

The Nett Group Real Estate Advisors

SELLER REPORT



2336 Dartmouth Bend Dr | Wildwood

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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
18056389	RESI	ACT	07/17/18	2336 Dartmouth Bend Dr	Wildwood	347	76	\$399,900	334	196	1	5	348	7	24	18	493

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

Cross Property Condensed

2336 Dartmouth Bend Dr, Wildwood 63011-5426



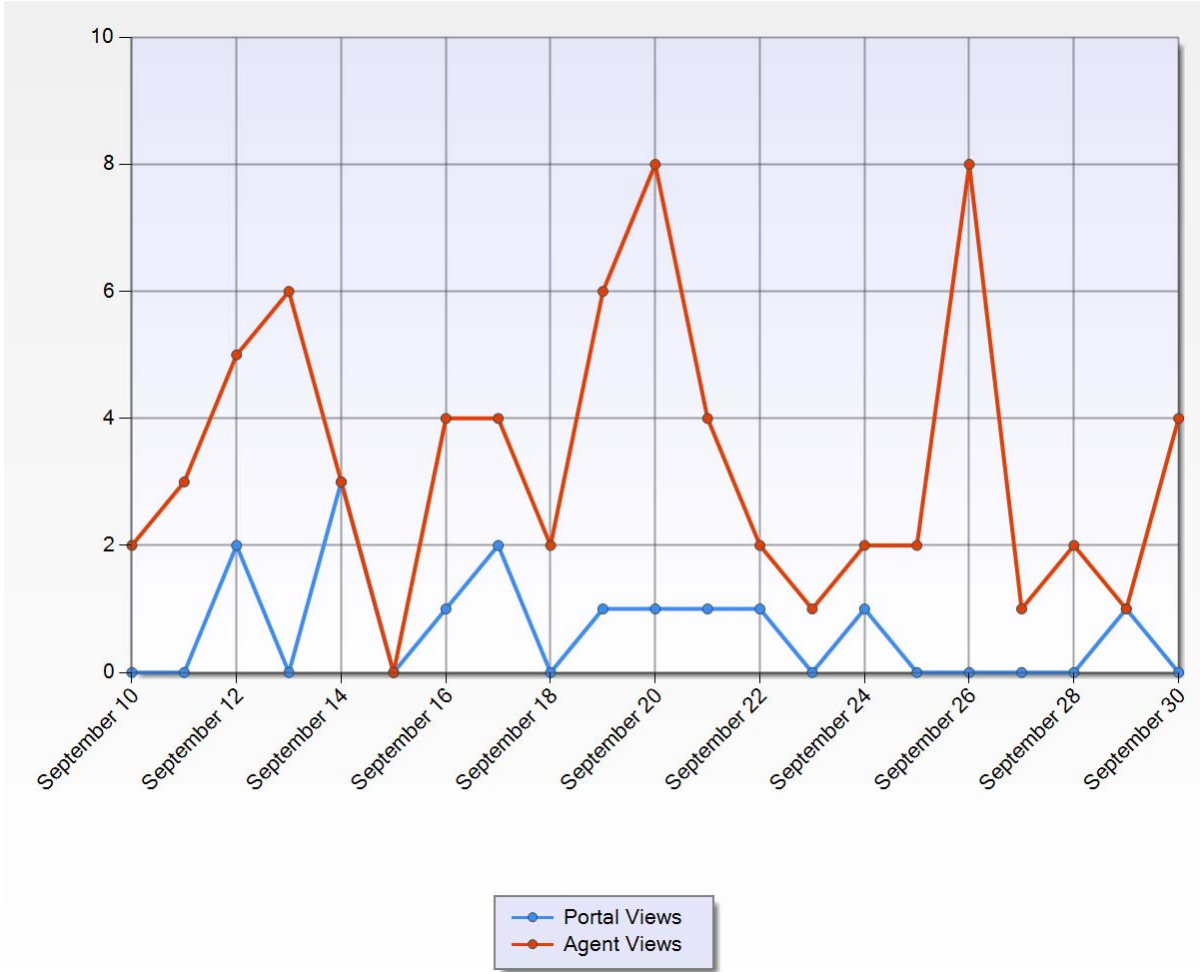
MLS #:	18056389	Status:	A	Stat Dt:	07/17/18	List Pr:	\$399,900
Area:	347	Bd:	4	Sq Ft:	3,148	Sell Pr:	
Muni/Twp:	Wildwood			Pr/SqFt:	\$127.03	CDOM:	152
GA/CR:	3/0	Bth:	3 (2 1)			Age:	17
Style/Desc:	2 Story/Other					Acre:	.270
SubD:	Dartmouth One						
Schl District:	Rockwood R-VI						

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 32 results.

