



4 WEEK REAL ESTATE MARKET REPORT

Thursday, July 16, 2020

As of: Friday, July 17, 2020

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- 2 Cumulative Tampa Bay Report - Single Family Home
- 3 Cumulative Tampa Bay Report - Condominium
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- 11 Sarasota County - Condominium
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- 13 Manatee County - Condominium



4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Thursday, July 16, 2020

as of: 7/17/2020

Day 1	Thursday, July 16, 2020
Day 2	Wednesday, July 15, 2020
Day 3	Tuesday, July 14, 2020
Day 4	Monday, July 13, 2020
Day 5	Sunday, July 12, 2020
Day 6	Saturday, July 11, 2020
Day 7	Friday, July 10, 2020
Day 8	Thursday, July 09, 2020
Day 9	Wednesday, July 08, 2020
Day 10	Tuesday, July 07, 2020
Day 11	Monday, July 06, 2020
Day 12	Sunday, July 05, 2020
Day 13	Saturday, July 04, 2020
Day 14	Friday, July 03, 2020
Day 15	Thursday, July 02, 2020
Day 16	Wednesday, July 01, 2020
Day 17	Tuesday, June 30, 2020
Day 18	Monday, June 29, 2020
Day 19	Sunday, June 28, 2020
Day 20	Saturday, June 27, 2020
Day 21	Friday, June 26, 2020
Day 22	Thursday, June 25, 2020
Day 23	Wednesday, June 24, 2020
Day 24	Tuesday, June 23, 2020
Day 25	Monday, June 22, 2020
Day 26	Sunday, June 21, 2020
Day 27	Saturday, June 20, 2020
Day 28	Friday, June 19, 2020

REPORT BREAKDOWN

GRAPH:

Active - Newly listed during the date range

Pending - Status changed to 'pending' during the date range

Sold - Closed during the date range

Canceled - Canceled during the date range

Temp off Market - Status changed to 'temp' off market' during the date range

The date ranges are not cumulative.

Day 1: Thursday, July 16, 2020

Day 28: Friday, June 19, 2020

TOTALS:

4 Weeks: The summation of each date range (Day 1 - Day 28)

AS OF MAY 31, 2020: The total at month end

NOTE: Sold = Total sold in the month

Market Changes

Day 1's New Listings, Price Increase, Price Decreases and Back on Market

7 Day Sold Comparison

Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

7 Day Sold Analysis

% Changed: The variance in amount and volume between day 1 - day 7 and;

Prior Year

Day 8 - Day 14

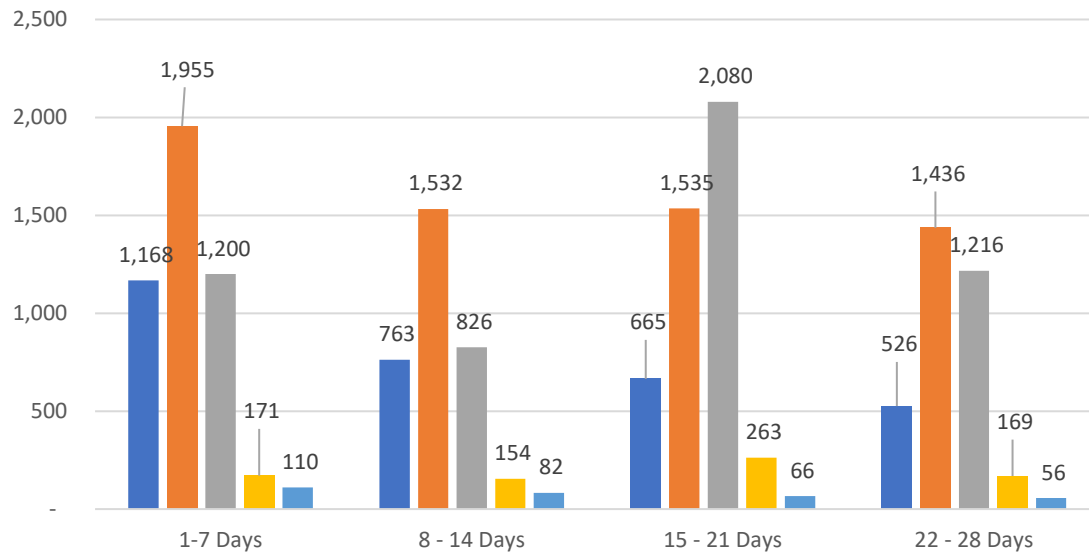


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Thursday, July 16, 2020

as of: 7/17/2020



	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	3,122	11,172
Pending	6,458	9,018
Sold*	5,322	4,112
Canceled	757	
Temp Off Market	314	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	282	9%
Price Increase	104	2%
Prices Decrease	213	4%
Back on Market*	90	12%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	48,987,764	87
Wednesday, July 15, 2020	105,947,208	275
Tuesday, July 14, 2020	79,152,704	202
Monday, July 13, 2020	77,079,306	215
Sunday, July 12, 2020	2,093,759	6
Saturday, July 11, 2020	3,924,818	12
Friday, July 10, 2020	153,234,644	403
TOTAL	470,420,203	1200

