



4 WEEK REAL ESTATE MARKET REPORT

Thursday, August 20, 2020

As of: Friday, August 21, 2020

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- 13 Manatee County - Condominium



4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Thursday, August 20, 2020

as of: 8/21/2020

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

Day 28: Friday, July 24, 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

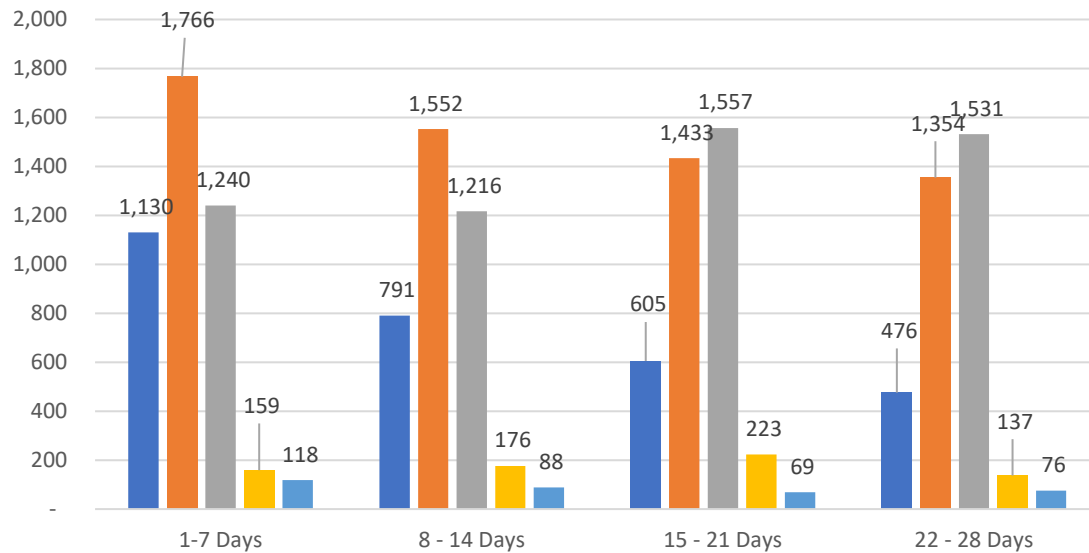


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Thursday, August 20, 2020

as of: 8/21/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	3,002	8,212
Pending	6,105	9,955
Sold*	5,544	6,260
Canceled	695	
Temp Off Market	351	

Market Changes	*Total sales in March	
	8/20/2020	% 4 Weeks Active
New Listings	278	9%
Price Increase	111	2%
Prices Decrease	138	2%
Back on Market*	68	10%

*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, August 20, 2020	28,563,786	85
Wednesday, August 19, 2020	55,924,543	144
Tuesday, August 18, 2020	79,579,633	191
Monday, August 17, 2020	97,544,136	248
Sunday, August 16, 2020	1,778,895	6
Saturday, August 15, 2020	6,045,863	17
Friday, August 14, 2020	213,987,124	549
TOTAL	483,423,980	1240

Closed prior year	\$	#
Tuesday, August 20, 2019	59,881,909	172
Monday, August 19, 2019	72,203,593	207
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
TOTAL	402,660,143	1211

