

Report prepared by:

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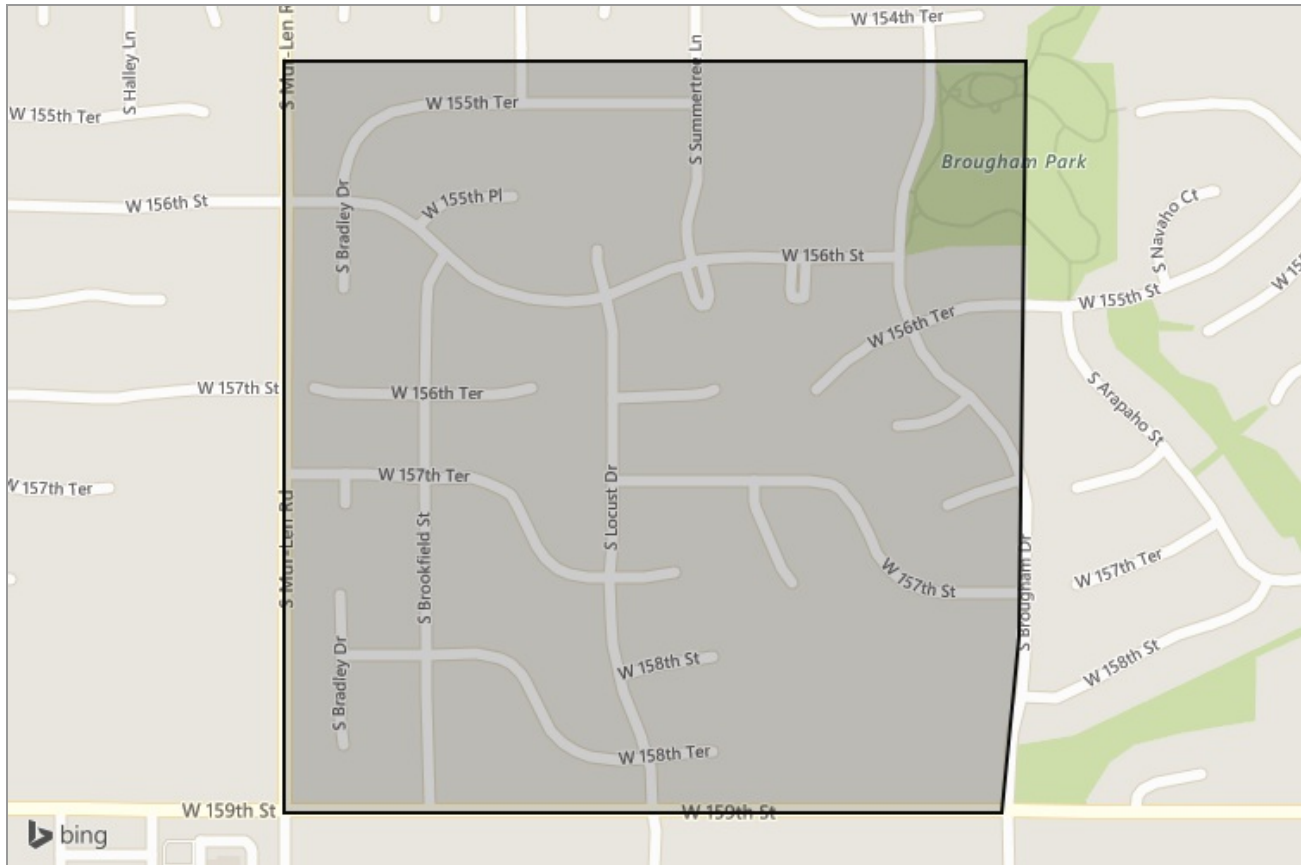
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MARKET ACTIVITY REPORT

