



# 4 WEEK REAL ESTATE MARKET REPORT

Monday, August 24, 2020

*As of: Tuesday, August 25, 2020*

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



# 4 WEEK REAL ESTATE MARKET REPORT

## REPORT BREAKDOWN

Monday, August 24, 2020

as of: 8/25/2020

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

Day 28: Tuesday, July 28, 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

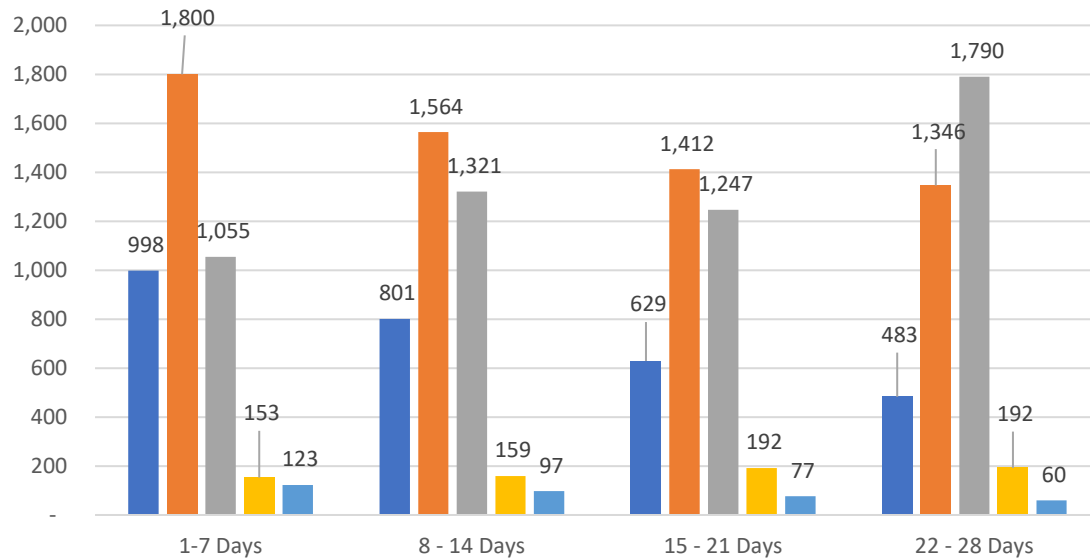


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOMES

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	2,911	8,212
Pending	6,122	9,955
Sold*	5,413	6,260
Canceled	696	
Temp Off Market	357	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	159	5%
Price Increase	151	2%
Prices Decrease	128	2%
Back on Market*	75	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

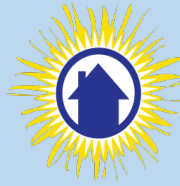
Closed in last 7 days	\$	#
Monday, August 24, 2020	38,704,643	101
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	1,210,890	4
Friday, August 21, 2020	141,861,332	368
Thursday, August 20, 2020	78,559,276	210
Wednesday, August 19, 2020	66,123,333	171
Tuesday, August 18, 2020	82,677,916	201
<b>TOTAL</b>	<b>409,137,390</b>	<b>1055</b>

Closed prior year	\$	#
Saturday, August 24, 2019	2,343,528	9
Friday, August 23, 2019	119,941,696	374
Thursday, August 22, 2019	66,711,448	176
Wednesday, August 21, 2019	50,842,173	155
Tuesday, August 20, 2019	59,881,909	172
Monday, August 19, 2019	72,203,593	207
Sunday, August 18, 2019	2,174,423	6
<b>TOTAL</b>	<b>374,098,770</b>	<b>1099</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	9%	-4%
8 - 14 Days	-19%	-20%



