



4 WEEK REAL ESTATE MARKET REPORT

Thursday, September 10, 2020

As of: Friday, September 11, 2020

- 1 Report Breakdown
- 2 Cumulative Tampa Bay Report - Single Family Home
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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, September 10, 2020

as of: 9/11/2020

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

Day 28: Friday, August 14, 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

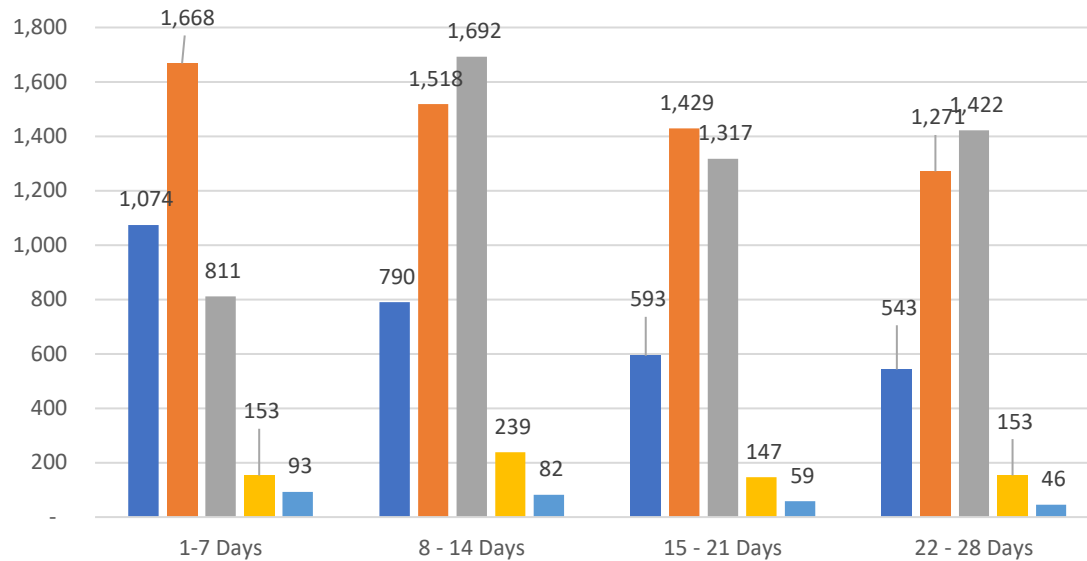


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Thursday, September 10, 2020

as of: 9/11/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	3,000	8,212
Pending	5,886	9,955
Sold*	5,242	6,260
Canceled	692	
Temp Off Market	280	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	290	10%
Price Increase	242	4%
Prices Decrease	178	3%
Back on Market*	73	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, September 10, 2020	42,115,649	112
Wednesday, September 09, 2020	55,227,016	141
Tuesday, September 08, 2020	80,746,064	192
Monday, September 07, 2020	6,748,633	20
Sunday, September 06, 2020	3,402,899	12
Saturday, September 05, 2020	6,594,300	14
Friday, September 04, 2020	125,847,550	320
TOTAL	320,682,111	811

Closed prior year	\$	#
Tuesday, September 10, 2019	60,754,726	195
Monday, September 09, 2019	67,801,385	201
Sunday, September 08, 2019	800,000	3
Saturday, September 07, 2019	3,402,900	10
Friday, September 06, 2019	99,689,971	306
Thursday, September 05, 2019	47,896,896	143
Wednesday, September 04, 2019	33,619,983	105
TOTAL	313,965,861	963