# Arlington Park in Olathe, KS



Presented by

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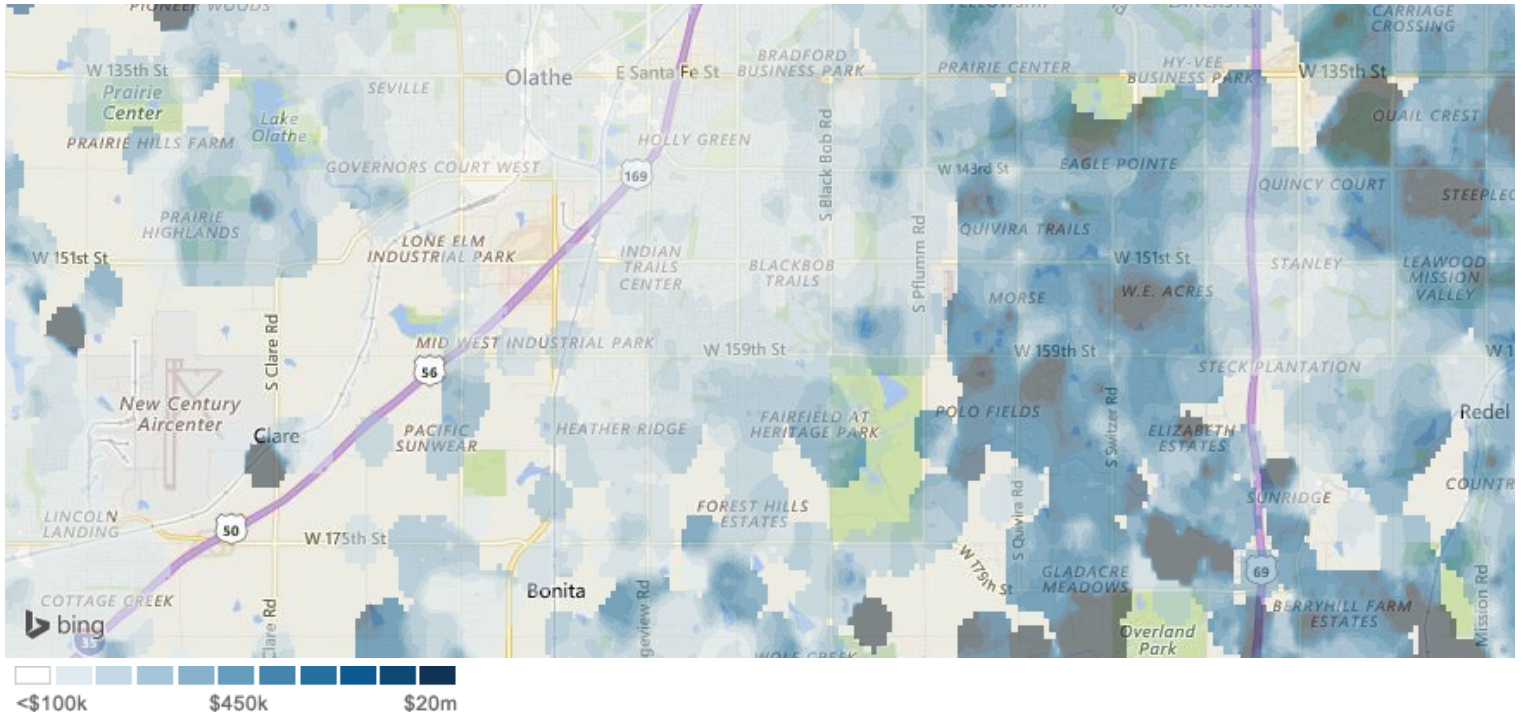
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## Arlington Park in Olathe, KS

### Estimated Home Values



This map layer shows the average estimated home values, based on the AVMs and RVMs® for properties in an area. Source(s): Public records and MLS data where licensed; updated Quarterly.

