

The Nett Group Real Estate Advisors

SELLER REPORT



118 Long And Winding | St Peters

TheNettGroup.com • 636.614.5132

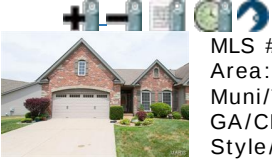
Cross Property On Market Counters

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	33	\$272,500	269	297	4	2	278	46	26	19	410

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



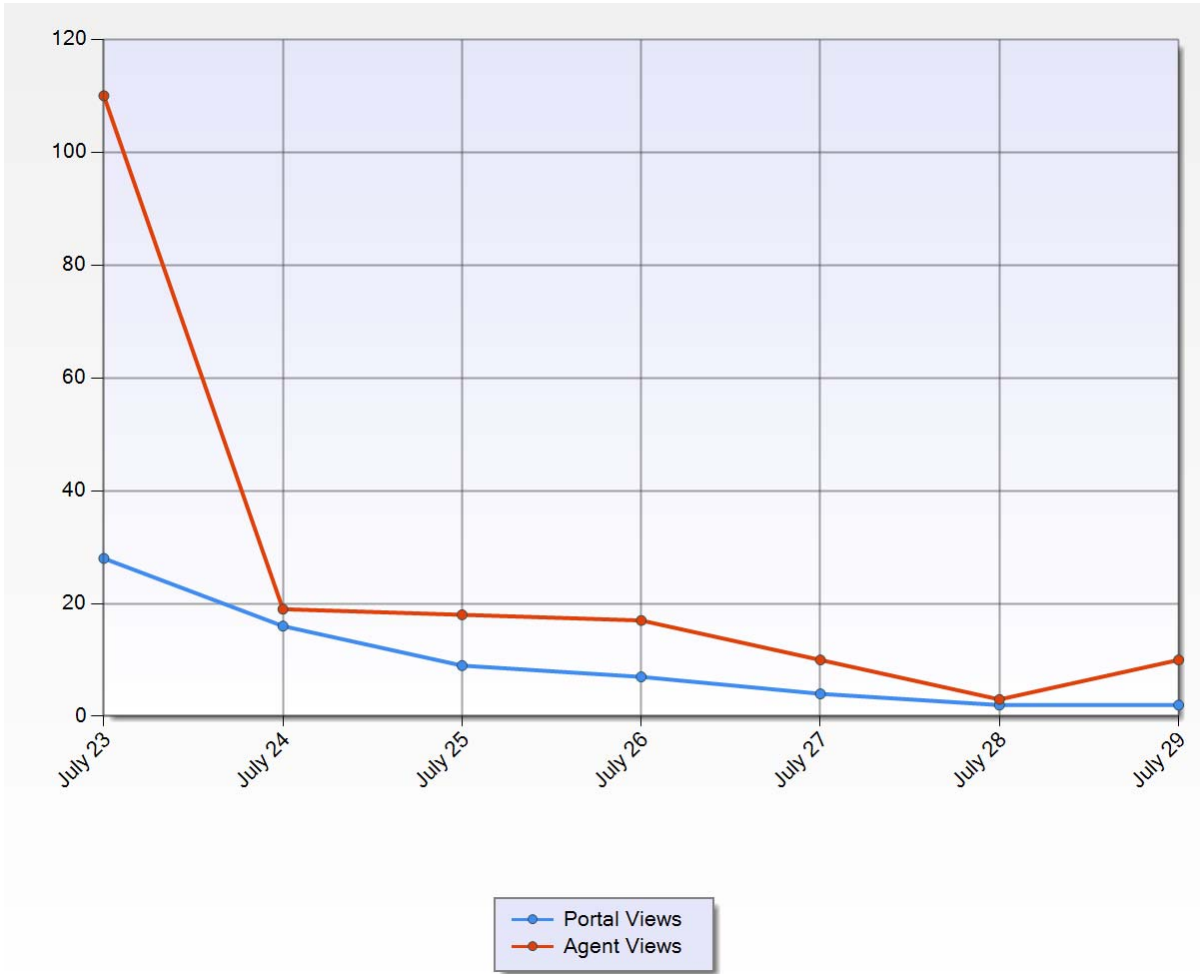
MLS #:	18046343	Status:	A	Stat Dt:	06/27/18	List Pr:	\$272,500
Area:	406	Bd:	3	Sq Ft:	1,503	Sell Pr:	
Muni/Twp:	St. Peters			Pr/SqFt:	\$181.30	CDOM:	33
GA/CR:	2/0	Bth:	3 (3 0)			Age:	15
Style/Desc:	1 Story/Ranch					Acre:	.077
SubD:	Penny Lane Resub						
Schl District:	Ft. Zumwalt R-II						