7 Day Sold Analysis

% Changed	\$	#
Prior Year	2%	-16%
8 - 14 Days	-52%	-52%



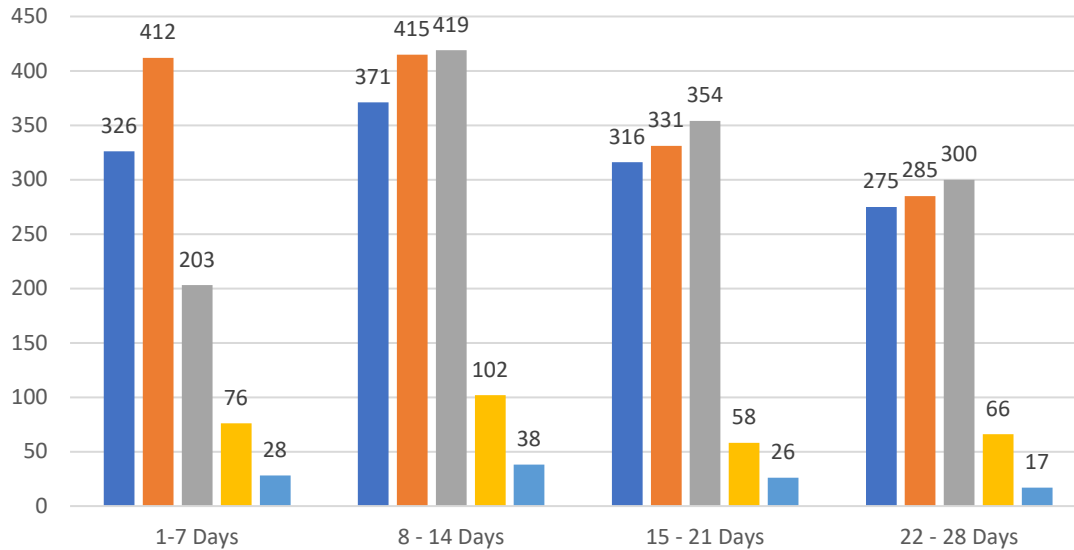


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Thursday, September 10, 2020

as of: 9/11/2020



		TOTALS	
		4 Weeks	AS OF JULY 31, 2020
Active		1,288	4,655
Pending		1,443	3,371
Sold*		1,276	1,929
Canceled		302	
Temp Off Market		109	

Market Changes		9/10/2020	% 4 Weeks Active
New Listings		58	5%
Price Increase		3	0%
Prices Decrease		47	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 Comparison

Closed in last 7 days	\$	#
Thursday, September 10, 2020	11,281,500	34
Wednesday, September 09, 2020	18,330,500	31
Tuesday, September 08, 2020	10,654,304	45
Monday, September 07, 2020	1,937,600	6
Sunday, September 06, 2020	150,000	1
Saturday, September 05, 2020	89,000	1
Friday, September 04, 2020	25,548,778	85
TOTAL	67,991,682	203

Closed prior year	\$	#
Tuesday, September 10, 2019	8,246,345	35
Monday, September 09, 2019	8,549,799	39
Sunday, September 08, 2019	50,000	1
Saturday, September 07, 2019	655,000	3
Friday, September 06, 2019	14,264,450	67
Thursday, September 05, 2019	7,898,800	38
Wednesday, September 04, 2019	6,460,650	29
TOTAL	46,125,044	212

7 Day Sold Analysis

% Changed	\$	#
Prior Year	47%	-4%
8 - 14 Days	-54%	-62%



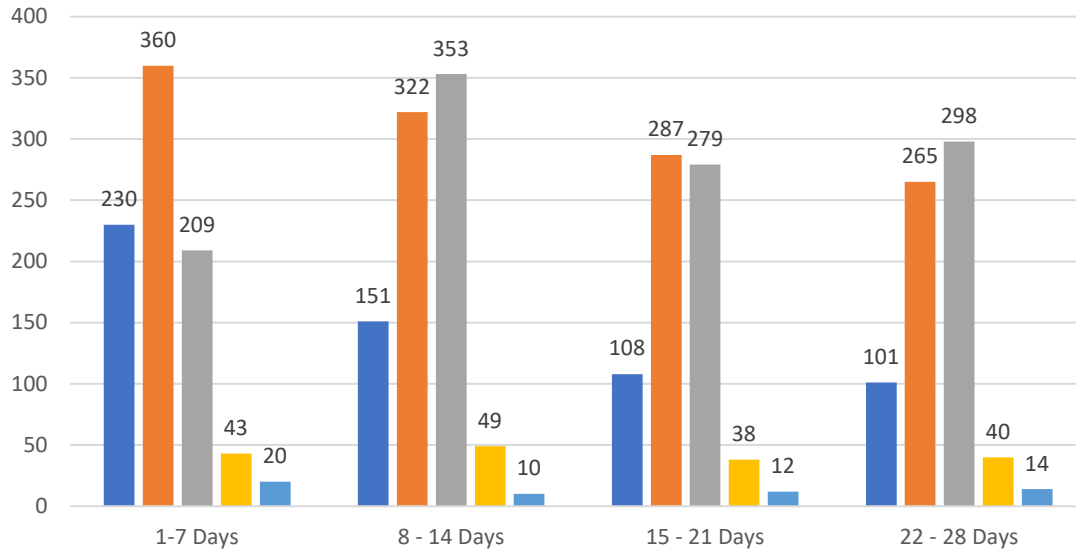


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Thursday, September 10, 2020

as of: 9/11/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, September 10, 2020	11,129,200	27
Wednesday, September 09, 2020	19,564,200	41
Tuesday, September 08, 2020	21,299,850	48
Monday, September 07, 2020	635,000	2
Sunday, September 06, 2020	745,000	3
Saturday, September 05, 2020	3,022,100	5
Friday, September 04, 2020	32,370,200	83
TOTAL	88,765,550	209

Closed prior year	\$	#
Tuesday, September 10, 2019	16,204,550	49
Monday, September 09, 2019	16,832,539	45
Sunday, September 08, 2019	228,000	1
Saturday, September 07, 2019	1,803,000	4
Friday, September 06, 2019	28,244,375	78
Thursday, September 05, 2019	9,180,700	25
Wednesday, September 04, 2019	9,091,395	25
TOTAL	81,584,559	227

