

//01

LISTING GUIDE

w/ The ONE Street Company

ONE
STREET



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WHO WE ARE

passionate experts.



**ONE team.
ONE goal.
ONE.**

ABOUT US

At **The ONE Street Company**, clients are our top priority and we take pride in helping them navigate the often stressful and confusing Metro DC real estate market. We have curated a dynamic team of the best DC, Maryland and Virginia real estate agents and have provided them with the most cutting-edge tools and resources to meet every real estate need, head on. No matter where you are on the real estate journey, we have the ability to take you from A to Z seamlessly. Simply put...we win.

ONE Street has grown from one central office in DC to the heart of Bethesda, MD and even further down the coast to Miami, FL. We're growing and we're taking you with us! Our modern office spaces have been designed to facilitate synergy amongst our agents and their clients. These brand new, state of the art offices paired with cutting edge technology and partnerships, create a collaborative environment where every agent and every client are set up to do business and get real results. We are forward thinking, we are nimble. We are real people doing real estate. This formula creates a sense of family, which transcends to ONE Street's clients. Put it all together, and we are the ultimate interactive brokerage in the DMV.

Even in a time of adversity, we crushed last year's sales records and expect to surpass it this year. The bar is raised and we are ready to push past it. LET'S GO!

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WHAT YOU GET

// Our Secret Sauce //

We offer one of the most comprehensive, forward thinking packages out there. Have a look!

IN HOUSE MEDIA PRODUCTION

Professional Photography
Video & 3D Tour
Floor Plans
Property Listing Website
Property Collateral (print and digital)
Social Media Ads for ALL Listings

PROPERTY PROMOTION

Growth Advertising
Targeted Email Marketing
Social Media Management
High Brand Visibility

WHAT WE BRING

DATA & ANALYTICS

Responsive Market Analysis
Comprehensive Data Reports
2M Viewers on all Platforms & Growing

PROPERTY SERVICES

Virtual & Interior Staging
Car Service
Broker Previews
Open Houses, Tours & Showings

STRATEGIC PARTNERSHIPS

Trusted Partners (Lenders, Title
Companies, etc)
Vetted Contractors

// We've crafted a diverse, highly capable team that meets all challenges head on

We pride ourselves in our team because we see diversity as a strength. With different backgrounds, we have forged together toward ONE common goal — to make Real Estate accessible and a catalyst for empowerment.



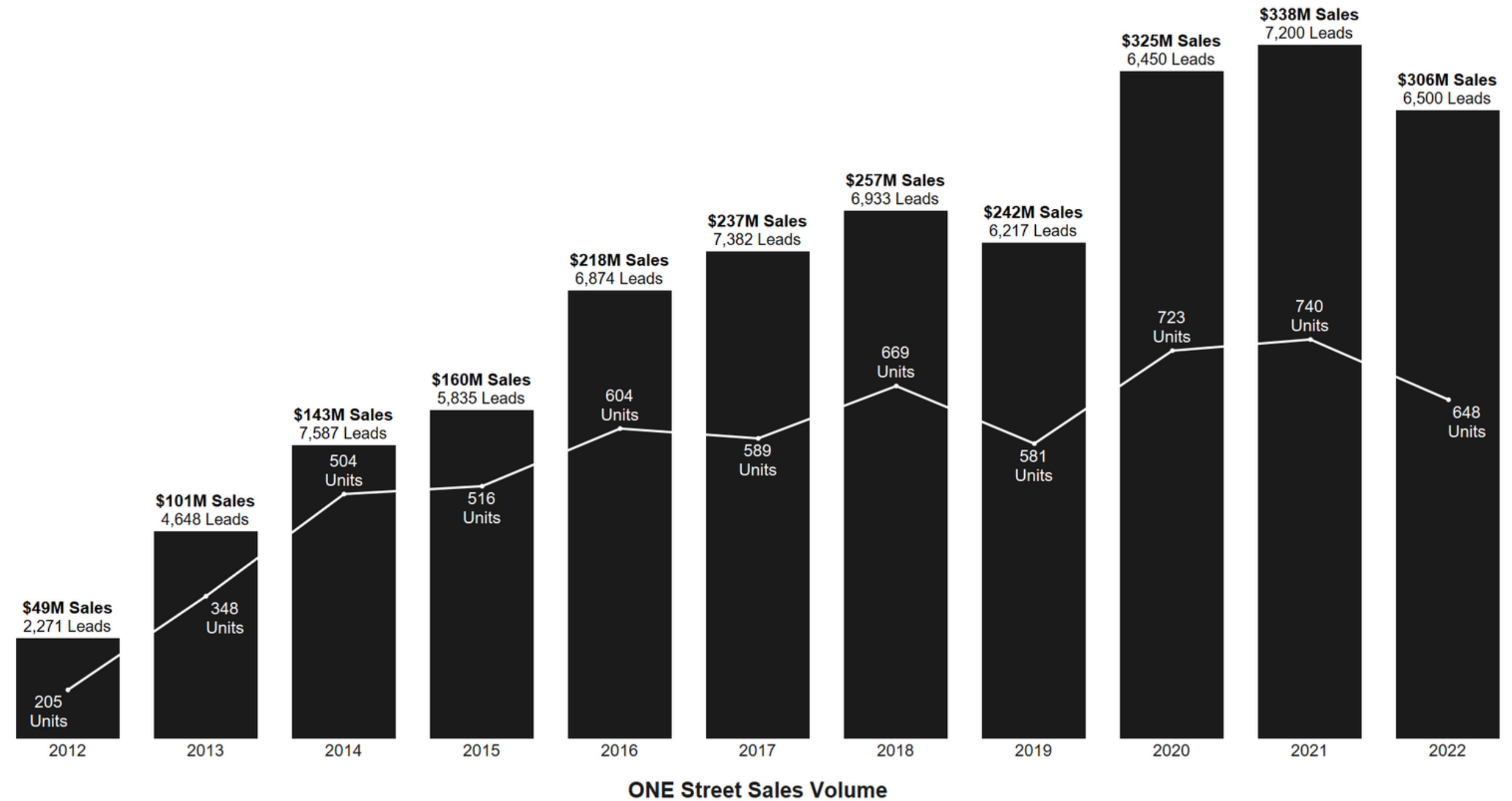
34 LOCATIONS IN THE DMV + MAIN **ONE** STREET OFFICES IN BETHESDA & WASHINGTON DC
// DC // MD // VA //