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 Historical Views for 2336 Dartmouth Bend Dr



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
1.9 mi	18071347	A	09/01/2018	RESI	16615 Highland Summit	Wildwood	Wildwood	347	11	\$440,000 4	4 (3 1)	2,817	0.5500	23	KWRW01
1.9 mi	18065554	A	08/20/2018	RESI	17033 Westridge Oaks	Wildwood	Wildwood	346	88	\$385,000 4	5 (3 2)	2,938	0.3400	22	RXSB01
1.2 mi	18075002	A	09/19/2018	RESI	2562 Kilare Lane	Wildwood	Wildwood	346	12	\$405,700 4	3 (2 1)	2,480	0.1300		BHSP02
1.3 mi	18072120	A	09/20/2018	RESI	17092 UC Centaur Station Dr	Wildwood	Wildwood	346	11	\$430,130 3	2 (2 0)	1,627	0.1400		BHSP02
1.5 mi	18055981	A	07/12/2018	RESI	16403 Prestwick Place	Wildwood	Wildwood	347	81	\$385,000 5	4 (3 1)	2,735	0.4400	23	DRHR01
1.7 mi	18070386	A	08/31/2018	RESI	253 Turnberry Place Dr	Wildwood	Wildwood	347	31	\$445,000 5	4 (3 1)	2,934	0.2400	29	CBG 03
1.4 mi	18036120	CN	09/28/2018	RESI	2500 Viola Gill Lane	Wildwood	Wildwood	346	145	\$389,990 4	3 (3 0)	2,884			BHAL05
0.8 mi	18054989	P	09/26/2018	RESI	17138 Lafayette Trails Dr	Wildwood	Wildwood	347	68	\$415,000 4	5 (4 1)	2,853	0.2680	24	BHSP04
1.7 mi	18025369	S	07/20/2018	RESI	116 Sweet Cherry Way	Wildwood	Wildwood	346	67	\$355,000 4	3 (2 1)	2,560	0.1310		CBG 50
2.0 mi	18065233	S	09/24/2018	RESI	128 Boathouse	Wildwood	Grover	346	3	\$359,900 4	4 (3 1)	2,933	0.2300	31	CBG 03
1.9 mi	18054083	S	09/24/2018	RESI	302 Golden Cherry Dr	Wildwood	Grover	346	5	\$360,000 5	4 (3 1)	2,796	0.2200	20	RDKY03
1.9 mi	18067630	S	09/27/2018	RESI	16338 Black Cherry Dr	Wildwood	Grover	346	6	\$375,000 4	3 (3 0)	1,696	0.2000	21	AVER01
1.7 mi	18055523	S	09/21/2018	RESI	295 Timber Rock Lane	Wildwood	Wildwood	347	30	\$389,900 4	3 (2 1)	2,374	0.2800	32	EXP01

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Residential Condensed

16615 Highland Summit, Wildwood 63011-54



MLS #: [18071347](#) **Status:** **A** **Stat Dt:** **09/01/18** **List Pr:** **\$440,000**
Area: **347** **Bd:** **4** **Sqft Above:** **2,817** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$156.19** **CDOM:** **11**
GA/CR: **3/0** **Bth:** **4 (3 1)** **Age:** **23** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **1.5 Story/Atrium** **\$350** **Acres:** **.550**
SubD: **Highland Summit Three**
Recent: **09/25/2018 : BoM : P->A**

17033 Westridge Oaks, Wildwood 63040-114



MLS #: [18065554](#) **Status:** **A** **Stat Dt:** **08/20/18** **List Pr:** **\$385,000**
Area: **346** **Bd:** **4** **Sqft Above:** **2,938** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$131.04** **CDOM:** **88**
GA/CR: **3/0** **Bth:** **5 (3 2)** **Age:** **22** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **2 Story/Other** **\$225** **Acres:** **.340**
SubD: **Westridge Oaks**

