</u>              | <u>Quantity</u> | <u>Average DOM</u> |
|---------------------------------|-----------------|--------------------|
| <b>\$140,000 thru \$159,999</b> | <b>1</b>        | <b>40</b>          |
| <b>\$180,000 thru \$199,999</b> | <b>2</b>        | <b>104</b>         |
|                                 | <b>3</b>        | <b>83</b>          |

#### Summary Price Information

|                |           |                |           |
|----------------|-----------|----------------|-----------|
| <b>Minimum</b> | \$159,999 | <b>Maximum</b> | \$189,000 |
| <b>Average</b> | \$177,666 | <b>Median</b>  | \$184,000 |

Presented By: Mike Nettekmeier Phone: 636-614-5132

Featured properties may not be listed by the office/agent presenting the brochure.

All information herein has not been verified and is not guaranteed.

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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 |
|--------------------------|------|------|-----------|-------------------|----------|------|-----|-----------|----------------|--------------|------------------|----------------------|-------------|-------------------|-----------------|----------------|-------------|
| <a href="#">18084564</a> | RESI | ACT  | 11/09/18  | 814 Sanders Place | St Louis | 316  | 17  | \$179,900 | 777            | 557          | 16               | 7                    | 882         | 79                | 62              | 43             | 478         |

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

## Cross Property Condensed

**814 Sanders Place, St Louis 63126-1224**



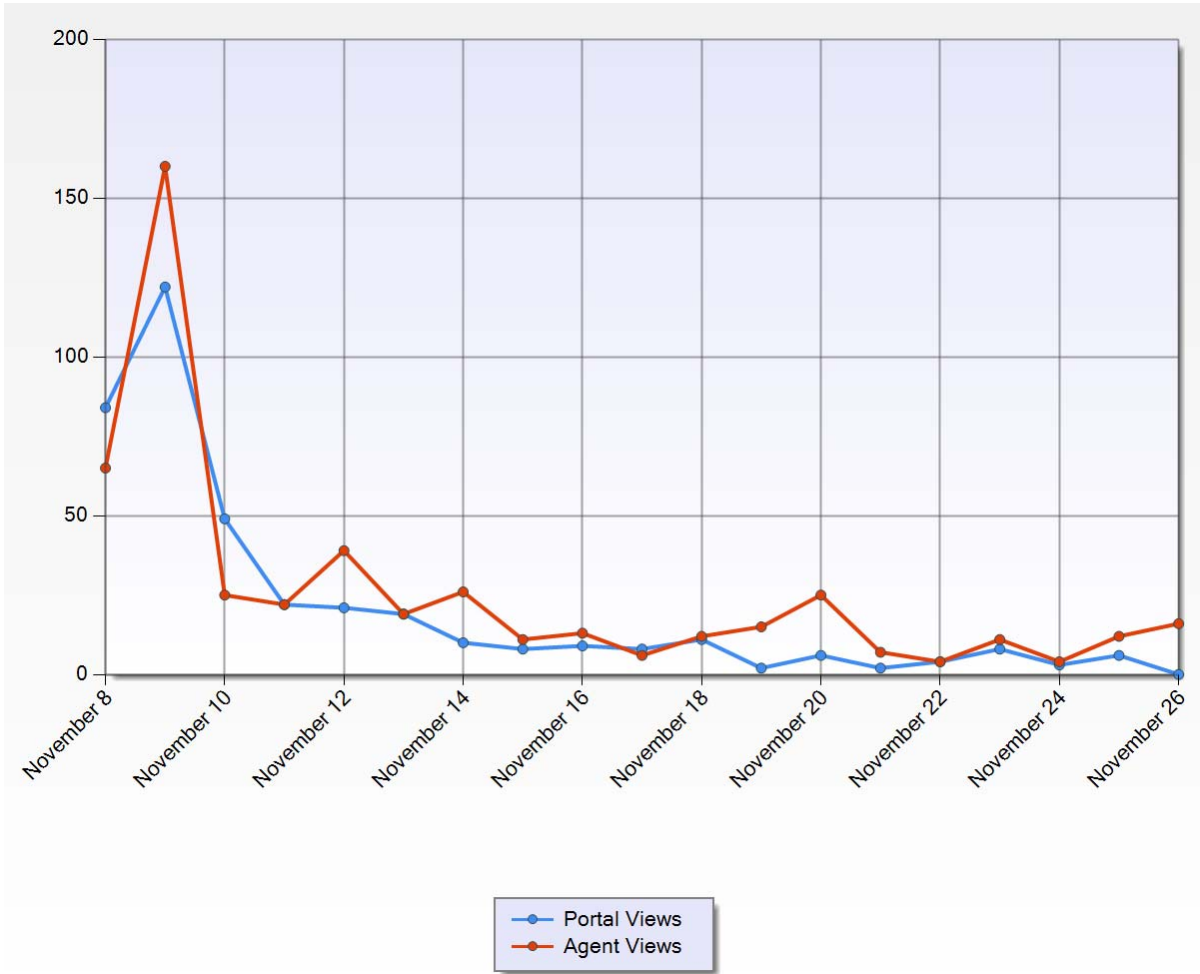
|                |                          |         |                |          |                 |          |                  |
|----------------|--------------------------|---------|----------------|----------|-----------------|----------|------------------|
| MLS #:         | <a href="#">18084564</a> | Status: | <b>A</b>       | Stat Dt: | <b>11/09/18</b> | List Pr: | <b>\$179,900</b> |
| Area:          | <b>316</b>               | Bd:     | <b>3</b>       | Sq Ft:   | <b>1,400</b>    | Sell Pr: |                  |
| Muni/Twp:      | <b>Crestwood</b>         |         |                | Pr/SqFt: | <b>\$128.50</b> | CDOM:    | <b>109</b>       |
| GA/CR:         | <b>1/0</b>               | Bth:    | <b>2 (1 1)</b> |          |                 | Age:     | <b>72</b>        |
| Style/Desc:    | <b>1.5 Story/Other</b>   |         |                |          |                 | Acre:    | <b>.204</b>      |
| SubD:          | <b>Sanders Sub Amd</b>   |         |                |          |                 |          |                  |
| Schl District: | <b>Lindbergh Schools</b> |         |                |          |                 |          |                  |

