



4 WEEK REAL ESTATE MARKET REPORT

Tuesday, August 18, 2020

As of: Wednesday, August 19, 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
- 12 Manatee County - Single Family Home
- 13 Manatee County - Condominium



4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Tuesday, August 18, 2020

as of: 8/19/2020

Day 1	Tuesday, August 18, 2020
Day 2	Monday, August 17, 2020
Day 3	Sunday, August 16, 2020
Day 4	Saturday, August 15, 2020
Day 5	Friday, August 14, 2020
Day 6	Thursday, August 13, 2020
Day 7	Wednesday, August 12, 2020
Day 8	Tuesday, August 11, 2020
Day 9	Monday, August 10, 2020
Day 10	Sunday, August 09, 2020
Day 11	Saturday, August 08, 2020
Day 12	Friday, August 07, 2020
Day 13	Thursday, August 06, 2020
Day 14	Wednesday, August 05, 2020
Day 15	Tuesday, August 04, 2020
Day 16	Monday, August 03, 2020
Day 17	Sunday, August 02, 2020
Day 18	Saturday, August 01, 2020
Day 19	Friday, July 31, 2020
Day 20	Thursday, July 30, 2020
Day 21	Wednesday, July 29, 2020
Day 22	Tuesday, July 28, 2020
Day 23	Monday, July 27, 2020
Day 24	Sunday, July 26, 2020
Day 25	Saturday, July 25, 2020
Day 26	Friday, July 24, 2020
Day 27	Thursday, July 23, 2020
Day 28	Wednesday, July 22, 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: Tuesday, August 18, 2020

Day 28: Wednesday, July 22, 2020

TOTALS:

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

AS OF JULY 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

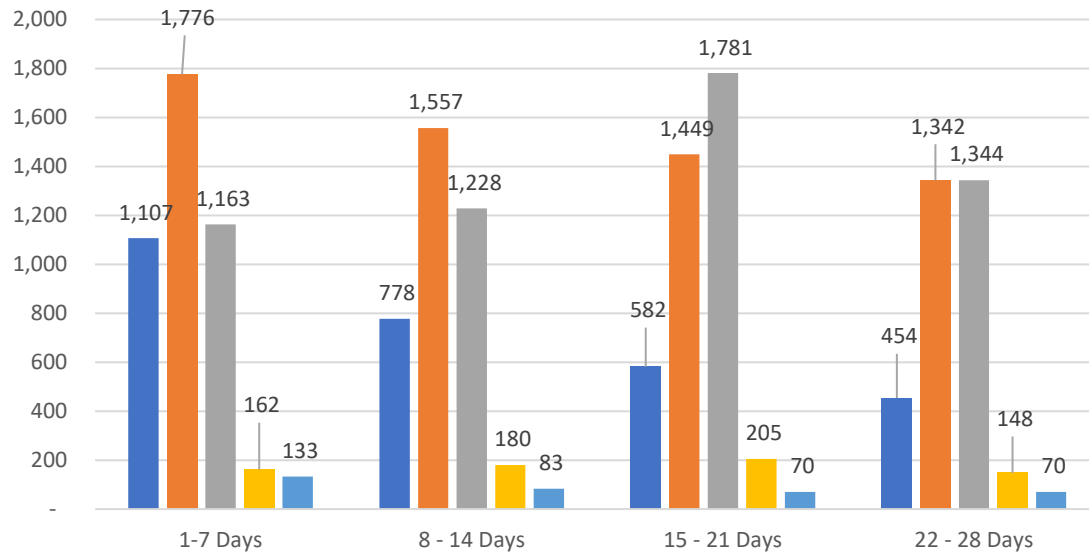


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	2,921	8,212
Pending	6,124	9,955
Sold*	5,516	6,260
Canceled	695	
Temp Off Market	356	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	165	6%
Price Increase	71	1%
Prices Decrease	144	3%
Back on Market*	68	10%

*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	\$	#
Tuesday, August 18, 2020	39,073,919	88
Monday, August 17, 2020	77,697,170	188
Sunday, August 16, 2020	521,995	2
Saturday, August 15, 2020	2,124,000	6
Friday, August 14, 2020	213,679,234	548
Thursday, August 13, 2020	62,292,207	166
Wednesday, August 12, 2020	61,792,520	165
TOTAL	457,181,045	1163

Closed prior year	\$	#
Sunday, August 18, 2019	2,174,423	6
Saturday, August 17, 2019	1,691,935	7
Friday, August 16, 2019	123,038,307	382
Thursday, August 15, 2019	97,009,017	284
Wednesday, August 14, 2019	46,660,959	153
Tuesday, August 13, 2019	44,599,721	132
Monday, August 12, 2019	76,177,628	227
TOTAL	391,351,990	1191