7 Day Sold Analysis

% Changed	\$	#
Prior Year	9%	-8%
8 - 14 Days	-44%	-41%



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	590	1,507
Pending	1,234	1,889
Sold*	1,139	1,466
Canceled	170	
Temp Off Market	56	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	73	12%
Price Increase	7	1%
Prices Decrease	39	3%
Back on Market*	17	10%

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

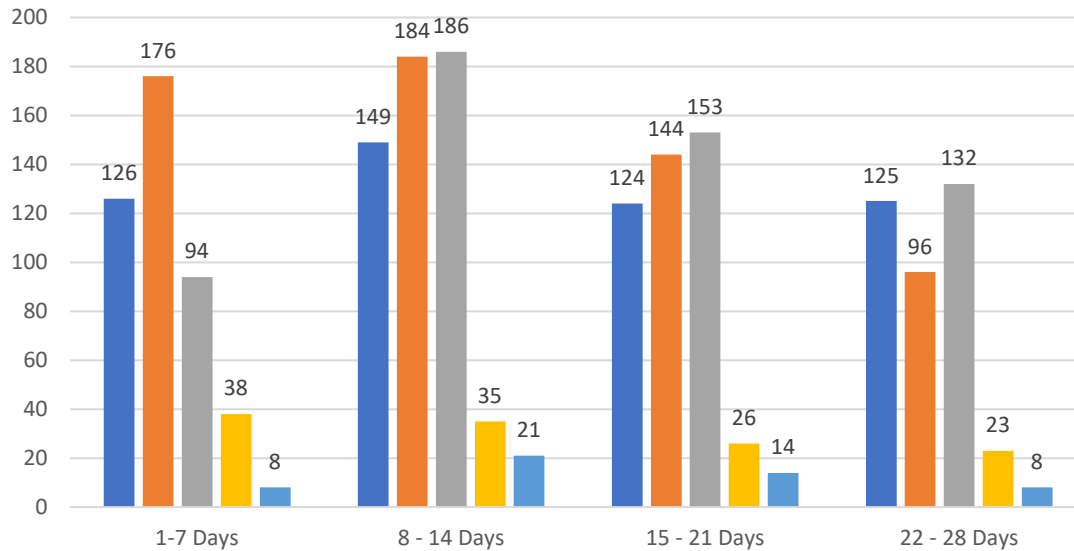


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Thursday, September 10, 2020

as of: 9/11/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, September 10, 2020	5,506,000	15
Wednesday, September 09, 2020	6,656,900	14
Tuesday, September 08, 2020	3,872,400	13
Monday, September 07, 2020	981,600	2
Sunday, September 06, 2020	-	0
Saturday, September 05, 2020	89,000	1
Friday, September 04, 2020	14,929,350	49
TOTAL	32,035,250	94

Closed prior year	\$	#
Tuesday, September 10, 2019	4,533,250	21
Monday, September 09, 2019	4,703,000	20
Sunday, September 08, 2019	-	0
Saturday, September 07, 2019	508,000	2
Friday, September 06, 2019	8,193,950	35
Thursday, September 05, 2019	4,133,500	12
Wednesday, September 04, 2019	3,723,250	17
TOTAL	25,794,950	107

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	524	1,749
Pending	600	1,199
Sold*	565	833
Canceled	122	
Temp Off Market	51	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	29	6%
Price Increase	1	0%
Prices Decrease	18	3%
Back on Market*	11	9%

*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	24%	-12%
8 - 14 Days	-48%	-49%