...did we mention we are also Zillow Flex Partners!?

// ONE Street has heavy online presence which allows us to bring high visibility to all of our listings which in turn also yields buyer traffic!

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ONE | STREET Flex Program



we've
got
zipcodes.

20020 Avg Size: \$394K	22209 Avg Size: \$372K	20001 Avg Size: \$669K	20010 Avg Size: \$431K	20744 Avg Size: \$470K	20747 Avg Size: \$278K	20110 Avg Size: \$403K	20037 Avg Size: \$550K	20785 Avg Size: \$350K
	20009 Avg Size: \$536K	20016 Avg Size: \$1,479K	20906 Avg Size: \$281K	20772 Avg Size: \$405K	20748 Avg Size: \$279K	20854 Avg Size: \$1,643K	20782 Avg Size: \$437K	20774 Avg Size: \$395K
20019 Avg Size: \$415K			20011 Avg Size: \$467K	22042 Avg Size: \$627K	20910 Avg Size: \$517K	20874 Avg Size: \$443K	22032 Avg Size: \$729K	22204 Avg Size: \$514K
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	20003 Avg Size: \$741K		20005 Avg Size: \$587K	22201 Avg Size: \$649K				
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FLEX Leads from 200+ Zip Codes
(top 49 zip codes included in illustration)

- Our Partnership includes over 200+ Zip Codes in the DMV
- High visibility for all listings listed in the DMV
- \$300M+ million of online lead inquiries monthly

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Things We Are Proud of

ACCOLADES + MEDIA

REAL TRENDS
WALL STREET JOURNAL

#1 Team 9 yrs in a row in units and volume

COMPANY RECORDS

Sold over \$2B+ in sales and over
5,500 units in last 10 yrs // \$1B+
in sales since 2020

2023 expected market growth of 20%

Over \$500M+ in Commercial
Development Deals

ZILLOW | GOOGLE
REVIEWS

Highest rated teams nationally and
locally with 1,800+ 5 star Reviews

THE ONE DIFFERENCE

BEST IN CLASS DISTRIBUTION

Presence on Every Platform

Seller clients of ONE Street benefit from a best-in-class online inventory distribution network to top real estate websites with placement on over 200 sites including, Zillow.com, Realtor.com, Trulia.com, RedFin.com, Homes.com, Facebook, Twitter, Instagram, etc.

WE KNOW OUR NUMBERS

Results Driven Data & Analytics

ONE Street deploys sophisticated project-based online display advertising, search engine marketing and targeted e-mail campaigns to generate and convert prospects. Our tech and data gives us the ONE Advantage.

BRAND POSITIONING

Rapport & Recognition

We come to the table with a winning combo of industry excellence and brand recognition. With our vision, best in class agents, and track record, we attract the most discerning buyers locally, nationally, and internationally.

WE'VE GOT PEOPLE

Partners & Resources

ONE Street comes with a robust web of experts, practitioners, strategists, service providers. Whether it's asset management or brand development, when you work with us, you have access to our community and network.

LISTING WITH ONE STREET

// Our Profitable Process //

Here, we guide you through the ONE journey, what to expect, and how we position you for success.

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LISTING SERVICE HIGHLIGHT:

PROPERTY WEBSITES

DEDICATED MICROSITE

Track & Target

Seller clients of ONE Street benefit from a best-in-class online inventory distribution network to top public real estate websites with placement on over 200 sites including, Zillow.com, Realtor.com, Trulia.com, RedFin.com, Homes.com, Facebook, Twitter, Instagram, etc.

Each listing gets its own property website.

INITIAL CONSULT // 1-2 HOURS

From walk through to marketing plan, we assemble and plan out everything for your optimal and profitable experience.