7 Day Sold Analysis

% Changed	\$	#
Prior Year	17%	-2%
8 - 14 Days	-2%	-5%



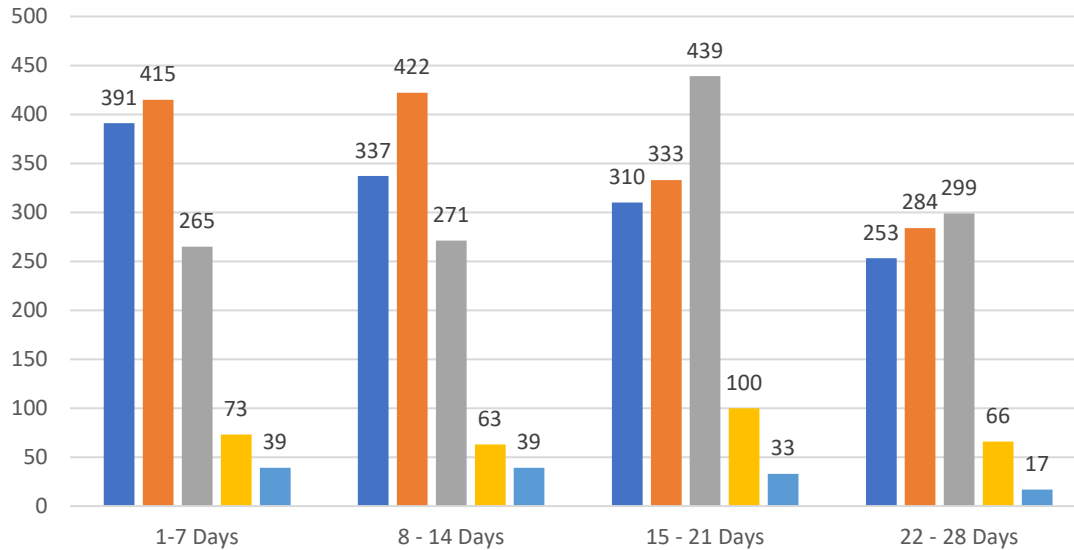


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Tuesday, August 18, 2020

as of: 8/19/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Tuesday, August 18, 2020	12,917,455	24
Monday, August 17, 2020	12,028,044	44
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	29,857,650	108
Thursday, August 13, 2020	15,538,785	34
Wednesday, August 12, 2020	15,123,750	55
TOTAL	85,465,684	265

Closed prior year	\$	#
Sunday, August 18, 2019	-	0
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	18,249,526	80
Thursday, August 15, 2019	16,933,000	66
Wednesday, August 14, 2019	7,621,500	38
Tuesday, August 13, 2019	5,859,960	31
Monday, August 12, 2019	9,904,160	39
TOTAL	58,568,146	254

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	1,291	4,655
Pending	1,454	3,371
Sold*	1,274	1,929
Canceled	302	
Temp Off Market	128	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	41	3%
Price Increase	2	0%
Prices Decrease	44	3%
Back on Market*	22	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	46%	4%
8 - 14 Days	12%	-18%