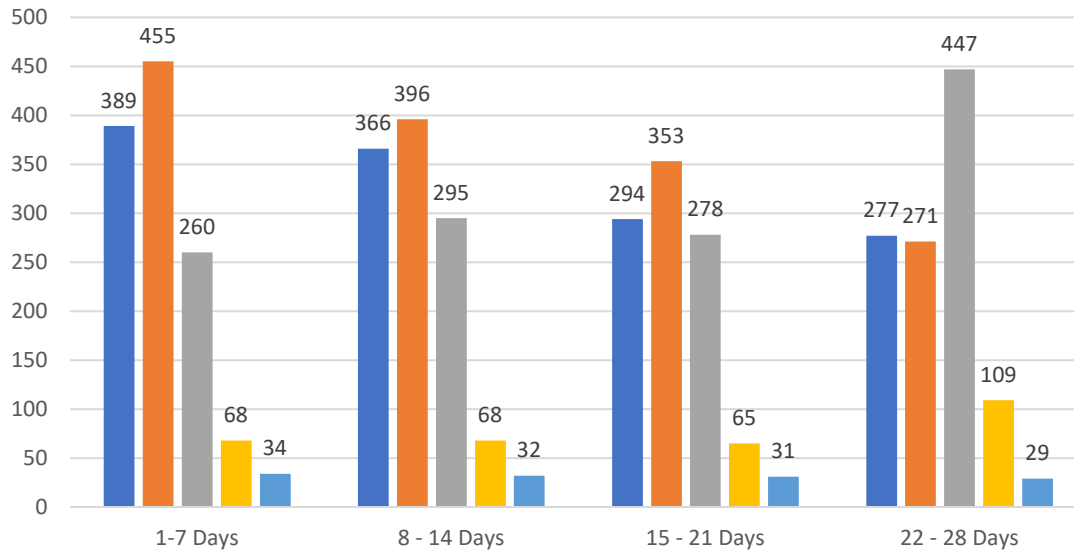


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDOMINIUM

Monday, August 24, 2020

as of: 8/25/2020



		TOTALS	
		4 Weeks	AS OF JULY 31, 2020
Active		1,326	4,655
Pending		1,475	3,371
Sold*		1,280	1,929
Canceled		310	
Temp Off Market		126	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	52	4%
Price Increase	10	1%
Prices Decrease	61	5%
Back on Market*	13	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	\$	#
Monday, August 24, 2020	6,339,650	29
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	34,960,409	108
Thursday, August 20, 2020	12,777,506	41
Wednesday, August 19, 2020	11,165,689	39
Tuesday, August 18, 2020	17,272,755	43
<b>Total</b>	<b>82,516,009</b>	<b>260</b>

Closed prior year	\$	#
Saturday, August 24, 2019	-	0
Friday, August 23, 2019	23,128,404	97
Thursday, August 22, 2019	6,294,550	31
Wednesday, August 21, 2019	7,798,099	34
Tuesday, August 20, 2019	8,204,091	32
Monday, August 19, 2019	11,374,350	52
Sunday, August 18, 2019	-	0
<b>Total</b>	<b>56,799,494</b>	<b>246</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	45%	6%
8 - 14 Days	-4%	-28%



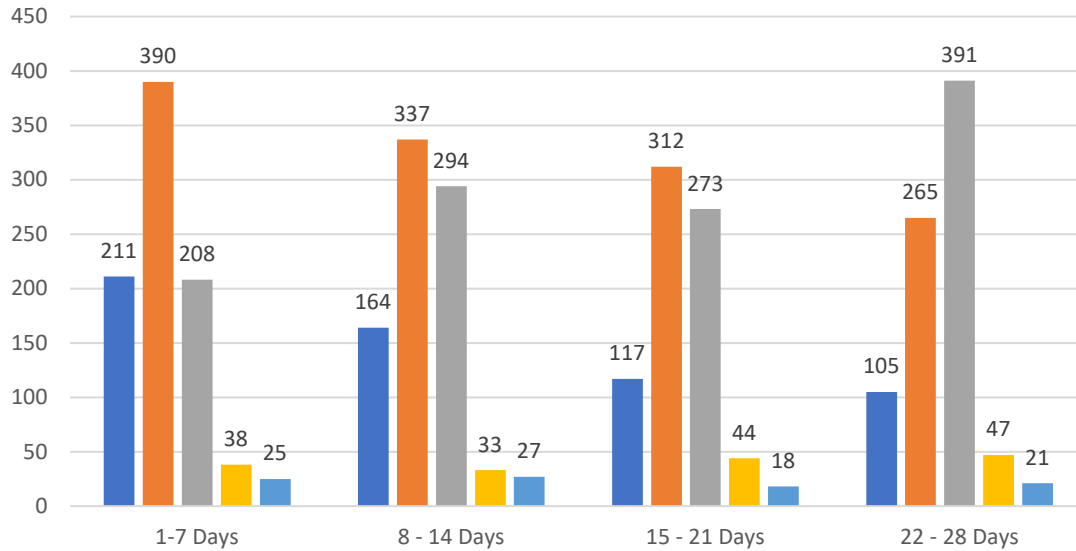


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOMES

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	597	1,507
Pending	1,304	1,889
Sold*	1,166	1,466
Canceled	162	
Temp Off Market	91	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	44	7%
Price Increase	2	0%
Prices Decrease	37	3%
Back on Market*	12	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

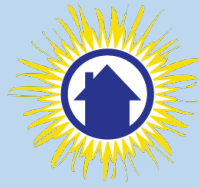
Closed in last 7 days	\$	#
Monday, August 24, 2020	8,266,900	20
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	36,685,084	76
Thursday, August 20, 2020	15,704,932	45
Wednesday, August 19, 2020	12,952,963	31
Tuesday, August 18, 2020	16,356,800	36
<b>Total</b>	<b>89,966,679</b>	<b>208</b>