2562 Kilare Lane, Wildwood 63040



MLS #: [18075002](#) **Status:** **A** **Stat Dt:** **09/19/18** **List Pr:** **\$405,700**
Area: **346** **Bd:** **4** **Sqft Above:** **2,480** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$163.59** **CDOM:** **12**
GA/CR: **2/0** **Bth:** **3 (2 1)** **Age:** **NC** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **2 Story/Other** **\$300** **Acres:** **.130**
SubD: **Main Street Crossing**
Recent: **09/27/2018 : Price Change : \$408,735->\$405,700**

17092 UC Centaur Station Dr, Wildwood 63040-114



MLS #: [18072120](#) **Status:** **A** **Stat Dt:** **09/20/18** **List Pr:** **\$430,130**
Area: **346** **Bd:** **3** **Sqft Above:** **1,627** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$264.37** **CDOM:** **11**
GA/CR: **2/0** **Bth:** **2 (2 0)** **Age:** **UC** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **1 Story/Ranch** **\$300** **Acres:** **.140**
SubD: **Main Street Crossing**
Recent: **09/27/2018 : Price Change : \$435,130->\$430,130**

16403 Prestwick Place, Wildwood 63011-209



MLS #: [18055981](#) **Status:** **A** **Stat Dt:** **07/12/18** **List Pr:** **\$385,000**
Area: **347** **Bd:** **5** **Sqft Above:** **2,735** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$140.77** **CDOM:** **81**
GA/CR: **2/0** **Bth:** **4 (3 1)** **Age:** **23** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **2 Story/Other** **\$120** **Acres:** **.440**
SubD: **Prestwick Place**
Recent: **09/27/2018 : Price Change : \$399,000->\$385,000**

253 Turnberry Place Dr, Wildwood 63011-209



MLS #: [18070386](#) **Status:** **A** **Stat Dt:** **08/31/18** **List Pr:** **\$445,000**
Area: **347** **Bd:** **5** **Sqft Above:** **2,934** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$151.67** **CDOM:** **31**
GA/CR: **2/0** **Bth:** **4 (3 1)** **Age:** **29** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **2 Story/Other** **\$225** **Acres:** **.240**
SubD: **Turnberry Place**
Recent: **09/27/2018 : Price Change : \$445,900->\$445,000**

2500 Viola Gill Lane, Wildwood 63040



MLS #: [18036120](#) **Status:** **CN** **Stat Dt:** **09/28/18** **List Pr:** **\$389,990**
Area: **346** **Bd:** **4** **Sqft Above:** **2,884** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$135.23** **CDOM:** **145**
GA/CR: **2/0** **Bth:** **3 (3 0)** **Age:** **NC** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **2 Story/Other** **\$500** **Acres:** **0**
SubD: **Wildwood Trail**
Recent: **09/29/2018 : Contingent Sale : A->CN**

17138 Lafayette Trails Dr, Wildwood 63038-114



MLS #: [18054989](#) **Status:** **P** **Stat Dt:** **09/26/18** **List Pr:** **\$415,000**
Area: **347** **Bd:** **4** **Sqft Above:** **2,853** **Sell Pr:**
Muni/Twp: **Wildwood** **Pr/SqFt:** **\$145.46** **CDOM:** **68**
GA/CR: **3/0** **Bth:** **5 (4 1)** **Age:** **24** **Schl Dst:** **Rockwood R-VI**
Style/Desc: **2 Story/Other** **\$235** **Acres:** **.268**
SubD: **Lafayette Trails**
Recent: **09/26/2018 : Pending : A->P**