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 19 results.

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 Historical Views for 118 Long And Winding



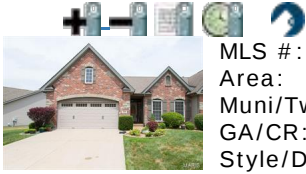
Residential Single Line

Distance	MLS #	St	Status Date	P Type	Address	Muni/Twp	City	Area	CDOM	Price Bd	Bth	SqFt	Abv	Lsz	Age	Off ID
0.0 mi	18059798	A	07/23/2018	COND	118 Long And Winding	St. Peters	St Peters	406	7	\$272,500	3	3 (3 0)	1,503	0.077 0	15	KWRC01
1.1 mi	18052314	A	06/29/2018	RESI	825 Harding St	St. Peters	St Peter	406	31	\$280,000	4	3 (2 1)	2,271	0.170 0	10	SLRE02
1.6 mi	18051607	A	06/26/2018	RESI	404 Candlewick Ct	St. Peters	St Peters	411	34	\$289,900	5	4 (3 1)	2,109	0.230 0	27	ALXD01
1.7 mi	18052616	A	07/14/2018	RESI	540 Wyatt Dr	St. Peters	St Peters	411	16	\$289,999	4	3 (3 0)	1,664	0.200 0	25	EDGE01
0.7 mi	18060570	CO		RESI	10 Connemara Rd	St. Peters	St Peters	406		\$289,900	4	4 (3 1)	2,527	0.275 0	39	CBG 12
0.6 mi	18054261	CN	07/23/2018	RESI	12 Lippizan	St. Peters	St Peters	406	4	\$250,000	4	3 (2 1)	2,062	0.230 0	31	STRA01
1.5 mi	18036524	S	07/24/2018	RESI	120 Gailwood Dr	St. Peters	St Peters	404	21	\$285,000	4	4 (2 2)	2,104	0.290 0	21	RLVN01
1.7 mi	18045712	S	07/23/2018	RESI	19 Park Place	Unincorporated	St Peters	412	14	\$267,500	4	3 (2 1)	2,196	0.200 0	32	CBGP01

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Residential Condensed

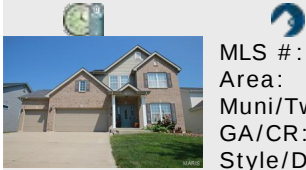
118 Long And Winding, St Peters 63376-1675



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

Stat Dt: 07/23/18 List Pr: \$272,500
 Sqft Above: 1,503 Sell Pr:
 Pr/SqFt: \$181.30 CDOM: 7
 Age: 15 Schl Dst: Ft. Zumwalt R-
 Condo Fee: \$224 Acres: .077

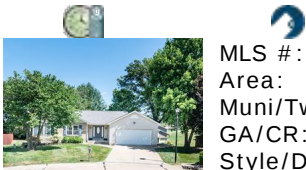
825 Harding St, St Peter 63376-2415



MLS #: 18052314 Status: **A**
 Area: 406 Bd: 4
 Muni/Twp: St. Peters
 GA/CR: 3/0 Bth: 3 (2 1)
 Style/Desc 2 Story/Other
 SubD: Bellemeade
 Recent: 07/29/2018 : Price Change : \$285,000->\$280,000

Stat Dt: 06/29/18 List Pr: \$280,000
 Sqft Above: 2,271 Sell Pr:
 Pr/SqFt: \$123.29 CDOM: 31
 Age: 10 Schl Dst: Ft. Zumwalt R-
 \$350 Acres: .170