Closed prior year	\$	#
Saturday, August 24, 2019	-	0
Friday, August 23, 2019	32,672,334	91
Thursday, August 22, 2019	14,396,622	30
Wednesday, August 21, 2019	9,906,300	31
Tuesday, August 20, 2019	20,263,970	48
Monday, August 19, 2019	26,149,900	43
Sunday, August 18, 2019	434,900	1
<b>Total</b>	<b>103,824,026</b>	<b>244</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-13%	-15%
8 - 14 Days	-22%	-29%



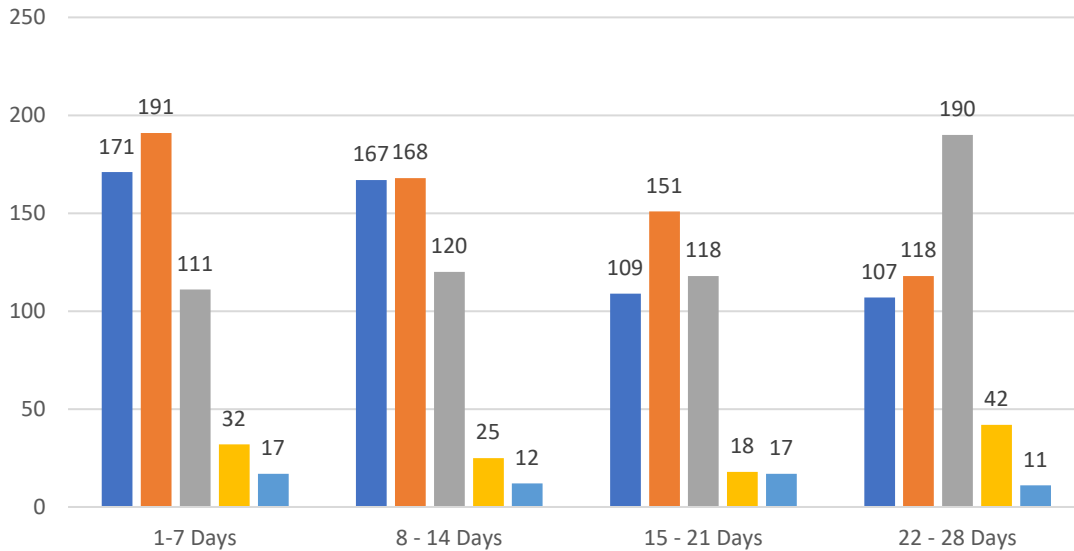


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDOMINIUM

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	554	1,749
Pending	628	1,199
Sold*	539	833
Canceled	117	
Temp Off Market	57	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	27	5%
Price Increase	10	2%
Prices Decrease	34	6%
Back on Market*	8	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	\$	#
Monday, August 24, 2020	2,124,300	12
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	16,134,200	49
Thursday, August 20, 2020	7,340,700	20
Wednesday, August 19, 2020	2,875,780	13
Tuesday, August 18, 2020	7,292,855	17
<b>Total</b>	<b>35,767,835</b>	<b>111</b>

Closed prior year	\$	#
Saturday, August 24, 2019	-	0
Friday, August 23, 2019	10,831,799	45
Thursday, August 22, 2019	2,011,250	11
Wednesday, August 21, 2019	4,732,100	20
Tuesday, August 20, 2019	2,688,300	14
Monday, August 19, 2019	4,251,650	19
Sunday, August 18, 2019	-	0
<b>Total</b>	<b>24,515,099</b>	<b>109</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	46%	2%
8 - 14 Days	-6%	-8%