LISTING AGREEMENT // 2-3 DAYS

Before your home can be listed for sale, the law requires that you enter into a written and signed Listing Agreement with your ONE Street agent.

MARKETING // ONGOING

ONE Street's extensive social media presence ensures your home is seen by as many potential buyers as possible. If necessary, your home will be professionally photographed and maybe even staged. Such photos can also be used to market your home on 200+ websites and applications, including the Multiple Listing Service. In addition to online marketing, a "For Sale" sign will be placed on your property to attract local buyers and your ONE agent will likely schedule and host Open Houses as needed and possibly a Brokers' Open.

ACTIVE LISTING // VARIES BY AREA

During the time your home is actively for sale, your ONE Street agent will monitor which buyers agents are showing your home to potential buyers and will seek feedback from those agents. Also, your ONE Street agent understands that this can be an anxious time as things can take longer than hoped, but your ONE Street agent will work continuously to make sure that ONE Street is doing the best it can to sell your home quickly and at top dollar.

LISTING PROCESS

...it gets better



OFFER & ACCEPTANCE // 2-3 DAYS

When an interested buyer wants to make an offer, your ONE Agent will negotiate on your behalf with the buyer's agent. Upon receiving a written offer, your ONE Agent will review it with you so its pros and cons can be discussed. Then, your ONE Agent will help you determine whether to accept it or to make a counteroffer. Once you and the buyer have executed a Contract of Sale, you will know the dates by which various items must be completed in order to settle on the agreed upon Settlement Date.

INSPECTION, APPRAISAL, LOAN COMMITMENT // UP TO 4 WEEKS FROM CONTRACT

Depending on the specific term of your Contract of Sale, the buyer may hire a licensed home inspector to inspect the home to determine what, if any, repairs are needed. It is possible that the buyer's agent will negotiate through your ONE Agent for credit payment of such repairs. Thereafter, the buyer's lender will have the home appraised.

