

The Nett Group Real Estate Advisors

SELLER REPORT



118 Long And Winding | St Peters

TheNettGroup.com • 636.614.5132

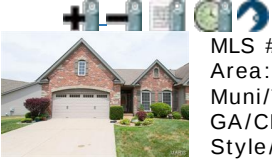
Cross Property On Market Counters

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
18046343	RESI	ACT	06/27/18	118 Long And Winding	St Peters	406	26	\$272,500	258	265	5	2	268	41	26	17	356

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

Cross Property Condensed

118 Long And Winding, St Peters 63376-1675



MLS #:	18046343	Status:	A	Stat Dt:	06/27/18	List Pr:	\$272,500
Area:	406	Bd:	3	Sq Ft:	1,503	Sell Pr:	
Muni/Twp:	St. Peters	Pr/SqFt:	\$181.30	CDOM:	26		
GA/CR:	2/0	Bth:	3 (3 0)	Age:	15		
Style/Desc:	1 Story/Ranch			Acre:	.077		
SubD:	Penny Lane Resub						
Schl District:	Ft. Zumwalt R-II						
Recent:	07/22/2018	Price Change :	\$275,000->\$272,500				

Search Criteria

Status is one of 'Active', 'Contingent w/Kickout', 'Contingent No Kickout', 'Contingent Short Sale', 'Option', 'Coming Soon'

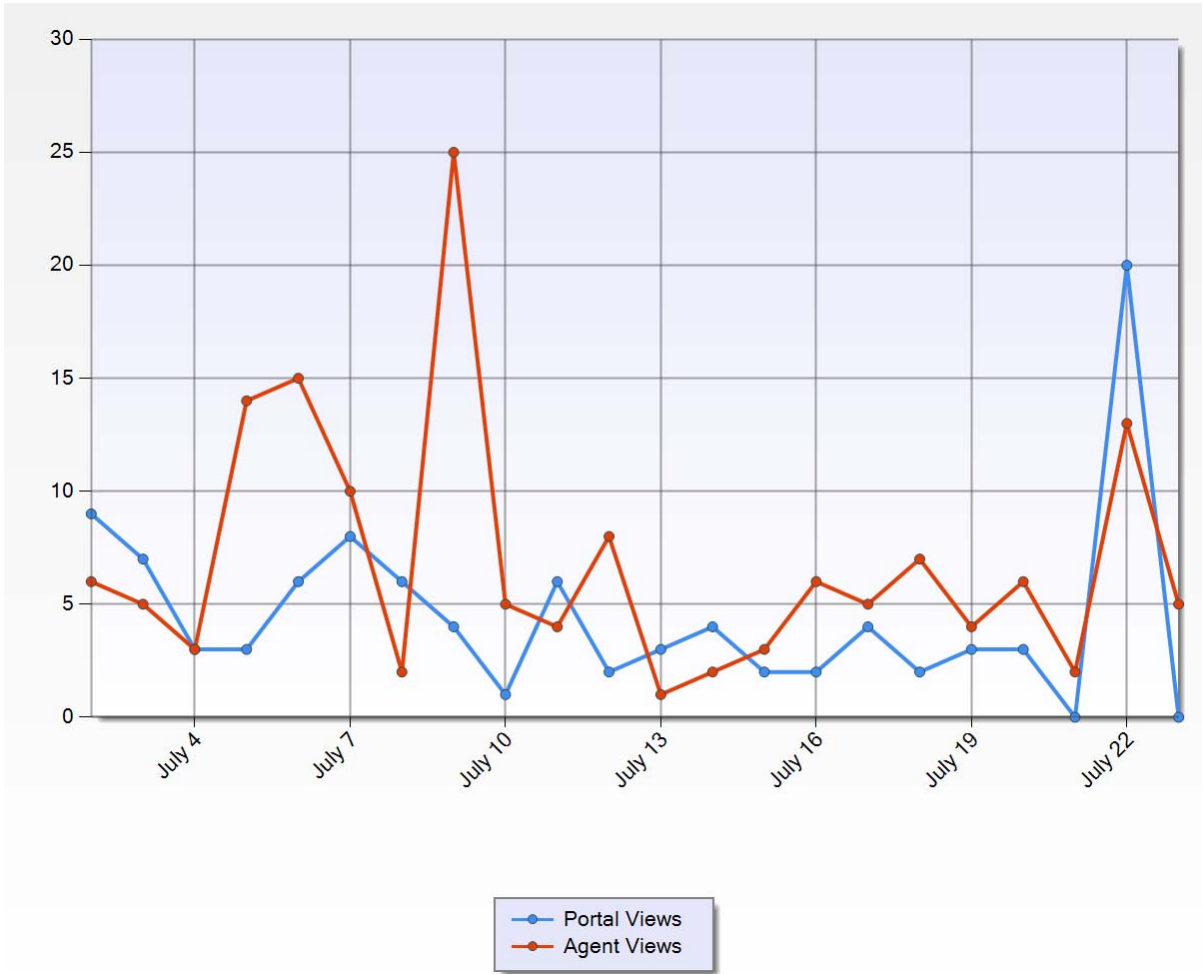
Listing Agent ID is 'MBNETTEM'