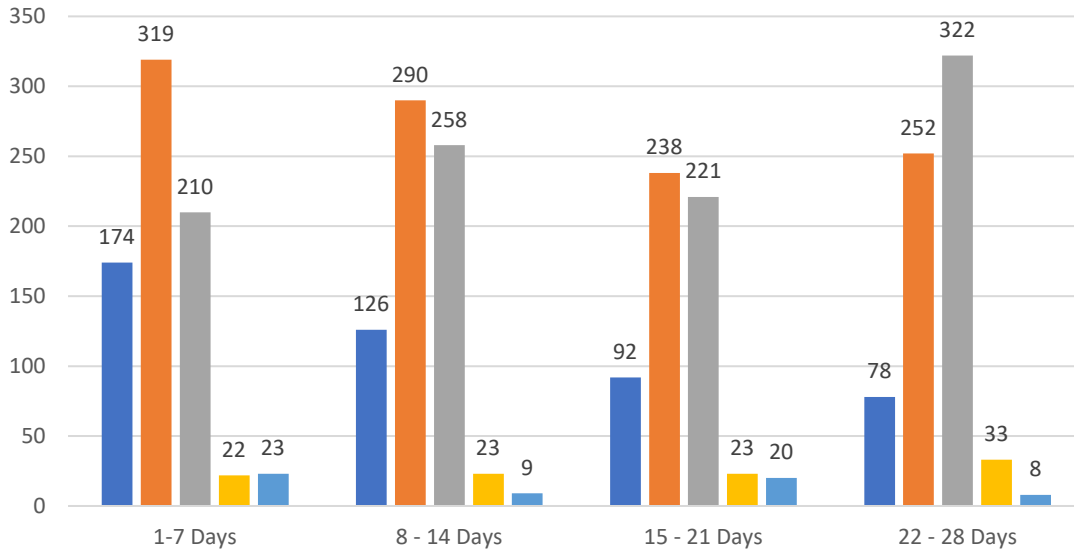


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOMES

Monday, August 24, 2020

as of: 8/25/2020



		TOTALS	
		4 Weeks	AS OF JULY 31, 2020
Active		470	1,151
Pending		1,099	1,793
Sold*		1,011	1,239
Canceled		101	
Temp Off Market		60	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	21	4%
Price Increase	29	3%
Prices Decrease	17	2%
Back on Market*	13	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	\$	#
Monday, August 24, 2020	7,171,682	26
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	300,000	1
Friday, August 21, 2020	20,023,265	67
Thursday, August 20, 2020	13,342,044	46
Wednesday, August 19, 2020	8,333,690	27
Tuesday, August 18, 2020	13,394,467	43
<b>TOTAL</b>	<b>62,565,148</b>	<b>210</b>

Closed prior year	\$	#
Saturday, August 24, 2019	355,000	2
Friday, August 23, 2019	19,478,579	73
Thursday, August 22, 2019	8,183,733	30
Wednesday, August 21, 2019	6,406,978	27
Tuesday, August 20, 2019	4,869,390	16
Monday, August 19, 2019	9,746,483	43
Sunday, August 18, 2019	170,000	1
<b>TOTAL</b>	<b>49,210,163</b>	<b>192</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	27%	9%
8 - 14 Days	-14%	-19%



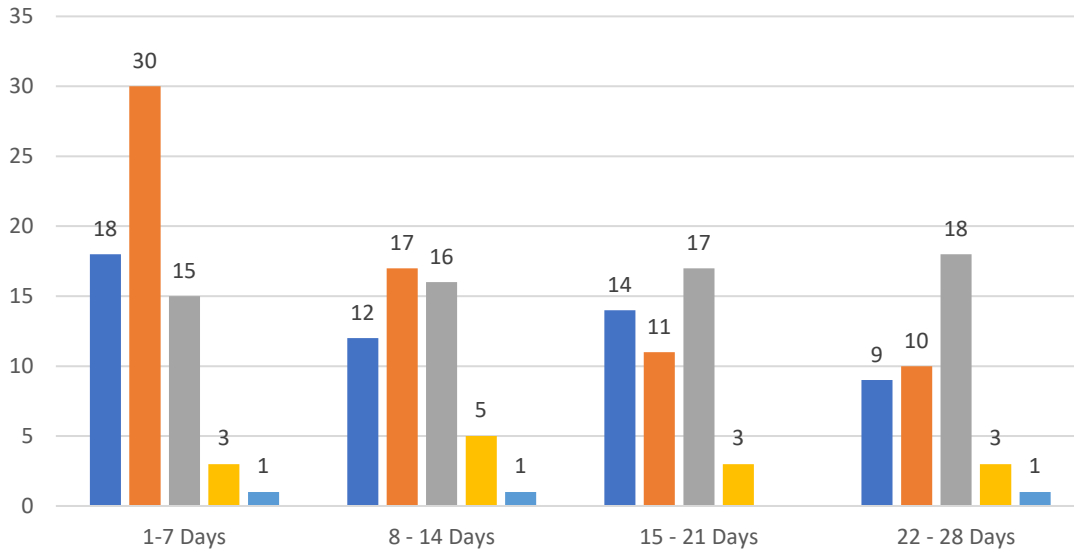


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDOMINIUM

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	53	276
Pending	68	284
Sold*	66	135
Canceled	14	
Temp Off Market	3	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	1	2%
Price Increase	0	0%
Prices Decrease	3	5%
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	\$	#
Monday, August 24, 2020	110,000	1
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	596,355	7
Thursday, August 20, 2020	374,000	3
Wednesday, August 19, 2020	485,500	3
Tuesday, August 18, 2020	178,500	1
<b>Total</b>	<b>1,744,355</b>	<b>15</b>