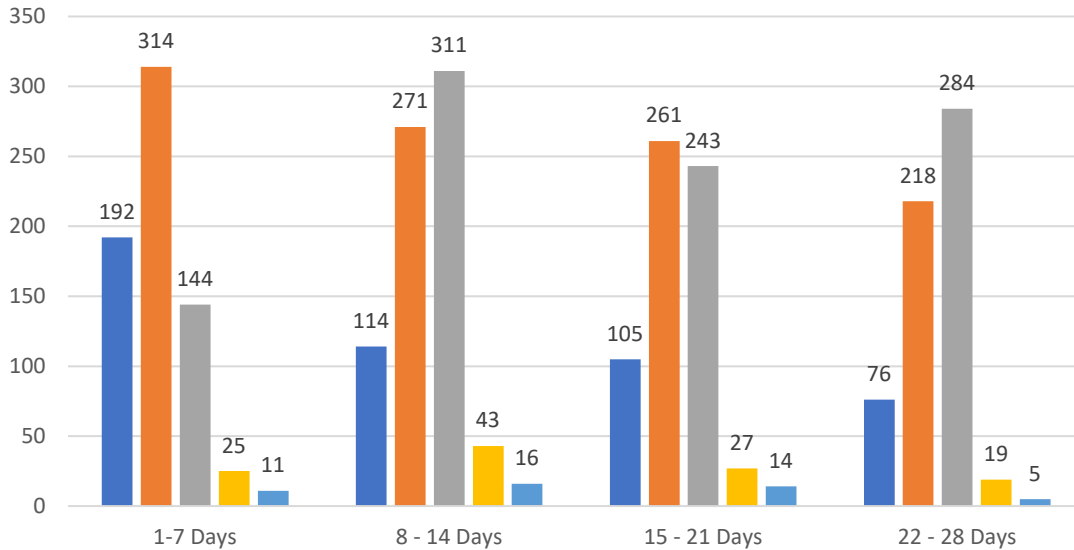


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Thursday, September 10, 2020

as of: 9/11/2020



7 Day Sold Comparison

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	487	1,151
Pending	1,064	1,793
Sold*	982	1,239
Canceled	114	
Temp Off Market	46	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	58	12%
Price Increase	66	6%
Prices Decrease	29	3%
Back on Market*	10	9%

*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, September 10, 2020	7,104,480	24
Wednesday, September 09, 2020	6,801,058	25
Tuesday, September 08, 2020	9,306,608	31
Monday, September 07, 2020	295,000	1
Sunday, September 06, 2020	718,000	2
Saturday, September 05, 2020	405,900	2
Friday, September 04, 2020	15,513,258	59
TOTAL	40,144,304	144

Closed prior year	\$	#
Tuesday, September 10, 2019	7,965,500	32
Monday, September 09, 2019	9,415,872	39
Sunday, September 08, 2019	-	0
Saturday, September 07, 2019	224,900	2
Friday, September 06, 2019	15,569,280	66
Thursday, September 05, 2019	4,042,564	17
Wednesday, September 04, 2019	3,224,623	14
TOTAL	40,442,739	170

% Changed	\$	#
Prior Year	-1%	-15%
8 - 14 Days	-56%	-54%



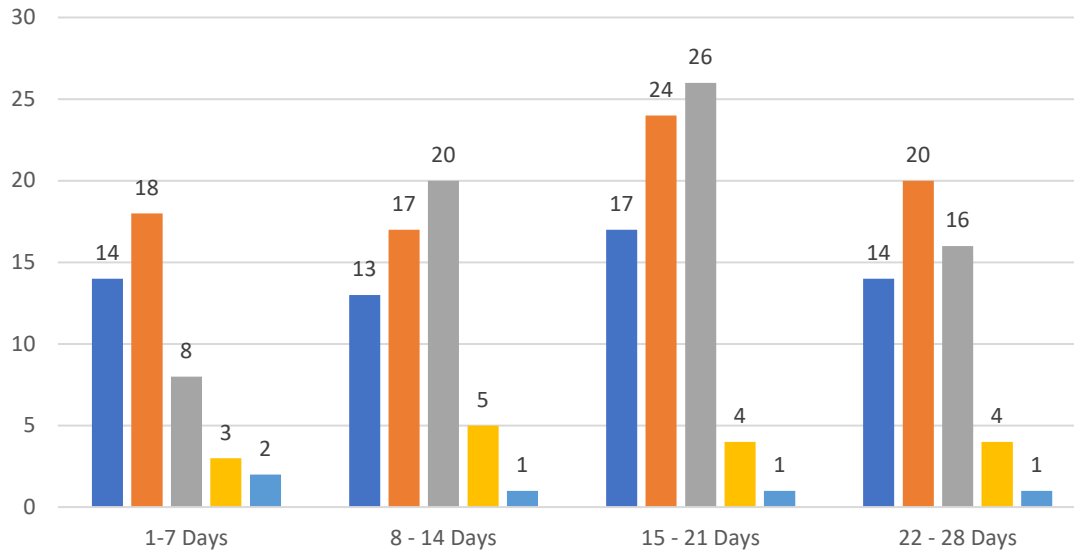


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Thursday, September 10, 2020

as of: 9/11/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, September 10, 2020	222,500	1
Wednesday, September 09, 2020	-	0
Tuesday, September 08, 2020	328,500	3
Monday, September 07, 2020	-	0
Sunday, September 06, 2020	-	0
Saturday, September 05, 2020	-	0
Friday, September 04, 2020	430,900	4
TOTAL	981,900	8

Closed prior year	\$	#
Tuesday, September 10, 2019	-	0
Monday, September 09, 2019	64,000	1
Sunday, September 08, 2019	-	0
Saturday, September 07, 2019	-	0
Friday, September 06, 2019	382,500	4
Thursday, September 05, 2019	462,500	4
Wednesday, September 04, 2019	-	0
TOTAL	909,000	9

