

Report prepared by:

Every client, home and market demands it's own strategy. What is yours?

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Today!*

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ReeceNichols
REAL ESTATE



Heatherstone in Olathe, KS



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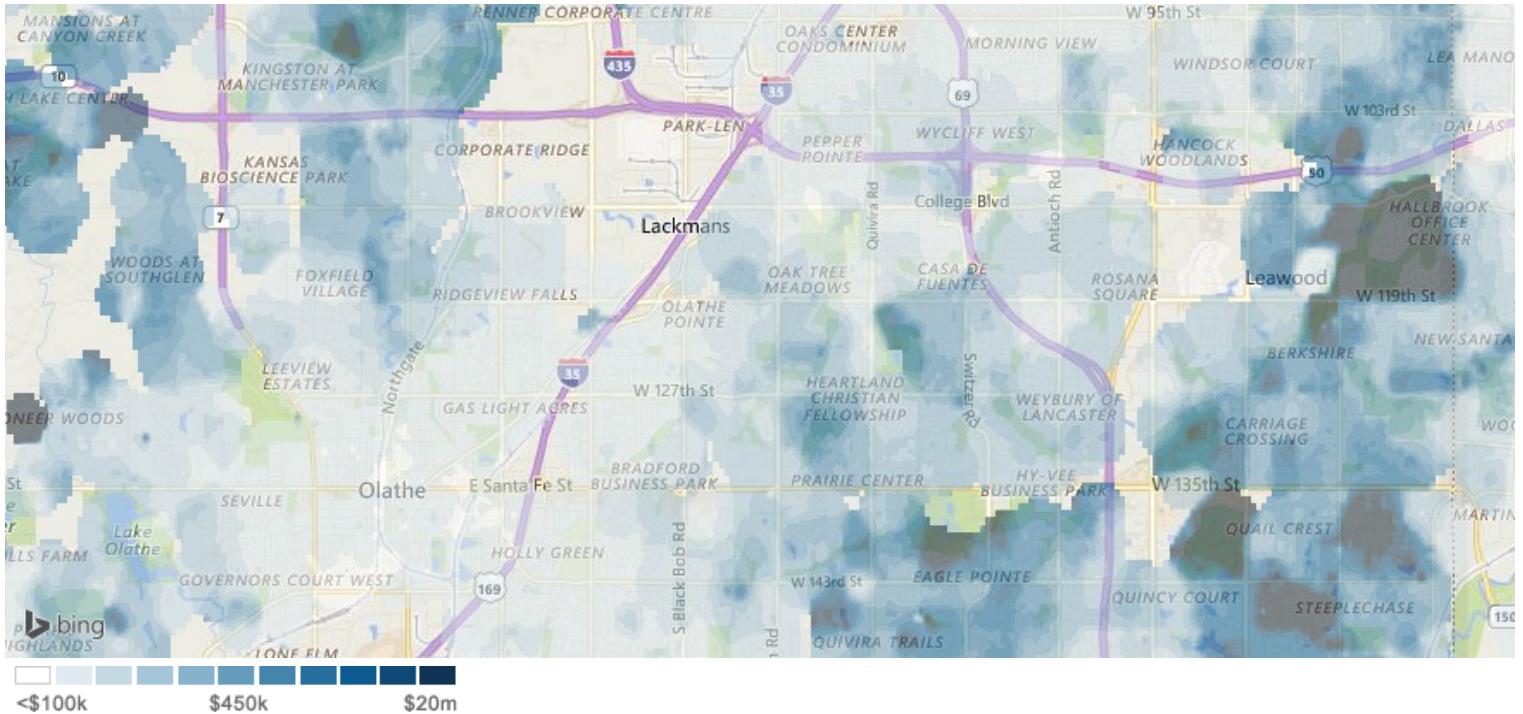
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Heatherstone in Olathe, KS

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 19, 2016 vs. January 19, 2017