Closed prior year	\$	#
Saturday, August 24, 2019	-	0
Friday, August 23, 2019	223,000	2
Thursday, August 22, 2019	279,500	2
Wednesday, August 21, 2019	-	0
Tuesday, August 20, 2019	-	0
Monday, August 19, 2019	202,400	3
Sunday, August 18, 2019	-	0
<b>Total</b>	<b>704,900</b>	<b>7</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	147%	114%
8 - 14 Days	-13%	-6%





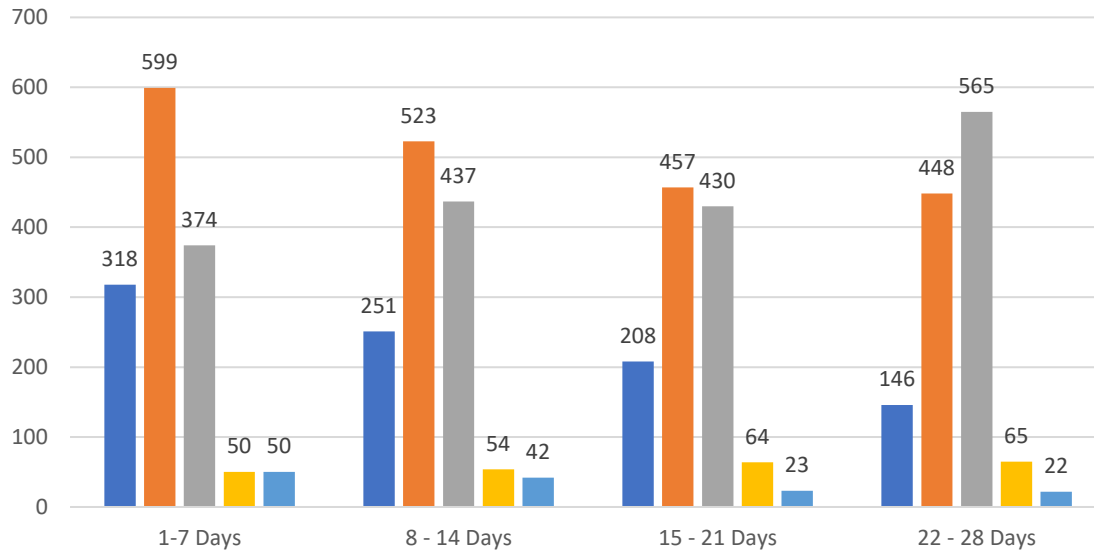


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	923	2,394
Pending	2,027	3,489
Sold*	1,806	2,221
Canceled	233	
Temp Off Market	137	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	54	6%
Price Increase	68	3%
Prices Decrease	35	2%
Back on Market*	22	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	\$	#
Monday, August 24, 2020	10,158,661	28
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	553,000	2
Friday, August 21, 2020	44,511,913	128
Thursday, August 20, 2020	29,018,074	79
Wednesday, August 19, 2020	25,161,754	68
Tuesday, August 18, 2020	24,139,852	69
<b>Total</b>	<b>133,543,254</b>	<b>374</b>

Closed prior year	\$	#
Saturday, August 24, 2019	1,557,628	5
Friday, August 23, 2019	42,476,859	138
Thursday, August 22, 2019	19,183,263	59
Wednesday, August 21, 2019	19,663,337	57
Tuesday, August 20, 2019	20,022,483	68
Monday, August 19, 2019	18,900,340	69
Sunday, August 18, 2019	675,000	2
<b>Total</b>	<b>122,478,910</b>	<b>398</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	9%	-6%
8 - 14 Days	-17%	-14%