Closed prior year	\$	#
Tuesday, July 16, 2019	50,993,942	170
Monday, July 15, 2019	119,046,170	317
Sunday, July 14, 2019	1,602,000	7
Saturday, July 13, 2019	2,565,900	7
Friday, July 12, 2019	146,614,512	439
Thursday, July 11, 2019	53,674,499	165
Wednesday, July 10, 2019	77,564,171	194
TOTAL	452,061,194	1299

7 Day Sold Analysis

% Changed	\$	#
Prior Year	4%	-8%
8 - 14 Days	50%	45%



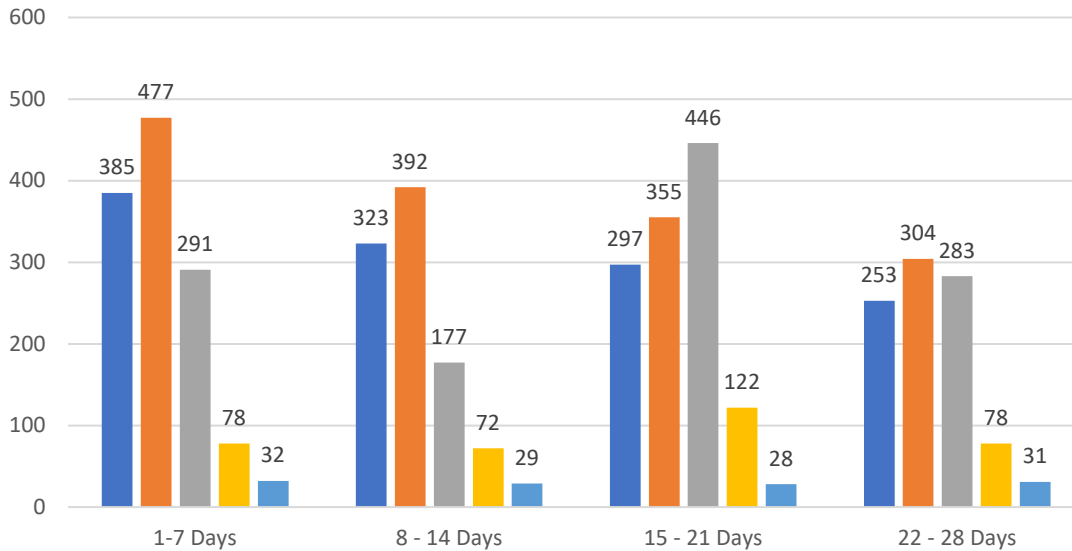


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Thursday, July 16, 2020

as of: 7/17/2020



		TOTALS	
		4 Weeks	AS OF MAY 31, 2020
Active		1,258	5,711
Pending		1,528	2,967
Sold*		1,197	1,315
Canceled		350	
Temp Off Market		120	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	73	6%
Price Increase	1	0%
Prices Decrease	46	4%
Back on Market*	14	4%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	12,652,500	24
Wednesday, July 15, 2020	22,888,450	61
Tuesday, July 14, 2020	11,454,500	40
Monday, July 13, 2020	13,648,650	52
Sunday, July 12, 2020	100,000	1
Saturday, July 11, 2020	457,500	2
Friday, July 10, 2020	34,813,275	111
Total	96,014,875	291

Closed prior year	\$	#
Tuesday, July 16, 2019	11,247,620	37
Monday, July 15, 2019	24,164,618	89
Sunday, July 14, 2019	381,000	2
Saturday, July 13, 2019	993,900	3
Friday, July 12, 2019	18,250,820	87
Thursday, July 11, 2019	6,072,050	38
Wednesday, July 10, 2019	7,138,250	37
Total	68,248,258	293