### Market Snapshot

Compared with Last Year: January 17, 2016 vs. January 17, 2017

Median Est. Home Value

**\$231K**

Median Est. Listing Price

**\$257K**

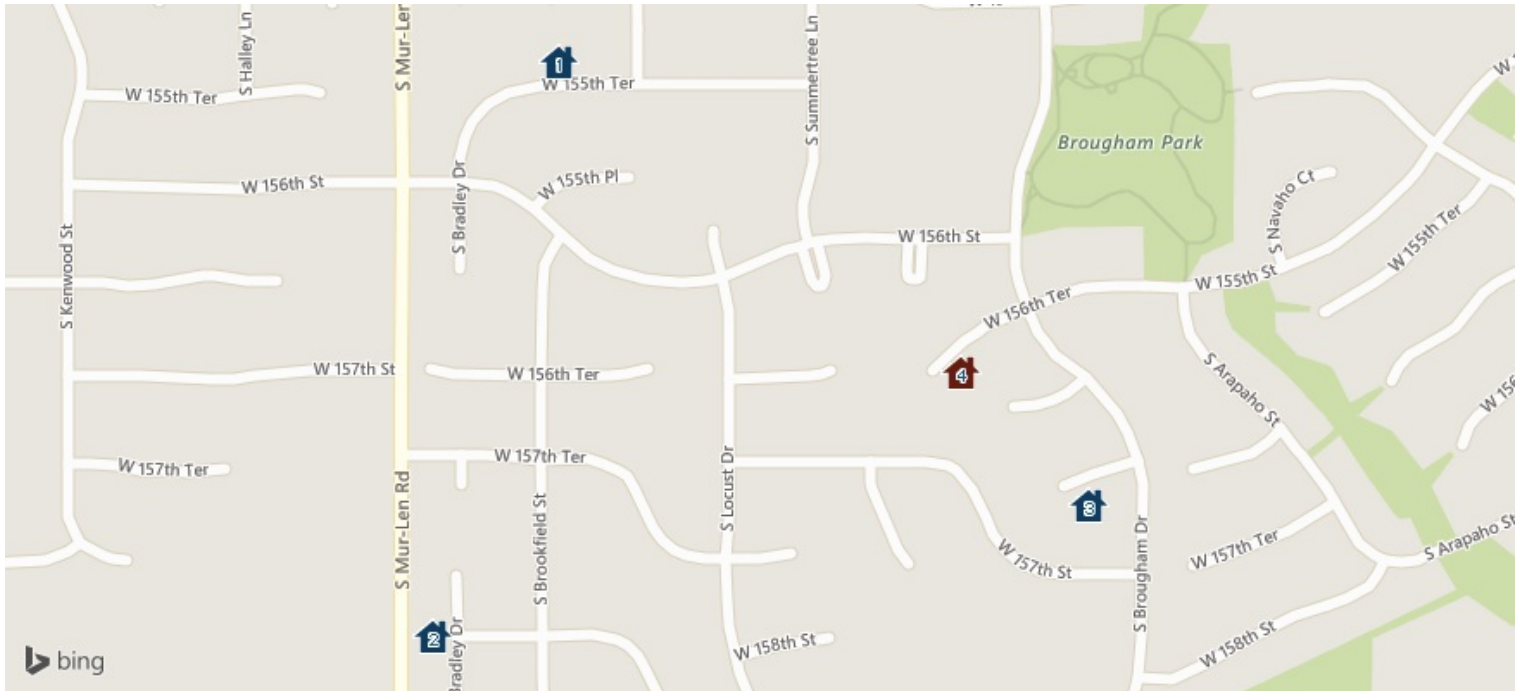
Up 10.1%

Median Days in RPR







**78**

Up 50%

Sales Volume





## Pending Listings: 4

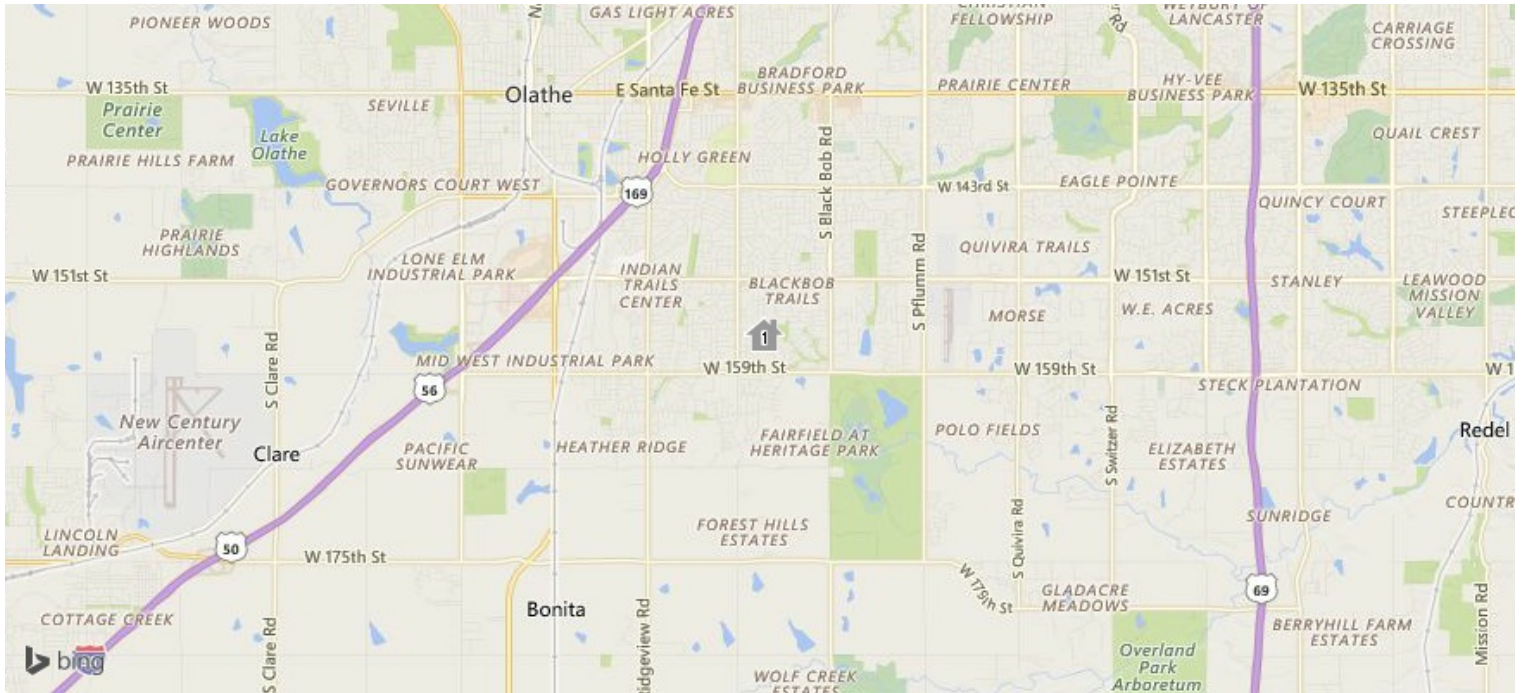
	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Listing Date	Listing Price	Pending Date	Price per sq. ft.
 <b>PENDING</b> • Show For Backups: 1/7/2017 MLS ID: 2025078								
 <b>16674 W 155th Ter</b>	Single Family	5/5	2,691 sq ft	8,506	1/6/2017	\$315,000	1/7/2017	\$117
Amazing 2 Story with Full Finished Bsmt Featuring Family Room, Rec Rm/Future Bar, 5th Bedroom, 4th Full Bath & Barn Door! Formal Dining & Kitchen w/Breakfast Room, Island, Pantry, Solid Surface Countertops, Hardwood Floor, Built-ins, Door to Large Deck & Treed Fenced Backyard! Sunny Great Rm w/Soaring Ceilings, Fireplace & Lots of Windows! Master Suite with Sitting Room, 2 Walk-in Closets, Laundry Rm Connected to Master Closet, Double Vanity, New Tile at Bath w/Tub & Shower! Tandem 4 Car Garage!!! Yes 4!!! All New(er): Wrought Iron Spindles, Newer Carpet at Main Level, Stairs & Basement, Newer Roof, Newer Exterior Paint, New Barn Door & More! Lots of house for the money!!!								
