

The Nett Group Real Estate Advisors

SELLER REPORT



12466 Conway Rd | St Louis

TheNettGroup.com • 636.614.5132

LISTING SCORECARD

Days on Market	64
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Client Possibilities	1
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Client Favorites	2
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Zillow Views	1375
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Zillow Saves	27
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Showings	4
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Good Activity is an average of *3-4 showings weekly*.

Price Adjustments should be considered after two weeks with little to no activity or after 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	19059051	A	08/11/2019	RESI	12466 Conway Rd	Creve Coeur	St Louis	167	230	\$665,000	4	5 (4 1)	4,599	1.1500	67	KWRC05
0.1 mi	19046599	P	09/13/2019	RESI	12418 Conway Rd	Creve Coeur	St Louis	167	66	\$500,000	3	5 (4 1)	2,032	1.1000	58	CBG 49
0.2 mi	18091564	S	02/07/2019	RESI	12361 Conway Rd	Creve Coeur	St Louis	167	13	\$794,000	4	3 (3 0)	3,204	1.0100	63	RDKY02
0.0 mi	19004535	X	07/23/2019	RESI	12466 Conway Rd	Creve Coeur	St Louis	167	166	\$699,000	4	5 (4 1)	4,599	1.1500	67	MANN01

Search Criteria

Transaction Type is one of 'Sale', 'Auction'
Status is one of 'Active', 'Active Under Contract', 'Hold', 'Pending'
Status is one of 'Closed', 'Expired', 'Withdrawn', 'Cancelled'
Search Contractual Date is 10/14/2019 to 10/14/2018
Latitude, Longitude is within 0.25 mi of 19059051
State Or Province is 'Missouri'
Price is 500000 to 800000
Selected 4 of 4 results.

CMA 1 Line (Landscape)

Property Type: Residential

Transaction Type is one of 'Sale', 'Auction' Status is one of 'Active', 'Active Under Contract', 'Hold', 'Pending' Status is one of 'Closed', 'Expired', 'Withdrawn', 'Cancelled' Search Contractual Date is 10/14/2019 to 10/14/2018 Latitude, Longitude is within 0.25 mi of 19059051 State Or Province is 'Missouri' Price is 500000 to 800000

Residential

Active Properties

Listing #	Address	Area	Community	Bd	Bth	SqFt	Liv Ar	Lot Sz	Age	Date	\$/SqFt	CDOM	Orig Price	List Price
19059051	12466 Conway Rd	Parkway Central	Conway Aire	4	5 (4 1)	4,599	4,599	1.150	67	08/11/19	\$144.60	230	\$675,000	\$665,000

Active Totals

Listing Count :	1	Averages:	4,599	4,599	1.150						\$144.60	230	\$675,000	\$665,000
		Price :							High		\$665,000	Low	\$665,000	Median \$665,000

Pending Properties

Listing #	Address	Area	Community	Bd	Bth	SqFt	Liv Ar	Lot Sz	Age	Date	\$/SqFt	CDOM	Orig Price	List Price
19046599	12418 Conway Rd	Parkway Central	Balcon Estates Sec 3	5	(4 1)	2,032		1.100	58	09/14/19	\$246.06	66	\$500,000	\$500,000

Pending Totals

Listing Count :	1	Averages:	2,032		1.100						\$246.06	66	\$500,000	\$500,000
		Price :							High		\$500,000	Low	\$500,000	Median \$500,000

Closed Properties

Listing #	Address	Area	Community	Bd	Bth	SqFt	Liv Ar	Lot Sz	Age	Date	\$/SqFt	CDOM	Orig Price	List Price	Sold Price	SP%LP
18091564	12361 Conway Rd	Parkway Central	Williamsburg 1	4	3 (3 0)	3,204		1.010	63	02/07/19	\$247.82	13	\$825,000	\$825,000	\$794,000	96.24

Closed Totals

Listing Count :	1	Averages:	3,204		1.010						\$247.82	13	\$825,000	\$825,000	\$794,000	96.24
		Price :							High		\$794,000	Low	\$794,000	Median \$794,000		