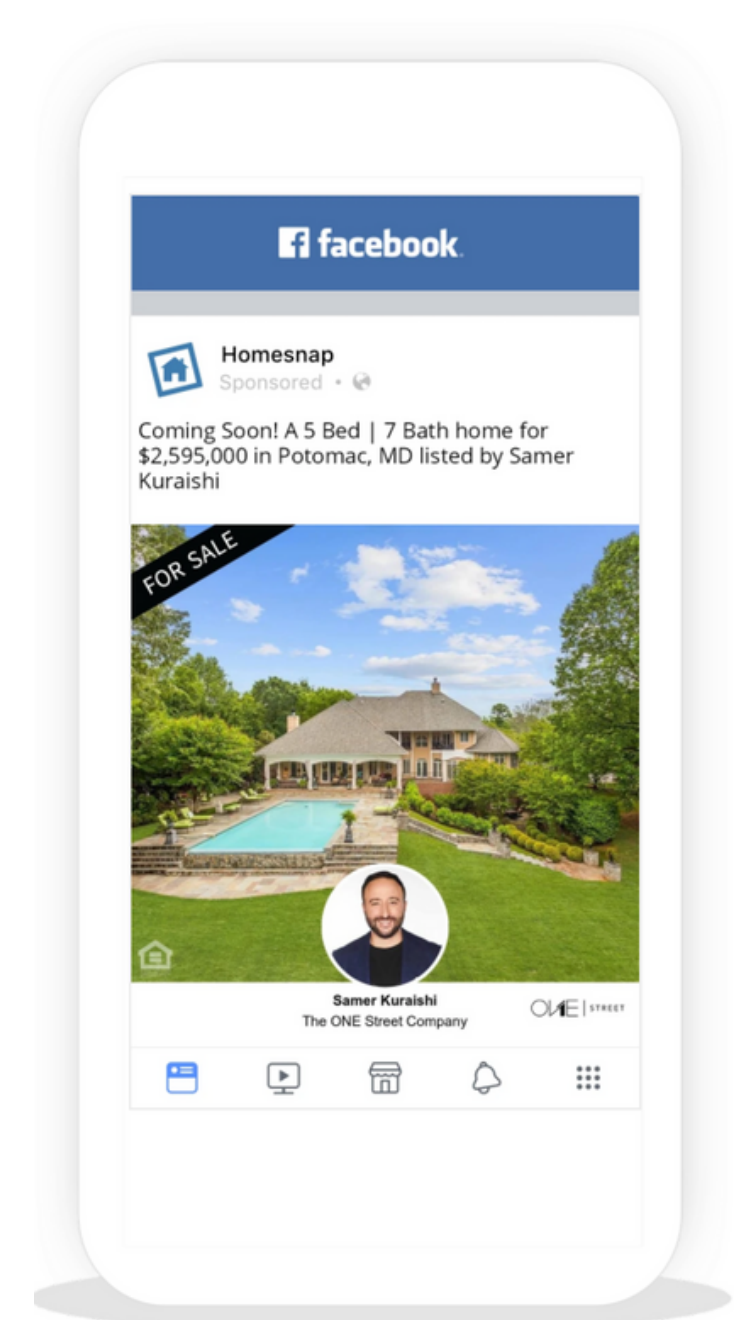
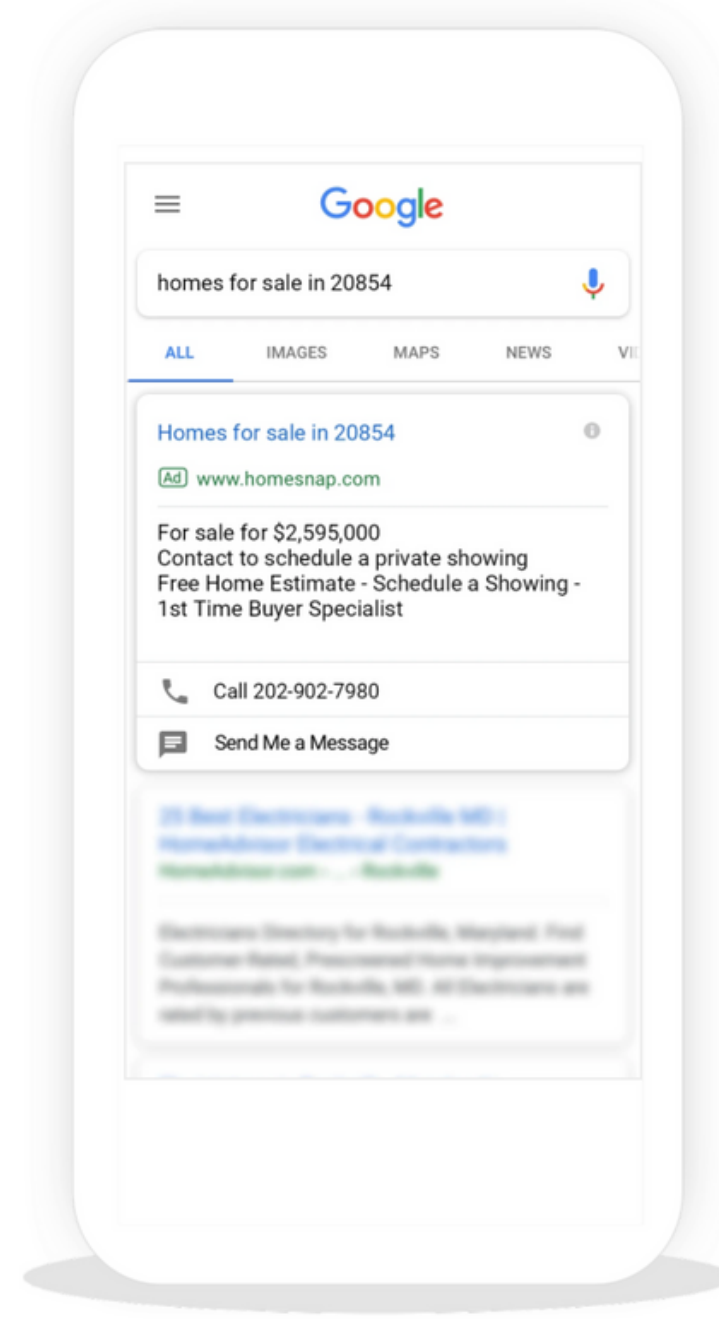