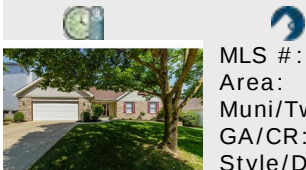
404 Candlewick Ct, St Peters 63376-6926



MLS #: 18051607 Status: **A**
 Area: 411 Bd: 5
 Muni/Twp: St. Peters
 GA/CR: 2/0 Bth: 4 (3 1)
 Style/Desc 1 Story/Ranch
 SubD: The Commons Record
 Recent: 07/25/2018 : Price Change : \$299,900->\$289,900

Stat Dt: 06/26/18 List Pr: \$289,900
 Sqft Above: 2,109 Sell Pr:
 Pr/SqFt: \$137.46 CDOM: 34
 Age: 27 Schl Dst: Francis Howell
 Acres: .230

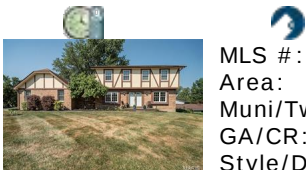
540 Wyatt Dr, St Peters 63376-7171



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

Stat Dt: 07/14/18 List Pr: \$289,999
 Sqft Above: 1,664 Sell Pr:
 Pr/SqFt: \$174.28 CDOM: 16
 Age: 25 Schl Dst: Francis Howell
 \$50 Acres: .200

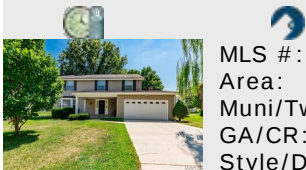
10 Connemara Rd, St Peters 63376-2308



MLS #: 18060570 Status: **CO**
 Area: 406 Bd: 4
 Muni/Twp: St. Peters
 GA/CR: 3/0 Bth: 4 (3 1)
 Style/Desc 2 Story/Other
 SubD: Drovers Crossing
 Recent: 07/26/2018 : Coming Soon : I->CO

Stat Dt: List Pr: \$289,900
 Sqft Above: 2,527 Sell Pr:
 Pr/SqFt: \$114.72 CDOM:
 Age: 39 Schl Dst: Ft. Zumwalt R-
 \$100 Acres: .275

12 Lippizan, St Peters 63376-2395



MLS #: 18054261 Status: **CN**
 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

Stat Dt: 07/23/18 List Pr: \$250,000
 Sqft Above: 2,062 Sell Pr:
 Pr/SqFt: \$121.24 CDOM: 4
 Age: 31 Schl Dst: Ft. Zumwalt R-
 \$100 Acres: .230

120 Gailwood Dr, St Peters 63376-6577



MLS #: 18036524 Status: **S**
Area: 404 Bd: 4
Muni/Twp: St. Peters
GA/CR: 2 / 0 Bth: 4 (2 2)
Style/Desc 1.5 Story / Atrium
SubD: Gailwood Estate
Recent: **07/25/2018 : Sold : P->S**

Stat Dt: 07/24/18 List Pr: \$300,000
Sqft Above: 2,104 Sell Pr: \$285,000
Pr/SqFt: \$135.46 CDOM: 21
Age: 21 Schl Dst: St. Charles R-V
Acres: .290

19 Park Place, St Peters 63376-3146



MLS #: 18045712 Status: **S**
Area: 412 Bd: 4
Muni/Twp: Unincorporated
GA/CR: 2 / 0 Bth: 3 (2 1)
Style/Desc 2 Story / Other
SubD: Park Place

Stat Dt: 07/23/18 List Pr: \$267,500
Sqft Above: 2,196 Sell Pr: \$267,500
Pr/SqFt: \$121.81 CDOM: 14
Age: 32 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 7/23/2018+
Selected 8 of 8 results.

