

LISTING **BOOSTER**

Strategy for Success

**Win More Listings,
Generate More Leads!**

What I will
do for you ...

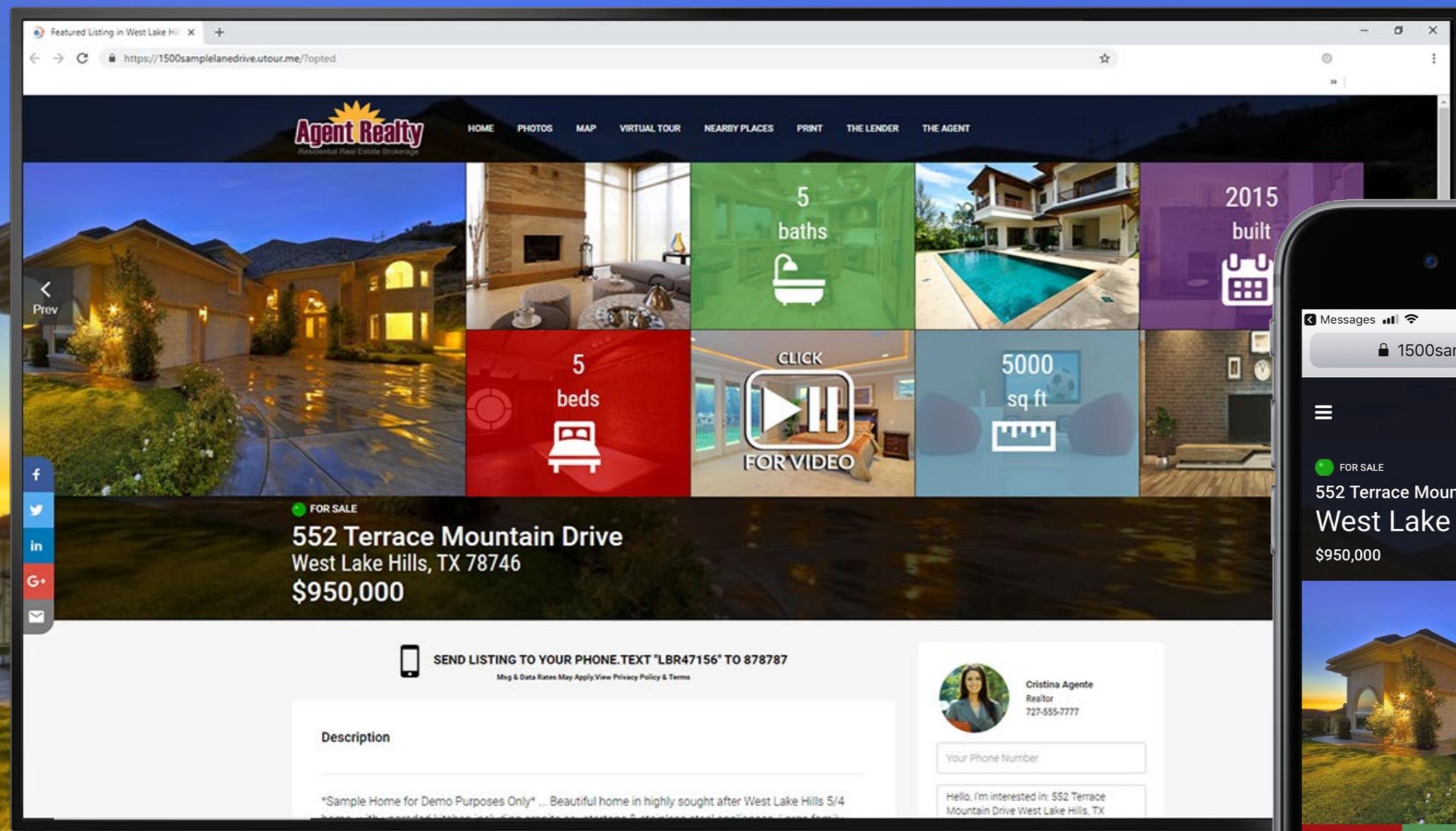
**Take a fast track look at technology
that will impress your sellers
and generate more leads from
your listings!**



This is how it works ...