### 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 33 results.

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

 **Historical Views for 814 Sanders Place**



● FOR SALE

# 814 Sanders Pl, Saint Louis, MO 63126

List price: \$179,900

3 Beds · 2 Baths · 1,400 Sq Ft



EDIT LISTING



ADD VIDEO



MORE ▾

## Latest Activity

**Your listing is doing GREAT!**

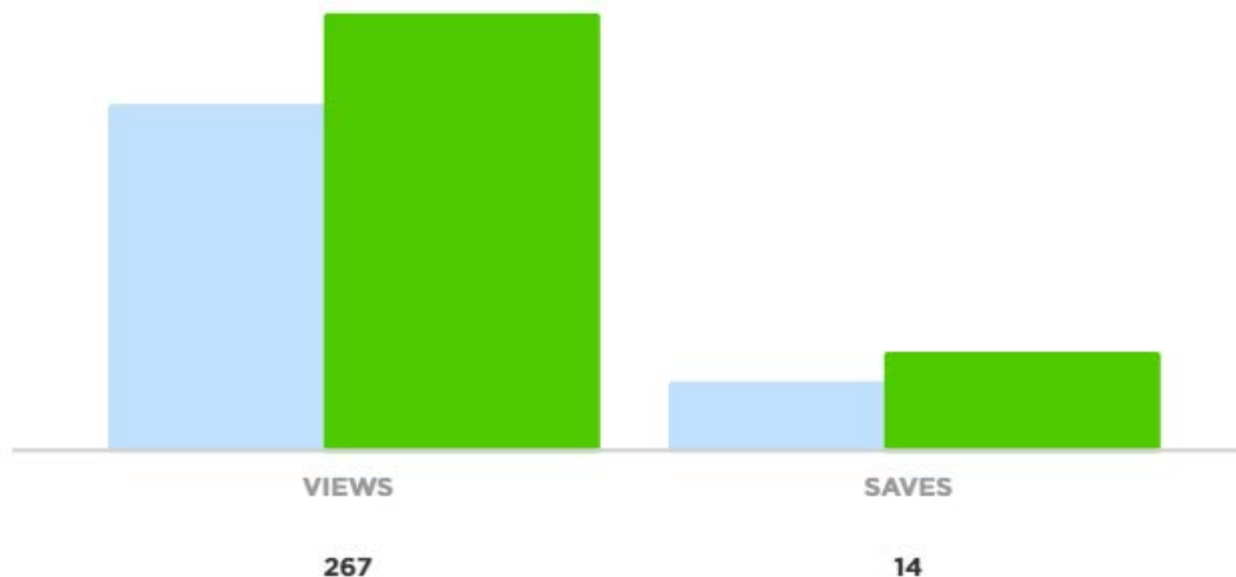
Last two days of activity



Similar listings



Your listing





**The Nett Group Real Estate Advisors**  
 Keller Williams Realty Chesterfield  
 (314) 761-4057  
 michael@thenettgroup.com