Expired Properties

Listing #	Address	Area	Community	Bd	Bth	SqFt	Liv Ar	Lot Sz	Age	Date	\$/SqFt	CDOM	Orig Price	List Price
19004535	12466 Conway Rd	Parkway Central	Conway Aire	4	5 (4 1)	4,599		1.150	67	07/24/19	\$151.99	166	\$809,000	\$699,000

Expired Totals

Listing Count :	1	Averages:	4,599		1.150						\$151.99	166	\$809,000	\$699,000
		Price :							High		\$699,000	Low	\$699,000	Median \$699,000

Grand Totals

Count :	4	Averages:	\$/SqFt: \$197.62	CDOM: 119	OP: \$702,250	LP: \$672,250	SP: \$794,000
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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
19059051	RESI	ACT	08/11/19	12466 Conway Rd	St Louis	167	63	\$665,000	279	216	2	1	323	9	22	28	727

Cross Property Condensed

12466 Conway Rd, St Louis 63141-8600



MLS #:	19059051	Status:	A	Stat Dt:	08/11/19	List Pr:	\$665,000
Area:	167	Bd:	4	Sq Ft:	4,599	Sell Pr:	
Muni/Twp:	Creve Coeur			Pr/SqFt:	\$144.60	CDOM:	229
GA/CR:	4/0	Bth:	5 (4 1)		\$175	Age:	67
Style/Desc:	1.5 Story/Other					Acre:	1.150
SubD:	Conway Aire						
Schl District:	Parkway C-2						
Open House:	Public Openhouse: Sun Oct 13, 1:00PM-3:00PM						

Search Criteria

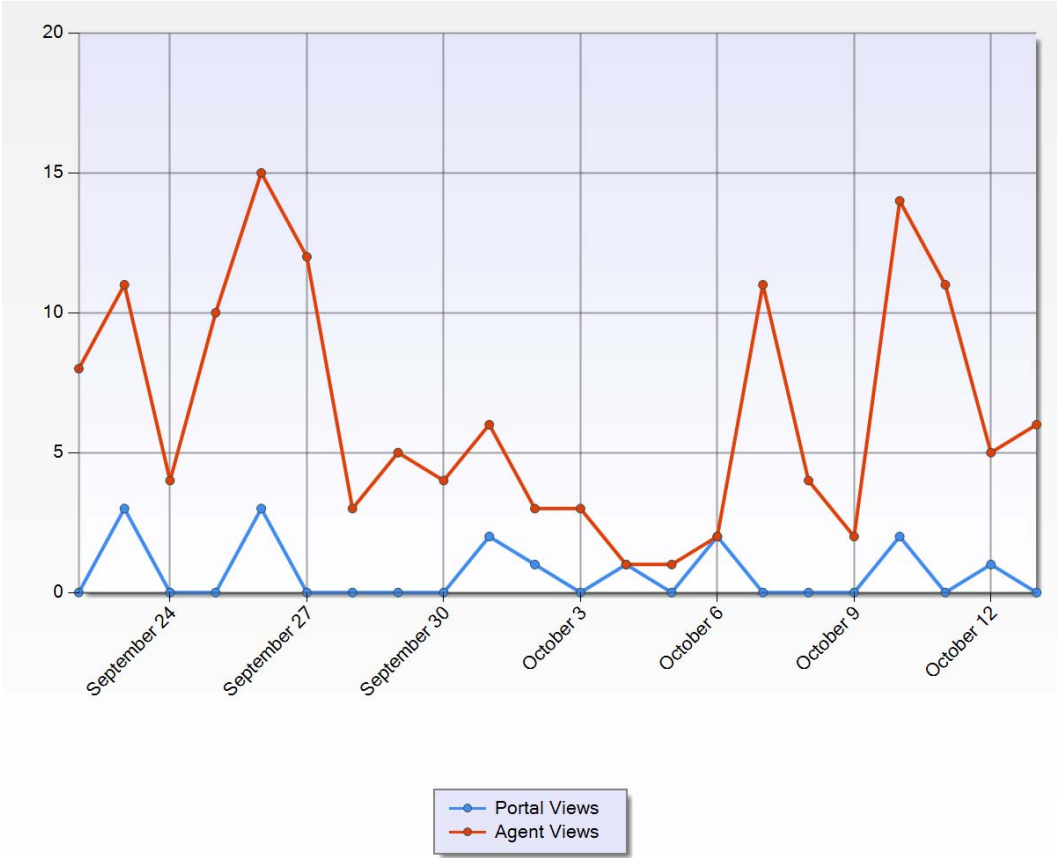
Status is one of 'Active', 'Active Under Contract', 'Contingent No Kickout', 'Contingent Short Sale', 'Option', 'Coming Soon'