What I will do for you ...

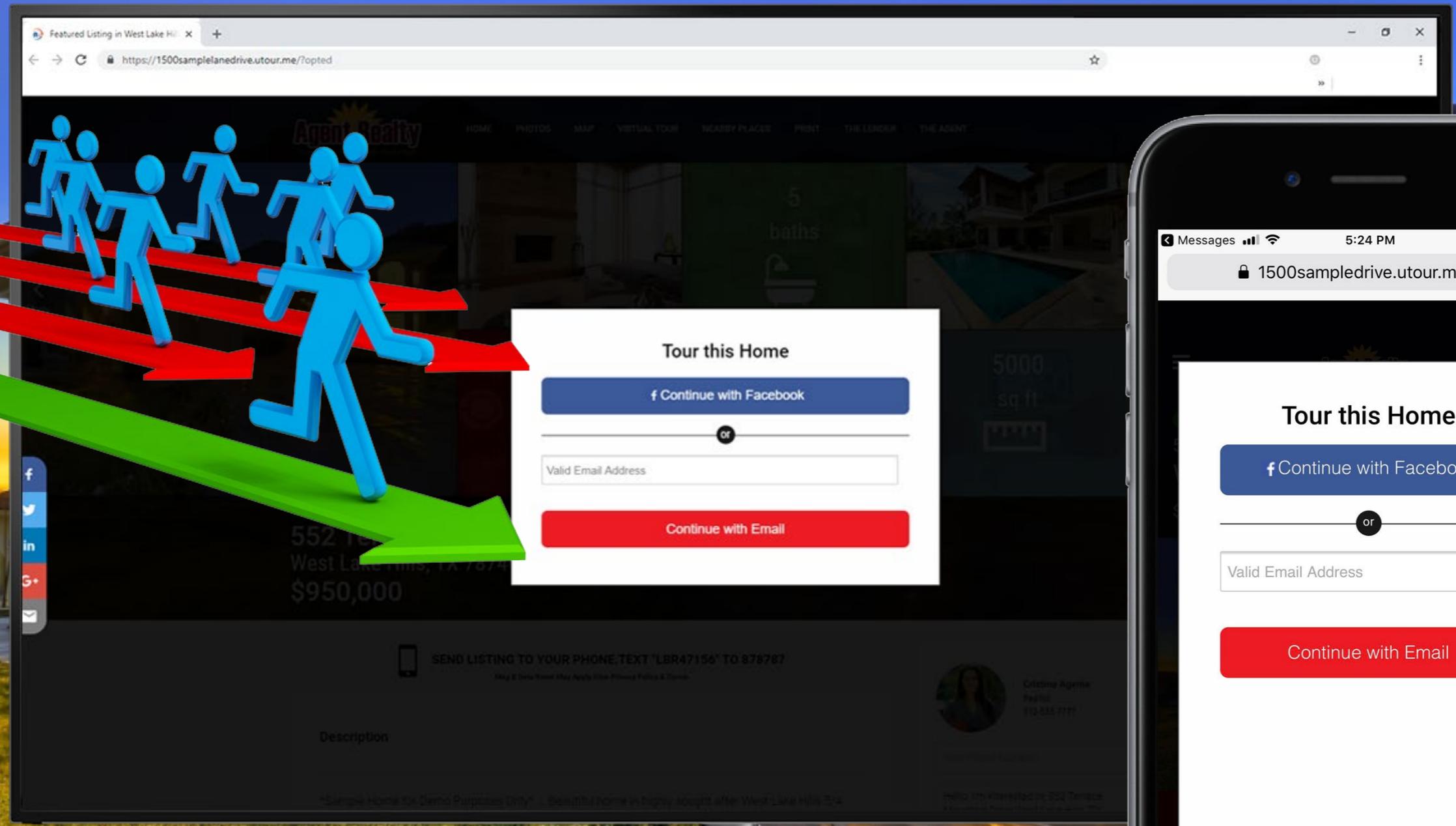
Build a Dedicated Property Website



Don't just settle for having your listings added to websites. Your listings deserves their own websites. The website features a built in **virtual tour**, **nearby places of interest**, a **property video**, **maps**, and **more**.