7 Day Sold Analysis

% Changed	\$	#
Prior Year	20%	2%
8 - 14 Days	6%	2%



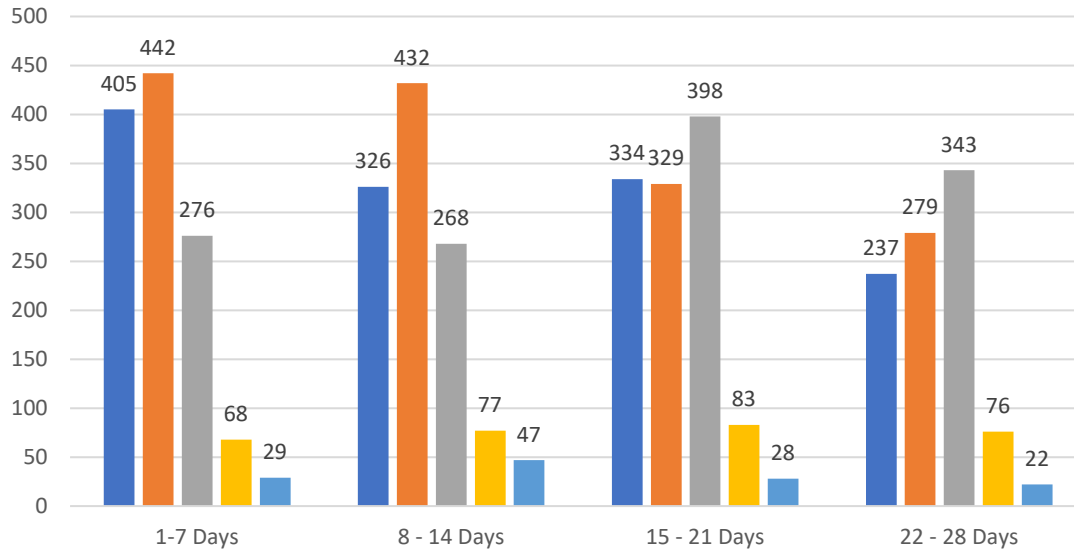


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Thursday, August 20, 2020

as of: 8/21/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, August 20, 2020	8,465,694	26
Wednesday, August 19, 2020	10,333,689	34
Tuesday, August 18, 2020	16,234,755	41
Monday, August 17, 2020	16,564,694	63
Sunday, August 16, 2020	805,000	1
Saturday, August 15, 2020	212,000	2
Friday, August 14, 2020	30,172,650	109
TOTAL	82,788,482	276

Closed prior year	\$	#
Tuesday, August 20, 2019	8,204,091	32
Monday, August 19, 2019	11,374,350	52
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
TOTAL	62,382,467	268

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	1,302	4,655
Pending	1,482	3,371
Sold*	1,285	1,929
Canceled	304	
Temp Off Market	126	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	63	5%
Price Increase	4	0%
Prices Decrease	48	4%
Back on Market*	19	6%

*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	33%	3%
8 - 14 Days	5%	-11%



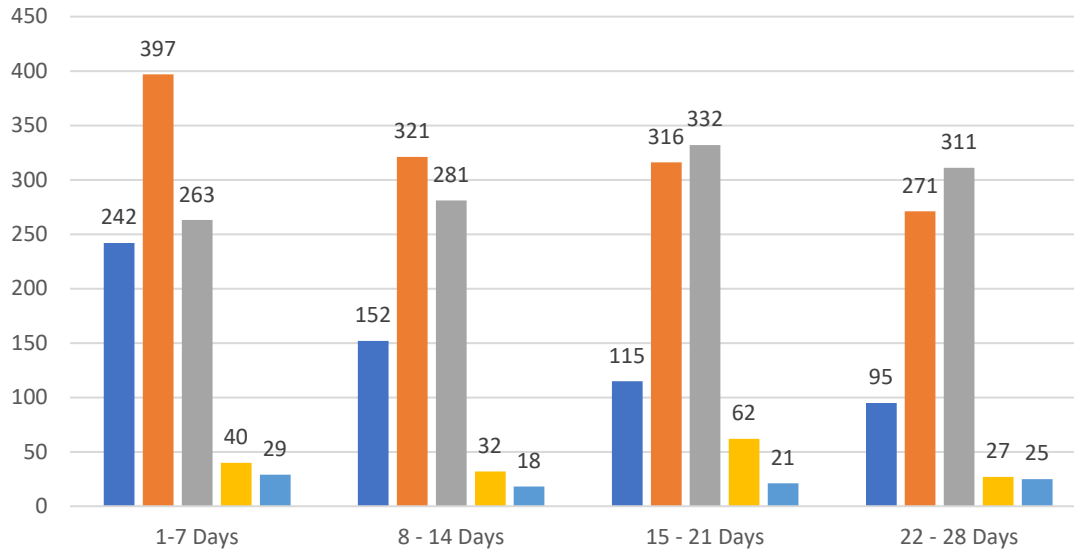


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Thursday, August 20, 2020

as of: 8/21/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	604	1,507
Pending	1,305	1,889
Sold*	1,187	1,466
Canceled	161	
Temp Off Market	93	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	56	9%
Price Increase	3	0%
Prices Decrease	40	3%
Back on Market*	23	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, August 20, 2020	6,346,600	18
Wednesday, August 19, 2020	10,427,963	27
Tuesday, August 18, 2020	15,994,800	34
Monday, August 17, 2020	20,993,800	58
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	495,500	2
Friday, August 14, 2020	50,643,217	124
TOTAL	104,901,880	263