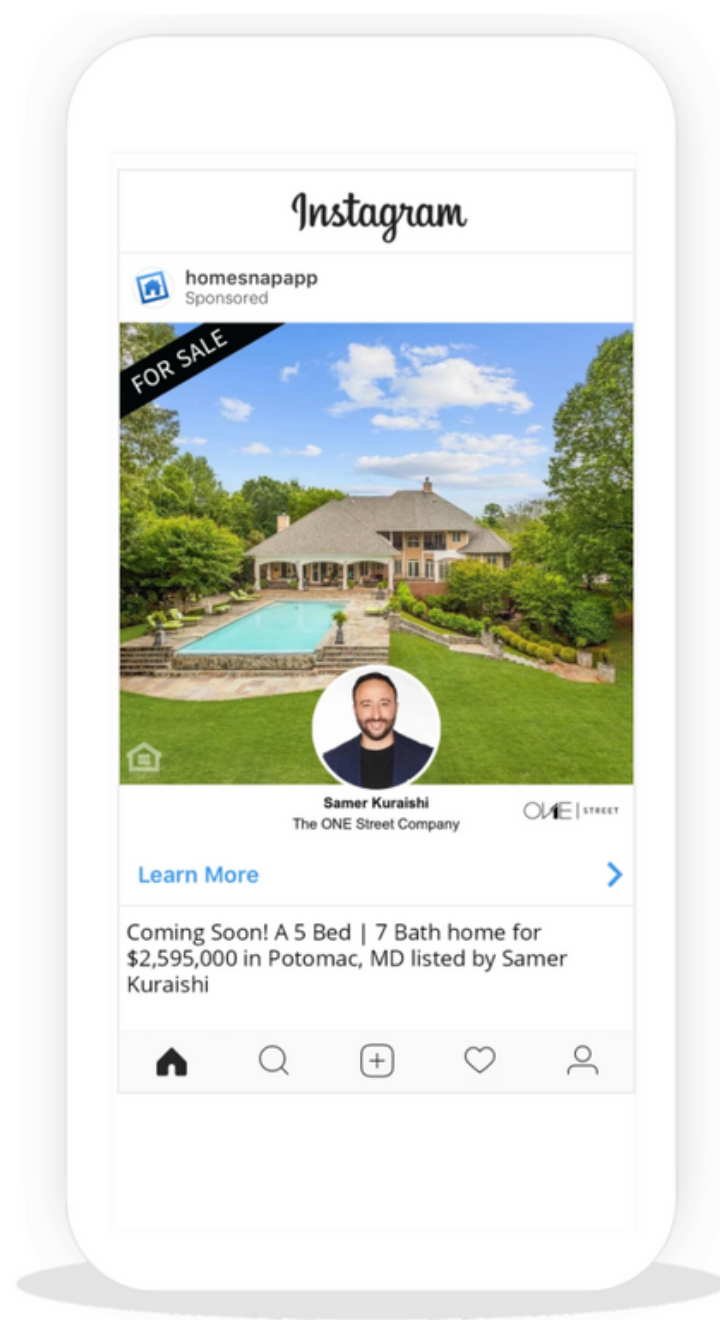
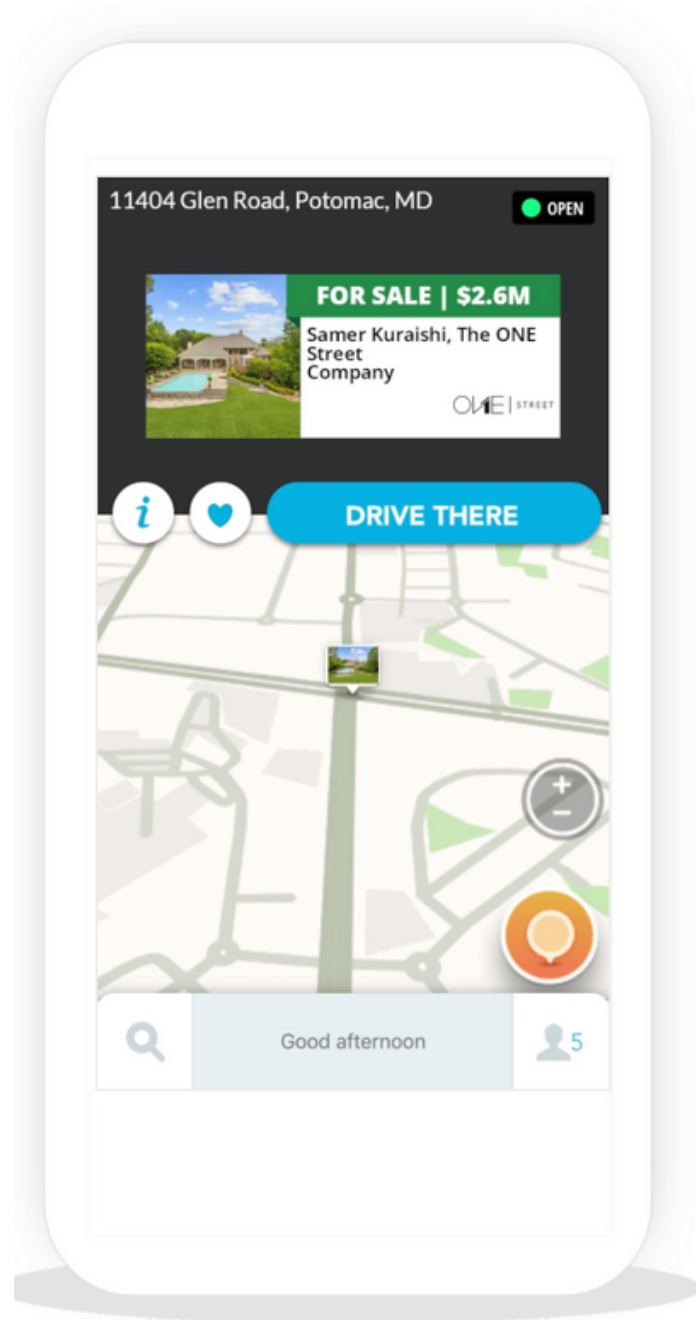
LISTING PROCESS