# Listing Activity Report

814 Sanders Place, St Louis, MO 63126

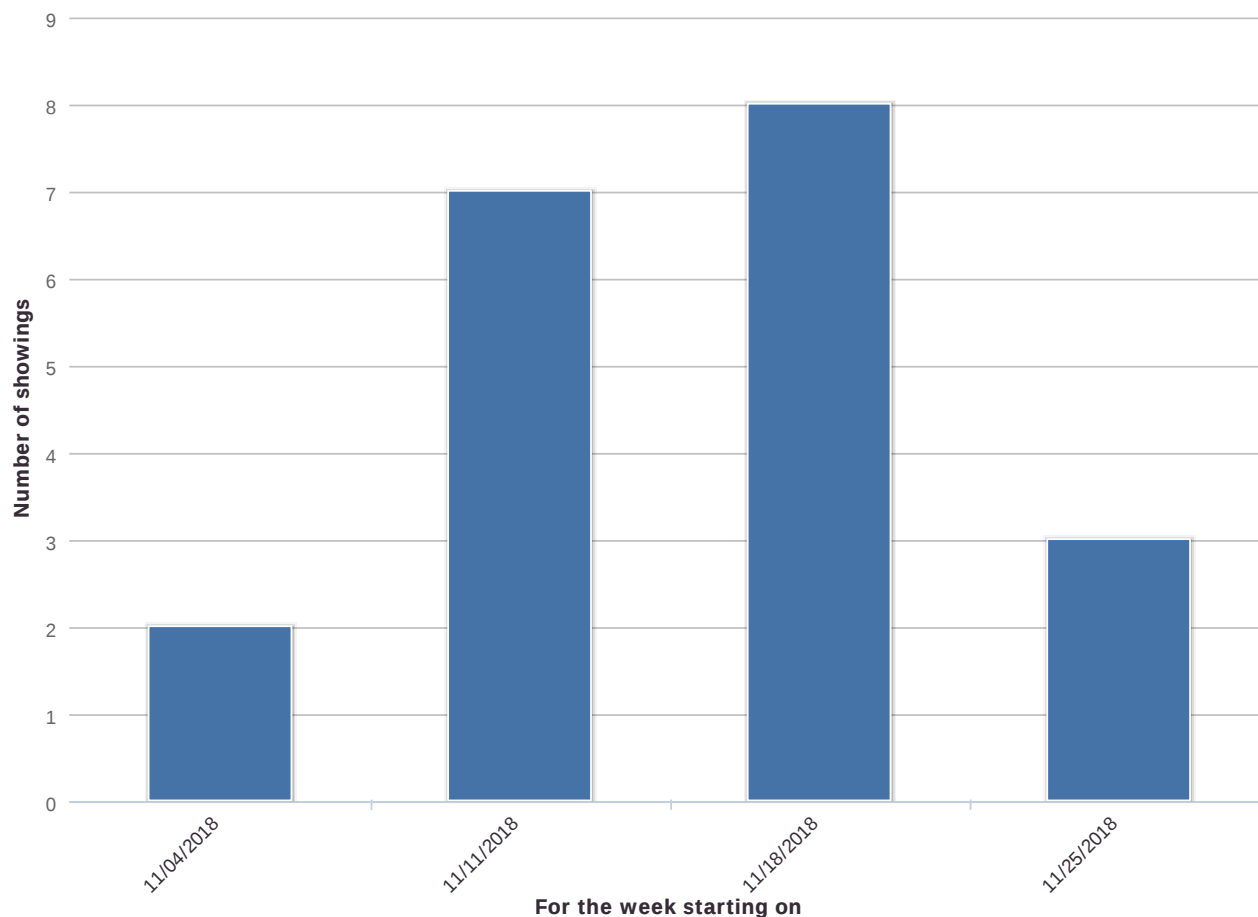
Snapshot for Nov 09, 2018 - Nov 26, 2018



Listing ID: 18084564  
 Address: 814 Sanders Place, St Louis, MO 63126  
 Price: \$179,900  
 Status: ACTIVE

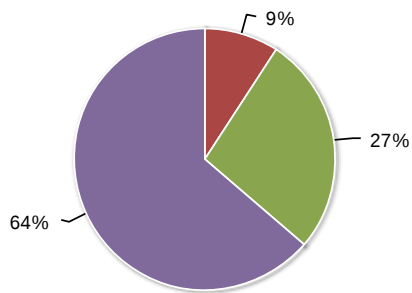
Total number of appointments: 20  
 Appointments in the last 30 days: 20  
 Appointments in the last 7 days: 6  
 Total number of agent previews: 0  
 Total number of agent inquiries: 0

## Appointments Per Week



## Feedback at a Glance

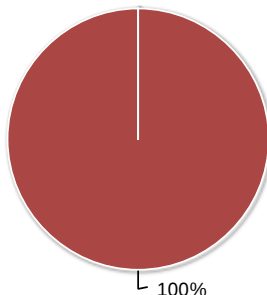
### Is your client interested in this listing?



