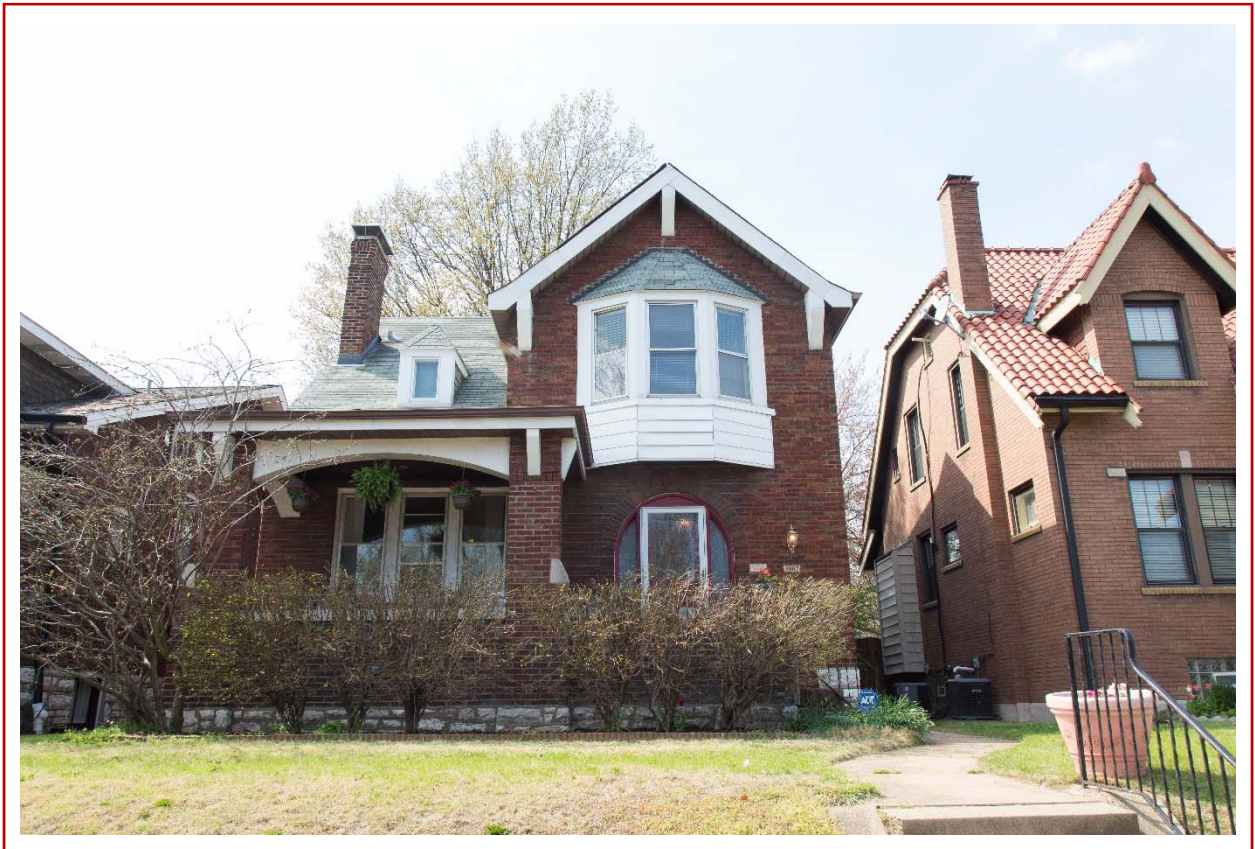


The Nett Group Real Estate Advisors

SELLER REPORT



5807 South Grand Blvd | St Louis

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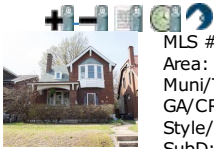
Cross Property On Market Counters

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
18032487	RESI	ACT	04/27/18	5807 South Grand Blvd	St Louis	3	130	\$172,500	262	284	13	6	259	3	15	15	784