7 Day Sold Analysis

% Changed	\$	#
Prior Year	41%	-1%
8 - 14 Days	99%	40%



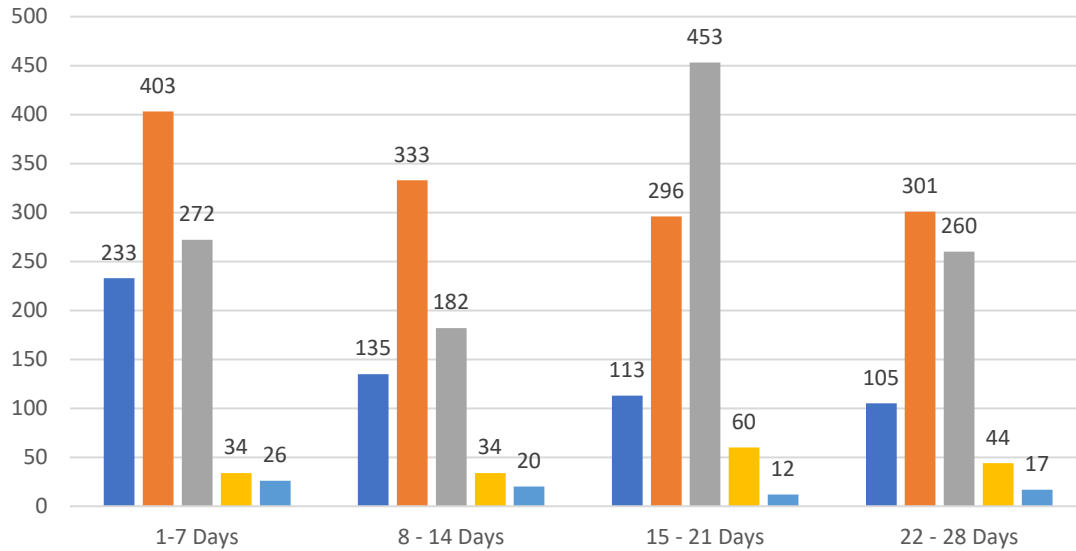


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Thursday, July 16, 2020

as of: 7/17/2020



	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	586	2,169
Pending	1,333	1,630
Sold*	1,167	786
Canceled	172	
Temp Off Market	75	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	64	11%
Price Increase	5	0%
Prices Decrease	35	3%
Back on Market*	22	13%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	12,892,400	26
Wednesday, July 15, 2020	25,212,650	64
Tuesday, July 14, 2020	15,001,162	38
Monday, July 13, 2020	17,054,400	46
Sunday, July 12, 2020	314,000	2
Saturday, July 11, 2020	1,171,000	3
Friday, July 10, 2020	35,856,050	93
TOTAL	107,501,662	272

Closed prior year	\$	#
Tuesday, July 16, 2019	12,064,672	40
Monday, July 15, 2019	32,262,700	75
Sunday, July 14, 2019	909,900	4
Saturday, July 13, 2019	300,000	1
Friday, July 12, 2019	33,263,408	97
Thursday, July 11, 2019	16,271,600	40
Wednesday, July 10, 2019	24,381,700	48
TOTAL	119,453,980	305

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-10%	-11%
8 - 14 Days	47%	49%



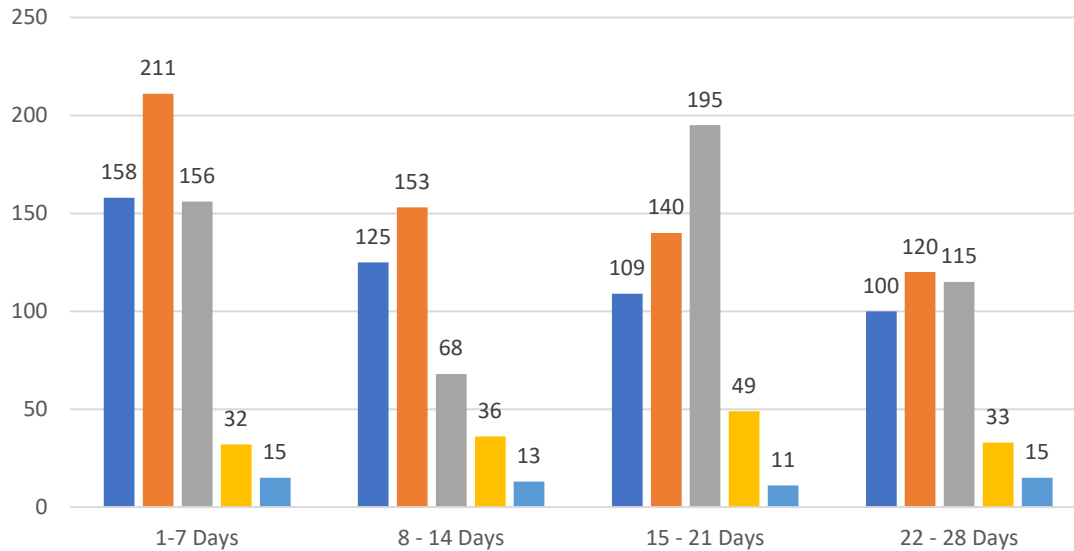


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Thursday, July 16, 2020

as of: 7/17/2020



	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	492	2,188
Pending	624	1037
Sold*	534	467
Canceled	150	
Temp Off Market	54	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	29	6%
Price Increase	0	0%
Prices Decrease	26	5%
Back on Market*	8	5%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	8,034,500	15
Wednesday, July 15, 2020	13,033,500	33
Tuesday, July 14, 2020	6,767,300	18
Monday, July 13, 2020	6,540,800	25
Sunday, July 12, 2020	100,000	1
Saturday, July 11, 2020	457,500	2
Friday, July 10, 2020	15,183,775	62
Total	50,117,375	156

Closed prior year	\$	#
Tuesday, July 16, 2019	4,474,000	15
Monday, July 15, 2019	12,043,968	44
Sunday, July 14, 2019	231,000	1
Saturday, July 13, 2019	785,000	1
Friday, July 12, 2019	9,263,570	37
Thursday, July 11, 2019	2,870,500	17
Wednesday, July 10, 2019	2,546,650	15
Total	32,214,688	130