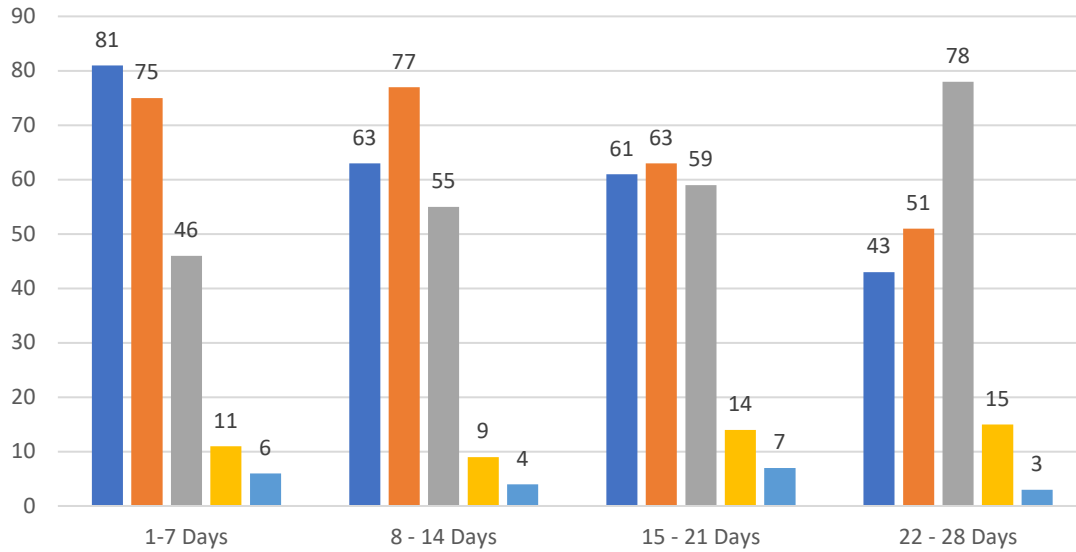


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDOMINIUM

Monday, August 24, 2020

as of: 8/25/2020



		TOTALS	
		4 Weeks	AS OF JULY 31, 2020
Active		248	834
Pending		266	959
Sold*		238	588
Canceled		49	
Temp Off Market		20	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	10	4%
Price Increase	0	0%
Prices Decrease	9	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	\$	#
Monday, August 24, 2020	654,000	5
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	9,937,854	24
Thursday, August 20, 2020	417,000	2
Wednesday, August 19, 2020	3,931,660	10
Tuesday, August 18, 2020	786,500	5
<b>Total</b>	<b>15,727,014</b>	<b>46</b>

Closed prior year	\$	#
Saturday, August 24, 2019	-	0
Friday, August 23, 2019	3,584,705	21
Thursday, August 22, 2019	1,617,800	9
Wednesday, August 21, 2019	1,119,999	8
Tuesday, August 20, 2019	1,177,391	7
Monday, August 19, 2019	3,207,300	16
Sunday, August 18, 2019	-	0
<b>Total</b>	<b>10,707,195</b>	<b>61</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	47%	-25%
8 - 14 Days	21%	-62%



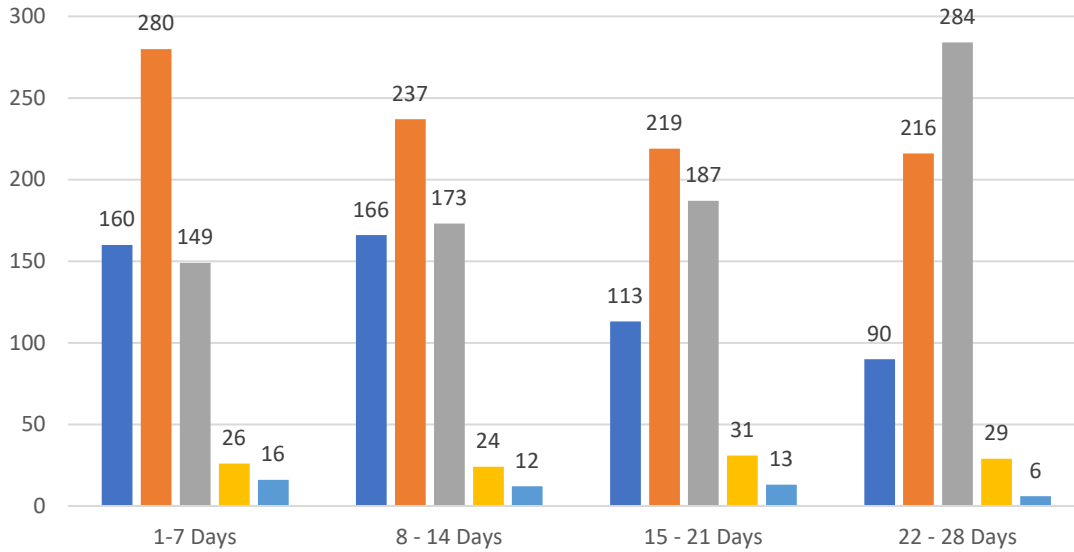


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOMES

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	529	1,794
Pending	952	1,590
Sold*	793	308
Canceled	110	
Temp Off Market	47	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	20	4%
Price Increase	26	3%
Prices Decrease	22	3%
Back on Market*	18	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	\$	#
Monday, August 24, 2020	5,977,400	12
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	357,890	1
Friday, August 21, 2020	17,951,234	52
Thursday, August 20, 2020	11,411,370	19
Wednesday, August 19, 2020	14,139,926	35
Tuesday, August 18, 2020	19,189,177	30
<b>Total</b>	<b>69,026,997</b>	<b>149</b>

Closed prior year	\$	#
Saturday, August 24, 2019	170,000	1
Friday, August 23, 2019	13,967,743	36
Thursday, August 22, 2019	13,807,305	27
Wednesday, August 21, 2019	7,343,056	26
Tuesday, August 20, 2019	6,065,146	17
Monday, August 19, 2019	9,833,900	30
Sunday, August 18, 2019	894,523	2
<b>Total</b>	<b>52,081,673</b>	<b>139</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	33%	7%
8 - 14 Days	-14%	-14%