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	58	276
Pending	79	284
Sold*	70	135
Canceled	16	
Temp Off Market	5	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	1	2%
Price Increase	1	1%
Prices Decrease	2	3%
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 Analysis

% Changed	\$	#
Prior Year	8%	-11%
8 - 14 Days	-59%	-60%



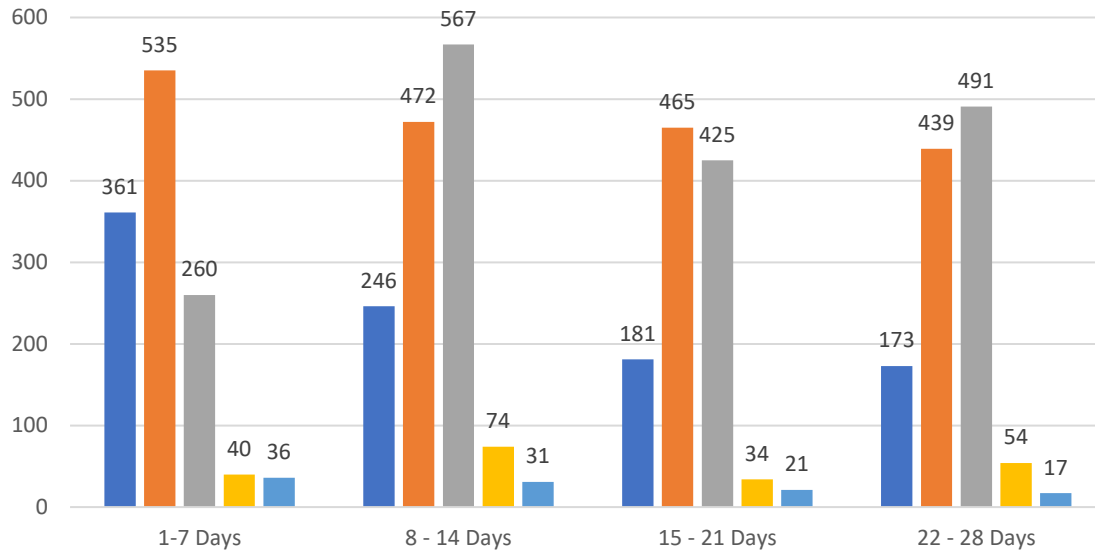


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Thursday, September 10, 2020

as of: 9/11/2020



	TOTALS	AS OF JULY 31, 2020
	4 Weeks	
Active	961	2,394
Pending	1,911	3,489
Sold*	1,743	2,221
Canceled	202	
Temp Off Market	105	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	93	10%
Price Increase	81	4%
Prices Decrease	63	4%
Back on Market*	25	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, September 10, 2020	10,142,074	29
Wednesday, September 09, 2020	19,851,958	53
Tuesday, September 08, 2020	20,532,633	53
Monday, September 07, 2020	4,336,183	13
Sunday, September 06, 2020	1,699,899	6
Saturday, September 05, 2020	599,300	2
Friday, September 04, 2020	32,894,000	104
	90,056,047	260

Closed prior year	\$	#
Tuesday, September 10, 2019	17,669,532	64
Monday, September 09, 2019	24,395,564	71
Sunday, September 08, 2019	572,000	2
Saturday, September 07, 2019	1,375,000	4
Friday, September 06, 2019	29,200,730	93
Thursday, September 05, 2019	16,647,388	59
Wednesday, September 04, 2019	12,953,067	38
	102,813,281	331

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-12%	-21%
8 - 14 Days	-57%	-54%



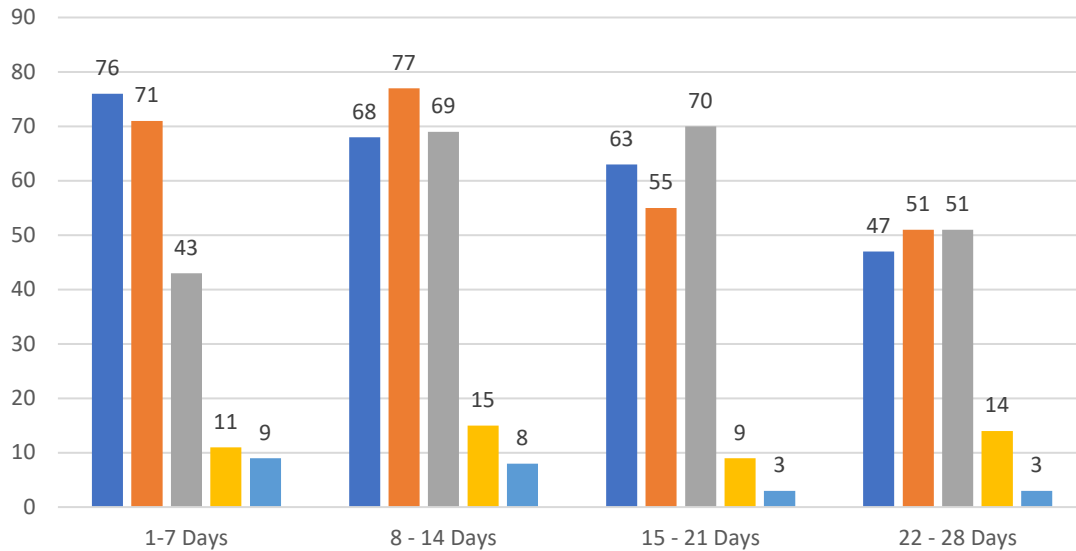


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Thursday, September 10, 2020