Listing Agent ID is 'MBNETTEM'

Listing Co-Agent MLS ID is 'MBNETTEM'

Selected 1 of 32 results.

 Historical Views for 12466 Conway Rd



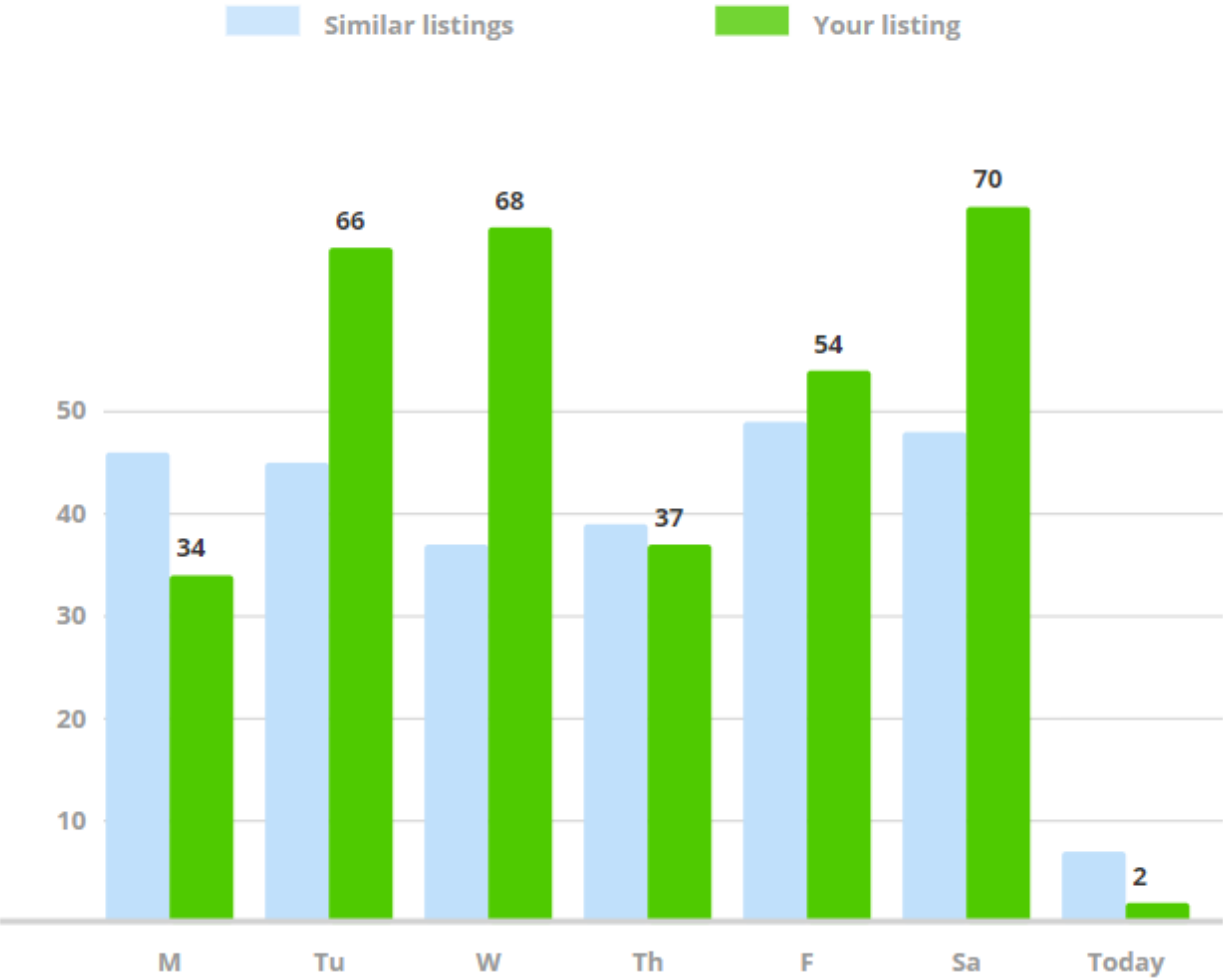
Time on Zillow
248 days

Views
1,375

Saves
27

This Week

Last 30 Days





Mike B Nettemeyer Sr
Keller Williams Realty Chesterfield
(636) 614-5132
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Listing Activity Report

12466 Conway Road, St Louis, MO 63141

Snapshot for Aug 11, 2019 - Sep 17, 2019

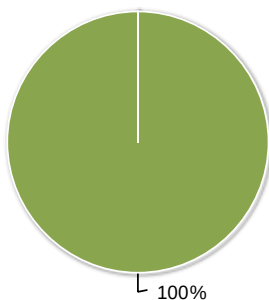


Listing ID: 19059051
Address: 12466 Conway Road, St Louis, MO 63141
Price: \$665,000
Status: ACTIVE

Total number of appointments: 4
Appointments in the last 30 days: 0
Appointments in the last 7 days: 0
Total number of agent previews: 0
Total number of agent inquiries: 0

Feedback at a Glance

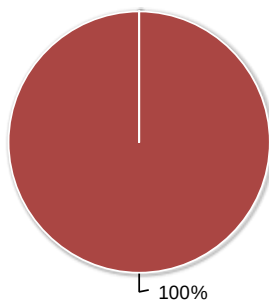
Is your client interested in writing an offer on this listing?



Very (0)
Maybe (0)
Not interested (3)

* 3 responses

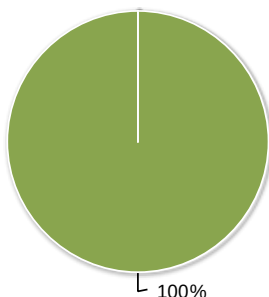
Please rate your overall experience at this showing.



Excellent (0)
Good (3)
Fair (0)
Poor (0)

* 3 responses

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



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

* 3 responses

Feedback Responses

Activity Details	Received