Closed prior year	\$	#
Tuesday, August 20, 2019	20,263,970	48
Monday, August 19, 2019	26,149,900	43
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
TOTAL	107,645,054	275

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-3%	-4%
8 - 14 Days	-7%	-6%



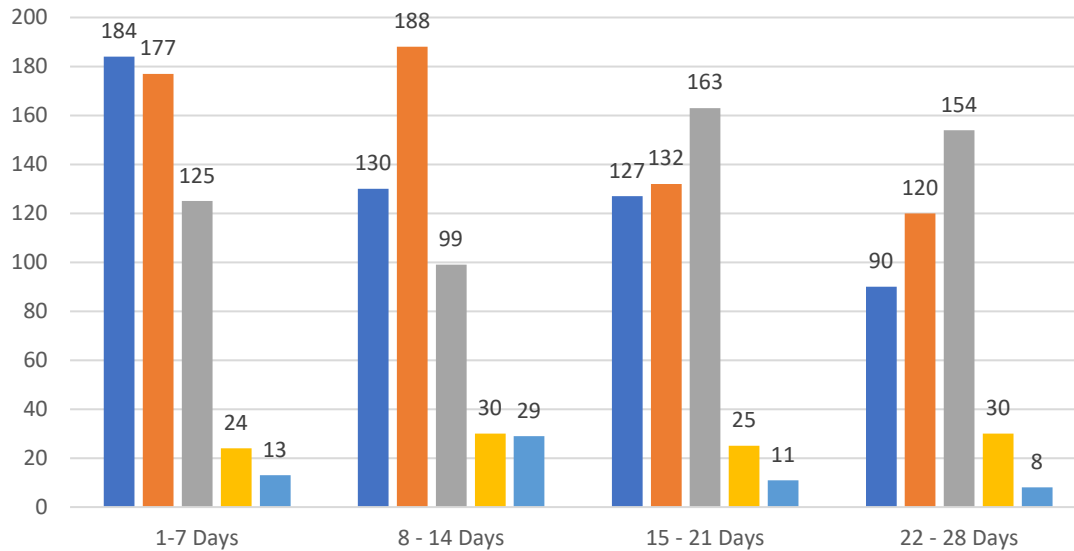


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Thursday, August 20, 2020

as of: 8/21/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, August 20, 2020	5,518,300	15
Wednesday, August 19, 2020	2,775,780	12
Tuesday, August 18, 2020	7,074,855	16
Monday, August 17, 2020	9,464,950	32
Sunday, August 16, 2020	805,000	1
Saturday, August 15, 2020	212,000	2
Friday, August 14, 2020	13,342,900	47
Total	39,193,785	125

Closed prior year	\$	#
Tuesday, August 20, 2019	2,688,300	14
Monday, August 19, 2019	4,251,650	19
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
Total	27,317,251	118

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	531	1,749
Pending	617	1,199
Sold*	541	833
Canceled	109	
Temp Off Market	61	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	26	5%
Price Increase	3	0%
Prices Decrease	20	4%
Back on Market*	9	8%

*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	43%	6%
8 - 14 Days	15%	26%