Listing Courtesy of Reecenichols Olathe								
 <b>PENDING</b> • Pending: 12/23/2016 MLS ID: 2016593								
 <b>15820 S Bradley Dr</b>	Single Family	4/3	1,941 sq ft	7,847	10/14/2016	\$222,500	12/23/2016	\$115
Move-in Ready split level with updates galore! Large kitchen area with new hardwood floor, stainless steel appliances, refinished cabinets, silestone counter tops and large island. New interior paint, updated fixtures, and new carpet throughout the entire home. Large family room with gas fireplace. Large master bedroom suite with vaulted ceiling, large jetted tub, double sinks and large tile shower. Huge lower level recreation room includes a bar, and walks out to large patio.								
Listing Courtesy of Reecenichols Overland Park								
 <b>PENDING</b> • Pending: 12/31/2016 MLS ID: 2015698								
 <b>16133 W 157th St</b>	Single Family	4/3	2,000 sq ft	8,446	10/7/2016	\$239,850	12/31/2016	\$120
Hurry before interest rates rise! Light filled California Split built with quality construction this wonderful 4 Bedroom, 3 Bath home in desirable Arlington Park is nestled on a quiet cal-de-sac! New HVAC!, New Carpet!, New Stainless Appliances and Newer Roof! Eat in Kitchen with Hearth Room! His and Hers walk in closets in Master Bedroom!								
Listing Courtesy of Platinum Realty LLC								