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

Cross Property Condensed

5807 South Grand Blvd, St Louis 63111-2306



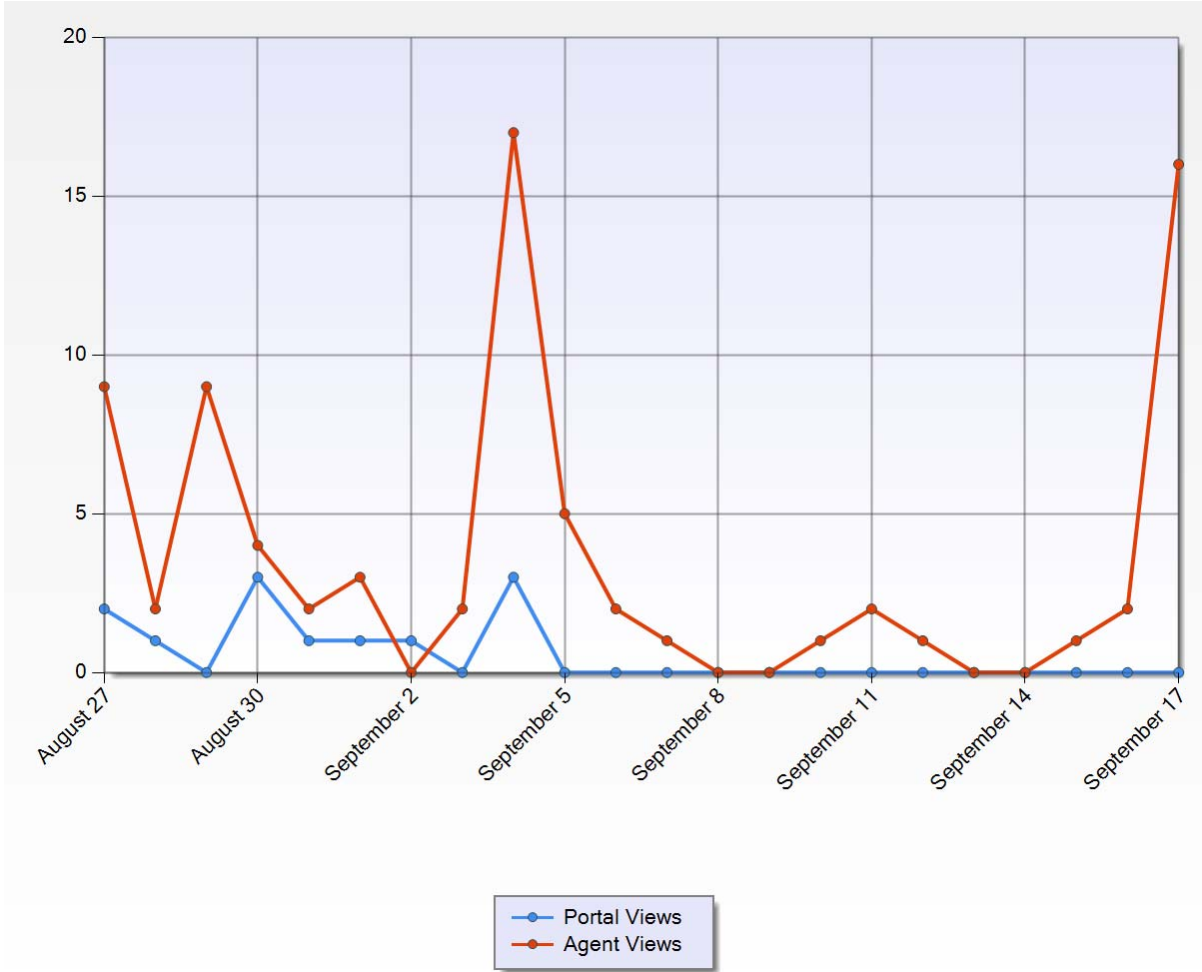
MLS #:	18032487	Status:	A	Stat Dt:	04/27/18	List Pr:	\$172,500
Area:	3	Bd:	3	Sq Ft:	1,715	Sell Pr:	
Muni/Twp:	St. Louis City			Pr/SqFt:	\$100.58	CDOM:	207
GA/CR:	1/0	Bth:	2 (1 1)			Age:	89
Style/Desc:	2 Story/Other					Acre:	.129
SubD:	Grand Dover Place Add						
Schl District:	St. Louis City						
Recent:	09/17/2018 : BoM : CN->A						

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 22 results.