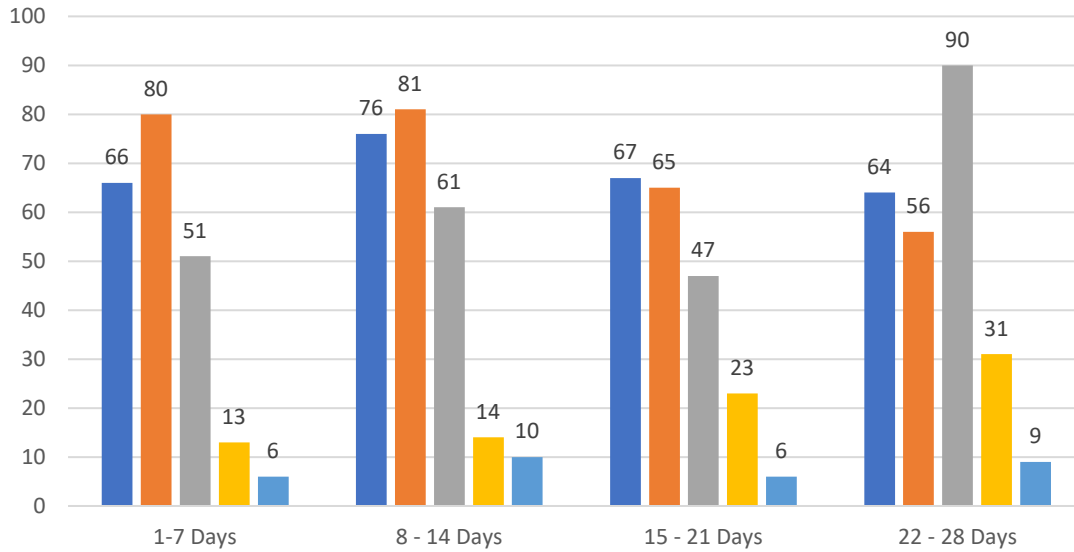


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDOMINIUM

Monday, August 24, 2020

as of: 8/25/2020



7 Day Sold Comparison

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	273	1,153
Pending	282	579
Sold*	249	135
Canceled	81	
Temp Off Market	31	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	6	2%
Price Increase	0	0%
Prices Decrease	8	3%
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)

Closed in last 7 days	\$	#
Monday, August 24, 2020	2,458,450	6
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	4,417,100	14
Thursday, August 20, 2020	2,958,994	9
Wednesday, August 19, 2020	2,559,000	8
Tuesday, August 18, 2020	7,839,000	14
<b>TOTAL</b>	<b>20,232,544</b>	<b>51</b>

Closed prior year	\$	#
Saturday, August 24, 2019	-	0
Friday, August 23, 2019	5,848,500	18
Thursday, August 22, 2019	1,633,000	6
Wednesday, August 21, 2019	1,946,000	6
Tuesday, August 20, 2019	3,845,400	9
Monday, August 19, 2019	3,088,000	10
Sunday, August 18, 2019	-	0
<b>TOTAL</b>	<b>16,360,900</b>	<b>49</b>