Listing Co-Agent MLS ID is 'MBNETTEM'

Selected 1 of 18 results.

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358 Historical Views for 118 Long And Winding



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
0.6 mi	18054261	A	07/19/2018	RESI	12 Lippizan	St. Peters	St Peters	406	4	\$250,000	4	3 (2 1)	2,062	0.230 0	31	STRA01
1.4 mi	18057163	A	07/17/2018	RESI	304 Trapani Dr	St. Peters	St Peters	411	6	\$300,000	3	2 (2 0)	1,746	0.150 0	1	FFRR01
1.9 mi	18057028	A	07/16/2018	RESI	2130 Saint Peters Howell	Unincorporated	St Peters	412	42	\$260,000	4	3 (2 1)	1,905	0.932 0	54	BRID01
0.0 mi	18059798	A	07/23/2018	COND	118 Long And Winding	St. Peters	St Peters	406	0	\$272,500	3	3 (3 0)	1,503	0.077 0	15	KWRC01
0.7 mi	18013889	A	03/10/2018	RESI	9 Spring	St. Peters	St Peters	403	124	\$250,000	5	3 (3 0)	2,110	0.397 0	38	JMRE01
0.0 mi	18046343	A	06/27/2018	RESI	118 Long And Winding	St. Peters	St Peters	406	26	\$272,500	3	3 (3 0)	1,503	0.077 0	15	KWRC01
1.2 mi	18052515	A	06/29/2018	RESI	308 Jessie Marie Lane	St. Peters	St Peters	406	24	\$275,000	4	3 (2 1)	2,272	0.130 0	7	WYND01
1.7 mi	18052616	A	07/14/2018	RESI	540 Wyatt Dr	St. Peters	St Peters	411	9	\$289,999	4	3 (3 0)	1,664	0.200 0	25	EDGE01
1.9 mi	18040625	P	07/17/2018	RESI	77 Brighton Park	St. Charles	St Charles	403	40	\$269,900	4	3 (2 1)	2,760	0.180 0	7	EDEN01
1.3 mi	18054885	P	07/19/2018	RESI	1256 Orion Way	St. Peters	St Peters	410	6	\$275,000	4	3 (2 1)	2,273	0.240 0	29	TDPR01
0.6 mi	18031583	S	06/11/2018	RESI	17 Lippizan Rd	St. Charles	St Peters	406	6	\$280,000	5	4 (3 1)	2,587	0.230 0	25	WCLK01
1.8 mi	18041254	S	07/17/2018	RESI	565 Wyatt Dr	St. Peters	St Peters	411	10	\$298,000	3	3 (3 0)	1,664	0.200 0	25	BHSP02