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

 Historical Views for 5807 South Grand Blvd



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	18073785	A	09/15/2018	RESI	3917 Oleatha Ave	St. Louis City	St Louis	2	2	\$173,000 2	1 (1 0)	1,068	0.0860	81	H RTP01
1.0 mi	18059357	A	07/24/2018	RESI	3992 Neosho	St. Louis City	St Louis	3	55	\$178,400 4	3 (3 0)	2,064	0.1480	89	CBG 24
0.8 mi	18063585	A	08/06/2018	RESI	7125 South Grand Ave	St. Louis City	St Louis	3	138	\$182,500 4	2 (2 0)	1,800	0.1550	84	L RES01
1.8 mi	18059915	A	07/23/2018	RESI	5081 Rhodes Ave	St. Louis City	St Louis	3	144	\$185,000 4	2 (2 0)	2,000	0.1140	93	BHSP07
1.9 mi	18067547	A	08/22/2018	RESI	5441 Holly Hills Ave	St. Louis City	St Louis	3	26	\$189,900 2	2 (2 0)	1,222	0.1140	89	MADA01
1.4 mi	18072416	CN	09/15/2018	RESI	4034 Meramec St	St. Louis City	St Louis	3	9	\$154,900 3	3 (2 1)	1,872	0.1990	11	PLAT01
1.9 mi	18072085	CN	09/12/2018	RESI	5448 Holly Hills Ave	St. Louis City	St Louis	3	48	\$159,900 2	2 (2 0)	925	0.1090	92	GRCA01
1.8 mi	18070937	CN	09/10/2018	RESI	5248 Walsh St	St. Louis City	St Louis	3	5	\$199,900 2	2 (1 1)	1,483	0.1310	81	MADA01
1.4 mi	18070335	P	09/13/2018	RESI	4672 Rosa Ave	St. Louis City	St Louis	3	1	\$154,900 2	2 (2 0)	1,704	0.0740	110	RMXR01
1.7 mi	18055048	P	09/14/2018	RESI	4931 Gresham Ave	St. Louis City	St Louis	3	9	\$169,900 2	2 (2 0)	1,200	0.0900	100	REGO01
0.5 mi	18061265	P	09/14/2018	RESI	612 Bates St	St. Louis City	St Louis	3	49	\$174,900 3	2 (2 0)	2,200	0.1600	127	RMXR02
1.2 mi	18045215	P		RESI	4134 Kay Ct	St. Louis City	St Louis	3	50	\$184,900 3	2 (2 0)	1,180	0.0880	59	REGO05
0.6 mi	18052643	S	09/14/2018	RESI	4740 Louisiana Ave	St. Louis City	St Louis	3	6	\$165,000 3	2 (2 0)	2,026	0.0830	109	CBG 12
1.4 mi	18050345	S	09/13/2018	RESI	3850 Primm	St. Louis City	St Louis	3	38	\$167,500 3	3 (2 1)	1,250	0.2540	61	CICP02
1.7 mi	18058917	S	09/12/2018	RESI	4925 Gresham Ave	St. Louis City	St Louis	3	4	\$169,900 2	2 (1 1)	918	0.0940	103	MADA01
2.0 mi	18060855	S	09/11/2018	RESI	5003 Bancroft Ave	St. Louis City	St Louis	3	5	\$179,900 2	1 (1 0)	1,550	0.1020	94	WBRS01
1.8 mi	18063869	S	09/11/2018	RESI	5239 Walsh St	St. Louis City	St Louis	3	1	\$187,000 2	2 (2 0)	1,175	0.1310	81	CJJO01
1.7 mi	18042176	S	09/10/2018	RESI	4970 Loughborough Ave	St. Louis City	St Louis	3	19	\$199,900 3	2 (2 0)	1,960	0.1120	96	CBG 15
1.5 mi	18032071	C	09/10/2018	RESI	7828 Clipper Ct	St. Louis City	St Louis	3	140	\$164,900 3	2 (1 1)	1,456	0.1710	63	CBG 14

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

Residential Condensed

3917 Oleatha Ave, St Louis 63116-3603



MLS #: [18073785](#) Status: **A** Stat Dt: **09/15/18** List Pr: **\$173,000**
 Area: **2** Bd: **2** Sqft Above: **1,068** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$161.99** CDOM: **2**
 GA/CR: **0/1** Bth: **1 (1 0)** Age: **81** Schl Dst: **St. Louis City**
 Style/Desc: **1 Story/Bungalow / Cottage** Acres: **.086**
 SubD: **Lb Russells 2nd Sub**
 Recent: **09/15/2018 : New**