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The Nett Group Real Estate Advisors
 Keller Williams Realty Chesterfield
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 michael@thenettgroup.com

Listing Activity Report

118 Long And Winding, St Peters, MO 63376

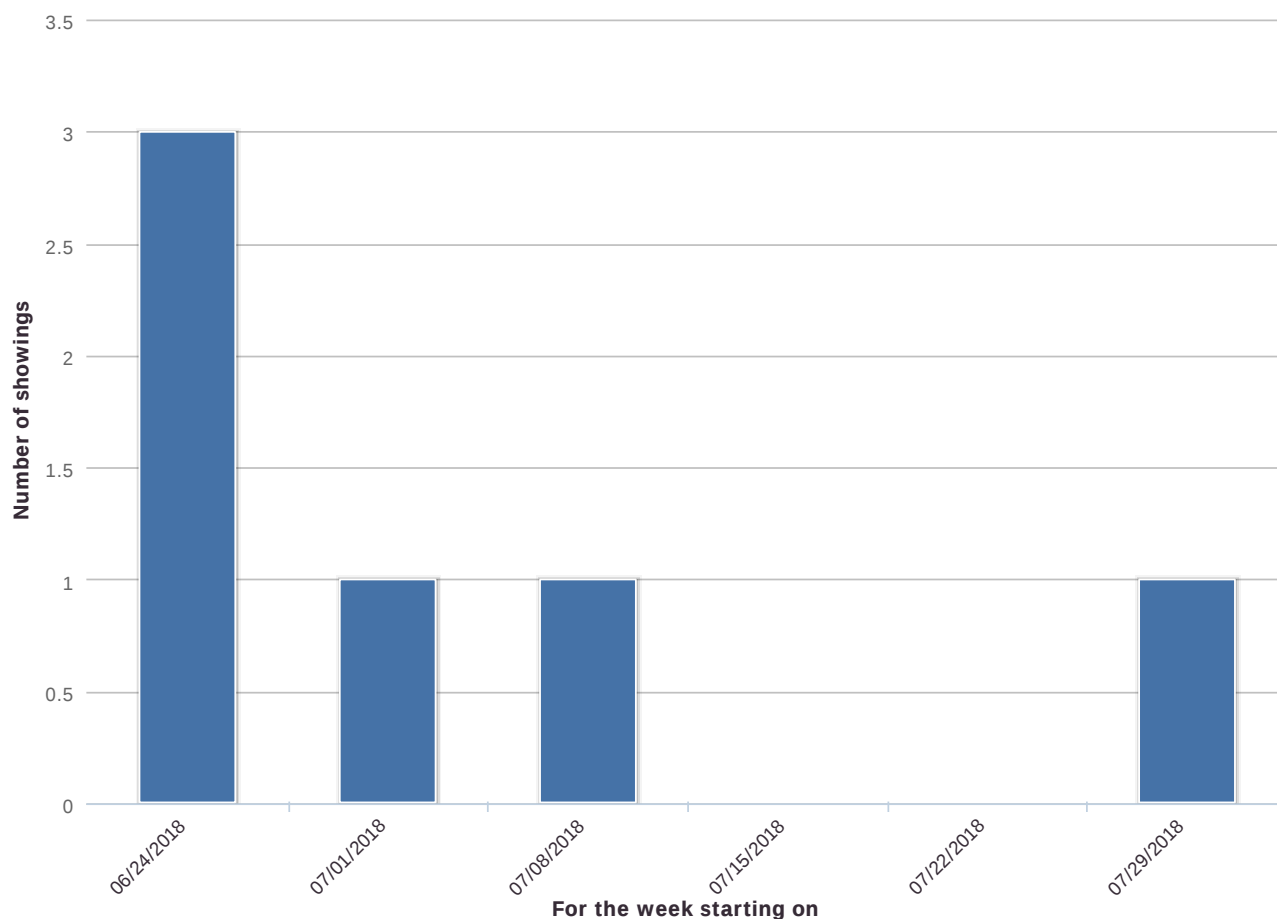
Snapshot for Jun 27, 2018 - Jul 30, 2018