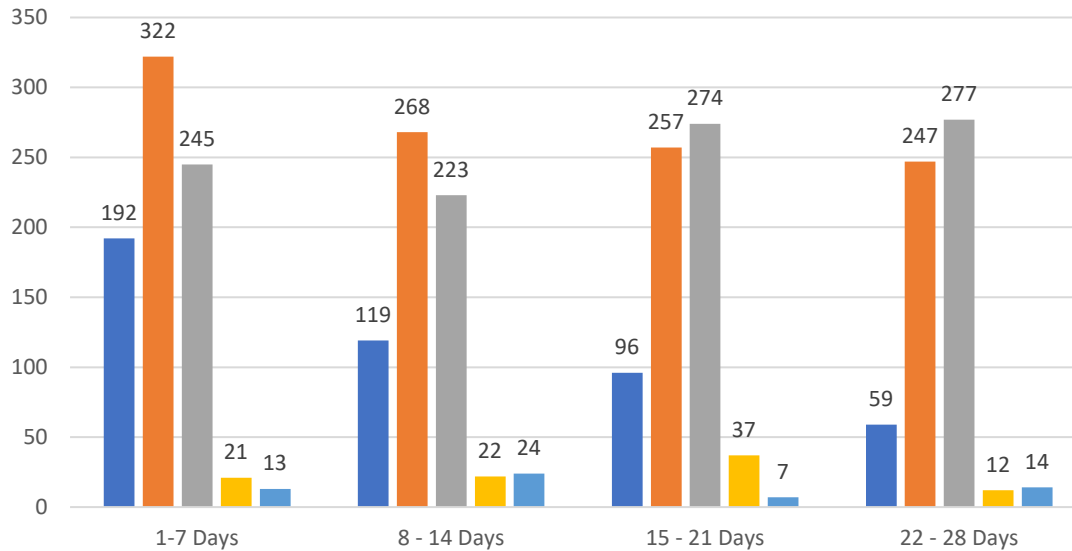


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Thursday, August 20, 2020

as of: 8/21/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	466	1,151
Pending	1,094	1,793
Sold*	1,019	1,239
Canceled	92	
Temp Off Market	58	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	57	12%
Price Increase	24	2%
Prices Decrease	20	2%
Back on Market*	10	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	\$	#
Thursday, August 20, 2020	4,536,179	19
Wednesday, August 19, 2020	7,374,690	23
Tuesday, August 18, 2020	12,741,467	40
Monday, August 17, 2020	15,401,505	50
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	1,239,590	4
Friday, August 14, 2020	30,565,140	109
TOTAL	71,858,571	245

Closed prior year	\$	#
Tuesday, August 20, 2019	4,869,390	16
Monday, August 19, 2019	9,746,483	43
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
TOTAL	50,353,747	212

7 Day Sold Analysis

% Changed	\$	#
Prior Year	43%	16%
8 - 14 Days	18%	10%



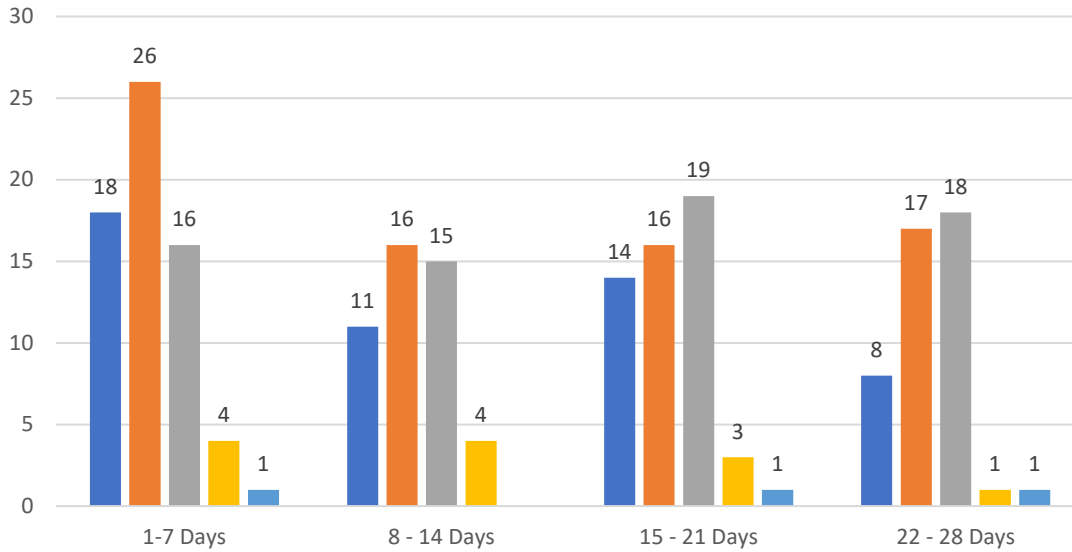


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Thursday, August 20, 2020

as of: 8/21/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, August 20, 2020	374,000	3
Wednesday, August 19, 2020	485,500	3
Tuesday, August 18, 2020	178,500	1
Monday, August 17, 2020	492,250	4
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	661,250	5
Total	2,191,500	16

Closed prior year	\$	#
Tuesday, August 20, 2019	-	0
Monday, August 19, 2019	202,400	3
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
Total	1,702,400	18

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	51	276
Pending	75	284
Sold*	68	135
Canceled	12	
Temp Off Market	3	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	4	8%
Price Increase	0	0%
Prices Decrease	6	9%
Back on Market*	1	8%

*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	29%	-11%
8 - 14 Days	25%	7%