7 Day Sold Analysis

% Changed	\$	#
Prior Year	24%	4%
8 - 14 Days	-12%	-16%



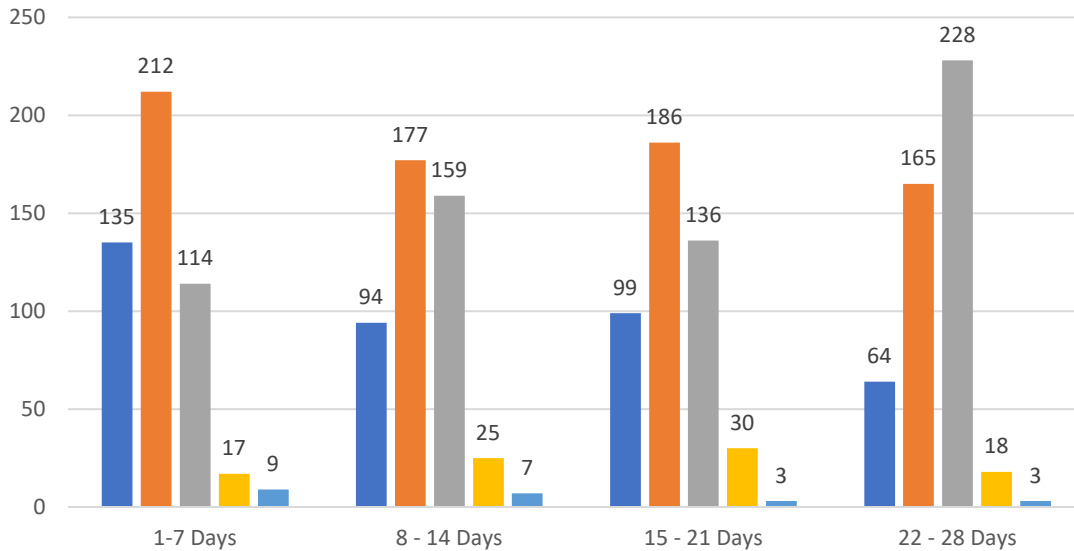


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOMES

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	392	1,366
Pending	740	1,194
Sold*	637	1,026
Canceled	90	
Temp Off Market	22	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	20	5%
Price Increase	26	4%
Prices Decrease	17	3%
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	\$	#
Monday, August 24, 2020	7,130,000	15
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	22,689,836	45
Thursday, August 20, 2020	9,082,856	21
Wednesday, August 19, 2020	5,535,000	10
Tuesday, August 18, 2020	9,597,620	23
<b>TOTAL</b>	<b>54,035,312</b>	<b>114</b>

Closed prior year	\$	#
Saturday, August 24, 2019	260,900	1
Friday, August 23, 2019	11,346,181	36
Thursday, August 22, 2019	11,140,525	30
Wednesday, August 21, 2019	7,522,502	14
Tuesday, August 20, 2019	8,660,920	23
Monday, August 19, 2019	7,572,970	22
Sunday, August 18, 2019	-	0
<b>TOTAL</b>	<b>46,503,998</b>	<b>126</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	16%	-10%
8 - 14 Days	-31%	-28%



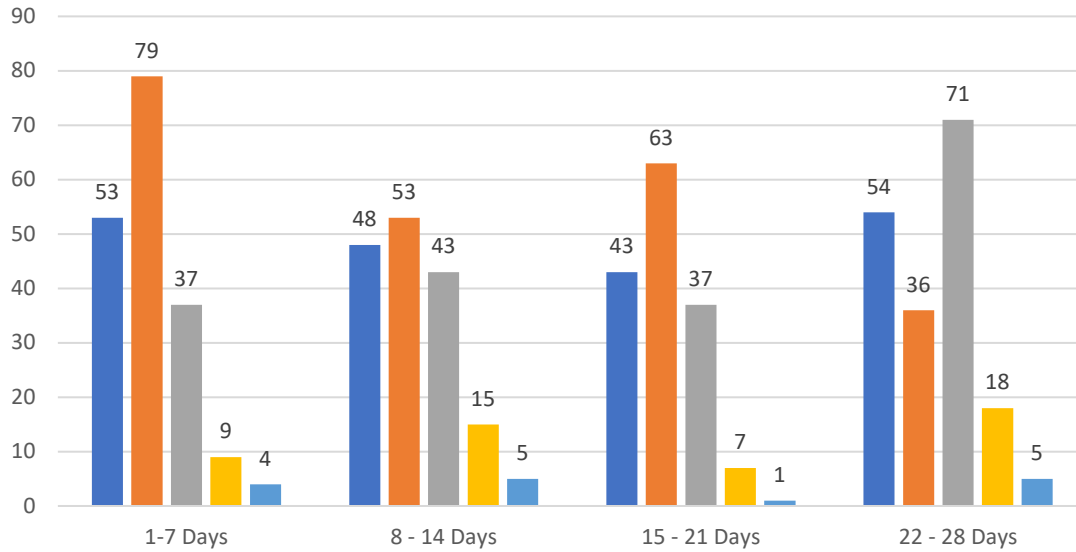


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDOMINIUM

Monday, August 24, 2020

as of: 8/25/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	198	643
Pending	231	350
Sold*	188	238
Canceled	49	
Temp Off Market	15	

Market Changes	8/24/2020	% 4 Weeks Active
New Listings	8	4%
Price Increase	0	0%
Prices Decrease	7	4%
Back on Market*	4	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	\$	#
Monday, August 24, 2020	992,900	5
Sunday, August 23, 2020	-	0
Saturday, August 22, 2020	-	0
Friday, August 21, 2020	3,874,900	14
Thursday, August 20, 2020	1,686,812	7
Wednesday, August 19, 2020	1,313,749	5
Tuesday, August 18, 2020	1,175,900	6
<b>Total</b>	<b>9,044,261</b>	<b>37</b>

Closed prior year	\$	#
Saturday, August 24, 2019	-	0
Friday, August 23, 2019	2,640,400	11
Thursday, August 22, 2019	753,000	3
Wednesday, August 21, 2019	-	0
Tuesday, August 20, 2019	493,000	2
Monday, August 19, 2019	625,000	4
Sunday, August 18, 2019	-	0
<b>Total</b>	<b>4,511,400</b>	<b>20</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	100%	85%
8 - 14 Days	-11%	-14%