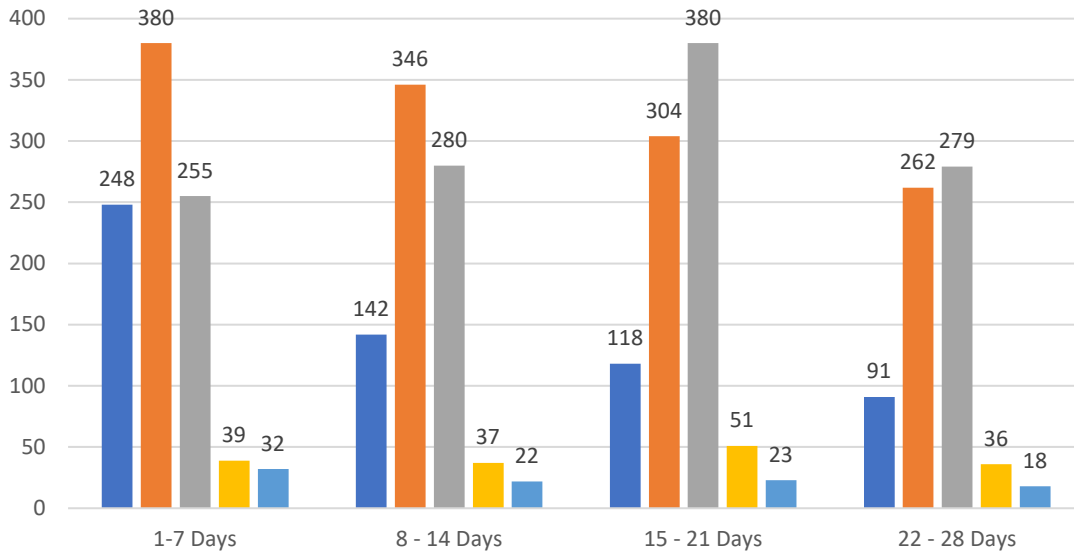


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	599	1,507
Pending	1,292	1,889
Sold*	1,194	1,466
Canceled	163	
Temp Off Market	95	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	40	7%
Price Increase	1	0%
Prices Decrease	26	2%
Back on Market*	20	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	\$	#
Tuesday, August 18, 2020	9,506,400	17
Monday, August 17, 2020	17,987,500	47
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	50,643,217	124
Thursday, August 13, 2020	10,863,750	30
Wednesday, August 12, 2020	14,278,512	37
TOTAL	103,279,379	255

Closed prior year	\$	#
Sunday, August 18, 2019	434,900	1
Saturday, August 17, 2019	320,000	1
Friday, August 16, 2019	29,926,153	98
Thursday, August 15, 2019	22,135,781	57
Wednesday, August 14, 2019	8,414,350	27
Tuesday, August 13, 2019	12,051,035	28
Monday, August 12, 2019	22,243,281	60
TOTAL	95,525,500	272

7 Day Sold Analysis

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



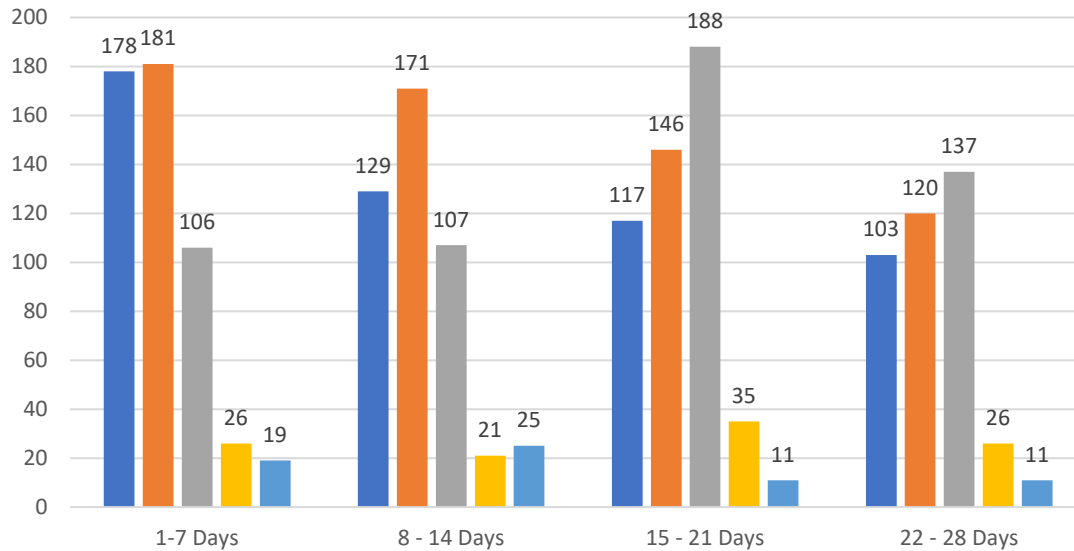


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	527	1,749
Pending	618	1,199
Sold*	538	833
Canceled	108	
Temp Off Market	66	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	14	3%
Price Increase	0	0%
Prices Decrease	19	4%
Back on Market*	12	11%

*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	\$	#
Tuesday, August 18, 2020	6,312,455	12
Monday, August 17, 2020	6,558,950	20
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	13,027,900	46
Thursday, August 13, 2020	5,001,500	12
Wednesday, August 12, 2020	6,905,500	16
TOTAL	37,806,305	106

Closed prior year	\$	#
Sunday, August 18, 2019	-	0
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	8,530,401	36
Thursday, August 15, 2019	7,472,500	32
Wednesday, August 14, 2019	4,374,400	17
Tuesday, August 13, 2019	1,994,460	11
Monday, August 12, 2019	4,439,400	15
TOTAL	26,811,161	111