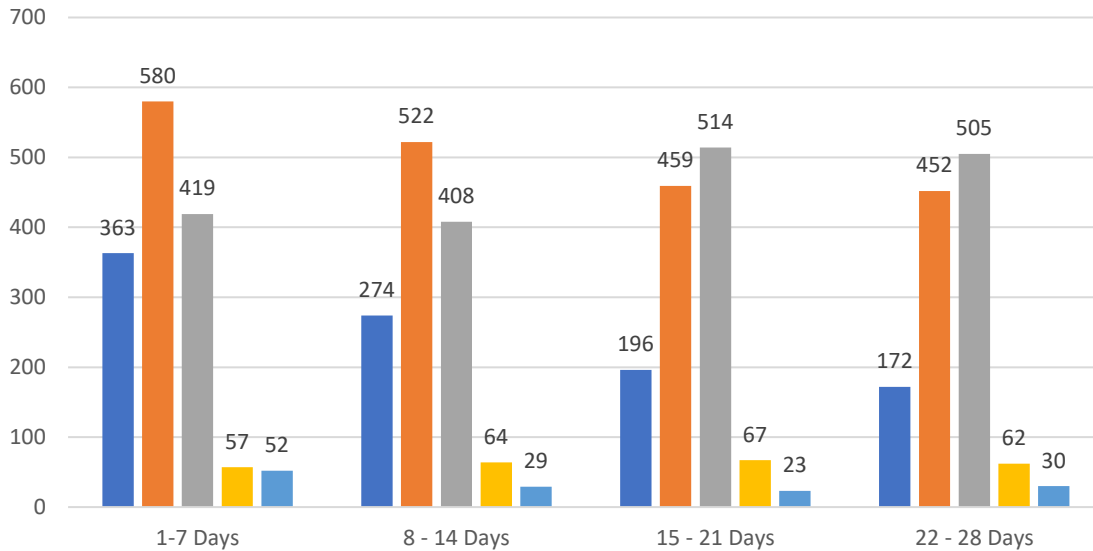


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Thursday, August 20, 2020

as of: 8/21/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	1,005	2,394
Pending	2,013	3,489
Sold*	1,846	2,221
Canceled	250	
Temp Off Market	134	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	76	8%
Price Increase	72	4%
Prices Decrease	42	2%
Back on Market*	21	8%

*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, August 20, 2020	11,323,750	30
Wednesday, August 19, 2020	19,797,464	53
Tuesday, August 18, 2020	23,594,852	68
Monday, August 17, 2020	30,572,814	68
Sunday, August 16, 2020	677,900	2
Saturday, August 15, 2020	3,125,773	9
Friday, August 14, 2020	71,645,166	189
Total	160,737,719	419

Closed prior year	\$	#
Tuesday, August 20, 2019	20,022,483	68
Monday, August 19, 2019	18,900,340	69
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
Total	145,490,210	444