3992 Neosho, St Louis 63116-3450



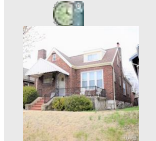
MLS #: [18059357](#) Status: **A** Stat Dt: **07/24/18** List Pr: **\$178,400**
 Area: **3** Bd: **4** Sqft Above: **2,064** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$86.43** CDOM: **55**
 GA/CR: **1/0** Bth: **3 (3 0)** Age: **89** Schl Dst: **St. Louis City**
 Style/Desc: **1.5 Story/Bungalow / Cottage** Acres: **.148**
 SubD: **Newport Heights Add 05**
 Recent: **09/12/2018 : Price Change : \$179,900->\$178,400**

7125 South Grand Ave, St Louis 63111-2608



MLS #: [18063585](#) Status: **A** Stat Dt: **08/06/18** List Pr: **\$182,500**
 Area: **3** Bd: **4** Sqft Above: **1,800** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$101.39** CDOM: **138**
 GA/CR: **1/0** Bth: **2 (2 0)** Age: **84** Schl Dst: **St. Louis City**
 Style/Desc: **2 Story/Other** Acres: **.155**
 SubD: **Fields Add**
 Recent: **09/13/2018 : Price Change : \$192,500->\$182,500**

5081 Rhodes Ave, St Louis 63109-3521



MLS #: [18059915](#) Status: **A** Stat Dt: **07/23/18** List Pr: **\$185,000**
 Area: **3** Bd: **4** Sqft Above: **2,000** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$92.50** CDOM: **144**
 GA/CR: **2/0** Bth: **2 (2 0)** Age: **93** Schl Dst: **St. Louis City**
 Style/Desc: **1 Story/Bungalow / Cottage** Acres: **.114**
 SubD: **Kingshighway Park Add**
 Recent: **09/15/2018 : Price Change : \$189,900->\$185,000**

5441 Holly Hills Ave, St Louis 63109-3548



MLS #: [18067547](#) Status: **A** Stat Dt: **08/22/18** List Pr: **\$189,900**
 Area: **3** Bd: **2** Sqft Above: **1,222** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$155.40** CDOM: **26**
 GA/CR: **2/0** Bth: **2 (2 0)** Age: **89** Schl Dst: **St. Louis City**
 Style/Desc: **2 Story/Other** Acres: **.114**
 SubD: **Gardenville Add**
 Recent: **09/13/2018 : Price Change : \$195,000->\$189,900**

4034 Meramec St, St Louis 63116-3516



MLS #: [18072416](#) Status: **CN** Stat Dt: **09/15/18** List Pr: **\$154,900**
 Area: **3** Bd: **3** Sqft Above: **1,872** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$82.75** CDOM: **9**
 GA/CR: **2/0** Bth: **3 (2 1)** Age: **11** Schl Dst: **St. Louis City**
 Style/Desc: **2 Story/A-Frame** Acres: **.199**
 SubD: **Gravois Meramec Heights Add**
 Recent: **09/15/2018 : Contingent Sale : A->CN**

5448 Holly Hills Ave, St Louis 63109-3547



MLS #: [18072085](#) Status: **CN** Stat Dt: **09/12/18** List Pr: **\$159,900**
 Area: **3** Bd: **2** Sqft Above: **925** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$172.86** CDOM: **48**
 GA/CR: **0/0** Bth: **2 (2 0)** Age: **92** Schl Dst: **St. Louis City**
 Style/Desc: **1 Story/Bungalow / Cottage** Acres: **.109**
 SubD: **Gardenville Add**
 Recent: **09/12/2018 : Contingent Sale : A->CN**

5248 Walsh St, St Louis 63109-3222



MLS #: [18070937](#) Status: **CN** Stat Dt: **09/10/18** List Pr: **\$199,900**
 Area: **3** Bd: **2** Sqft Above: **1,483** Sell Pr:
 Muni/Twp: **St. Louis City** Pr/SqFt: **\$134.79** CDOM: **5**
 GA/CR: **1/0** Bth: **2 (1 1)** Age: **81** Schl Dst: **St. Louis City**
 Style/Desc: **1.5 Story/Other** Acres: **.131**
 SubD: **Twabrigs Add**



MLS #: [18070335](#) Status: **P**
 Area: **3** Bd: **2**
 Muni/Twp: **St. Louis City**
 GA/CR: **0/0** Bth: **2 (2 0)**
 Style/Desc: **2 Story/Other**
 SubD: **Rosa Park Add**
 Recent: **09/13/2018 : Pending : A->P**