as of: 9/11/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	254	834
Pending	254	959
Sold*	233	588
Canceled	49	
Temp Off Market	23	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	9	4%
Price Increase	0	0%
Prices Decrease	10	4%
Back on Market*	6	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, September 10, 2020	1,072,000	4
Wednesday, September 09, 2020	1,723,600	5
Tuesday, September 08, 2020	3,387,405	17
Monday, September 07, 2020	167,000	2
Sunday, September 06, 2020	150,000	1
Saturday, September 05, 2020	-	0
Friday, September 04, 2020	5,170,628	14
TOTAL	11,670,633	43

Closed prior year	\$	#
Tuesday, September 10, 2019	1,807,695	7
Monday, September 09, 2019	1,130,000	8
Sunday, September 08, 2019	50,000	1
Saturday, September 07, 2019	-	0
Friday, September 06, 2019	2,733,600	16
Thursday, September 05, 2019	1,474,400	12
Wednesday, September 04, 2019	1,380,900	6
TOTAL	8,576,595	50

7 Day Sold Analysis

% Changed	\$	#
Prior Year	36%	-14%
8 - 14 Days	-39%	-77%



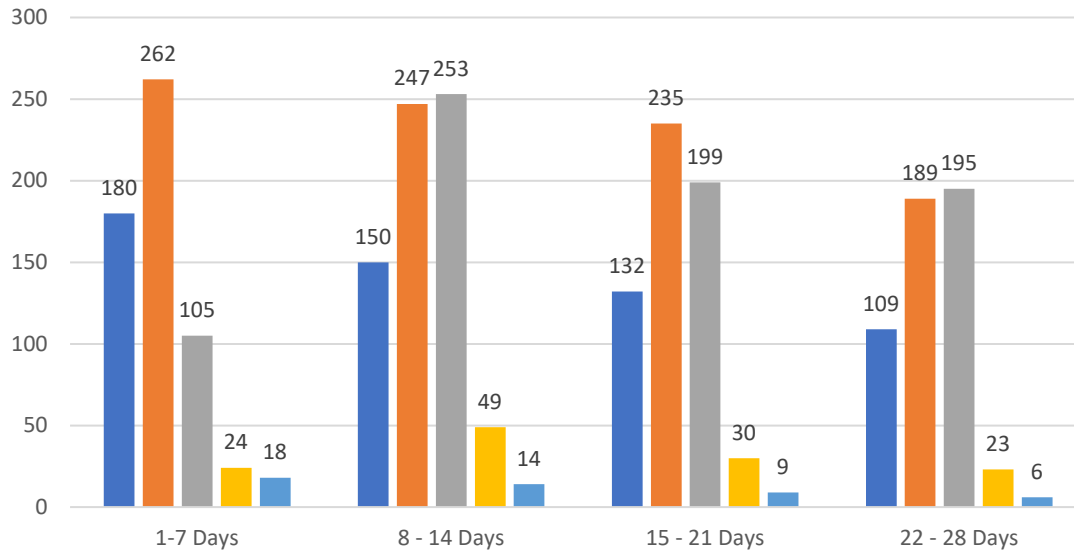


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Thursday, September 10, 2020

as of: 9/11/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, September 10, 2020	6,836,095	18
Wednesday, September 09, 2020	4,228,600	9
Tuesday, September 08, 2020	19,583,948	34
Monday, September 07, 2020	-	0
Sunday, September 06, 2020	-	0
Saturday, September 05, 2020	295,000	1
Friday, September 04, 2020	20,756,106	43
TOTAL	51,699,749	105

Closed prior year	\$	#
Tuesday, September 10, 2019	11,721,744	31
Monday, September 09, 2019	11,759,020	29
Sunday, September 08, 2019	-	0
Saturday, September 07, 2019	-	0
Friday, September 06, 2019	18,355,836	43
Thursday, September 05, 2019	10,014,634	23
Wednesday, September 04, 2019	6,434,398	22
TOTAL	58,285,632	148

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	571	1,794
Pending	933	1,590
Sold*	752	308
Canceled	126	
Temp Off Market	47	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	39	7%
Price Increase	34	4%
Prices Decrease	17	2%
Back on Market*	14	11%