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Residential Condensed

12 Lippizan, St Peters 63376-2395



MLS #: 18054261 **Status:** A
Area: 406 **Bd:** 4
Muni/Twp: St. Peters
GA/CR: 2 / 0 **Bth:** 3 (2 1)
Style/Desc: 2 Story / Other
SubD: Drovers Crossing #3
Recent: 07/19/2018 : New

Stat Dt: 07/19/18 **List Pr:** \$250,000
Sqft Above: 2,062 **Sell Pr:**
Pr/SqFt: \$121.24 **CDOM:** 4
Age: 31 **Schl Dst:** Ft. Zumwalt R-
Acres: .230

304 Trapani Dr, St Peters 63376-7694



MLS #: 18057163 **Status:** A
Area: 411 **Bd:** 3
Muni/Twp: St. Peters
GA/CR: 2 / 0 **Bth:** 2 (2 0)
Style/Desc: 1 Story / Ranch
SubD: Crossing at Bella Vista
Recent: 07/17/2018 : New

Stat Dt: 07/17/18 **List Pr:** \$300,000
Sqft Above: 1,746 **Sell Pr:**
Pr/SqFt: \$171.82 **CDOM:** 6
Age: 1 **Schl Dst:** Francis Howell
Acres: .150

2130 Saint Peters Howell, St Peters 63376-281



MLS #: 18057028 **Status:** A
Area: 412 **Bd:** 4
Muni/Twp: Unincorporated
GA/CR: 1 / 0 **Bth:** 3 (2 1)
Style/Desc: 1 Story / Ranch
SubD: US Surv 285

Stat Dt: 07/16/18 **List Pr:** \$260,000
Sqft Above: 1,905 **Sell Pr:**
Pr/SqFt: \$136.48 **CDOM:** 42
Age: 54 **Schl Dst:** Francis Howell
Acres: .932

118 Long And Winding, St Peters 63376-1675



MLS #: 18059798 **Status:** A
Area: 406 **Bd:** 3
Muni/Twp: St. Peters
GA/CR: 2 / 0 **Bth:** 3 (3 0)
Style/Desc: 1 Story / Ranch
SubD: Penny Lane Resub
Recent: 07/23/2018 : New

Stat Dt: 07/23/18 **List Pr:** \$272,500
Sqft Above: 1,503 **Sell Pr:**
Pr/SqFt: \$181.30 **CDOM:**
Age: 15 **Schl Dst:** Ft. Zumwalt R-
Condo Fee: \$224 **Acres:** .077

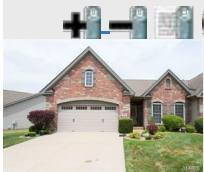
9 Spring, St Peters 63376-3064



MLS #: 18013889 **Status:** A
Area: 403 **Bd:** 5
Muni/Twp: St. Peters
GA/CR: 2 / 0 **Bth:** 3 (3 0)
Style/Desc: 1 Story / Ranch
SubD: Spring Wood #1

Stat Dt: 03/10/18 **List Pr:** \$250,000
Sqft Above: 2,110 **Sell Pr:**
Pr/SqFt: \$118.48 **CDOM:** 124
Age: 38 **Schl Dst:** Francis Howell
Acres: .397

118 Long And Winding, St Peters 63376-1675



MLS #: 18046343 **Status:** A
Area: 406 **Bd:** 3
Muni/Twp: St. Peters
GA/CR: 2 / 0 **Bth:** 3 (3 0)
Style/Desc: 1 Story / Ranch
SubD: Penny Lane Resub
Recent: 07/22/2018 : Price Change : \$275,000->\$272,500

Stat Dt: 06/27/18 **List Pr:** \$272,500
Sqft Above: 1,503 **Sell Pr:**
Pr/SqFt: \$181.30 **CDOM:** 26
Age: 15 **Schl Dst:** Ft. Zumwalt R-
Acres: .077

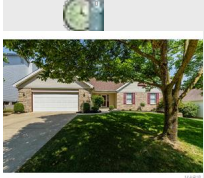
308 Jessie Marie Lane, St Peters 63376-5388