7 Day Sold Analysis

% Changed	\$	#
Prior Year	10%	-6%
8 - 14 Days	14%	3%



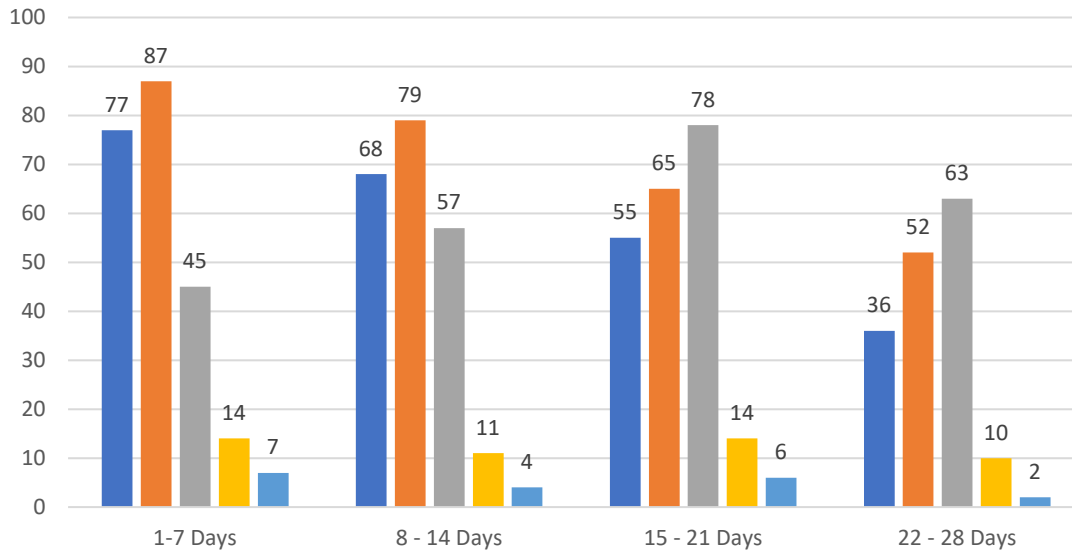


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Thursday, August 20, 2020

as of: 8/21/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, August 20, 2020	-	0
Wednesday, August 19, 2020	3,484,660	8
Tuesday, August 18, 2020	786,500	5
Monday, August 17, 2020	1,554,500	9
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	3,862,800	23
Total	9,688,460	45

Closed prior year	\$	#
Tuesday, August 20, 2019	1,177,391	7
Monday, August 19, 2019	3,207,300	16
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
Total	10,671,116	59

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-9%	-24%
8 - 14 Days	-24%	-55%



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	236	834
Pending	283	959
Sold*	243	588
Canceled	49	
Temp Off Market	19	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	6	3%
Price Increase	1	0%
Prices Decrease	5	2%
Back on Market*	8	16%

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

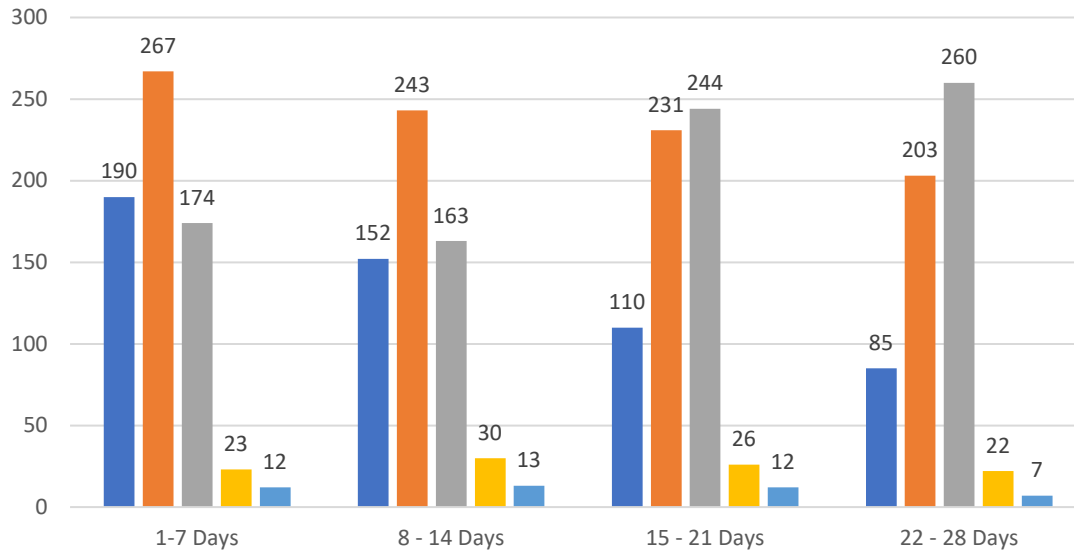


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Thursday, August 20, 2020

as of: 8/21/2020



		TOTALS	
		4 Weeks	AS OF JULY 31, 2020
Active		537	1,794
Pending		944	1,590
Sold*		841	308
Canceled		101	
Temp Off Market		44	

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	47	9%
Price Increase	9	1%
Prices Decrease	18	2%
Back on Market*	8	8%

*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, August 20, 2020	2,183,000	7
Wednesday, August 19, 2020	12,789,426	31
Tuesday, August 18, 2020	18,104,122	28
Monday, August 17, 2020	11,013,636	38
Sunday, August 16, 2020	221,995	1
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	31,525,369	69
Total	75,837,548	174

Closed prior year	\$	#
Tuesday, August 20, 2019	6,065,146	17
Monday, August 19, 2019	9,833,900	30
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
Total	51,740,700	152