What I will do for you ...

Capture & Instantly Follow up with Buyer Prospects



Your property websites are also equipped with social media opt-in forms designed to capture and follow up with every visitor!

What I will do for you ...

Add a Chat Bot to Your Websites

The screenshot shows a real estate website interface. At the top, the 'Agent Realty' logo is visible. The main content area features a property listing for '552 Terrace Mountain Drive, West Lake Hills, TX 78746' priced at '\$950,000'. The listing includes several images: a large exterior view of the house at dusk, an interior view of a living room, and a green badge indicating '5 baths'. A red badge indicates '5 beds'. A blue chatbot character is positioned in the center-right of the page, appearing to interact with a chat window on the right side. The chat window is titled 'Cristina Agente - Realtor' and contains a series of questions and answers. The chatbot asks: 'Hi! This is Cristina, I specialize in this market.', 'Are you looking to buy or sell a home?' (with a 'Buy' button), 'Which area are you looking to buy a new home in?' (with a 'West Lake' button), 'What is your budget?' (with a button for 'In the neighborhood of \$500,000'), 'How many bedrooms would you prefer?' (with a button for 'At least 4'), and 'How many bathrooms would you prefer?' (with a button for 'No less than 3'). The chatbot concludes with 'Great! Almost done, just a few more questions about yourself.' and asks 'What's your name?' with a text input field containing 'John Ca'. The website background shows a 'FOR SALE' badge and a 'SEND LISTING TO YOUR PHONE' button with the text 'TEXT "LBR47156" TO 878787'. A 'Description' section is partially visible at the bottom.

Automatically engage your prospects with a lead capturing chat bot. Chat bots are customizable with questionnaires, etc!

What I will do for you ...

Digital & Print Property, Open House, & Just Listed Flyers with Area / Cost Data Options

1197 Bay View Lane
Belleair Bluffs, FL 33770
4 BD | 5 BA | 1 HALF BA | 7,509 SQ FT | BUILT 2007

\$3,900,000
For Photos, Info & Next Open House
Text **TOUR56141** to **878787**

JUST LISTED

This elegant Estate rests 33 feet above the water on a beautifully landscaped lot in one of the most sought after communities, Harbor Bluffs. With 4 bedrooms, this 7,500 square foot home was skillfully crafted with modern elegant architectural detail. Elements of bespoke design include grand cypress beamed ceilings, tumbled marble, hand hewn wood floors, exquisite wrought-iron and extraordinary crown moldings. Inside, the open floor plan is well suited for quintessential, yet luxurious Florida living at its best.

Katrina Witt
Realtor®
Agent Realty Group
p. 727-555-4888 e. katrina@linkre.tv
506 Manatee Ave 506, Clearwater Beach, FL 33767

Agent Realty
Residential Real Estate Brokerage

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1197 Bay View Lane
Belleair Bluffs, FL 33770

MORTGAGE LOAN COMPARISON

Sample scenarios on sales price of \$3,900,000

	20% Down	10% Down	5% Down
Monthly (Principal & Interest Only)	\$14,449	\$14,449	\$14,449
Loan Amount	\$3,120,000	\$3,510,000	\$3,705,000
Term	30 years	30 years	30 years
Down payment	\$780,000	\$380,000	\$195,000
Rate	3.75%	3.75%	3.75%
APR	3.737%	3.737%	3.737%
Points	0	0	0
Fixed/ARM	Conv. Fixed	Conv. Fixed	Conv. Fixed
Mortgage Insurance	\$0	\$0	\$0