MLS #: 18052515 Status: **A**
 Area: 406 Bd: 4
 Muni/Twp: St. Peters
 GA/CR: 2/0 Bth: 3 (2 1)
 Style/Desc: 2 Story/Other
 SubD: Manors At Orchard Glen

Stat Dt: 06/29/18 List Pr: \$275,000
 Sqft Above: 2,272 Sell Pr:
 Pr/SqFt: \$121.04 CDOM: 24
 Age: 7 Schl Dst: Ft. Zumwalt R-
 Acres: .130

540 Wyatt Dr, St Peters 63376-7171



MLS #: 18052616 Status: **A**
 Area: 411 Bd: 4
 Muni/Twp: St. Peters
 GA/CR: 2/0 Bth: 3 (3 0)
 Style/Desc: 1 Story/Atrium
 SubD: Huntleigh Estate #2
 Recent: 07/23/2018 : Price Change : \$298,000->\$289,999

Stat Dt: 07/14/18 List Pr: \$289,999
 Sqft Above: 1,664 Sell Pr:
 Pr/SqFt: \$174.28 CDOM: 9
 Age: 25 Schl Dst: Francis Howell
 Acres: .200

77 Brighton Park, St Charles 63303-3051



MLS #: 18040625 Status: **P**
 Area: 403 Bd: 4
 Muni/Twp: St. Charles
 GA/CR: 2/0 Bth: 3 (2 1)
 Style/Desc: 2 Story/Other
 SubD: Brighton Park #2
 Recent: 07/17/2018 : Pending : O->P

Stat Dt: 07/17/18 List Pr: \$269,900
 Sqft Above: 2,760 Sell Pr:
 Pr/SqFt: \$97.79 CDOM: 40
 Age: 7 Schl Dst: St. Charles R-V
 Acres: .180

1256 Orion Way, St Peters 63376-5224



MLS #: 18054885 Status: **P**
 Area: 410 Bd: 4
 Muni/Twp: St. Peters
 GA/CR: 3/0 Bth: 3 (2 1)
 Style/Desc: 2 Story/Other
 SubD: Pegasus Farms #2
 Recent: 07/19/2018 : Pending : A->P

Stat Dt: 07/19/18 List Pr: \$275,000
 Sqft Above: 2,273 Sell Pr:
 Pr/SqFt: \$120.99 CDOM: 6
 Age: 29 Schl Dst: Francis Howell
 Acres: .240

17 Lippizan Rd, St Peters 63376-2396



MLS #: 18031583 Status: **S**
 Area: 406 Bd: 5
 Muni/Twp: St. Charles
 GA/CR: 2/0 Bth: 4 (3 1)
 Style/Desc: 2 Story/Other
 SubD: Drovers Crossing
 Recent: 07/20/2018 : Sold : P->S

Stat Dt: 06/11/18 List Pr: \$285,000
 Sqft Above: 2,587 Sell Pr: \$280,000
 Pr/SqFt: \$108.23 CDOM: 6
 Age: 25 Schl Dst: Ft. Zumwalt R-
 Acres: .230

565 Wyatt Dr, St Peters 63376-7176



MLS #: 18041254 Status: **S**
 Area: 411 Bd: 3
 Muni/Twp: St. Peters
 GA/CR: 2/0 Bth: 3 (3 0)
 Style/Desc: 1 Story/Ranch
 SubD: Huntleigh Estate #2
 Recent: 07/17/2018 : Sold : P->S

Stat Dt: 07/17/18 List Pr: \$298,000
 Sqft Above: 1,664 Sell Pr: \$298,000
 Pr/SqFt: \$179.09 CDOM: 10
 Age: 25 Schl Dst: Francis Howell
 Acres: .200

Search Criteria

CTH Change_Type is one of 'New Listing', 'Back On Market', 'Price Change', 'Coming Soon', 'Contingent Sale', 'Option', 'Pending', 'Sold', 'Expired', 'Withdrawn', 'Cancelled'

Property Type is one of 'Residential', 'Condo/Coop/Villa'

Latitude, Longitude is within 2.00 mi of 18046343

Price is 250000 to 300000

CTH Last Modified Date Time is 7/16/2018+

Selected 12 of 12 results.