4672 Rosa Ave, St Louis 63116-1236

Stat Dt: **09/13/18** List Pr: **\$154,900**
 Sqft Above: **1,704** Sell Pr:
 Pr/SqFt: **\$90.90** CDOM: **1**
 Age: **110** Schl Dst: **St. Louis City**
 Acres: **.074**



MLS #: [18055048](#) Status: **P**
 Area: **3** Bd: **2**
 Muni/Twp: **St. Louis City**
 GA/CR: **2/0** Bth: **2 (2 0)**
 Style/Desc: **1 Story/Bungalow / Cottage**
 SubD: **Von Dreheles**
 Recent: **09/14/2018 : Pending : A->P**

4931 Gresham Ave, St Louis 63109-3734

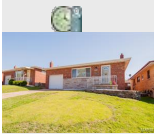
Stat Dt: **09/14/18** List Pr: **\$169,900**
 Sqft Above: **1,200** Sell Pr:
 Pr/SqFt: **\$141.58** CDOM: **9**
 Age: **100** Schl Dst: **St. Louis City**
 Acres: **.090**



MLS #: [18061265](#) Status: **P**
 Area: **3** Bd: **3**
 Muni/Twp: **St. Louis City**
 GA/CR: **0/2** Bth: **2 (2 0)**
 Style/Desc: **3+ Story/Other**
 SubD: **Thomas Add**
 Recent: **09/14/2018 : Pending : A->P**

612 Bates St, St Louis 63111-2107

Stat Dt: **09/14/18** List Pr: **\$174,900**
 Sqft Above: **2,200** Sell Pr:
 Pr/SqFt: **\$79.50** CDOM: **49**
 Age: **127** Schl Dst: **St. Louis City**
 Acres: **.160**



MLS #: [18045215](#) Status: **P**
 Area: **3** Bd: **3**
 Muni/Twp: **St. Louis City**
 GA/CR: **1/0** Bth: **2 (2 0)**
 Style/Desc: **1 Story/Other**
 SubD: **Boulevard Heights**
 Recent: **09/15/2018 : Pending : O->P**

4134 Kay Ct, St Louis 63116-2711

Stat Dt: List Pr: **\$184,900**
 Sqft Above: **1,180** Sell Pr:
 Pr/SqFt: **\$156.69** CDOM: **50**
 Age: **59** Schl Dst: **St. Louis City**
 Acres: **.088**



MLS #: [18052643](#) Status: **S**
 Area: **3** Bd: **3**
 Muni/Twp: **St. Louis City**
 GA/CR: **0/0** Bth: **2 (2 0)**
 Style/Desc: **2 Story/Other**
 SubD: **St Louis Add**
 Recent: **09/14/2018 : Sold : P->S**

4740 Louisiana Ave, St Louis 63111-1456

Stat Dt: **09/14/18** List Pr: **\$165,000**
 Sqft Above: **2,026** Sell Pr: **\$165,000**
 Pr/SqFt: **\$81.44** CDOM: **6**
 Age: **109** Schl Dst: **St. Louis City**
 Acres: **.083**



MLS #: [18050345](#) Status: **S**
 Area: **3** Bd: **3**
 Muni/Twp: **St. Louis City**
 GA/CR: **1/0** Bth: **3 (2 1)**
 Style/Desc: **1 Story/Ranch**
 SubD: **Waddells Add**
 Recent: **09/15/2018 : Sold : P->S**

3850 Primm, St Louis 63123-7731

Stat Dt: **09/13/18** List Pr: **\$169,000**
 Sqft Above: **1,250** Sell Pr: **\$167,500**
 Pr/SqFt: **\$134.00** CDOM: **38**
 Age: **61** Schl Dst: **St. Louis City**
 Acres: **.254**



MLS #: [18058917](#) Status: **S**
 Area: **3** Bd: **2**
 Muni/Twp: **St. Louis City**
 GA/CR: **1/0** Bth: **2 (1 1)**
 Style/Desc: **1 Story/Bungalow / Cottage**
 SubD: **Von Drehles Add**
 Recent: **09/12/2018 : Sold : P->S**

4925 Gresham Ave, St Louis 63109-3734

Stat Dt: **09/12/18** List Pr: **\$169,900**
 Sqft Above: **918** Sell Pr: **\$169,900**
 Pr/SqFt: **\$185.08** CDOM: **4**
 Age: **103** Schl Dst: **St. Louis City**
 Acres: **.094**