7 Day Sold Analysis

% Changed	\$	#
Prior Year	41%	-5%
8 - 14 Days	3%	-1%



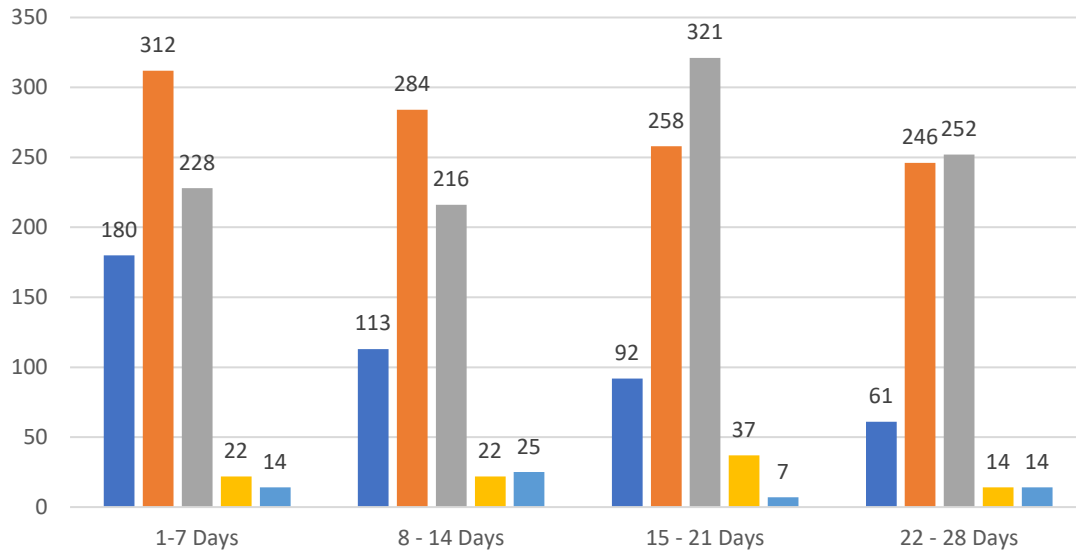


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	446	1,151
Pending	1,100	1,793
Sold*	1,017	1,239
Canceled	95	
Temp Off Market	60	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	28	6%
Price Increase	20	2%
Prices Decrease	22	2%
Back on Market*	15	16%

*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	\$	#
Tuesday, August 18, 2020	7,909,177	21
Monday, August 17, 2020	11,487,525	34
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	172,000	1
Friday, August 14, 2020	30,258,150	108
Thursday, August 13, 2020	9,951,922	35
Wednesday, August 12, 2020	8,206,555	29
TOTAL	67,985,329	228

Closed prior year	\$	#
Sunday, August 18, 2019	170,000	1
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	15,414,797	61
Thursday, August 15, 2019	13,252,300	54
Wednesday, August 14, 2019	6,900,777	37
Tuesday, August 13, 2019	4,814,057	18
Monday, August 12, 2019	10,759,899	41
TOTAL	51,311,830	212

7 Day Sold Analysis

% Changed	\$	#
Prior Year	32%	8%
8 - 14 Days	13%	6%



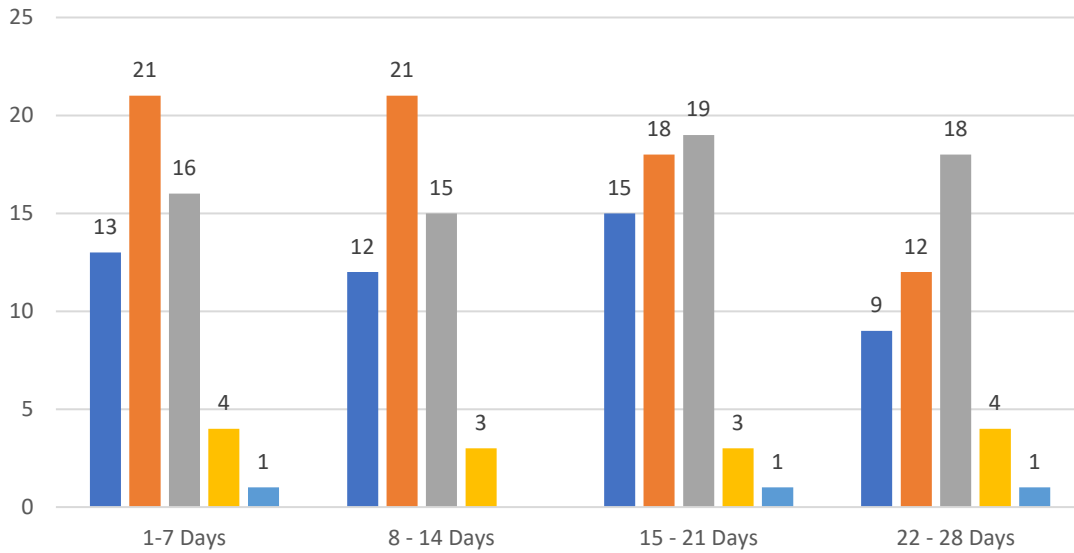


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Tuesday, August 18, 2020

as of: 8/19/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Tuesday, August 18, 2020	178,500	1
Monday, August 17, 2020	362,000	3
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	661,250	5
Thursday, August 13, 2020	194,900	2
Wednesday, August 12, 2020	663,500	5
TOTAL	2,060,150	16