*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	-11%	-29%
8 - 14 Days	-56%	-58%



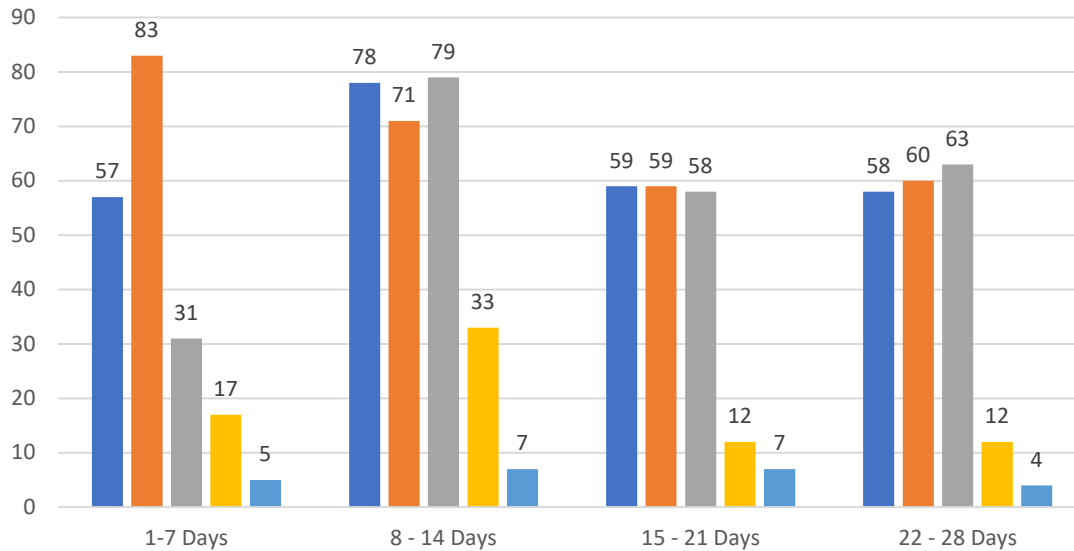


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Thursday, September 10, 2020

as of: 9/11/2020



		TOTALS	
		4 Weeks	AS OF JULY 31, 2020
Active		252	1,153
Pending		273	579
Sold*		231	135
Canceled		74	
Temp Off Market		23	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	9	4%
Price Increase	0	0%
Prices Decrease	10	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, September 10, 2020	3,236,000	10
Wednesday, September 09, 2020	8,823,000	9
Tuesday, September 08, 2020	1,217,000	6
Monday, September 07, 2020	789,000	2
Sunday, September 06, 2020	-	0
Saturday, September 05, 2020	-	0
Friday, September 04, 2020	1,645,000	4
TOTAL	15,710,000	31

Closed prior year	\$	#
Tuesday, September 10, 2019	1,309,900	5
Monday, September 09, 2019	1,914,000	4
Sunday, September 08, 2019	-	0
Saturday, September 07, 2019	147,000	1
Friday, September 06, 2019	1,519,900	6
Thursday, September 05, 2019	264,500	2
Wednesday, September 04, 2019	1,195,000	4
TOTAL	6,350,300	22

7 Day Sold Analysis

% Changed	\$	#
Prior Year	147%	41%
8 - 14 Days	-67%	-61%



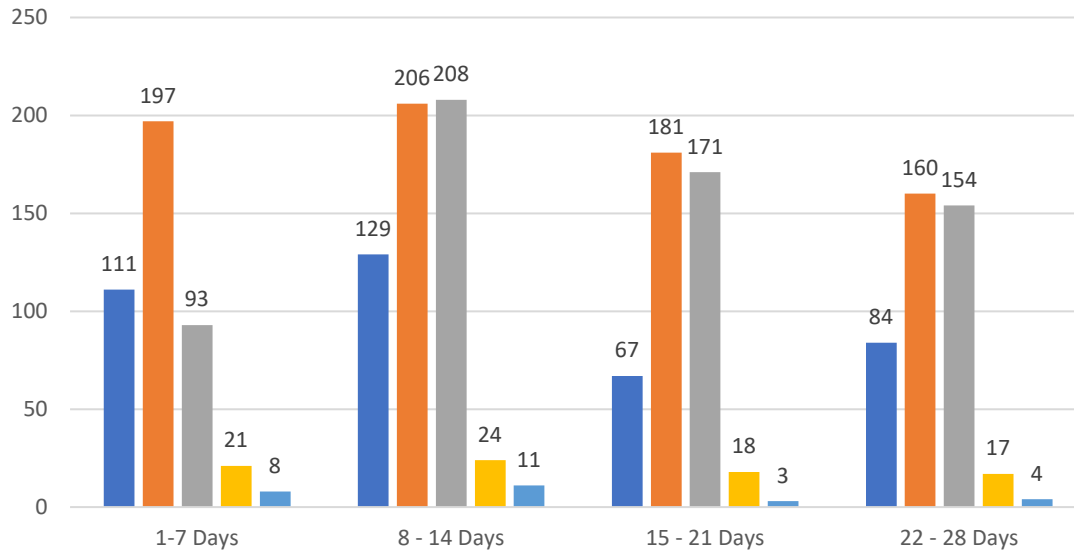


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Thursday, September 10, 2020