cont'd.

If the appraised value of your home falls below the purchase price, there may be additional negotiation of the purchase price so that the buyer can properly secure a mortgage. If the appraisal meets or exceeds the agreed-upon purchase price, then the lender will likely issue a loan commitment to the buyer.

THEN EVERYONE CELEBRATES!

WE'RE EVERYWHERE



DATA & ANALYTICS

// The ONE Advantage //

We have a data department that leverages data and new tech to drive strategies.

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		20002 Avg Size: \$688K	20008 Avg Size: \$1,619K		20024 Avg Size: \$399K	22201 Avg Size: \$649K	20746 Avg Size: \$292K	20018 Avg Size: \$621K
			22203 Avg Size: \$248K	20815 Avg Size: \$896K	20901 Avg Size: \$432K	20148 Avg Size: \$644K	20017 Avg Size: \$602K	

FLEX Leads from 200+ Zip Codes

(top 43 zip codes included in illustration)

We OWN over 200 zip codes in the DMV which allows us to have a massive reach and visibility to NOT only market properties but also allows us to bring in our own buyers.

PROOF IS IN THE PUDDING

// Featured Wins We're Proud Of //

It's ONE thing to SAY we do a good job, it's another to SHOW you.

WANNA SKIP TO OUR [GOOGLE REVIEWS](#) OR [ZILLOW REVIEWS?](#)



2200 R ST NW WASHINGTON, DC 20008

KALORAMA HEIGHTS

6 Bedrooms, 6 Full Baths, 1 Half Bath

PRICE

\$3,025,000

MEDIA KIT

[Link to the goods](#)



2003 KALORAMA RD NW WASHINGTON, DC 20009

KALORAMA

6 Bedrooms, 5 Full Baths, 1 Half Bath

PRICE

\$2,300,000

MEDIA KIT

[Link to the goods](#)



1774 WILLARD ST NW WASHINGTON, DC 20009

DUPONT

5 Bedrooms, 5 Full Baths, 1 Half Bath

PRICE

\$1,617,500

MEDIA KIT

[Link to the goods](#)



1540 T ST NW WASHINGTON, DC 20009

OLD CITY

5 Bedrooms, 4 Full Baths, 1 Half Bath

PRICE

\$1,360,000

MEDIA KIT

[Link to the goods](#)

4301 MILITARY RD NW #701 WASHINGTON, DC 20015

360 // VIRTUAL LISTING

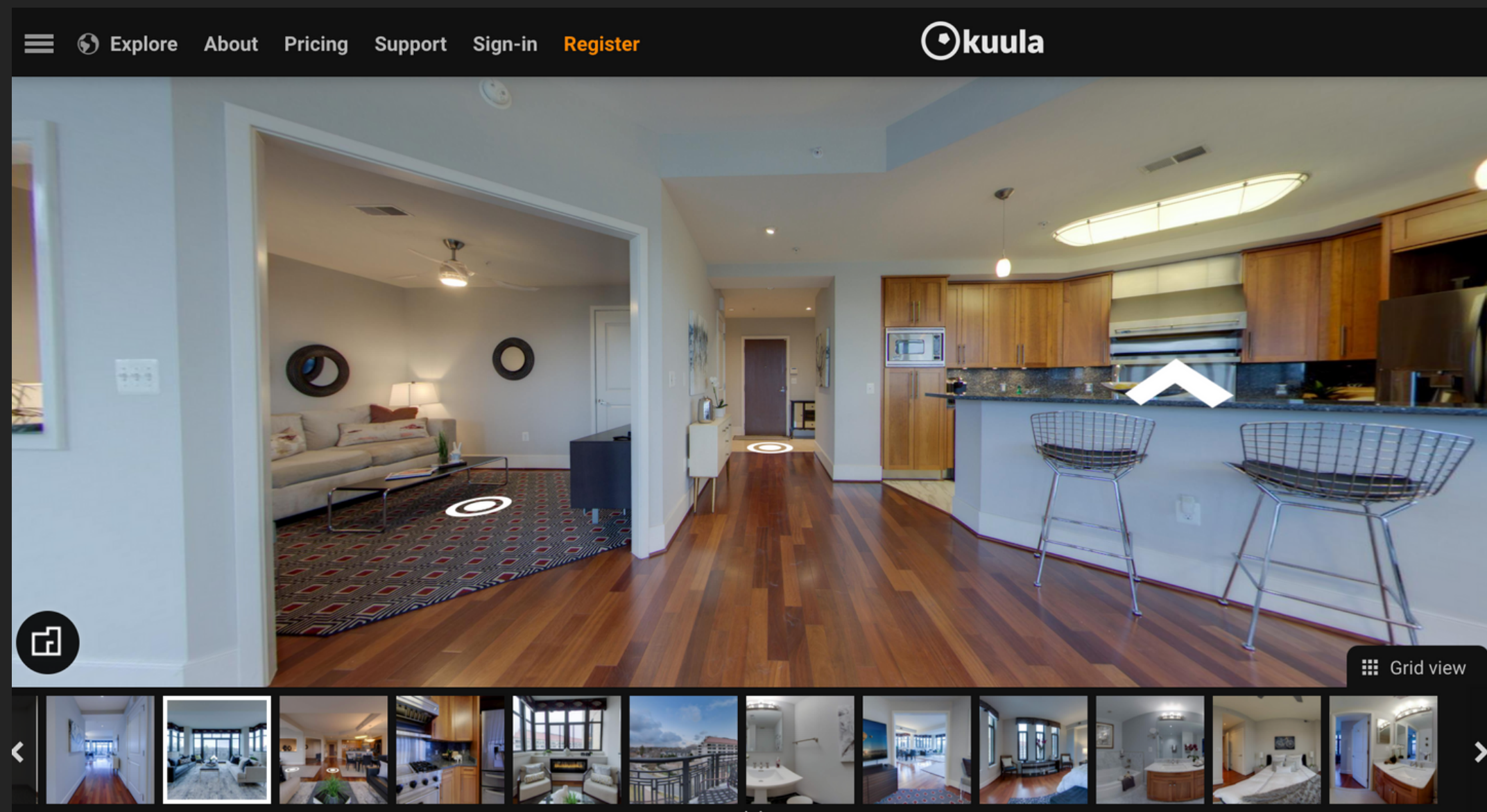
Have a look at our [Video Tour Resources](#)

PRICE

\$1,595,000

THE CHALLENGE // SOLUTION

Covid was a REAL concern but we didn't waste any time. We quickly pivoted to investing in all virtual tech solutions in order to respond (and succeed) in the hyper-fast real estate market.