		116 Sweet Cherry Way, Wildwood 63040			
MLS #:	18025369	Status:	S	Stat Dt:	07/20/18
Area:	346	Bd:	4	Sqft Above:	2,560
Muni/Twp:	Wildwood			Pr/SqFt:	\$138.67
GA/CR:	2/0	Bth:	3 (2 1)	Age:	NC
Style/Dsc:	2 Story/Other				\$500
SubD:	Reserve at Cherry Hills				
Recent:	09/26/2018 : Sold : P->S				
				List Pr:	\$374,999
				Sell Pr:	\$355,000
				CDOM:	67
				Schl Dst:	Rockwood R-VI
				Acre:	.131
		128 Boathouse, Grover 63040-1620			
MLS #:	18065233	Status:	S	Stat Dt:	09/24/18
Area:	346	Bd:	4	Sqft Above:	2,933
Muni/Twp:	Wildwood			Pr/SqFt:	\$122.71
GA/CR:	2/0	Bth:	4 (3 1)	Age:	31
Style/Dsc:	2 Story/Other				\$750
SubD:	Harbors At Lake Chesterfield One				
				List Pr:	\$359,900
				Sell Pr:	\$359,900
				CDOM:	3
				Schl Dst:	Rockwood R-VI
				Acre:	.230
		302 Golden Cherry Dr, Grover 63040-1657			
MLS #:	18054083	Status:	S	Stat Dt:	09/24/18
Area:	346	Bd:	5	Sqft Above:	2,796
Muni/Twp:	Wildwood			Pr/SqFt:	\$128.76
GA/CR:	2/0	Bth:	4 (3 1)	Age:	20
Style/Dsc:	2 Story/Other				
SubD:	Meadows At Cherry Hills The				
				List Pr:	\$365,000
				Sell Pr:	\$360,000
				CDOM:	5
				Schl Dst:	Rockwood R-VI
				Acre:	.220
		16338 Black Cherry Dr, Grover 63040-1651			
MLS #:	18067630	Status:	S	Stat Dt:	09/27/18
Area:	346	Bd:	4	Sqft Above:	1,696
Muni/Twp:	Wildwood			Pr/SqFt:	\$221.11
GA/CR:	3/0	Bth:	3 (3 0)	Age:	21
Style/Dsc:	1 Story/Ranch				\$177
SubD:	Meadows At Cherry Hills The				
Recent:	09/28/2018 : Sold : P->S				
				List Pr:	\$374,900
				Sell Pr:	\$375,000
				CDOM:	6
				Schl Dst:	Rockwood R-VI
				Acre:	.200
		295 Timber Rock Lane, Wildwood 63011-196			
MLS #:	18055523	Status:	S	Stat Dt:	09/21/18
Area:	347	Bd:	4	Sqft Above:	2,374
Muni/Twp:	Wildwood			Pr/SqFt:	\$164.24
GA/CR:	2/0	Bth:	3 (2 1)	Age:	32
Style/Dsc:	2 Story/Other				\$525
SubD:	Timber Ridge Estates Two-A				
				List Pr:	\$389,900
				Sell Pr:	\$389,900
				CDOM:	30
				Schl Dst:	Rockwood R-VI
				Acre:	.280

Search Criteria

CTH Change_Type is one of 'New Listing', 'Back On Market', 'Price Change', 'Coming Soon', 'Option', 'Pending', 'Sold'
Property Type is 'Residential'
Latitude, Longitude is within 2.00 mi of 18056389
Price is 350000 to 450000
CTH Last Modified Date Time is 9/24/2018+
Selected 13 of 13 results.