1197 Bay View Lane
Belleair Bluffs, FL 33770

CONVENIENT PLACES NEARBY

- LA Fitness - Distance: 2.33 miles
- Walgreens - Distance: 0.35 miles
- Public Super Market - Distance: 0.41 miles
- Bluffs Animal Hospital - Distance: 0.55 miles
- Ross Dress for Less - Distance: 2.23 miles
- Kahwa Coffee - Distance: 0.31 miles
- Speedway - Distance: 0.37 miles
- Bank of America - Distance: 0.45 miles
- Largo Medical Center - Distance: 1.57 miles
- Napa Auto Parts - Distance: 2.42 miles

POPULAR PLACES TO EAT NEARBY

- Maggie Mae's on the Bluffs - Distance: 0.21 miles
- E & E Steakout Grill - Distance: 0.40 miles
- Cafe de Paris Bakery - Distance: 1.64 miles
- German Bistro 2 - Distance: 3.04 miles
- Thai Basil II - Distance: 1.01 miles
- Bonefish Grill - Distance: 0.27 miles
- Jake's Cantina - Distance: 2.73 miles
- Smokin' Rib Shack - Distance: 1.81 miles
- Amici Italian Eatery - Distance: 0.97 miles
- Slyce Indian Rocks Beach - Distance: 2.66 miles

OUTDOOR ACTIVITIES

- RECREATIONAL WATER - Distance: 1.57 miles
- PARK - Distance: 1.58 miles
- BIKE / PEDESTRIAN TRAIL - Distance: 2.58 miles
- TENNIS - Distance: 1.57 miles
- GOLF - Distance: 1.60 miles
- DOG PARK - Distance: 2.65 miles

SCHOOLS NEARBY

- PK - 5 Mildred Helms Elementary School - Distance: 0.37 Miles
- 6 - 8 Largo Middle School - Distance: 1.16 Miles
- 9 - 12 Largo High School - Distance: 0.93 Miles

APPRECIATION

Value of \$3,900,000

99 WITHIN 4 MILES

79 WITHIN 3 MILES

Disclaimer: Data from 3rd party sources. Accuracy cannot be guaranteed. ©2019 Listing Booster

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4 BD | 5 BA | 1 HALF BA | 7,509 SQ FT | BUILT 2007

\$3,900,000
For Photos, Info & Next Open House
Text **TOUR56141** to **878787**

OPEN HOUSE

Sat 2/1 | 10:00 AM - 2:00 PM

This elegant Estate rests 33 feet above the water on a beautifully landscaped lot in one of the most sought after communities, Harbor Bluffs. With 4 bedrooms, this 7,500 square foot home was skillfully crafted with modern elegant architectural detail. Elements of bespoke design include grand cypress beamed ceilings, tumbled marble, hand hewn wood floors, exquisite wrought-iron and extraordinary crown moldings. Inside, the open floor plan is well suited for quintessential, yet luxurious Florida living at its best.

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John Stutts
Loan Officer | NMLS #00005585
You're Approved Mortgage
p. 727-555-8888 e. jstutts@linkre.tv
100 Gulf Blvd Suite 100, Indian Shores, FL 33785

You're Approved Mortgage Inc.

Agent Realty
Residential Real Estate Brokerage

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Generate PDF & social media shareable digital flyers with modifiable area data where you can feature nearby businesses to sell not just the property but the area as well!

What I will do for you ...

Digital & Print Property / Area Reports & Infographics!

Insert the area infographics into your photo galleries!

1197 Bay View Lane, Belleair Bluffs, FL 33770

PLACES CONVENIENTLY NEARBY



-  **LA Fitness**
Fitness Center - Distance: 2.33 miles
-  **Walgreens**
Pharmacy - Distance: 0.35 miles
-  **Publix Super Market**
Super Market - Distance: 0.41 miles
-  **Bluffs Animal Hospital**
Veterinarian - Distance: 0.55 miles
-  **Walmart Supercenter**
Department Store - Distance: 2.40 miles

By Category within 8 Miles

Medical Clinics	.....
Veterinarians	.....
Fitness Centers	.....
Auto Parts Stores	.....
Super Markets	.....