7 Day Sold Analysis

% Changed	\$	#
Prior Year	47%	14%
8 - 14 Days	-10%	7%



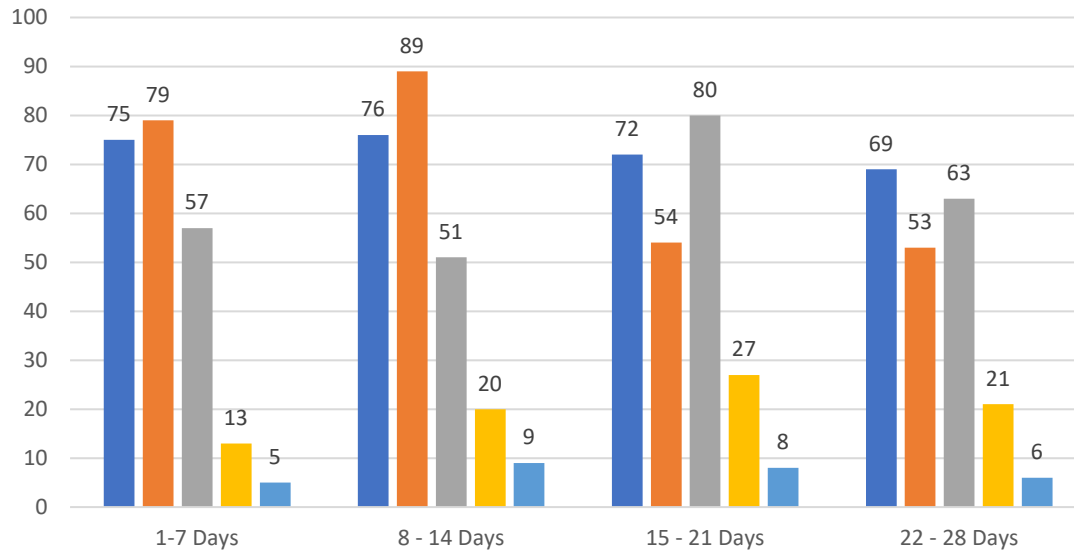


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Thursday, August 20, 2020

as of: 8/21/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, August 20, 2020	1,779,994	5
Wednesday, August 19, 2020	2,404,000	7
Tuesday, August 18, 2020	7,019,000	13
Monday, August 17, 2020	3,391,094	9
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	9,712,200	23
TOTAL	24,306,288	57

Closed prior year	\$	#
Tuesday, August 20, 2019	3,845,400	9
Monday, August 19, 2019	3,088,000	10
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
TOTAL	17,593,400	50

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	292	1,153
Pending	275	579
Sold*	251	135
Canceled	81	
Temp Off Market	28	

Active
Pending
Sold*
Canceled
Temp Off Market



*Total sales in March

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	18	6%
Price Increase	0	0%
Prices Decrease	9	4%
Back on Market*	1	1%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	38%	14%
8 - 14 Days	37%	12%