MLS #: [18060855](#) Status: **S**
 Area: **3** Bd: **2**
 Muni/Twp: **St. Louis City**
 GA/CR: **2/0** Bth: **1 (1 0)**
 Style/Desc: **2 Story/Other**
 SubD: **Christys Add**
 Recent: **09/12/2018 : Sold : P->S**

5003 Bancroft Ave, St Louis 63109-2419

Stat Dt: **09/11/18** List Pr: **\$179,900**
 Sqft Above: **1,550** Sell Pr: **\$179,900**
 Pr/SqFt: **\$116.06** CDOM: **5**
 Age: **94** Schl Dst: **St. Louis City**
 Acres: **.102**



MLS #: [18063869](#) Status: **S**
 Area: **3** Bd: **2**
 Muni/Twp: **St. Louis City**
 GA/CR: **1/0** Bth: **2 (2 0)**
 Style/Desc: **1 Story/Ranch**
 SubD: **Twabrigs Add**

5239 Walsh St, St Louis 63109-3222

Stat Dt: **09/11/18** List Pr: **\$177,000**
 Sqft Above: **1,175** Sell Pr: **\$187,000**
 Pr/SqFt: **\$159.15** CDOM: **1**
 Age: **81** Schl Dst: **St. Louis City**
 Acres: **.131**





4970 Loughborough Ave, St Louis 63109-374
 MLS #: [18042176](#) Status: **S**
 Area: **3** Bd: **3**
 Muni/Twp: **St. Louis City**
 GA/CR: **2/0** Bth: **2 (2 0)**
 Style/Desc: **2 Story/Other**
 SubD: **Princeton Place**
 Stat Dt: **09/10/18**
 Sqft Above: **1,960**
 Pr/SqFt: **\$101.99**
 Age: **96**
 List Pr: **\$199,900**
 Sell Pr: **\$199,900**
 CDOM: **19**
 Schl Dst: **St. Louis City**
 Acres: **.112**





7828 Clipper Ct, St Louis 63123-7707
 MLS #: [18032071](#) Status: **C**
 Area: **3** Bd: **3**
 Muni/Twp: **St. Louis City**
 GA/CR: **0/0** Bth: **2 (1 1)**
 Style/Desc: **1 Story/Ranch**
 SubD: **Carondelet Gardens**
 Stat Dt: **09/10/18**
 Sqft Above: **1,456**
 Pr/SqFt: **\$113.26**
 Age: **63**
 List Pr: **\$164,900**
 Sell Pr: **\$164,900**
 CDOM: **140**
 Schl Dst: **St. Louis City**
 Acres: **.171**

Search Criteria

CTH Change_Type is one of 'New Listing', 'Price Change', 'Coming Soon', 'Contingent Sale', 'Pending', 'Sold', 'Withdrawn', 'Cancelled'
 Property Type is 'Residential'
 Latitude, Longitude is within 2.00 mi of 18032487
 SchoolDistrict is 'St. Louis City'
 Price is 150000 to 200000
 CTH Last Modified Date Time is 9/10/2018+
 Selected 19 of 19 results.