Closed prior year	\$	#
Sunday, August 18, 2019	-	0
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	294,500	3
Thursday, August 15, 2019	644,000	5
Wednesday, August 14, 2019	561,500	7
Tuesday, August 13, 2019	272,400	3
Monday, August 12, 2019	269,000	2
TOTAL	2,041,400	20

TOTALS

	4 Weeks	AS OF JULY 31, 2020
Active	49	276
Pending	72	284
Sold*	68	135
Canceled	14	
Temp Off Market	3	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	3	6%
Price Increase	0	0%
Prices Decrease	2	3%
Back on Market*	1	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	1%	-20%
8 - 14 Days	46%	7%



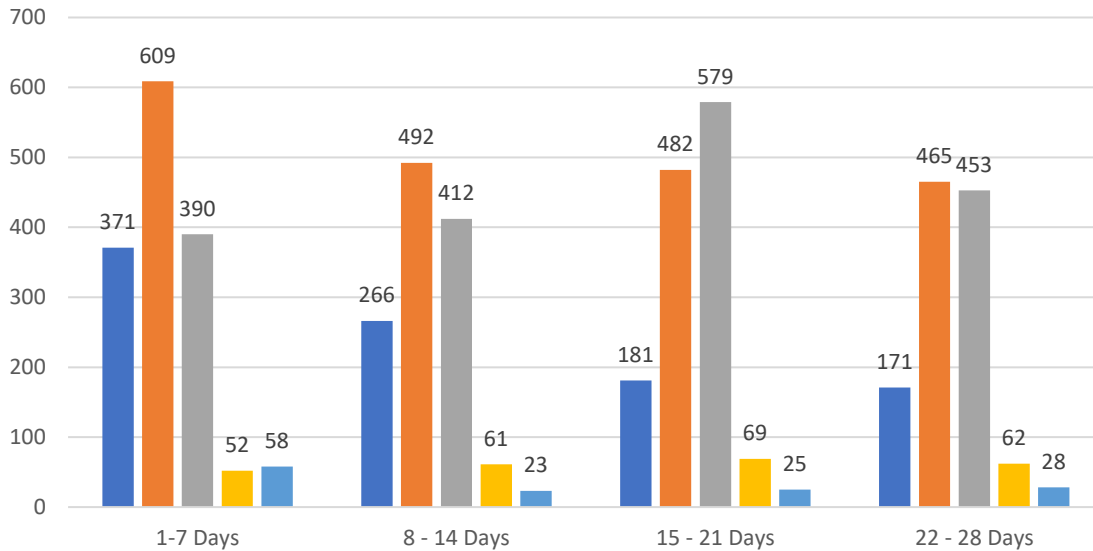


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	989	2,394
Pending	2,048	3,489
Sold*	1,834	2,221
Canceled	244	
Temp Off Market	134	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	61	6%
Price Increase	16	1%
Prices Decrease	45	2%
Back on Market*	17	7%

*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	\$	#
Tuesday, August 18, 2020	11,149,852	31
Monday, August 17, 2020	24,352,664	51
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	1,392,000	4
Friday, August 14, 2020	71,645,166	189
Thursday, August 13, 2020	23,032,000	61
Wednesday, August 12, 2020	15,096,126	54
Total	146,667,808	390

Closed prior year	\$	#
Sunday, August 18, 2019	675,000	2
Saturday, August 17, 2019	614,900	3
Friday, August 16, 2019	50,075,107	142
Thursday, August 15, 2019	39,218,586	109
Wednesday, August 14, 2019	15,983,794	51
Tuesday, August 13, 2019	13,992,039	53
Monday, August 12, 2019	24,038,890	77
Total	144,598,316	437