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

Listing Activity Report

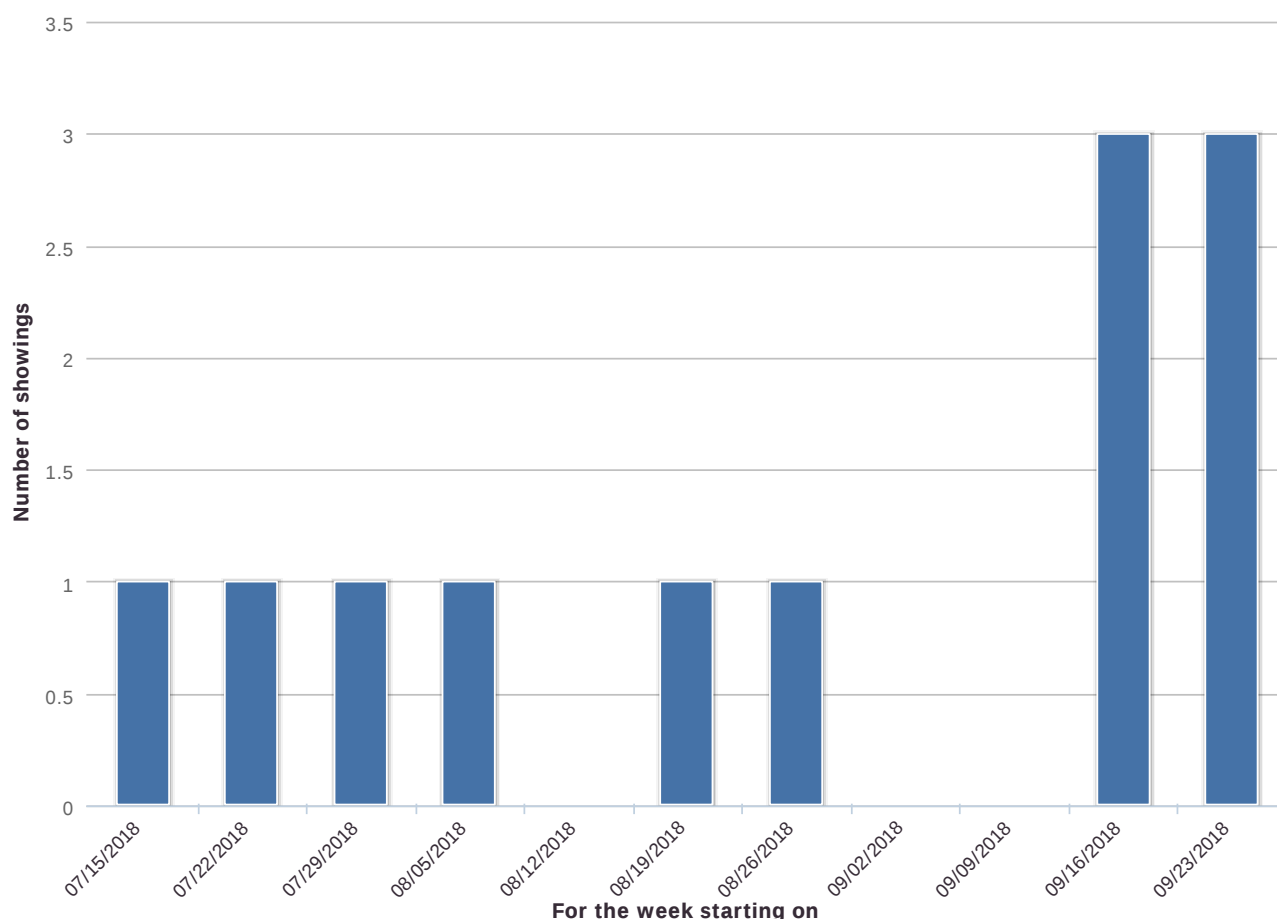
2336 Dartmouth Bend Drive, Wildwood, MO 63011

Snapshot for Jul 17, 2018 - Sep 27, 2018



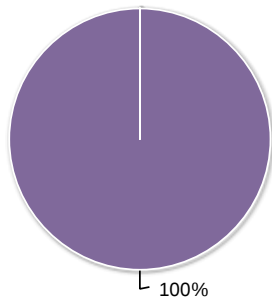
Listing ID:	18056389
Address:	2336 Dartmouth Bend Drive, Wildwood, MO 63011
Price:	\$399,900
Status:	ACTIVE
Total number of appointments:	12
Appointments in the last 30 days:	6
Appointments in the last 7 days:	2
Total number of agent previews:	0
Total number of agent inquiries	0

Appointments Per Week



Feedback at a Glance

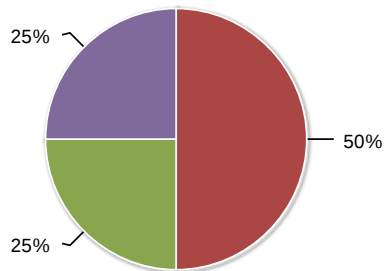
Is your client interested in this listing?