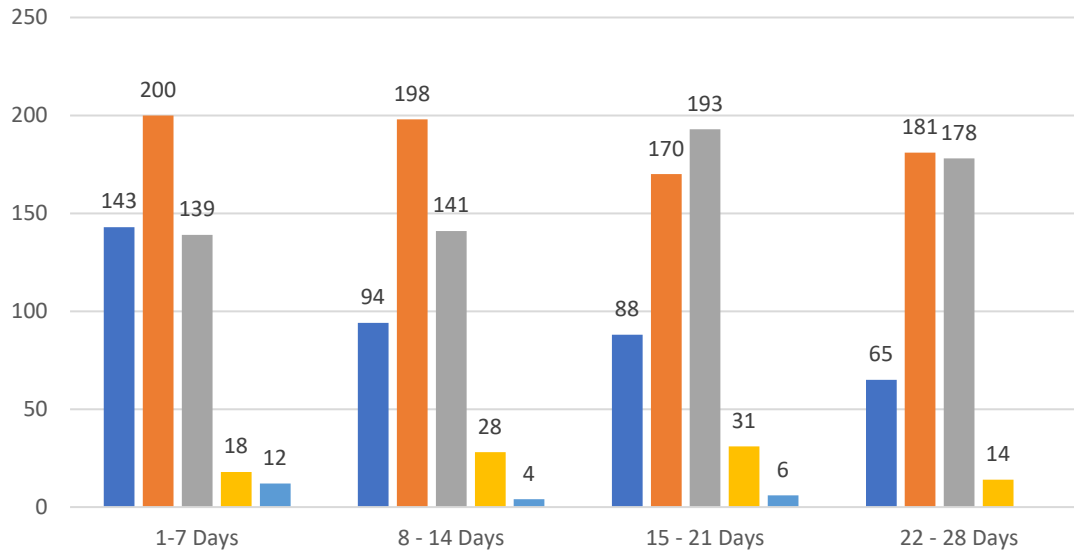


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Thursday, August 20, 2020

as of: 8/21/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, August 20, 2020	4,174,257	11
Wednesday, August 19, 2020	5,535,000	10
Tuesday, August 18, 2020	9,144,392	21
Monday, August 17, 2020	19,562,381	34
Sunday, August 16, 2020	879,000	3
Saturday, August 15, 2020	1,185,000	2
Friday, August 14, 2020	29,608,232	58
TOTAL	70,088,262	139

Closed prior year	\$	#
Tuesday, August 20, 2019	8,660,920	23
Monday, August 19, 2019	7,572,970	22
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
TOTAL	47,430,432	128

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	390	1,366
Pending	749	1,194
Sold*	651	1,026
Canceled	91	
Temp Off Market	22	

Active
Pending
Sold*
Canceled
Temp Off Market



*Total sales in March

Market Changes	8/20/2020	% 4 Weeks Active
New Listings	42	11%
Price Increase	3	0%
Prices Decrease	18	3%
Back on Market*	6	7%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	48%	9%
8 - 14 Days	20%	-1%



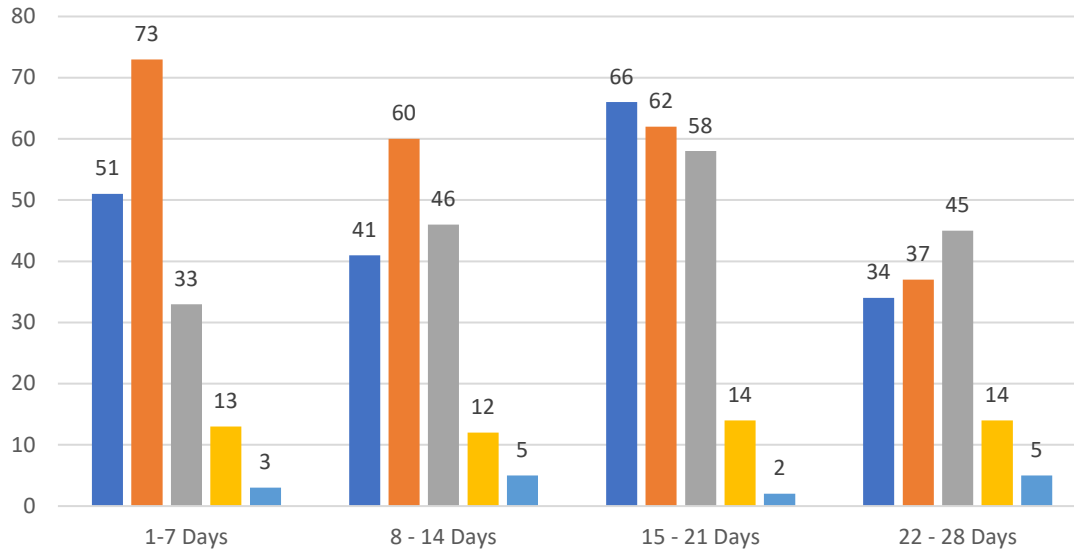


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Thursday, August 20, 2020

as of: 8/21/2020



		TOTALS	
		4 Weeks	AS OF JULY 31, 2020
Active		192	643
Pending		232	350
Sold*		182	238
Canceled		53	
Temp Off Market		15	

Market Changes		8/20/2020	% 4 Weeks Active
New Listings		9	5%
Price Increase		0	0%
Prices Decrease		8	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)

7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, August 20, 2020	793,400	3
Wednesday, August 19, 2020	1,183,749	4
Tuesday, August 18, 2020	1,175,900	6
Monday, August 17, 2020	1,661,900	9
Sunday, August 16, 2020	-	0
Saturday, August 15, 2020	-	0
Friday, August 14, 2020	2,593,500	11
Total	7,408,449	33

Closed prior year	\$	#
Tuesday, August 20, 2019	493,000	2
Monday, August 19, 2019	625,000	4
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
Total	5,098,300	23

7 Day Sold Analysis

% Changed	\$	#
Prior Year	45%	43%
8 - 14 Days	-39%	-28%