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

Listing Activity Report

118 Long And Winding, St Peters, MO 63376

Snapshot for Jun 27, 2018 - Jul 22, 2018

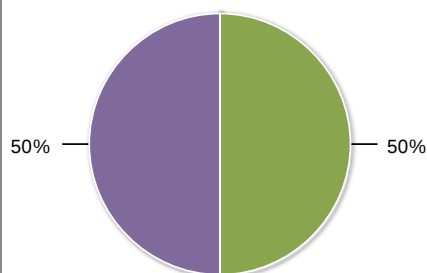


Listing ID: 18046343
 Address: 118 Long And Winding, St Peters, MO 63376
 Price: \$272,500
 Status: ACTIVE

Total number of appointments: 5
 Appointments in the last 30 days: 5
 Appointments in the last 7 days: 0
 Total number of agent previews: 0
 Total number of agent inquiries: 0

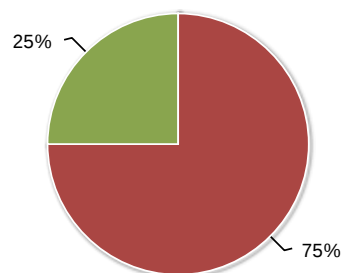
Feedback at a Glance

Is your client interested in this listing?



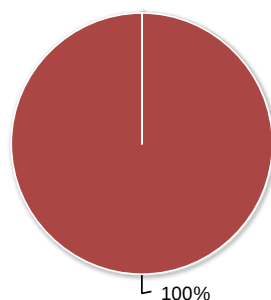
* 4 responses

Please rate your overall experience at this showing.



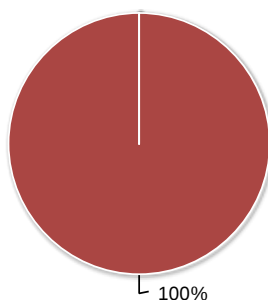
* 4 responses

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



* 3 responses

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



* 2 responses

Feedback Responses

Activity Details	Received
Showing 07/01/2018 3:00 PM - 4:00 PM	07/01/2018 08:11 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: COMMENTS/RECOMMENDATIONS:	Not interested Fair Too high Just not for them. They are very sensitive to road noise. Nice unit, may be a bit high on price but may be okay in this market.
Showing 06/28/2018 1:30 PM - 2:30 PM	06/28/2018 07:38 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 Very nice villa, but my buyer did not like the different cabinetry in the kitchen, and the carpet in the lower level. Felt it would need to much to make it their own. Thanks for letting me show.
Showing 06/28/2018 12:00 PM - 1:00 PM	06/28/2018 06:56 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 4 Shows nice. Good upgrades. Buyer is leaning towards single family home
Showing 06/27/2018 2:30 PM - 3:00 PM	06/28/2018 03:53 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 4 It needs to be painted the gray color that's downstairs throughout the whole main level, it would show so much better. My buyers don't have their house on the market yet, it's a 2300 sq ft ranch with finish in basement and walk out with 3 car garage so it will sell fast and they just wanted to get an idea of what's out there

Listing Activity Details

Activity Type	Activity Date	Comments
 Price Change	07/22/2018 7:14 AM	
 Declined Showing	07/11/2018 1:15 PM - 2:15 PM	
 Past Showing	07/08/2018 5:45 PM - 6:45 PM	
 Declined Showing	07/07/2018 4:30 PM - 5:00 PM	
 Past Showing	07/01/2018 3:00 PM - 4:00 PM	
 Canceled Showing	06/30/2018 10:30 AM - 11:30 AM	

Activity Type	Activity Date	Comments
 Past Showing	06/28/2018 1:30 PM - 2:30 PM	
 Past Showing	06/28/2018 12:00 PM - 1:00 PM	
 Past Showing	06/27/2018 2:30 PM - 3:00 PM	
 Status Change	06/27/2018 1:28 PM	
 New Listing	06/27/2018	