Pending Listings: 4 (cont.)

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Listing Date	Listing Price	Pending Date	Price per sq. ft.
	 <i>Foreclosure, REO / Bank Owned Property, Pending: 12/19/2016, Fannie Mae HomePath</i> <i>MLS ID: 2014287</i>							
<b>16243 W 156th Ter</b>	Single Family	4/3	2,259 sq ft	7,964	9/28/2016	\$264,900	12/19/2016	\$117
4 bed, 3 full baths~UPDATED MOVE-IN READY~ ALL NEW>Interior & Exterior Paint, Carpet, Granite Counter tops, Refinished Hardwoods, Stainless Steel appliances and more. Kitchen Island. FULL wall of extra kitchen cabinets! All bedrooms have walk-in closets! Master bath has tub/shower combo! Lower level has Large Family/Rec Room plus fourth bedroom w/egress & a full bath room with tub/shower combo. Also has a sub-basement for extra storage!!! Deck on back in fenced backyard. This is a Fannie Mae HomePath property No Sellers Disclosure but very nice and well worth a look								
<i>Listing Courtesy of Keller Williams Realty Partner</i>								





## Expired Listings: 1



**1** **RECENTLY EXPIRED** • Expired, MLS Listing 2019328, 11/4/2016 MLS ID: 2019328

**15537 S Summertree Ln**

Single Family

4/2

2,460 sq  
ft

7,969

2003

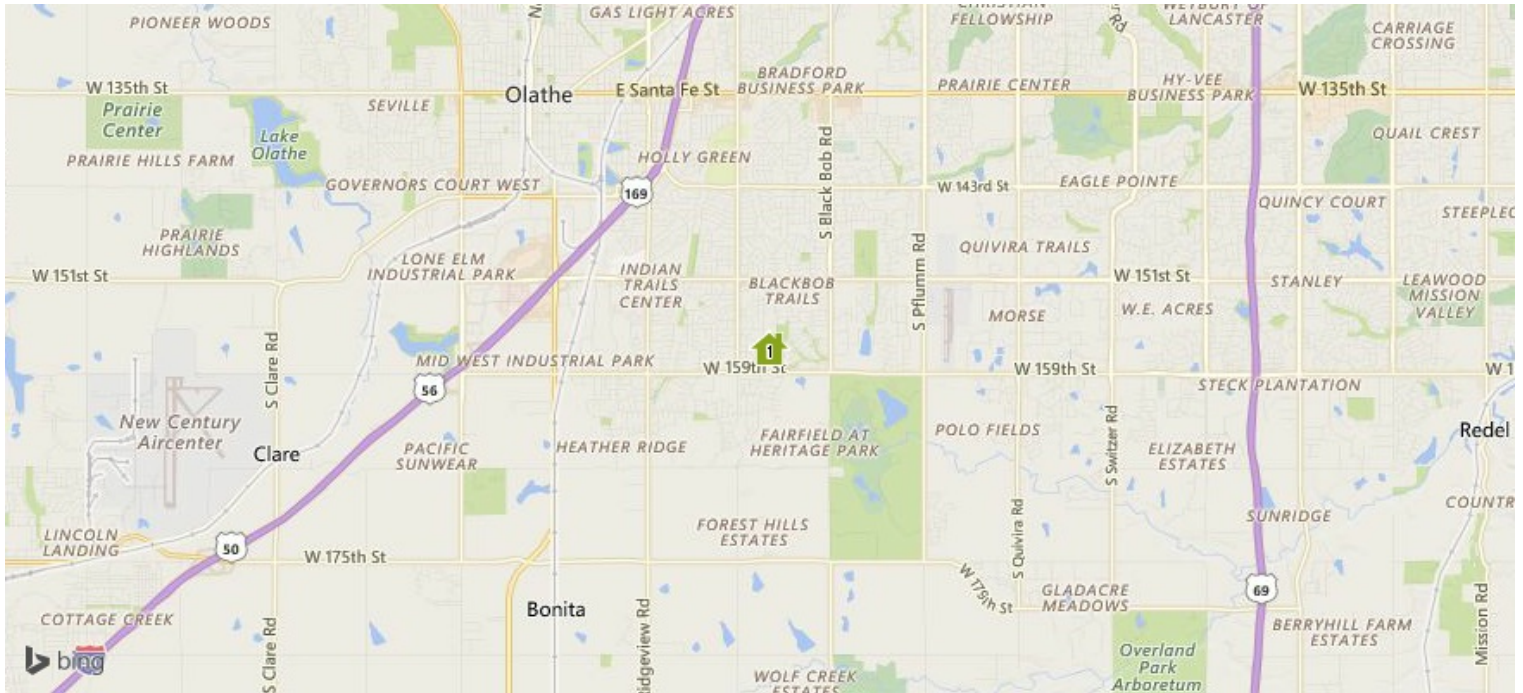
\$275,000

—

\$112