Very (0)  
Somewhat (1)  
Maybe (3)  
Not interested (7)

\* 11 responses

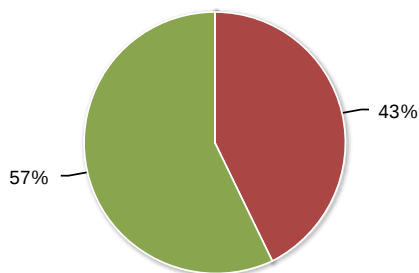
### Please rate your overall experience at this showing.



Excellent (0)  
Good (7)  
Fair (0)  
Poor (0)

\* 7 responses

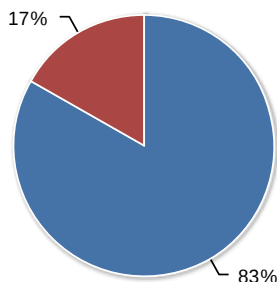
### Please rate this listing (5=Best; 1=Worst):



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

\* 7 responses

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



Just right (5)  
Too high (1)  
Too low (0)

\* 6 responses

## Feedback Responses

| Activity Details                                                                                                                                                                                                                                        | Received                                                                                                                        |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|
| Showing<br>11/25/2018 1:00 PM - 1:15 PM                                                                                                                                                                                                                 | 11/26/2018 02:53 PM                                                                                                             |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p> | <p>Not interested</p> <p>Good</p> <p>Just right</p> <p>The bedroom situation did not work for my buyers. Cute house though.</p> |
| Showing<br>11/20/2018 6:45 PM - 8:15 PM                                                                                                                                                                                                                 | 11/25/2018 12:09 PM                                                                                                             |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p> | <p>Not interested</p> <p>Good</p> <p>Just right</p> <p>3</p> <p>Decided on a different area, West of HWY 270</p>                |

| Activity Details                                                                                                                                                                                                                                        | Received                                                                                                                                                                                                                   |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Showing<br>11/20/2018 5:00 PM - 6:00 PM                                                                                                                                                                                                                 | 11/20/2018 06:12 PM                                                                                                                                                                                                        |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p> | <p>Not interested</p> <p>Good</p> <p>Just right</p> <p>3</p> <p>The layout doesn't work for him. The location of the bathroom and the stairs makes it hard to make one of those bedrooms on the main floor big enough.</p> |
| Showing<br>11/18/2018 6:00 PM - 7:30 PM                                                                                                                                                                                                                 | 11/18/2018 10:08 PM                                                                                                                                                                                                        |
| <p>Is your client interested in this listing?</p> <p>COMMENTS/RECOMMENDATIONS:</p>                                                                                                                                                                      | <p>Maybe</p> <p>Thermostat does not work - backup batteries low</p>                                                                                                                                                        |
| Showing<br>11/18/2018 4:00 PM - 4:30 PM                                                                                                                                                                                                                 | 11/18/2018 10:45 PM                                                                                                                                                                                                        |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p> | <p>Somewhat</p> <p>Good</p> <p>Just right</p> <p>4</p> <p>Cute house. Kind of an interesting layout that takes some creativity to make work but it's a great location.</p>                                                 |
| Showing<br>11/18/2018 3:00 PM - 4:00 PM                                                                                                                                                                                                                 | 11/18/2018 05:19 PM                                                                                                                                                                                                        |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p> | <p>Not interested</p> <p>Good</p> <p>Too high</p> <p>3</p> <p>Nice home but the buyers did not care for the upstairs.</p>                                                                                                  |
| Showing<br>11/18/2018 2:30 PM - 3:30 PM                                                                                                                                                                                                                 | 11/18/2018 03:32 PM                                                                                                                                                                                                        |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p>                                                       | <p>Not interested</p> <p>Good</p> <p>4</p> <p>Buyer decided on another property. Good luck!</p>                                                                                                                            |
| Showing<br>11/16/2018 12:15 PM - 1:30 PM                                                                                                                                                                                                                | 11/16/2018 04:15 PM                                                                                                                                                                                                        |
| <p>Is your client interested in this listing?</p> <p>COMMENTS/RECOMMENDATIONS:</p>                                                                                                                                                                      | <p>Maybe</p> <p>I apologize but we were not able to make it to the home today. Hopefully we will be able to reschedule within the next week. Thank you.</p>                                                                |
| Showing<br>11/12/2018 2:00 PM - 2:15 PM                                                                                                                                                                                                                 | 11/13/2018 02:16 PM                                                                                                                                                                                                        |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p> | <p>Buyer is not interested</p>                                                                                                                                                                                             |
| Showing<br>11/12/2018 12:30 PM - 1:30 PM                                                                                                                                                                                                                | 11/13/2018 01:39 PM                                                                                                                                                                                                        |