7 Day Sold Analysis

% Changed	\$	#
Prior Year	1%	-11%
8 - 14 Days	2%	-5%



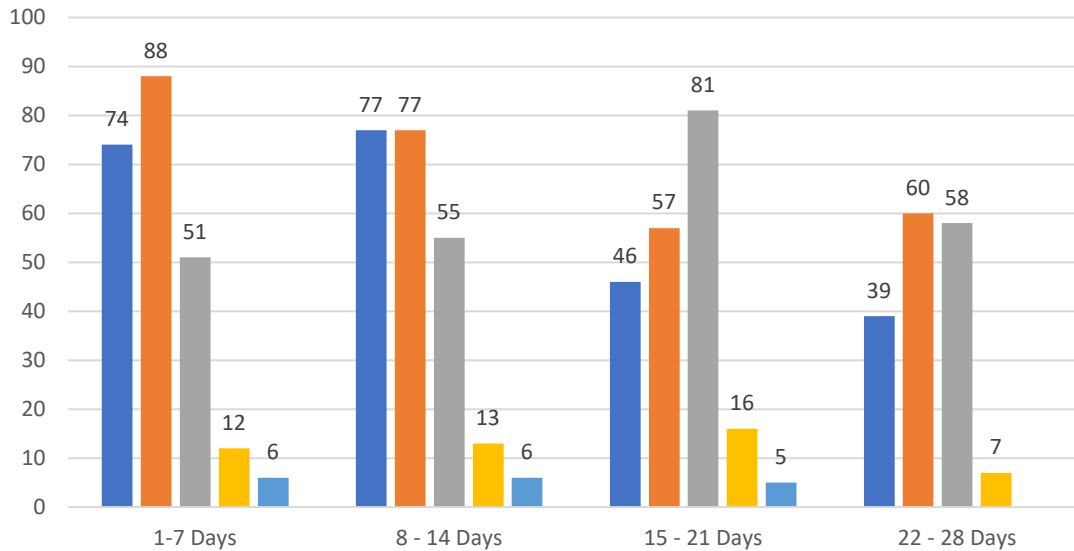


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Tuesday, August 18, 2020

as of: 8/19/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Tuesday, August 18, 2020	208,500	1
Monday, August 17, 2020	1,437,000	8
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	3,862,800	23
Thursday, August 13, 2020	4,792,296	7
Wednesday, August 12, 2020	1,900,250	12
TOTAL	12,200,846	51

Closed prior year	\$	#
Sunday, August 18, 2019	-	0
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	3,938,325	22
Thursday, August 15, 2019	1,408,000	7
Wednesday, August 14, 2019	940,100	7
Tuesday, August 13, 2019	483,300	5
Monday, August 12, 2019	1,504,000	10
TOTAL	8,273,725	51

TOTALS

	4 Weeks	AS OF JULY 31, 2020
Active	236	834
Pending	282	959
Sold*	245	588
Canceled	48	
Temp Off Market	17	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	9	4%
Price Increase	1	0%
Prices Decrease	12	5%
Back on Market*	6	13%

*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	47%	0%
8 - 14 Days	30%	-52%



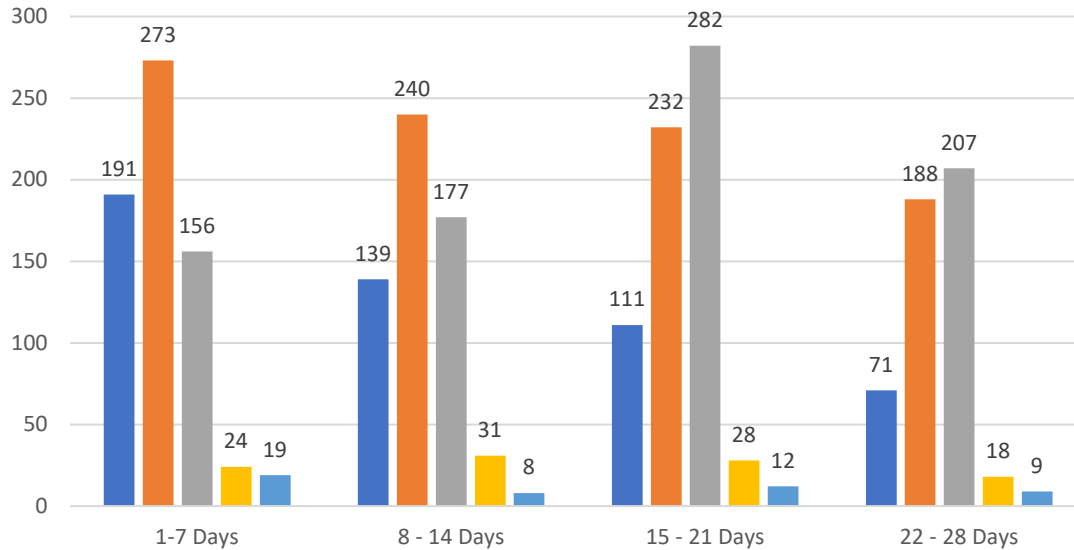


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	512	1,794
Pending	933	1,590
Sold*	822	308
Canceled	101	
Temp Off Market	48	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	17	3%
Price Increase	1	0%
Prices Decrease	28	3%
Back on Market*	9	9%

*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	\$	#
Tuesday, August 18, 2020	6,210,500	10
Monday, August 17, 2020	8,626,200	30
Sunday, August 16, 2020	221,995	1
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	31,524,469	69
Thursday, August 13, 2020	8,720,400	16
Wednesday, August 12, 2020	18,722,728	30
TOTAL	74,026,292	156

Closed prior year	\$	#
Sunday, August 18, 2019	894,523	2
Saturday, August 17, 2019	757,035	3
Friday, August 16, 2019	14,697,428	44
Thursday, August 15, 2019	10,313,820	33
Wednesday, August 14, 2019	9,178,848	23
Tuesday, August 13, 2019	6,438,500	20
Monday, August 12, 2019	7,154,410	21
TOTAL	49,434,564	146

