

a custom consultation
prepared exclusively for

MENGLIN LI & XIAOMAN LI

Cosmo Beach 2^oD



MONTHLY ACTIVITY REPORT DECEMBER 2023



Compliments of

ALFONSO **LACRUZ**

Ph.: (+34) 609 408 400
alfonso.lacruza@kwspain.es
www.alfonsolacruz.com
www.kwspain.es

YOUR VIEWINGS

Marketing Start Date: **20/02/2023**

Total Number of Days on the Market: **317** Days

Total Number of WEEKS on the Market: **45** Weeks

Total Number of Visits up to Today: **4** Showings

Average Number of Visits per Month: **0.4** Showings per Month

Selling Price: **310,000** euros

DETAIL OF THE SHOWINGS PER MONTH

Please find attached the list of all the potential buyers that visited your property including the opinion the gave. We hope that with this information we can help you to understand the timing to sell your property.

Showing	Date	Client	Source	Location	Views	Size	Status	Price	Score	Like it?	Will Pay
1	22/11/2023	Negin & LJ Mismas	Agencia Externa	10	10	10	10	9	9.8	Yes	300,000 €
2	24/11/2023	Jaroslav Prymas Prymas	Agencia Externa								
3	25/11/2023	Waldemar Dyjak	Agencia Externa								
4	29/11/2023	Karel Duijndam	Agencia Externa								
5	30/11/2023	Michael Peters	Agencia Externa	10	8	7	8	9	8.4	Yes	
6	04/12/2023	Rod & Chantel Condell Condell	Agencia Externa	9	9	9	9			Yes	
7	05/12/2023	Erik Kleine	Agencia Externa	8	8	7	8	7	7.6	No	
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Total Number of Visits: 4		Average:		9.3	8.8	8.3	8.8	8.3	8.6		242.000.00

Sales Price: 310,000 €

Average Value according to the Opinion of the Buyers 

Visits per Month: 0.4

Estimated Price according to the Number of Visits: 248,000 €

Values according to the Comparative Market Analysis prepared on:



More than 25% Overpriced:



364,000€

(0 Showings per Month)

It will not sell

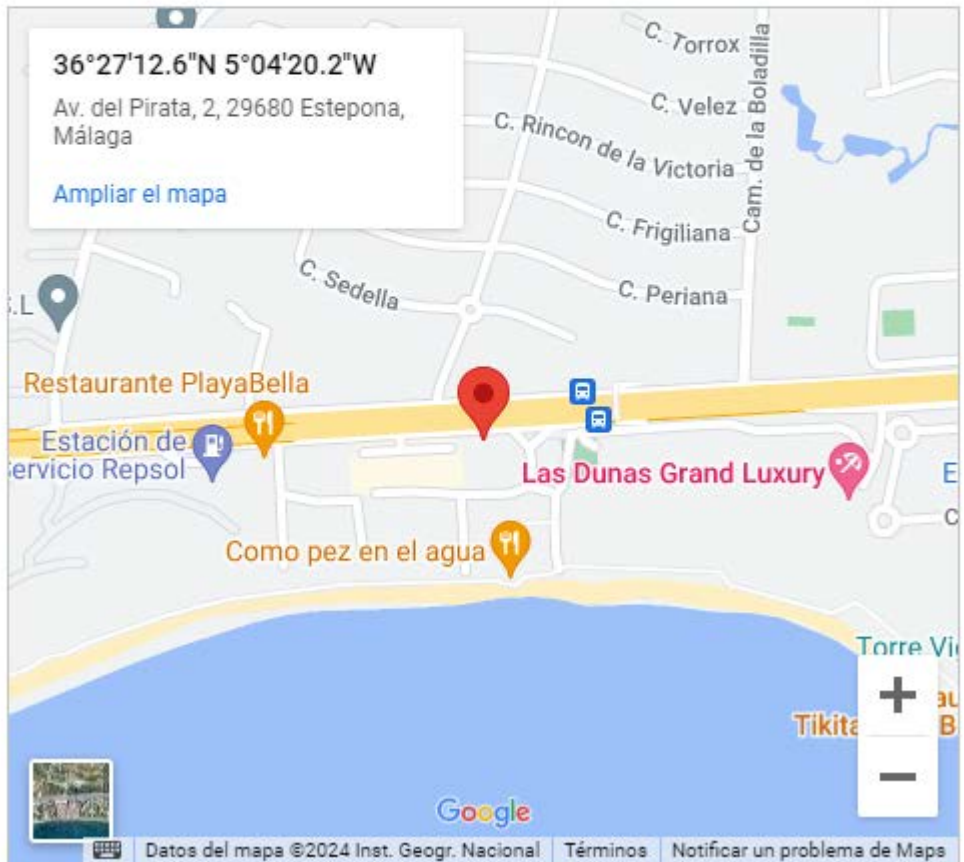
More than 10% Overpriced:		330,000€	(from 1 to 4 Showings per Month)
It will sell in more than 18 months			
It may sell in less than 4 months		288,000€	(More than 5 Showings per Month)

IMPORTANT: With the amount of Marketing developed for the exposure of your property, of which we have been informing you on due time, and taking into account the easiness the potential buyers have to find all the properties that are in the market, it is extremely important to measure the traffic, number of showings, to the property to understand how the property behaves in the market. That way you may see how the property is positioned versus your competition.

REACH AND IMPRESSIONS

Estadísticas

659 Impresiones	220 Clics	40 Impresos
9 Emails manuales	12 Emails de perfil	61 WhatsApp



Here's how you can get in touch with me:

(+34) 609 408 400 (M)

(+34) 952 78 88 40 (O)

alfonso.lacruza@kwspain.es

www.alfonsolacruz.com

www.kwspain.es

ALFONSO LACRUZ

Real Estate in Marbella & Benahavís

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