| Activity Details                                                                                                                                                                                                                                        |  | Received                                                                                                                                                                                                                                                                                    |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p> |  | <p>Not interested</p> <p>client didn't care for the location and all the Big Bend traffic.</p>                                                                                                                                                                                              |
| <p>Showing</p> <p>11/09/2018 3:30 PM - 4:00 PM</p>                                                                                                                                                                                                      |  | <p>11/11/2018 09:15 AM</p>                                                                                                                                                                                                                                                                  |
| <p>Is your client interested in this listing?</p> <p>Please rate your overall experience at this showing.</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p>                                                       |  | <p>Not interested</p> <p>Good</p> <p>3</p> <p>Personally I love the character of this home. But the rooms are too small for my client a needs, the stairs might be an issue and the ceiling was too low for them upstairs since they are 6'6" tall. Thanks and I do hope you sell soon!</p> |
| <p>Showing</p> <p>11/09/2018 2:30 PM - 2:45 PM</p>                                                                                                                                                                                                      |  | <p>11/09/2018 03:42 PM</p>                                                                                                                                                                                                                                                                  |
| <p>Is your client interested in this listing?</p> <p>Your (and your client's) opinion of the price:</p> <p>Please rate this listing (5=Best; 1=Worst):</p> <p>COMMENTS/RECOMMENDATIONS:</p>                                                             |  | <p>Maybe</p> <p>Just right</p> <p>4</p> <p>Client liked all the updates but was hoping for a master bath. She is considering writing an offer but has to get preapproved tonight.</p>                                                                                                       |

#### Listing Activity Details

| Activity Type                                                                                       | Activity Date                  | Comments |
|-----------------------------------------------------------------------------------------------------|--------------------------------|----------|
|  Future Showing   | 11/26/2018 6:15 PM - 6:30 PM   |          |
|  Past Showing     | 11/25/2018 1:15 PM - 2:15 PM   |          |
|  Past Showing     | 11/25/2018 1:00 PM - 1:15 PM   |          |
|  Past Showing     | 11/24/2018 12:30 PM - 1:00 PM  |          |
|  Canceled Showing | 11/21/2018 12:00 PM - 12:30 PM |          |
|  Past Showing     | 11/20/2018 6:45 PM - 8:15 PM   |          |
|  Past Showing     | 11/20/2018 5:00 PM - 6:00 PM   |          |
|  Past Showing     | 11/18/2018 6:00 PM - 7:30 PM   |          |
|  Past Showing     | 11/18/2018 4:00 PM - 4:30 PM   |          |
|  Past Showing     | 11/18/2018 3:00 PM - 4:00 PM   |          |
|  Past Showing     | 11/18/2018 3:00 PM - 4:00 PM   |          |
|  Past Showing     | 11/18/2018 2:30 PM - 3:30 PM   |          |
|  Canceled Showing | 11/17/2018 4:15 PM - 4:45 PM   |          |
|  Past Showing     | 11/16/2018 12:30 PM - 1:30 PM  |          |
|  Past Showing     | 11/16/2018 12:15 PM - 1:30 PM  |          |

| Activity Type                                                                                  | Activity Date                 | Comments |
|------------------------------------------------------------------------------------------------|-------------------------------|----------|
|  Past Showing  | 11/14/2018 2:30 PM - 3:00 PM  |          |
|  Past Showing  | 11/14/2018 9:00 AM - 10:00 AM |          |
|  Past Showing  | 11/12/2018 2:00 PM - 2:15 PM  |          |
|  Past Showing  | 11/12/2018 12:30 PM - 1:30 PM |          |
|  Past Showing  | 11/11/2018 12:45 PM - 1:00 PM |          |
|  Past Showing  | 11/09/2018 3:30 PM - 4:00 PM  |          |
|  Past Showing  | 11/09/2018 2:30 PM - 2:45 PM  |          |
|  Status Change | 11/09/2018 8:59 AM            |          |
|  New Listing   | 11/09/2018                    |          |