5101 CONNECTICUT AVE NW #8 WASHINGTON, DC 20008



// VIDEO TOUR

Have a look at our [Video Tour Resources](#)

PRICE

\$1,534,900

THE CHALLENGE // SOLUTION

By bringing a space to life and putting the viewer in the driver's seat, it offers an additional digital experience that is interactive and helps convey 'touch and feel.' This positions the seller for success and gives the buyer a sense of exploration.



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**6616 FERNWOOD CT
BETHESDA, MD 20817**

// VIDEO TOUR

Have a look at our [Video Tour Resources](#)

PRICE

\$7,950,000

THE CHALLENGE // SOLUTION

Custom built home in Bethesda, MD. Spanning over 11,000 sq. ft, this home has all the high end fixtures and finishes a buyer needs for their dream home!





5 STAR REVIEWS

WE ARE REAL PEOPLE DOING REAL ESTATE

"Without hesitation the best realtor in the biz. Did more than needed to help us find the right place and helped get us the best price."

- Client A

ONE TEAM. ONE GOAL. ONE.

"Very very good knowledge about the market. Amazing with process expertise. Very patient with us, always available and great network to support us after the sale"

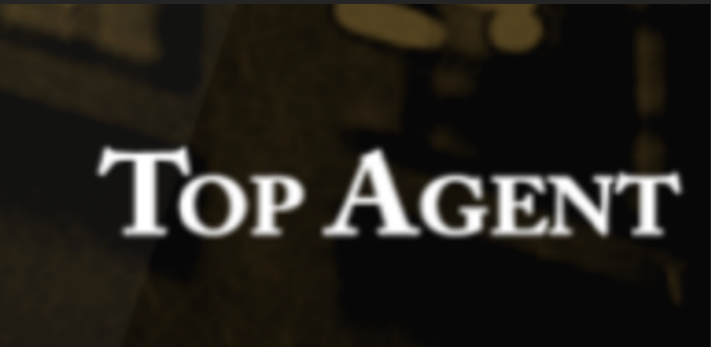
- Client B

WANT TO SEE MORE?

Be sure to check out [our Zillow Page](#)
Or check out our [Google Reviews](#)



BEST OF ZILLOW



2022 RealTrends America's Best Real Estate Professionals Teams by Sales Volume

State Rank	Team Name	Company	Volume	Location	Website	Team Size
1	The Samer Kuraishi Group of ONE Street	The Samer Kuraishi Group of The ONE Street Company	\$337,464,114.24	Washington, DC	visit site	Mega (21+ agents)

// In 2022, ONE Street closed 742 units for \$337.5 million in sales volume, making it the No. 1 Ranked Mega Team in the nation's capital in the 2022 RealTrends America's Best rankings. In addition, ONE Street ranked as the No. 1 Broker owned team by the Wall Street Journal in volume and units sold for the last 9 years.



Lead of The Samer Kuraishi Group of The ONE Street Company

Samer Kuraishi

The ONE Street Company
Zillow Premier Agent [i](#)

★★★★★ 5.0 • 1695 Reviews

467 sales in the last 12 months

2022 TEAM-OWNED BROKERS BY VOLUME

State Rank	Team Name	Company	Volume	Location	Website	Team Size
1	The Samer Kuraishi Group of ONE Street	The Samer Kuraishi Group of The ONE Street Company	\$337,464,114.24	Washington, DC	visit site	Mega (21+ agents)

2022 TEAM-OWNED BROKERS BY TRANSACTION SIDES

State Rank	Team Name	Company	Sides	Location	Website	Team Size
1	The Samer Kuraishi Group of ONE Street	The Samer Kuraishi Group of The ONE Street Company	742.0	Washington, DC	visit site	Mega (21+ agents)

IMAGE IS EVERYTHING

// You're Going to Want This //

This is how we can position you your featured property for success. It is for you, by you.