7 Day Sold Analysis

% Changed	\$	#
Prior Year	56%	20%
8 - 14 Days	170%	129%



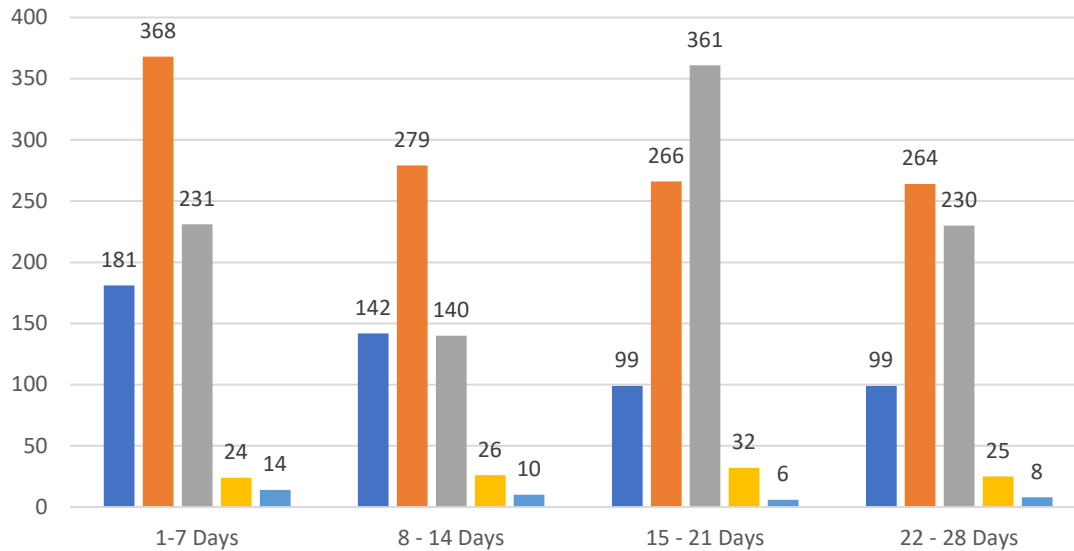


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Thursday, July 16, 2020

as of: 7/17/2020



7 Day Sold Comparison

	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	521	1,746
Pending	1,177	1,534
Sold*	962	774
Canceled	107	
Temp Off Market	38	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	55	11%
Price Increase	37	3%
Prices Decrease	43	4%
Back on Market*	18	17%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Analysis

Closed in last 7 days	\$	#
Thursday, July 16, 2020	4,144,800	13
Wednesday, July 15, 2020	13,769,519	53
Tuesday, July 14, 2020	7,663,744	25
Monday, July 13, 2020	12,486,843	49
Sunday, July 12, 2020	-	0
Saturday, July 11, 2020	378,000	2
Friday, July 10, 2020	25,362,599	89
TOTAL	63,805,505	231

Closed prior year	\$	#
Tuesday, July 16, 2019	6,706,828	32
Monday, July 15, 2019	15,828,388	57
Sunday, July 14, 2019	395,600	2
Saturday, July 13, 2019	122,000	1
Friday, July 12, 2019	17,954,540	72
Thursday, July 11, 2019	6,585,170	29
Wednesday, July 10, 2019	9,020,065	33
TOTAL	56,612,591	226

% Changed	\$	#
Prior Year	13%	2%
8 - 14 Days	78%	65%



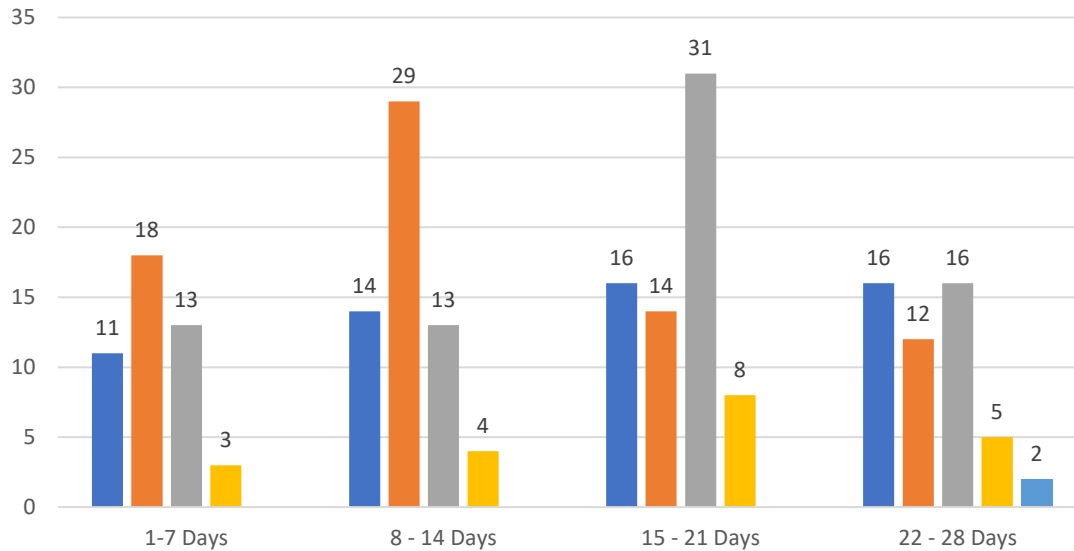


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Thursday, July 16, 2020

as of: 7/17/2020



	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	57	458
Pending	73	308
Sold*	73	152
Canceled	20	
Temp Off Market	2	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	4	7%
Price Increase	0	0%
Prices Decrease	1	1%
Back on Market*	0	0%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	-	0
Wednesday, July 15, 2020	593,000	4
Tuesday, July 14, 2020	126,900	1
Monday, July 13, 2020	511,450	4
Sunday, July 12, 2020	-	0
Saturday, July 11, 2020	-	0
Friday, July 10, 2020	668,900	4
Total	1,900,250	13