7 Day Sold Analysis

% Changed	\$	#
Prior Year	50%	7%
8 - 14 Days	-19%	-12%



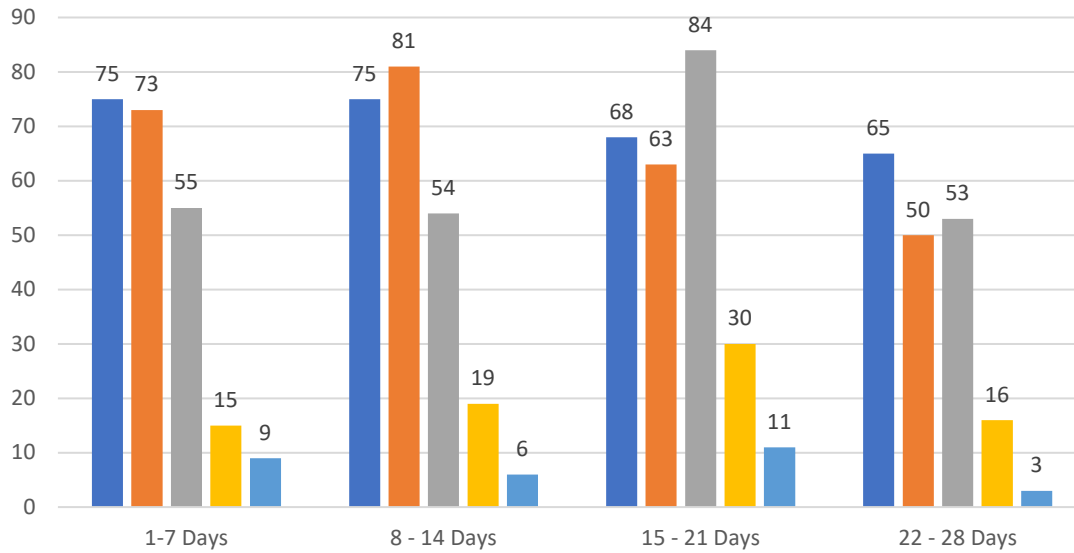


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	283	1,153
Pending	267	579
Sold*	246	135
Canceled	80	
Temp Off Market	29	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	10	4%
Price Increase	1	0%
Prices Decrease	5	2%
Back on Market*	1	1%

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

7 Day Sold Comparison

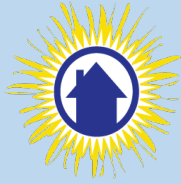
Closed in last 7 days	\$	#
Tuesday, August 18, 2020	5,797,000	8
Monday, August 17, 2020	2,558,094	7
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	9,712,200	23
Thursday, August 13, 2020	3,574,200	8
Wednesday, August 12, 2020	2,746,450	9
TOTAL	24,387,944	55

Closed prior year	\$	#
Sunday, August 18, 2019	-	0
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	3,125,000	10
Thursday, August 15, 2019	6,168,500	15
Wednesday, August 14, 2019	1,366,500	6
Tuesday, August 13, 2019	2,943,800	10
Monday, August 12, 2019	1,942,760	5
TOTAL	15,546,560	46