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



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

Listing Activity Report

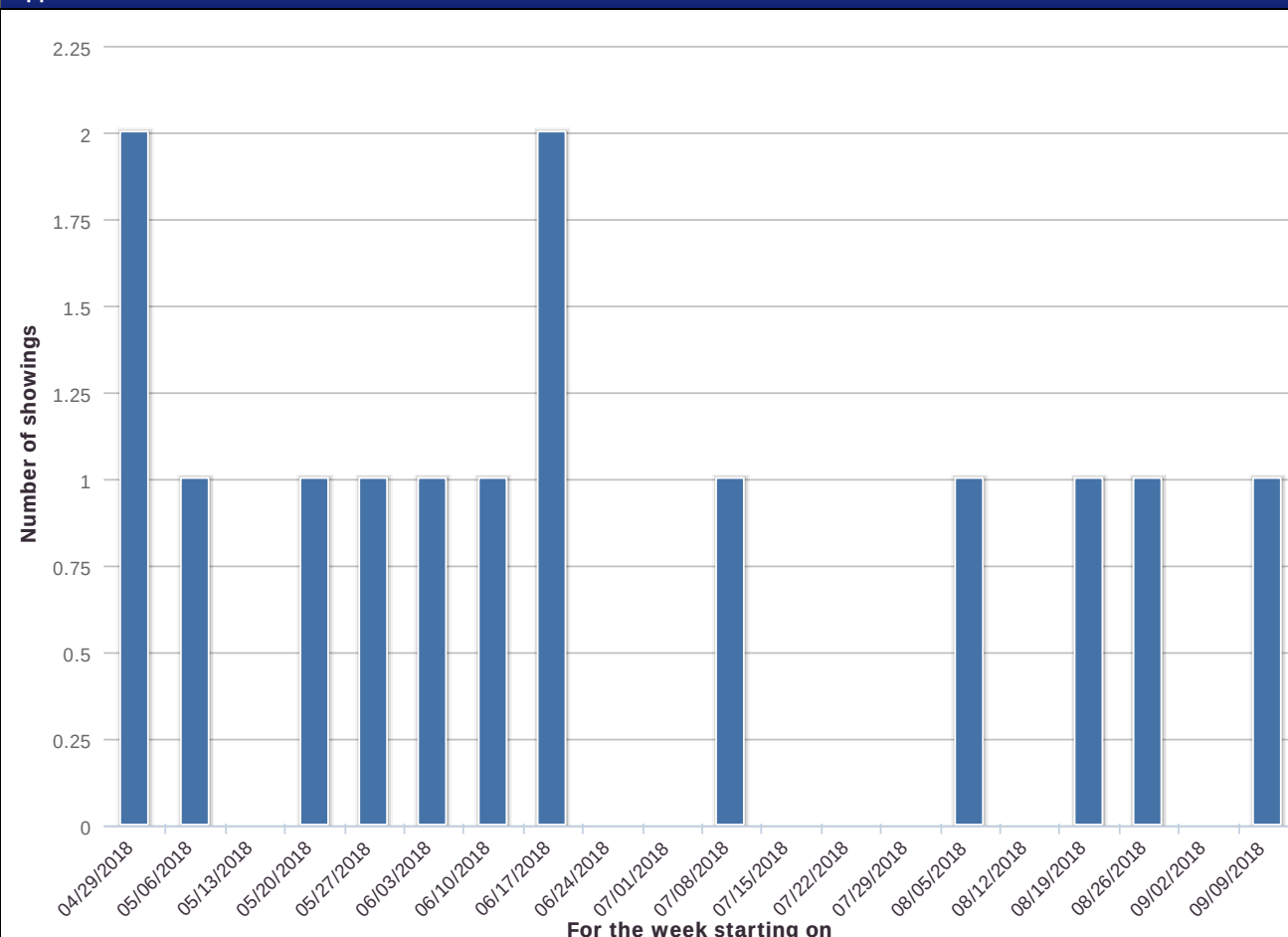
5807 South Grand Boulevard, St Louis, MO 63111

Snapshot for Apr 27, 2018 - Sep 17, 2018



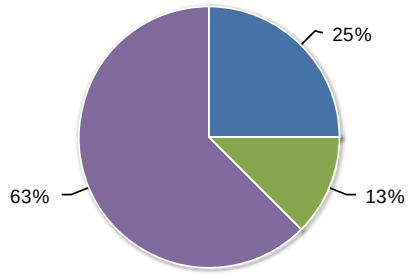
Listing ID:	18032487
Address:	5807 South Grand Boulevard, St Louis, MO 63111
Price:	\$172,500
Status:	ACTIVE
Total number of appointments:	14
Appointments in the last 30 days:	3
Appointments in the last 7 days:	1
Total number of agent previews:	0
Total number of agent inquiries:	0

Appointments Per Week



Feedback at a Glance

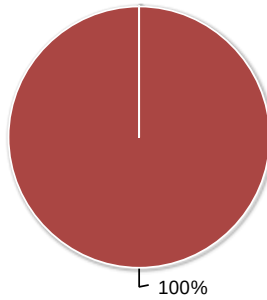
Is your client interested in this listing?



Very (2)
Somewhat (0)
Maybe (1)
Not interested (5)

* 8 responses

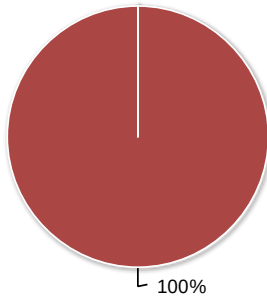
Please rate your overall experience at this showing.