Closed prior year	\$	#
Tuesday, July 16, 2019	131,300	2
Monday, July 15, 2019	878,300	5
Sunday, July 14, 2019	-	0
Saturday, July 13, 2019	83,900	1
Friday, July 12, 2019	398,000	6
Thursday, July 11, 2019	-	0
Wednesday, July 10, 2019	50,000	1
Total	1,541,500	15

7 Day Sold Analysis

% Changed	\$	#
Prior Year	23%	-13%
8 - 14 Days	92%	0%



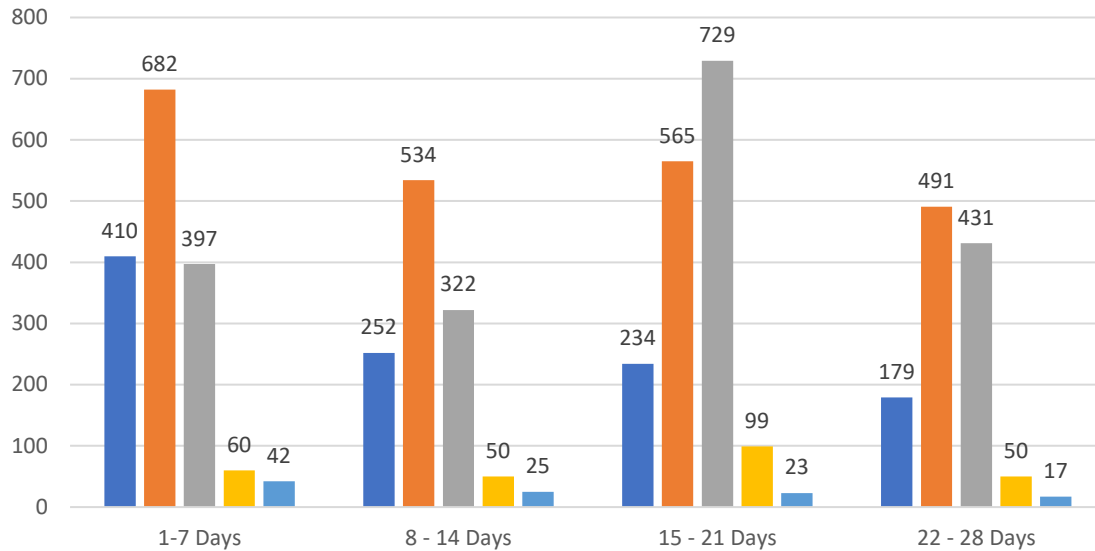


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Thursday, July 16, 2020

as of: 7/17/2020



	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	1,075	3,146
Pending	2,272	3,468
Sold*	1,879	1,518
Canceled	259	
Temp Off Market	107	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	92	9%
Price Increase	44	2%
Prices Decrease	64	3%
Back on Market*	36	14%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	19,853,000	26
Wednesday, July 15, 2020	28,853,750	82
Tuesday, July 14, 2020	24,983,099	74
Monday, July 13, 2020	31,364,262	76
Sunday, July 12, 2020	1,266,150	3
Saturday, July 11, 2020	1,050,000	3
Friday, July 10, 2020	53,133,424	133
Total	160,503,685	397

Closed prior year	\$	#
Tuesday, July 16, 2019	15,445,915	59
Monday, July 15, 2019	41,734,178	110
Sunday, July 14, 2019	-	0
Saturday, July 13, 2019	471,900	2
Friday, July 12, 2019	52,870,474	155
Thursday, July 11, 2019	17,967,560	60
Wednesday, July 10, 2019	18,121,602	57
Total	146,611,629	443