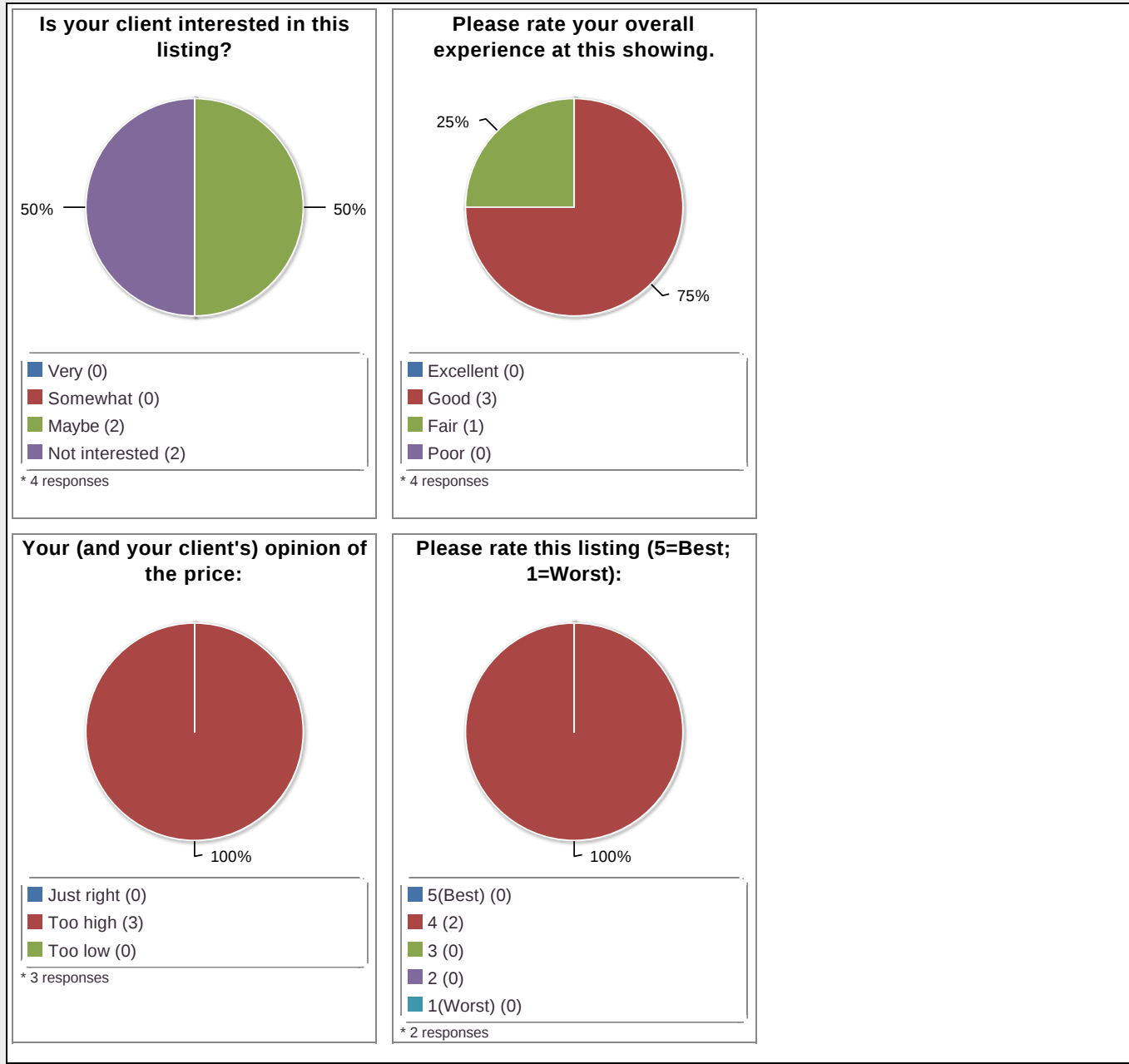
Listing ID: 18046343
 Address: 118 Long And Winding, St Peters, MO 63376
 Price: \$272,500
 Status: ACTIVE

Total number of appointments: 6
 Appointments in the last 30 days: 3
 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



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

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 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
 Future Showing	07/30/2018 12:00 PM - 12:15 PM	
 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	
 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	