7 Day Sold Analysis

% Changed	\$	#
Prior Year	57%	20%
8 - 14 Days	28%	2%



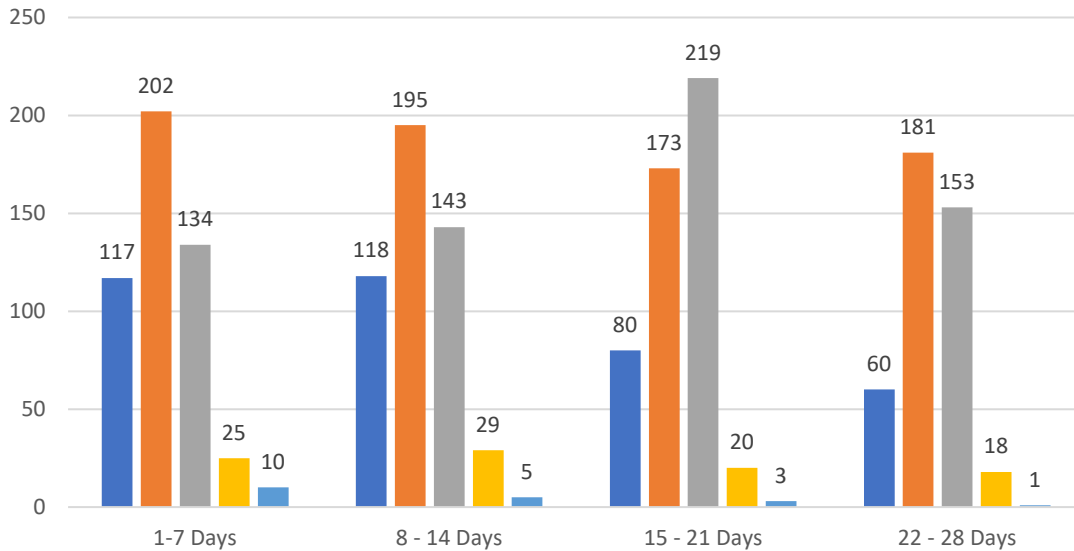


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Tuesday, August 18, 2020

as of: 8/19/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Tuesday, August 18, 2020	4,297,990	9
Monday, August 17, 2020	15,243,281	26
Sunday, August 16, 2020	300,000	1
Saturday, August 15, 2020	560,000	1
Friday, August 14, 2020	29,608,232	58
Thursday, August 13, 2020	9,724,135	24
Wednesday, August 12, 2020	5,488,599	15
TOTAL	65,222,237	134

Closed prior year	\$	#
Sunday, August 18, 2019	-	0
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	12,924,822	37
Thursday, August 15, 2019	12,088,530	31
Wednesday, August 14, 2019	6,183,190	15
Tuesday, August 13, 2019	7,304,090	13
Monday, August 12, 2019	11,981,148	28
TOTAL	50,481,780	124

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	375	1,366
Pending	751	1,194
Sold*	649	1,026
Canceled	92	
Temp Off Market	19	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	19	5%
Price Increase	33	4%
Prices Decrease	23	4%
Back on Market*	7	8%

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

7 Day Sold Analysis

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



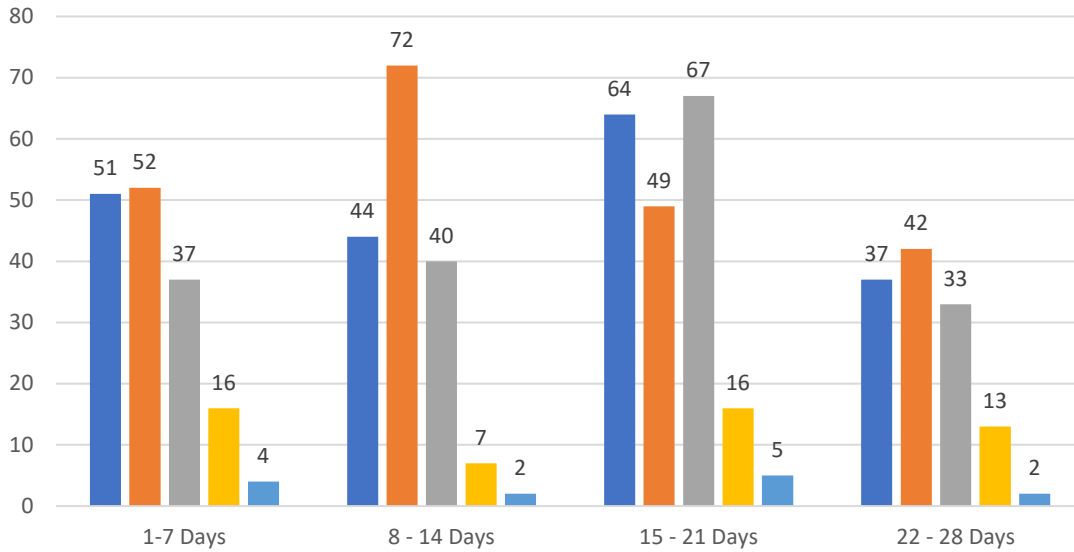


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Tuesday, August 18, 2020

as of: 8/19/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	196	643
Pending	215	350
Sold*	177	238
Canceled	52	
Temp Off Market	13	

Market Changes	8/18/2020	% 4 Weeks Active
New Listings	5	3%
Price Increase	0	0%
Prices Decrease	6	3%
Back on Market*	2	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	\$	#
Tuesday, August 18, 2020	421,000	2
Monday, August 17, 2020	1,112,000	6
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	2,593,500	11
Thursday, August 13, 2020	1,975,889	5
Wednesday, August 12, 2020	2,908,050	13
TOTAL	9,010,439	37

Closed prior year	\$	#
Sunday, August 18, 2019	-	0
Saturday, August 17, 2019	-	0
Friday, August 16, 2019	2,361,300	9
Thursday, August 15, 2019	1,240,000	7
Wednesday, August 14, 2019	379,000	1
Tuesday, August 13, 2019	166,000	2
Monday, August 12, 2019	1,749,000	7
TOTAL	5,895,300	26

7 Day Sold Analysis

% Changed	\$	#
Prior Year	53%	42%
8 - 14 Days	-9%	-8%