5101 CONNECTICUT AVE NW #8 WASHINGTON, DC 20008

WASHINGTON

2 Bedrooms, 2 Full Bathrooms

PRICE

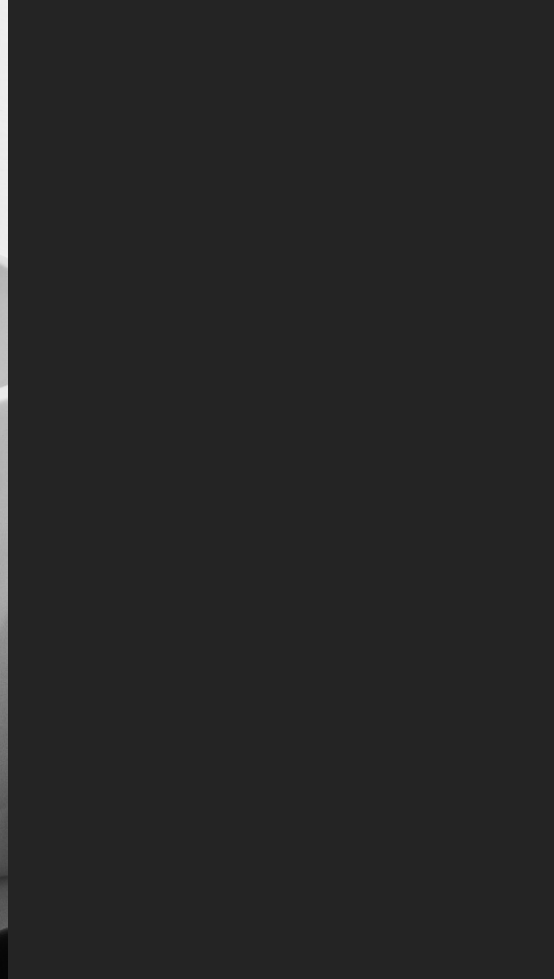
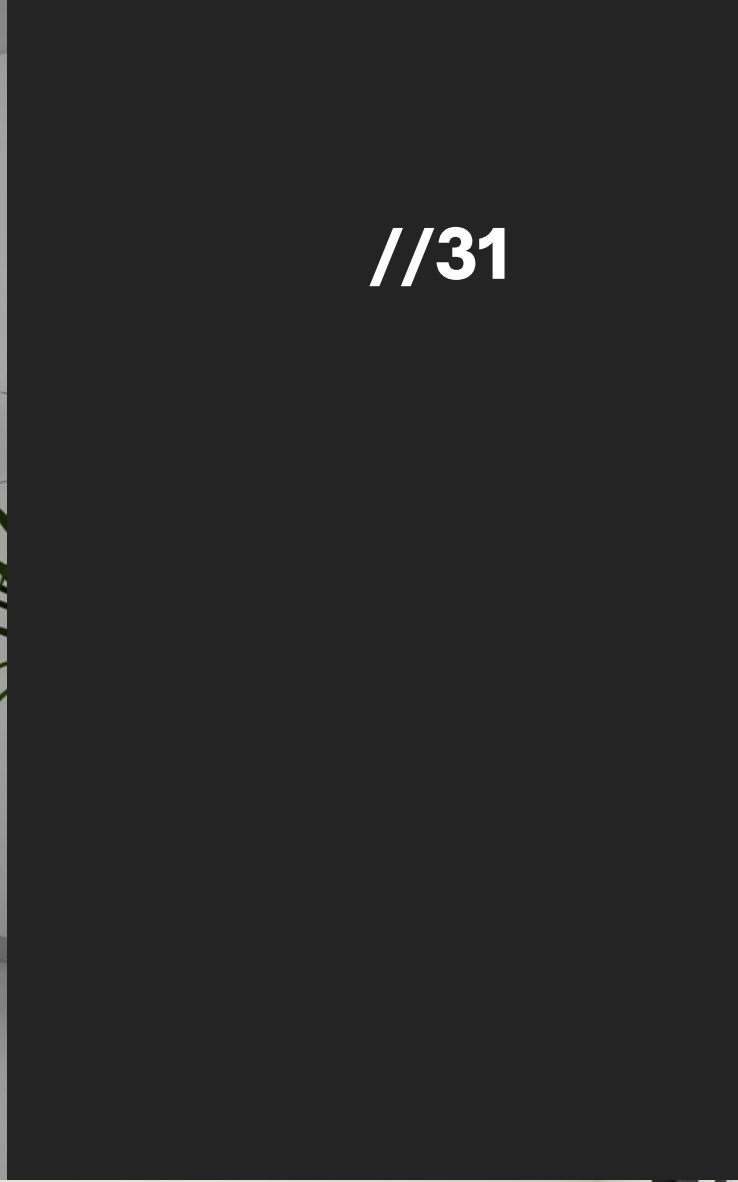
\$1,534,900

PROPERTY SIZE

2,200 Square Feet (estimated)

[Video Tour](#)





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**REACH
OUT**

ONE | STREET

WEBSITE

www.onestreet.one

CONTACT

O: 202.847.5573

IG: @onestreetco

FB: @theonestreetcompany

COMPANY EMAIL

info@onestreet.one

ONE
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ONE STREET MAIN *DC Office*



1725 I ST NW #125 WASHINGTON, DC 20006

ONE STREET MAIN

Bethesda Office

ONE
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Guide 2023



5021 WILSON LN BETHESDA, MD 20814

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Have more Questions?

Is there anything we didn't cover?
We are only a text // call // email //
DM // PM away.

O: 202.847.5573

IG: @onestreetco

FB: @theonestreetcompany

ONE
STREET

SAMSON
PROPERTIES

Let's Go!