1197 Bay View Lane, Belleair Bluffs, FL 33770

WHAT'S GOOD NEARBY TO EAT



-  **Maggie Mae's on the Bluffs**
Breakfast & Brunch - Distance: 0.25 miles
-  **E & E Steakout Grill**
Steakhouses - Distance: 0.40 miles
-  **Cafe de Paris Bakery**
French - Distance: 1.64 miles
-  **German Bistro 2**
German - Distance: 3.04 miles
-  **Thai Basil II**
Thai - Distance: 1.01 miles

By Cuisine within 5 Miles

Seafood	.....26	Bars	.....
Breakfast & Brunch	.....18	Sandwich	.....
American	.....10	Pizza	.....
Italian	.....7	Mexican	.....



1197 Bay View Lane, Belleair Bluffs, FL 33770

NEARBY OUTDOOR RECREATION



-  **RECREATIONAL WATER**
Belleair Beach
Distance: 1.57 miles
-  **PARK**
John S Taylor Park
Distance: 1.38 miles
-  **BIKE / PEDESTRIAN TRAIL**
Fred E Marquis Pinellas Trail
Distance: 2.58 miles

By Category within 8 Miles

Golf Course	.....18
Parks	.....39
Dog Parks	.....10



1197 Bay View Lane
Belleair Bluffs, FL 33770



	Price \$3,900,000	Bedrooms 4	Total Bathrooms 6
	Property Type Single Family	Built 2007	Square Feet 7,509

Generate beautiful property reports and infographics featuring local data that is modifiable by you. Feature not the necessarily the closest establishments but the best nearby!

 **Katrina Witt**
Realtor®
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o: 727-555-4888
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w: http://www.agentrealty.com

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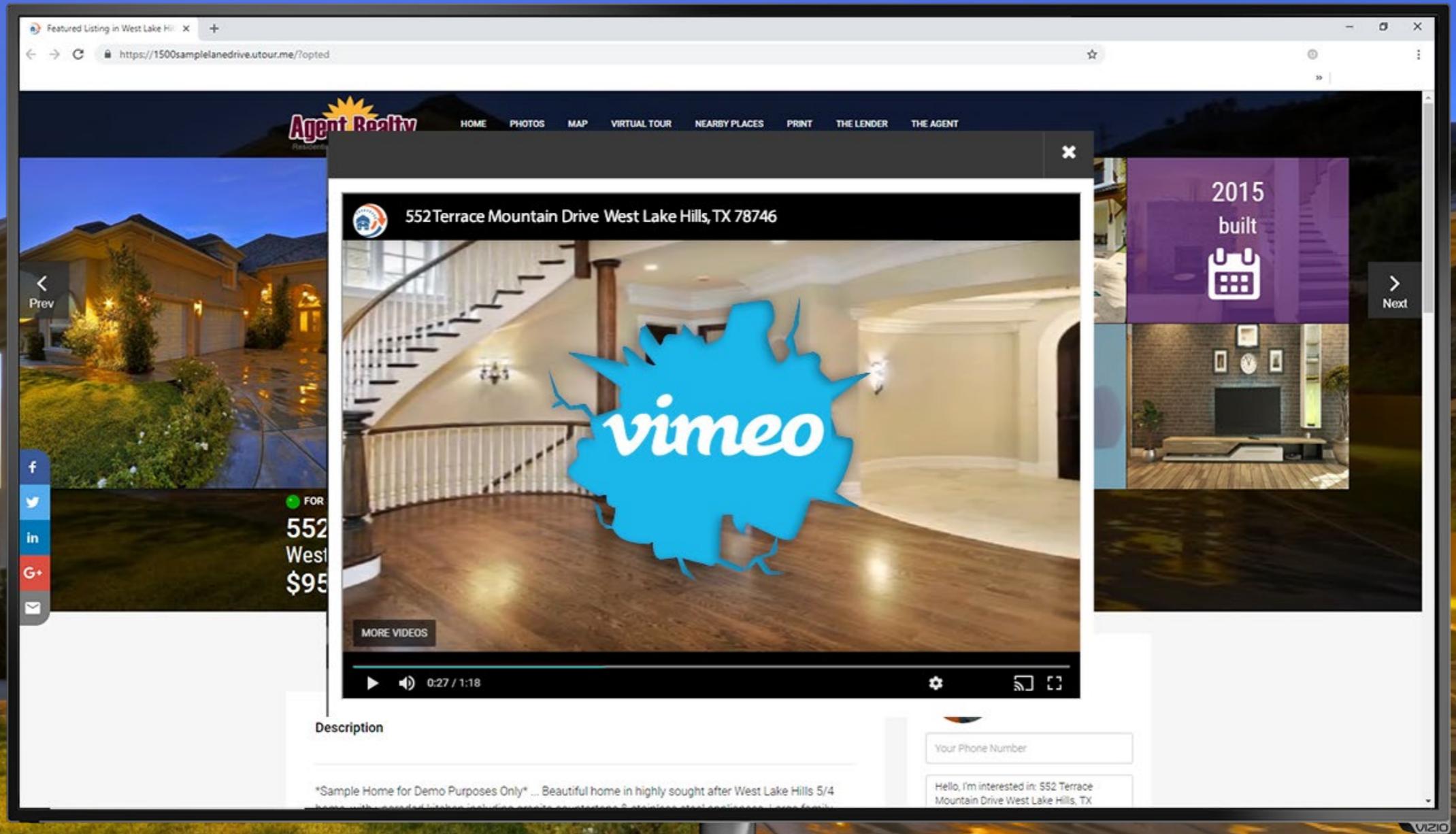
Create Virtual Tours