7 Day Sold Analysis

% Changed	\$	#
Prior Year	9%	-10%
8 - 14 Days	46%	23%



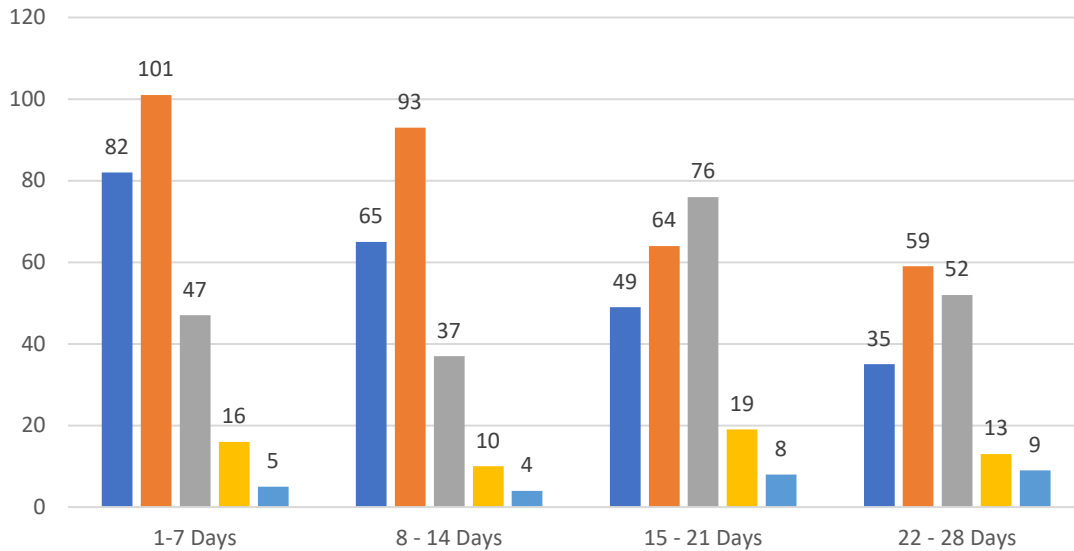


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Thursday, July 16, 2020

as of: 7/17/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	268,800	2
Wednesday, July 15, 2020	1,537,800	7
Tuesday, July 14, 2020	2,485,300	10
Monday, July 13, 2020	2,982,900	11
Sunday, July 12, 2020	-	0
Saturday, July 11, 2020	-	0
Friday, July 10, 2020	3,118,750	17
TOTAL	10,393,550	47

Closed prior year	\$	#
Tuesday, July 16, 2019	735,900	5
Monday, July 15, 2019	4,216,600	20
Sunday, July 14, 2019	-	0
Saturday, July 13, 2019	-	0
Friday, July 12, 2019	3,347,250	20
Thursday, July 11, 2019	1,259,000	10
Wednesday, July 10, 2019	1,446,600	11
TOTAL	11,005,350	66

	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	231	1,013
Pending	317	858
Sold*	212	399
Canceled	58	
Temp Off Market	26	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	22	10%
Price Increase	1	0%
Prices Decrease	6	3%
Back on Market*	4	7%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-6%	-29%
8 - 14 Days	17%	-31%



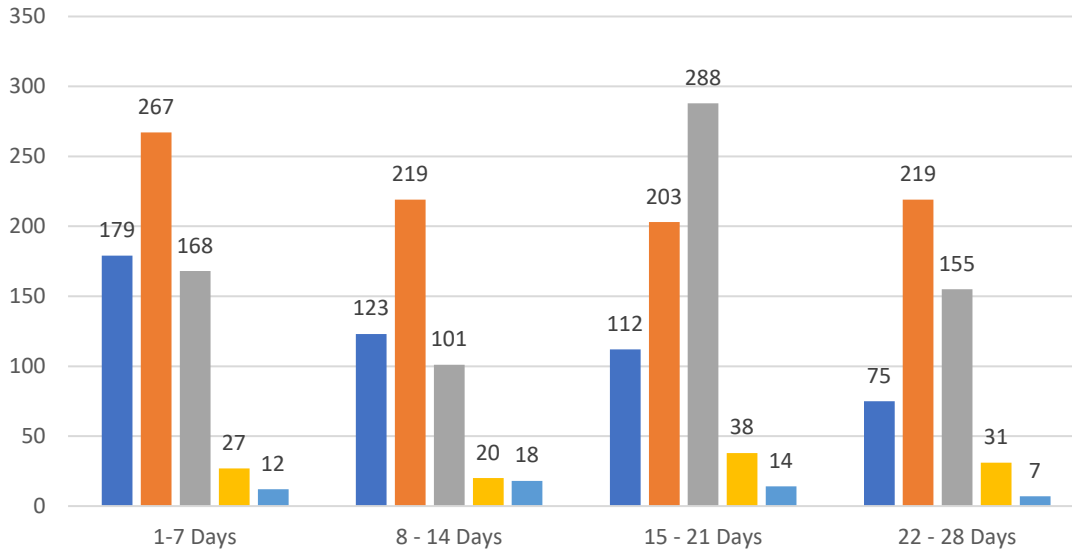


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Thursday, July 16, 2020

as of: 7/17/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	9,576,564	16
Wednesday, July 15, 2020	16,236,540	38
Tuesday, July 14, 2020	20,540,094	43
Monday, July 13, 2020	8,144,144	21
Sunday, July 12, 2020	513,609	1
Saturday, July 11, 2020	765,914	2
Friday, July 10, 2020	15,153,530	47
TOTAL	70,930,395	168

Closed prior year	\$	#
Tuesday, July 16, 2019	9,729,776	24
Monday, July 15, 2019	15,210,100	40
Sunday, July 14, 2019	296,500	1
Saturday, July 13, 2019	1,672,000	3
Friday, July 12, 2019	20,735,894	57
Thursday, July 11, 2019	7,715,679	24
Wednesday, July 10, 2019	20,671,939	42
TOTAL	76,031,888	191