as of: 9/11/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, September 10, 2020	6,903,800	14
Wednesday, September 09, 2020	4,781,200	13
Tuesday, September 08, 2020	10,023,025	26
Monday, September 07, 2020	1,482,450	4
Sunday, September 06, 2020	240,000	1
Saturday, September 05, 2020	2,272,000	4
Friday, September 04, 2020	24,313,986	31
TOTAL	50,016,461	93

Closed prior year	\$	#
Tuesday, September 10, 2019	7,193,400	19
Monday, September 09, 2019	5,398,390	17
Sunday, September 08, 2019	-	0
Saturday, September 07, 2019	-	0
Friday, September 06, 2019	8,319,750	26
Thursday, September 05, 2019	8,011,610	19
Wednesday, September 04, 2019	1,916,500	6
TOTAL	30,839,650	87

	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	391	1,366
Pending	744	1,194
Sold*	626	1,026
Canceled	80	
Temp Off Market	26	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	27	7%
Price Increase	54	7%
Prices Decrease	30	5%
Back on Market*	7	9%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	62%	7%
8 - 14 Days	-47%	-55%



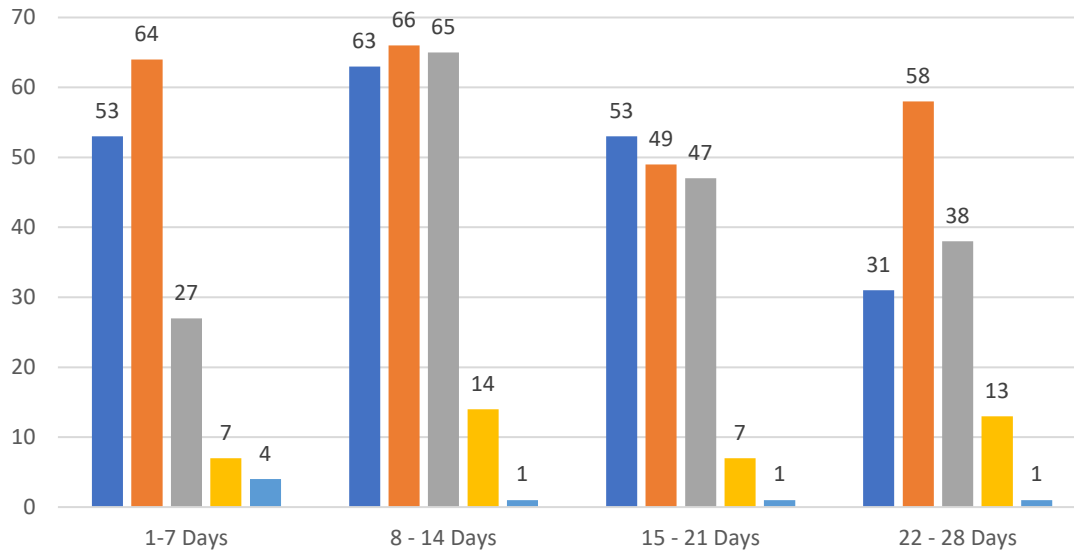


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Thursday, September 10, 2020

as of: 9/11/2020



	TOTALS	
	4 Weeks	AS OF JULY 31, 2020
Active	200	643
Pending	237	350
Sold*	177	238
Canceled	41	
Temp Off Market	7	

Market Changes	9/10/2020	% 4 Weeks Active
New Listings	10	5%
Price Increase	1	0%
Prices Decrease	7	4%
Back on Market*	2	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, September 10, 2020	1,245,000	4
Wednesday, September 09, 2020	1,127,000	3
Tuesday, September 08, 2020	1,848,999	6
Monday, September 07, 2020	-	0
Sunday, September 06, 2020	-	0
Saturday, September 05, 2020	-	0
Friday, September 04, 2020	3,372,900	14
TOTAL	7,593,899	27

Closed prior year	\$	#
Tuesday, September 10, 2019	595,500	2
Monday, September 09, 2019	738,799	6
Sunday, September 08, 2019	-	0
Saturday, September 07, 2019	-	0
Friday, September 06, 2019	1,434,500	6
Thursday, September 05, 2019	1,563,900	8
Wednesday, September 04, 2019	161,500	2
TOTAL	4,494,199	24

7 Day Sold Analysis

% Changed	\$	#
Prior Year	69%	13%
8 - 14 Days	-55%	-58%

