[Dear Agent Name]

Are you able to pull some custom reports on your MLS? I wanted to do a basic market analysis breakdown. It's important that I get it in certain formats -- I'll then show you what I do after I get the data, and how I'd proceed with looking for deals.

Here is what I'll need:

* 1st create a custom excel or CSV export in a 1-line listing format (see sample attached). I'll only need some of those data items (address, sold price, DOM, etc...see below), but it is very important it's in a 1-line format.
* Pull all Closed Sales for these counties: [Enter County(ies) name(s)]
* Single Family only
* Past 90 days

Different MLS's have different rules -- so let me know 1st if you're able to pull this information and if you're able to export it to a custom Excel spreadsheet as mentioned above. Here's a video that shows how I pull that information using my MLS in Florida ([Insert](https://youtu.be/Tf_zA0kIYZ4) Appropriate MLS Video Here).

For the custom MLS export - the main data fields I need are:

* MLS #
* Address
* Zip Code
* Sq Ft Living
* Total Beds
* Total Baths
* Year Built
* List Price
* Sold Price
* Days on Market
* Subdivision
* Terms of Sale (Cash or Conventional, etc)

Let me know if you have any questions about the reports I'm asking for -- sometimes it's tricky but I've found from several cities I've done this in, there's usually a way to get it done.

I'll call you to discuss more...once I have this data I wanted to show you how I could

Regards