Each property will automatically generate a virtual tour both branded and unbranded for your MLS. The branded version is embedded into the property website.

What I will do for you ...

Create a Property Video



Each property will generate a property video and automatically be uploaded to Vimeo. Vimeo videos can be downloaded and uploaded to **YouTube** and Social Media.

What I will do for you ...

Broadcast your Listings to Social Media

Laina Engelhart
Listing Booster Accounts & Billing
1m

Beautiful home located on a nice cul-de-sac! Master downstairs with large game room up make this an wonderful floor plan!



Featured Listing in Austin, TX
100paradisecv.utour.me

Like Comment Share

Add a comment...

Tweets Tweets & replies

me @magicbeans713 · 10s
Beautiful home located on a nice cul-de-sac! Master downstairs with 3 bedrooms & large game room up make this an wonderful floor plan. 100 Paradise Cove Austin, TX 78759



Featured Listing in Austin, TX
100paradisecv.utour.me

Reply Retweet Like



craigslist 



Tour it instantly on your mobile device!
Text:878787 Message:LBR47156



No SIM 2:55 PM 13%

listingbooster 2

 0 followers 0 following
Edit Profile

Instagram

listingbooster



Tour it instantly on your mobile device!
Text:878787 Message:BST700

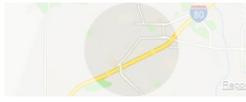
5 SECONDS AGO

Home Search Add Like

Marketplace - Property For Sale
Master downstairs!
Vacaville, CA · 2 minutes ago

\$639,900 Viewed by 1 person

Beautiful home located on a nice cul-de-sac! Master downstairs with 3 bedrooms & large game room up... More



Seller Information
Angie Agent
(707) 123-4567

Mark as Sold
Mark as Pending

Share

Tour it instantly on your mobile device!
Text:878787 Message:BST700



Now the fun begins! We'll gain maximum exposure by broadcasting your property websites and all of their features to the popular social media outlets.

What I will
do for you ...

What about Drive By Traffic?

“What is the asking price? ... Where can I see pictures of the inside?”

“What can you tell me about this home? ... What’s the square footage? ... There are no more flyers.”



What I will do for you ...