	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	489	2,422
Pending	908	1,330
Sold*	712	602
Canceled	116	
Temp Off Market	51	

Active
Pending
Sold*
Canceled
Temp Off Market



*Total sales in March

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	36	7%
Price Increase	3	0%
Prices Decrease	25	4%
Back on Market*	10	9%

*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-7%	-12%
8 - 14 Days	55%	66%



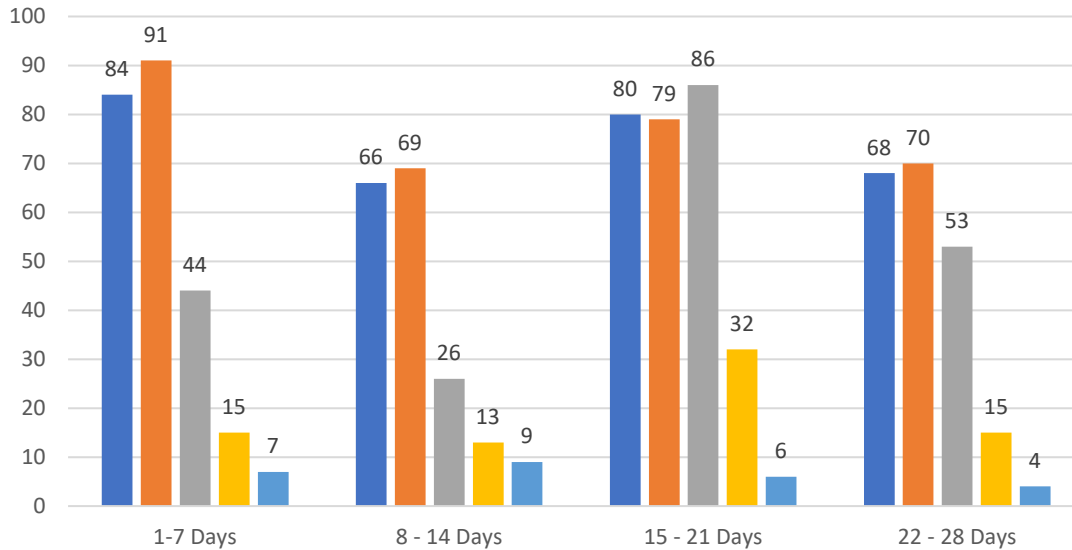


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Thursday, July 16, 2020

as of: 7/17/2020



7 Day Sold Comparison

		TOTALS	
		4 Weeks	AS OF MAY 31, 2020
Active		298	1,252
Pending		309	491
Sold*		209	172
Canceled		75	
Temp Off Market		26	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	9	3%
Price Increase	0	0%
Prices Decrease	7	3%
Back on Market*	2	3%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

Closed in last 7 days	\$	#
Thursday, July 16, 2020	4,286,700	6
Wednesday, July 15, 2020	5,419,000	9
Tuesday, July 14, 2020	914,000	5
Monday, July 13, 2020	1,576,500	6
Sunday, July 12, 2020	-	0
Saturday, July 11, 2020	-	0
Friday, July 10, 2020	13,067,850	18
TOTAL	25,264,050	44

Closed prior year	\$	#
Tuesday, July 16, 2019	3,974,000	9
Monday, July 15, 2019	5,404,750	12
Sunday, July 14, 2019	150,000	1
Saturday, July 13, 2019	125,000	1
Friday, July 12, 2019	3,184,500	12
Thursday, July 11, 2019	1,250,550	6
Wednesday, July 10, 2019	2,583,000	7
TOTAL	16,671,800	48