Beautiful 4 bed, 2 bath home in Parkside at Arlington Park. Stainless steel appliances - ALL STAY - including the washer & dryer! Open floor plan with receiving/office area at entry-level. Vaulted ceilings, hard wood floors, & gas fireplace in the hearth room. Master suite boasts walk-in closet & large bathroom with separate shower and soaker tub. French doors in the basement lead to large family/rec room. 2 large storage areas in basement, one stubbed & egressed for potential guest suite. New paint in & out.

*Listing Courtesy of Keller Williams Diamond Part*



## Recently Sold: 1



**1** **RECENTLY SOLD** • Sold Date: 1/5/2017, MLS Listing 2020283, 11/11/2016 MLS ID: 2020283

**16261 W 156th Ter**

Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Sale Date	Sale Price	Price per sq. ft.
Single Family	4/3	3,067 sq ft	11,740	2001	1/5/2017	\$275,000	\$90

SUPER OPEN AND CLEAN, BRAND NEW CARPET AND GRANITE COUNTERTOPS, NEW STAINLESS STEEL APPLIANCES, NEW INTERIOR AND EXTERIOR PAINT, ROOF NEW IN 2014, LARGE ISLAND IN KITCHEN, HARDWOOD FLOORS IN EXCELLENT CONDITION, TOTALLY FENCED BACKYARD, FINISHED LOWER LEVEL WITH FAMILY ROOM, BEDROOM AND FULL BATHROOM, 3 CAR GARAGE, LARGE LOT ON END OF CUL-DE-SAC, REMODELED BATHROOMS, MASTER BATH HAS JACUZZI TUB, SHOWER AND DOUBLE SINKS, HUGE WALK IN MASTER CLOSET, SPRINKLER SYSTEM, 2 GAS FIREPLACES, VINYL WINDOWS GOOGLE FIBER AVAILABLE AND ALREADY INSTALLED, ALL APPLIANCES STAY INCLUDING WASHER DRYER IF DESIRED

*Courtesy of Platinum Realty LLC*



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