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

* 4 responses

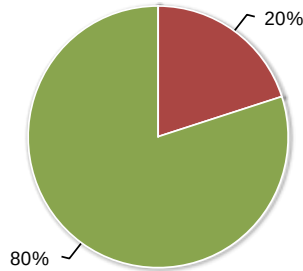
Your (and your client's) opinion of the price:



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 (4)
2 (0)
1(Worst) (0)

* 5 responses

Feedback Responses

Activity Details	Received
Showing 08/27/2018 6:30 PM - 7:00 PM	08/29/2018 12:28 AM
Is your client interested in this listing? Very Please rate your overall experience at this showing. Good Please rate this listing (5=Best; 1=Worst): 4 COMMENTS/RECOMMENDATIONS: Deciding if they want to make an offer.	
Showing 08/20/2018 12:00 PM - 12:15 PM	08/20/2018 02:54 PM
Is your client interested in this listing? Not interested COMMENTS/RECOMMENDATIONS: Needs that 1st fl bath and one more room on the first floor	
Showing 08/11/2018 11:00 AM - 12:00 PM	08/13/2018 10:20 AM

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:		Very
Showing 06/17/2018 5:30 PM - 6:30 PM		06/17/2018 07:03 PM
Is your client interested in this listing? COMMENTS/RECOMMENDATIONS:		Not interested Buyer feels like this maybe just too much house for her. I'll keep in mind for other buyers. Thanks so much!
Showing 06/11/2018 7:15 PM - 7:40 PM		06/13/2018 09:51 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:		Maybe Too high 3
Showing 06/08/2018 10:00 AM - 10:15 AM		06/08/2018 03:42 PM
COMMENTS/RECOMMENDATIONS:		Drove by client didn't like being on busy street
Showing 05/22/2018 2:30 PM - 3:00 PM		05/23/2018 03:16 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:		Not interested Good Too high 3 They preferred the floor plan of another house because it had a half bath on the main level.
Showing 05/11/2018 5:30 PM - 6:30 PM		05/12/2018 12:20 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 Good start with updates. Needs updated kitchen plus 1 more bath at this price on busy South Grand. Thanks for the showing!
Showing 05/03/2018 4:00 PM - 5:00 PM		05/06/2018 12:42 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 3 Really liked the style but felt the house had a smoke smell that they couldn't get over. They found another house the fit their needs and wrote an offer on it.

Listing Activity Details

Activity Type	Activity Date	Comments
 Status Change	09/17/2018 10:02 AM	
 Past Appraisal	09/14/2018 11:00 AM - 11:30 AM	

Activity Type	Activity Date	Comments
 Status Change	09/04/2018 12:06 PM	
 Past Showing	08/27/2018 6:30 PM - 7:00 PM	
 Past Showing	08/20/2018 12:00 PM - 12:15 PM	
 Past Showing	08/11/2018 11:00 AM - 12:00 PM	
 Canceled Showing	07/17/2018 5:30 PM - 6:00 PM	
 Past Showing	07/13/2018 5:45 PM - 6:30 PM	
 Price Change	07/09/2018 9:29 AM	
 Past Showing	06/20/2018 11:45 AM - 12:45 PM	
 Price Change Notification	06/18/2018 9:29 AM	
 Past Showing	06/17/2018 5:30 PM - 6:30 PM	
 Price Change	06/16/2018 2:51 PM	
 Past Showing	06/11/2018 7:15 PM - 7:40 PM	
 Past Showing	06/08/2018 10:00 AM - 10:15 AM	
 Past Showing	05/31/2018 6:30 PM - 7:00 PM	
 Canceled Showing	05/26/2018 10:15 AM - 10:30 AM	
 Price Change Notification	05/25/2018 12:47 PM	
 Price Change	05/25/2018 7:37 AM	
 Past Showing	05/22/2018 2:30 PM - 3:00 PM	
 Past Showing	05/11/2018 5:30 PM - 6:30 PM	
 Past Showing	05/03/2018 4:00 PM - 5:00 PM	
 Past Showing	05/03/2018 12:00 PM - 1:30 PM	
 Canceled Showing	05/02/2018 1:45 PM - 2:45 PM	
 Status Change	04/27/2018 3:25 PM	
 Status Change	04/27/2018 11:04 AM	
 New Listing	04/27/2018	
 Price Change	04/27/2018 5:52 AM	