Very (0)
Somewhat (0)
Maybe (0)
Not interested (5)

* 5 responses

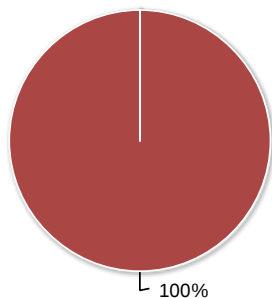
Please rate your overall experience at this showing.



Excellent (0)
Good (2)
Fair (1)
Poor (1)

* 4 responses

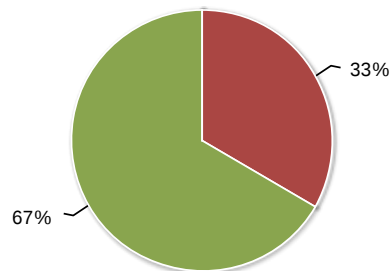
Your (and your client's) opinion of the price:



Just right (0)
Too high (4)
Too low (0)

* 4 responses

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



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

* 3 responses

Feedback Responses

Activity Details		Received
Showing 09/27/2018 11:15 AM - 12:15 PM		09/28/2018 08:30 AM
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
Showing 09/23/2018 10:30 AM - 11:00 AM		09/23/2018 02:27 PM
Is your client interested in this listing? COMMENTS/RECOMMENDATIONS:		Not interested Did not like the yard. The rest of the home was very
Showing 09/22/2018 2:45 PM - 3:45 PM		09/23/2018 04:17 PM
COMMENTS/RECOMMENDATIONS:		Didn't go

Activity Details		Received
Showing 09/19/2018 3:20 PM - 4:00 PM		09/25/2018 07:42 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 4 Good bones. Needs some work for the price. Thanks for the showings!!
Showing 08/29/2018 5:00 PM - 5:30 PM		08/29/2018 06:27 PM
COMMENTS/RECOMMENDATIONS:		Still consideringbut needs a lot of updating.
Showing 08/21/2018 10:30 AM - 11:30 AM		08/21/2018 11:51 AM
Is your client interested in this listing? Please rate your overall experience at this showing. Your (and your client's) opinion of the price: COMMENTS/RECOMMENDATIONS:		Not interested Poor Too high The toilet is consistently running and fridge was very loud. You should have both looked at.
Showing 08/10/2018 10:30 AM - 12:30 PM		08/13/2018 04:08 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:		Nice home. My clients did not care for the layout of the home.
Showing 08/04/2018 2:30 PM - 4:30 PM		08/05/2018 04:42 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 their favorite floor plan. Thanks for letting us look.
Showing 07/21/2018 4:15 PM - 5:15 PM		07/21/2018 06:49 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 Added this home at the last minute. Had just come from a home that the buyers loved. It was nicely updated, and has some high-quality finishes. Not as large but the buyers don't need the square footage of this listing. Mr. Buyer was intrigued with your listing because of the three-car garage. They thought it was too "plain vanilla" and didn't care for the flow of the floor plan. Good luck!

Listing Activity Details

Activity Type	Activity Date	Comments
 Past Showing	09/27/2018 11:15 AM - 12:15 PM	
 Past Showing	09/25/2018 11:30 AM - 12:30 PM	

Activity Type	Activity Date	Comments
 Past Showing	09/23/2018 10:30 AM - 11:00 AM	
 Past Showing	09/22/2018 2:45 PM - 3:45 PM	
 Past 2nd Showing	09/20/2018 11:00 AM - 11:45 AM	
 Past Showing	09/19/2018 3:20 PM - 4:00 PM	
 Past Showing	08/29/2018 5:00 PM - 5:30 PM	
 Past Showing	08/21/2018 10:30 AM - 11:30 AM	
 Canceled Showing	08/10/2018 1:00 PM - 3:00 PM	
 Past Showing	08/10/2018 10:30 AM - 12:30 PM	
 Past Showing	08/04/2018 2:30 PM - 4:30 PM	
 Past Showing	07/26/2018 7:00 PM - 8:00 PM	
 Past Showing	07/21/2018 4:15 PM - 5:15 PM	
 Status Change	07/17/2018 1:52 PM	
 Status Change	07/17/2018 10:29 AM	
 New Listing	07/17/2018	
 Price Change	07/17/2018 5:29 AM	