7 Day Sold Analysis

% Changed	\$	#
Prior Year	52%	-8%
8 - 14 Days	119%	69%



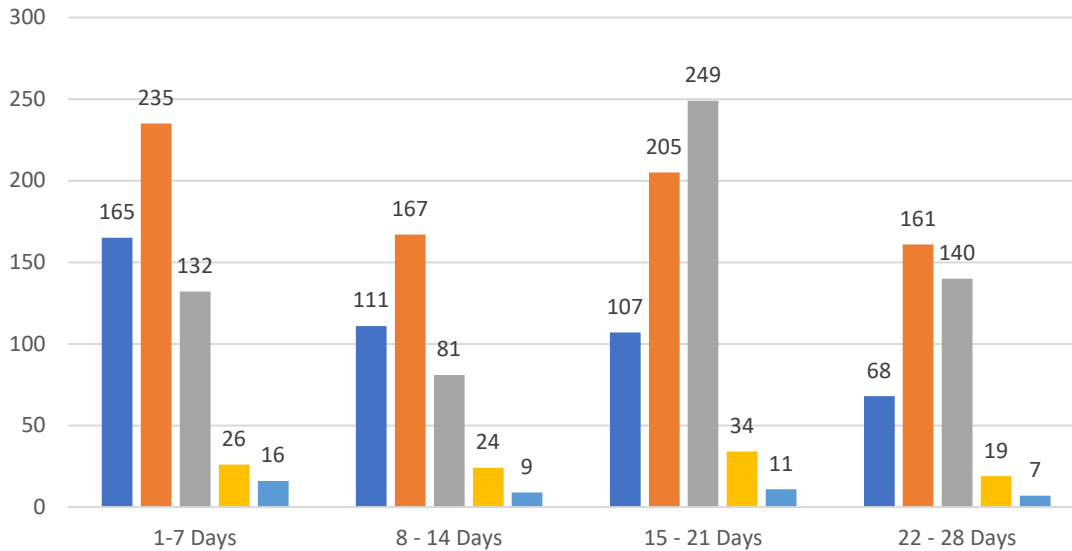


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Thursday, July 16, 2020

as of: 7/17/2020



	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	451	1,689
Pending	768	1056
Sold*	602	432
Canceled	103	
Temp Off Market	43	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	35	8%
Price Increase	15	2%
Prices Decrease	46	8%
Back on Market*	4	4%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, July 16, 2020	2,521,000	6
Wednesday, July 15, 2020	21,874,749	38
Tuesday, July 14, 2020	10,964,605	22
Monday, July 13, 2020	8,029,657	23
Sunday, July 12, 2020	-	0
Saturday, July 11, 2020	559,904	2
Friday, July 10, 2020	23,729,041	41
Total	67,678,956	132

Closed prior year	\$	#
Tuesday, July 16, 2019	7,046,751	15
Monday, July 15, 2019	14,010,804	35
Sunday, July 14, 2019	-	0
Saturday, July 13, 2019	-	0
Friday, July 12, 2019	21,790,196	58
Thursday, July 11, 2019	5,134,490	12
Wednesday, July 10, 2019	5,368,865	14
Total	53,351,106	134

7 Day Sold Analysis

% Changed	\$	#
Prior Year	27%	-1%
8 - 14 Days	37%	63%



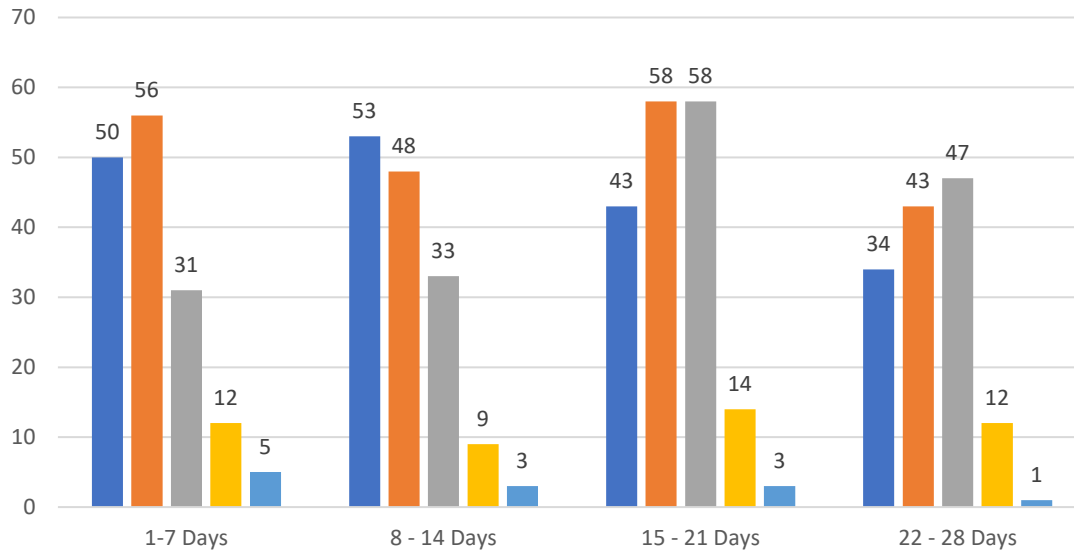


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Thursday, July 16, 2020

as of: 7/17/2020



7 Day Sold Comparison

	TOTALS	
	4 Weeks	AS OF MAY 31, 2020
Active	180	800
Pending	205	273
Sold*	169	125
Canceled	47	
Temp Off Market	12	

Market Changes	7/16/2020	% 4 Weeks Active
New Listings	9	5%
Price Increase	0	0%
Prices Decrease	6	4%
Back on Market*	0	0%

*Total sales in March
*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

Closed in last 7 days	\$	#
Thursday, July 16, 2020	62,500	1
Wednesday, July 15, 2020	2,305,150	8
Tuesday, July 14, 2020	1,161,000	6
Monday, July 13, 2020	2,037,000	6
Sunday, July 12, 2020	-	0
Saturday, July 11, 2020	-	0
Friday, July 10, 2020	2,774,000	10
Total	8,339,650	31

Closed prior year	\$	#
Tuesday, July 16, 2019	1,932,420	6
Monday, July 15, 2019	1,621,000	8
Sunday, July 14, 2019	-	0
Saturday, July 13, 2019	-	0
Friday, July 12, 2019	2,057,500	12
Thursday, July 11, 2019	692,000	5
Wednesday, July 10, 2019	512,000	3
Total	6,814,920	34

7 Day Sold Analysis

% Changed	\$	#
Prior Year	22%	-9%
8 - 14 Days	2%	-6%