Median Est. Home Value

\$265K

Median Est. Listing Price

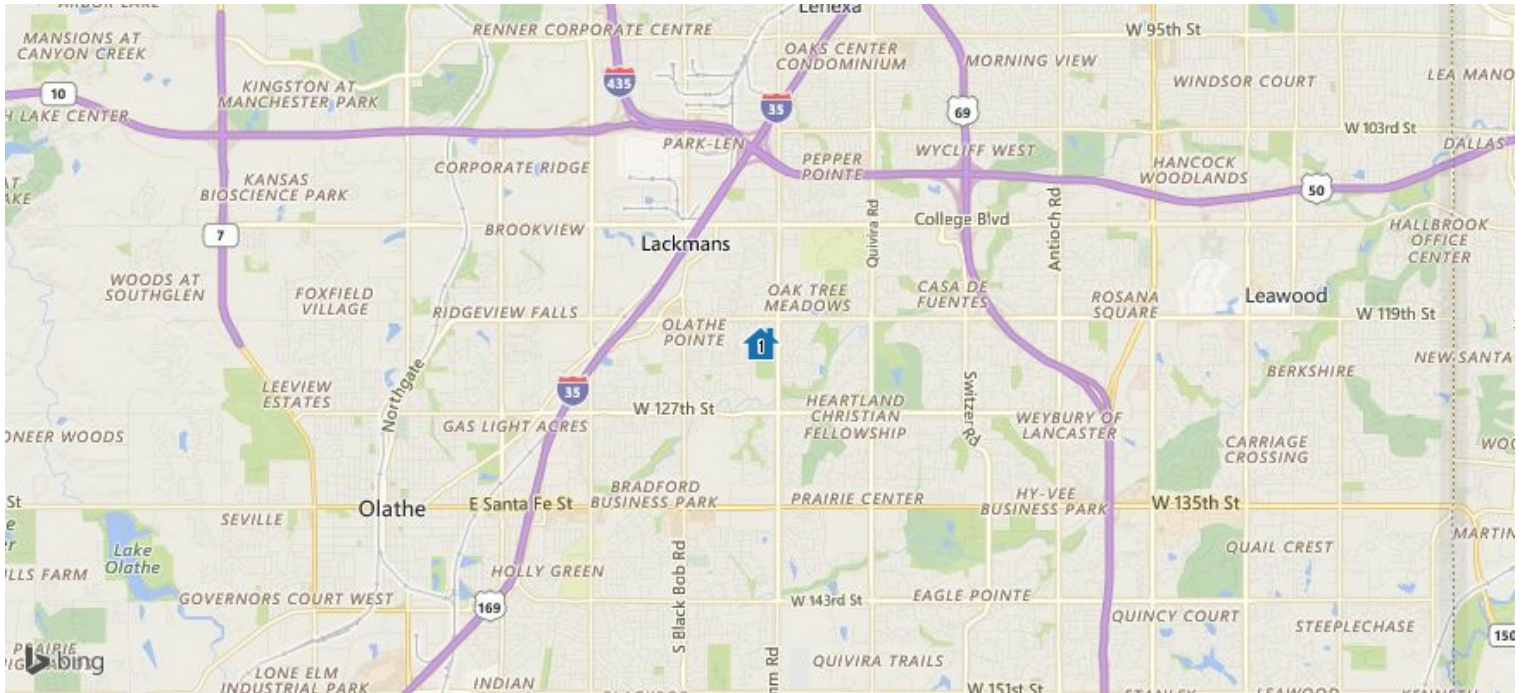
\$269K

Median Days in RPR

58




Up 93.3%

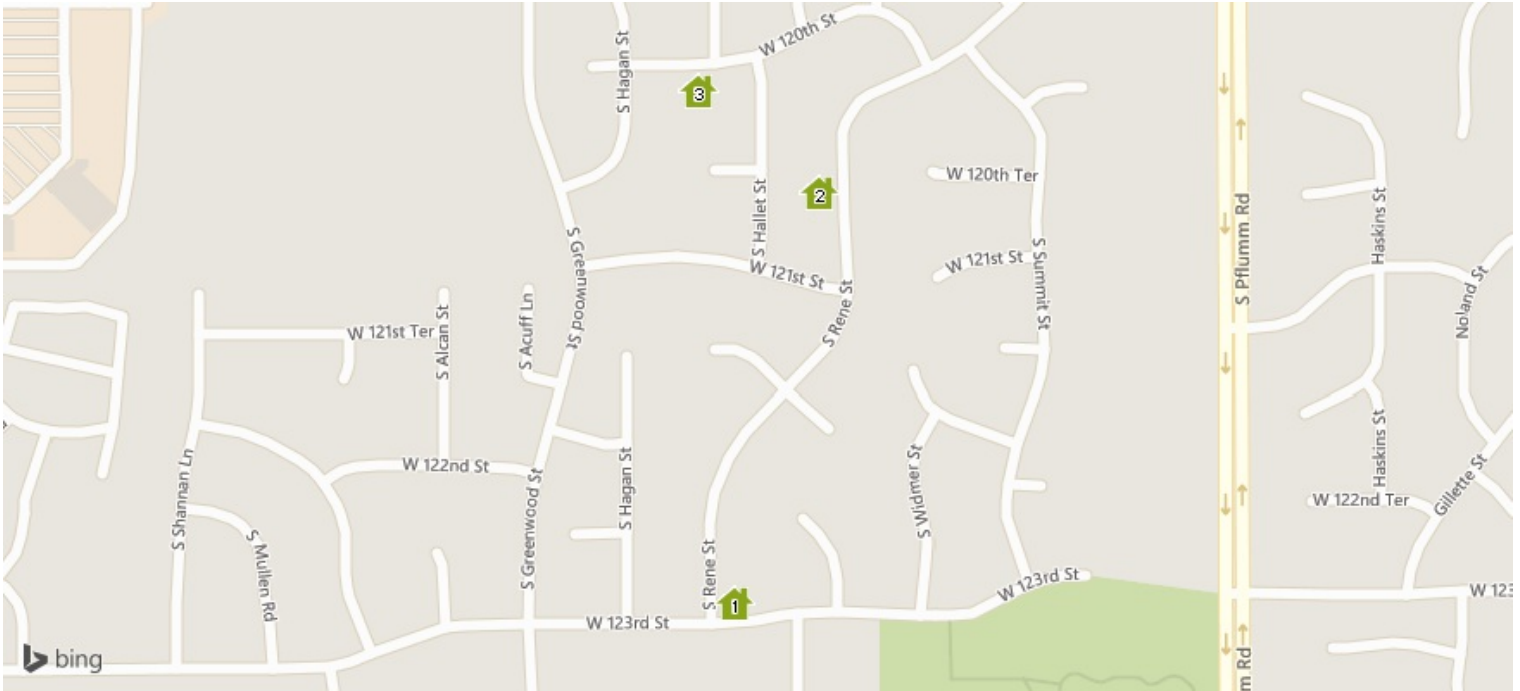
Sales Volume









Price Changes: 1

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	Prop Type	Bed /Ba	Living Area (sq ft)	Orig. Listing Date	Orig. Price	New Price	Date of Chg.	% Chg.
  FOR SALE	• Active: 11/19/2016 MLS ID: 2021401							
	13773 W 121st St	Single Family	4/4	—	11/19/2016	\$260,000	\$260,000	1/9/2017
	<p>PRICE REDUCED! Beautiful 4 bedroom home, on a cul-de-sac in Heatherstone, a Rodrock Community. This home has BRAND NEW CARPET on main level and NEW PAINT THROUGH OUT. The open concept of the main level is wonderful for entertaining. Updated cabinets in kitchen to accent the granite and backsplash. Kitchen also includes gas range. Large master suite with walk in shower and whirlpool! Bathroom also includes walk in closet, his and her vanities and a make up vanity. Finished basement includes wet bar and full bath, with an extra room. Location is near shops and multiple dining options, and minutes away from highway access! Large TV in basement stay! You will love this Olathe home!</p> <p><i>Listing Courtesy of Re/Max Best Associates</i></p>							



Recently Sold: 3

	Prop Type	Bed /Ba	Living Area (sq ft)	Lot Size (sq ft)	Year Built	Sale Date	Sale Price	Price per sq. ft.
	1  RECENTLY SOLD • Sold Date: 1/12/2017, MLS Listing 2019056, 11/3/2016 MLS ID: 2019056							
12281 S Rene St	Single Family	4/4	3,150 sq ft	10,356	1995	1/12/2017	\$313,500	\$100
WOW! Move in ready with brand new composition roof, redone hardwood floors on main level and newer HVAC. Plus landscaped corner lot just one block from the elementary school. Backyard is fully fenced & has multiple decks/patios for entertaining. Updated kitchen w/granite, SS & under cabinet