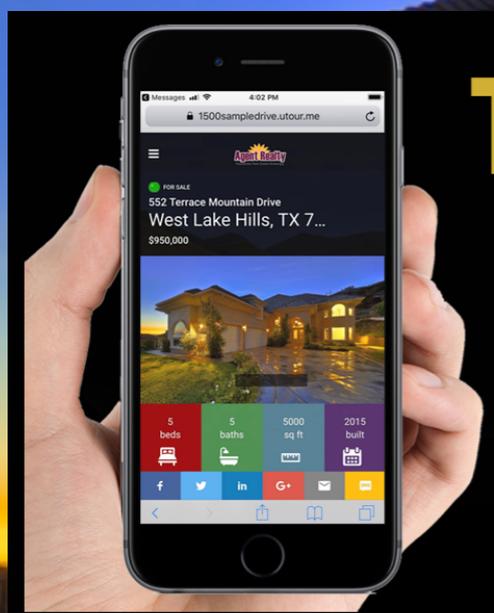
Mobile Device Home Tour Sent to Drive By Prospects in Seconds



The mobile tour instantly answers most questions, provides photos and video, and captures the prospect's phone number for immediate follow up.

What I will do for you ...

Let's Try a Demo
Text LBR700 to 878787



TOUR THIS HOME FIRST ON YOUR PHONE!

Message and data rates may apply. Text HELP for support or STOP to cancel.

Text: LBR700
To: 878787

For Instant Photos and Details!

"We can now virtually show our home to all interested parties. However only physically show it to serious buyers who have already previewed it virtually! "

"This beats nousey neighbors taking our paper flyers! We love that it captures the phone numbers of all lookers! "

"It's like having an open house 24 hours a day, 7 days a week! "

What I will do for you ...

Feature Your Listings on TV

Keyboom!
REAL ESTATE SEARCH ON TV

For Sale Type: All Austin, TX Built: No Prefere...

Bed: 0+ Baths: 0+ Min Sq Ft: 0+ Min: \$1 Max: \$3,000,000+

< Filter/Sort Listings OK View Property * View on Map 834 match your criteria (1 of 834)

FEATURED

\$950,000
552 Terrace Mountain Drive Austin, TX 78759
5bds - 4 + 1 1/2ba - 5000 sqft - Built: 2015

\$325,000
9720 Sydney Marilyn Ln Austin, TX 78748
3bds - 2ba - 2043 sqft - Built: 2008

\$229,000
11203 Ranch Road 2222 2203 Austin, TX 7...
2bds - 2 + 1 1/2ba - 1259 sqft - Built: 2002

\$300,000
8103 Cattle Dr Austin, TX 78749
3bds - 2ba - 1510 sqft - Built: 1986

\$459,900
2703 E 2nd St Austin, TX 78702
2bds - 2ba - 1534 sqft - Built: 1933

... Ln Austin, TX 78749
... 97 sqft - Built: 1995

Your listings will also be showcased to millions of potential viewers on Keyboom!, the only interactive real estate search channel on all the most popular streaming TV devices.



What I will do for you ...

Built In Listing Presentations with Video

LISTING BOOSTER
Strategy for Success

**TURBO BOOSTED EXPOSURE
FOR THE QUICKER SALE**

01:04

Win the listing every time with a built in listing presentation (similar to this one) created for you to present to your sellers on your listing appointments.

What I will
do for you ...

Does Listing Booster Compete with Your Existing Marketing?



“I’m okay with my current marketing platform however you can’t have too many poles in the water. This one looks great and you can’t beat the cost, so why not?”

“With me, the only thing different marketing systems are competing for is the time that it takes to utilize them. Listing Booster is by far the least time consuming marketing platform that we have used. In this business time is everything.”

“Our company provides a marketing system that I thought was similar so I initially wasn’t interested. However my lender insisted that I give it a brief trial run alongside my existing marketing. I am glad I did because Listing Booster is giving much better results.”

“I had another system where I could just generate flyers and reports however, not as good as these and I never generated one lead from them. 36 leads in one week. I am glad to be using this now.”

What I will
do for you ...

“This all sounds great, however these types of systems are always cumbersome, time consuming and way too much work.”



NOT Listing Booster. In most markets it's fully automated. We simply connect you to your MLS and it automatically imports your listings and generates every feature mentioned in this presentation.

Today's Decisions Bring Tomorrow's Results.
Let's Get Started Today!.



LISTING
BOOSTER