Showing 08/14/2019 2:30 PM - 3:30 PM	08/16/2019 09:34 AM
Is your client interested in writing an offer on 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 3 Buyers liked the location. Kitchen size is great for them. Living and family rooms were on the small side compared to others we've seen. The basement really isn't what they're looking for. Limited in size and very choppy.
Showing 08/13/2019 5:30 PM - 7:30 PM	08/15/2019 02:32 PM
Is your client interested in writing an offer on 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 3 Buyer prefers the garage on main level. Circular drive is good though.
Showing 08/13/2019 5:15 PM - 7:15 PM	08/14/2019 11:58 AM
Is your client interested in writing an offer on this listing? Please rate your overall experience at this showing. Please rate this listing (5=Best; 1=Worst): COMMENTS/RECOMMENDATIONS:	Not interested Good 3 Buyer prefers the Garage not in lower level.

Listing Activity Details

Activity Type	Activity Date	Comments
 Price Change Notification	09/17/2019 8:43 AM	
 Price Change	09/17/2019 8:42 AM	
 Past Showing	08/16/2019 1:30 PM - 4:00 PM	
 Past Showing	08/14/2019 2:30 PM - 3:30 PM	
 Past Showing	08/13/2019 5:30 PM - 7:30 PM	
 Past Showing Unconfirmed	08/13/2019 5:15 PM - 7:15 PM	
 Canceled Showing	08/13/2019 10:00 AM - 11:00 AM	
 Status Change	08/11/2019 1:19 PM	
 New Listing	08/11/2019	