lighting. Large open family room off kitchen w/new gas fireplace! Master suite w/Jacuzzi tub, separate shower & 2 lg walkin closets! Finished daylight basement w/stained concrete floors, 1/2 bath & media room + tons of storage! <i>Courtesy of ReeceNichols Overland Park</i>								
	2  RECENTLY SOLD • Sold Date: 1/3/2017, MLS Listing 2016456, 10/13/2016 MLS ID: 2016456							
12020 S Rene St	Single Family	4/3	2,417 sq ft	7,637	1994	1/3/2017	\$270,000	\$112
True 2-story with premium remodeling & upgrades. Main floor large open plan with newer hardwood floors throughout (rare under \$500K), formal living & dining. Kitchen granite island, bar seating, stained cabinets. Open to large Family Dining & Family Living Rm with built-in shelving, fireplace, windows to backyard. Master Suite large vaulted bedroom & high end remodeled bath, double sinks, beautiful tile & glass shower, tub, walkin closet. New Thermal King windows in bedrooms. Large yard, patio, newer wood fencing <i>Courtesy of Re/Max State Line</i>								
	3  RECENTLY SOLD • Sold Date: 12/22/2016, MLS Listing 2002611, 7/18/2016 MLS ID: 2002611							
14233 W 120th St	Single Family	4/3	2,684 sq ft	9,335	1989	12/22/2016	\$231,500	\$86
NEW Granite, Stainless Appliances, Paint, Carpet, Tile and more! This 2 sty home in popular Heatherstone subdivision has fantastic landscaping and sits on a fenced treed lot. Kitchen overlooks sunken fam rm w/ fireplace and built-ins. Large Inviting master suite w/ sitting area, newly tiled bath with double vanity & walk-in closet. Great sized bedrooms and large tiled 2nd full bath. Finished lower level ready for family room, office, crafts. Great storage! Large fenced yard with oversized newly stained deck. HVAC AND WATER HEATER ONLY 6 YEARS OLD. <i>Courtesy of ReeceNichols College Blvd</i>								



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