



4 WEEK REAL ESTATE MARKET REPORT

Thursday, October 08, 2020

As of: Friday, October 09, 2020

- 1 Report Breakdown
- 2 Cumulative Tampa Bay Report - Single Family Home
- 3 Cumulative Tampa Bay Report - Condominium
- 4 Pinellas County - Single Family Home
- 5 Pinellas County - Condominium
- 6 Pasco County - Single Family Home
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- 10 Sarasota County - Single Family Home
- 11 Sarasota County - Condominium
- 12 Manatee County - Single Family Home
- 13 Manatee County - Condominium



4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN Thursday, October 08, 2020

as of: 10/9/2020

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

TOTALS:

4 Weeks: The summation of each date range (Day 1 - Day 28)
 AS OF AUGUST 31, 2020: The total at month end

NOTE: Sold = Total sold in the month

Market Changes

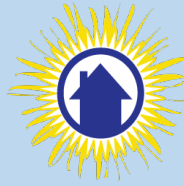
Day 1's New Listings, Price Increase, Price Decreases and Back on Market

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

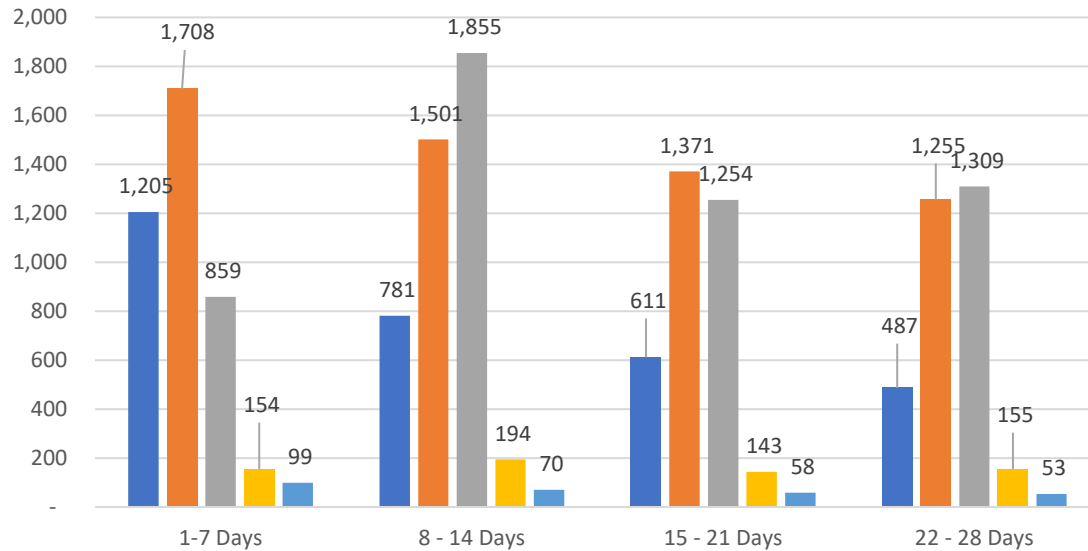


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Thursday, October 08, 2020

as of: 10/9/2020



	TOTALS	
	4 Weeks	AS OF AUGUST 31, 2020
Active	3,084	8,212
Pending	5,835	9,955
Sold*	5,277	6,260
Canceled	646	
Temp Off Market	280	

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	286	9%
Price Increase	69	1%
Prices Decrease	164	3%
Back on Market*	82	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, October 08, 2020	34,144,293	76
Wednesday, October 07, 2020	50,116,687	144
Tuesday, October 06, 2020	43,453,804	136
Monday, October 05, 2020	68,797,247	185
Sunday, October 04, 2020	503,900	2
Saturday, October 03, 2020	2,432,108	7
Friday, October 02, 2020	127,185,320	309
TOTAL	326,633,359	859

Closed prior year	\$	#
Tuesday, October 08, 2019	40,917,627	125
Monday, October 07, 2019	62,842,660	184
Sunday, October 06, 2019	466,000	2
Saturday, October 05, 2019	1,975,800	9
Friday, October 04, 2019	99,520,992	310
Thursday, October 03, 2019	46,261,438	142
Wednesday, October 02, 2019	34,594,898	108
TOTAL	286,579,415	880

7 Day Sold Analysis

% Changed	\$	#
Prior Year	14%	-2%
8 - 14 Days	-54%	-54%



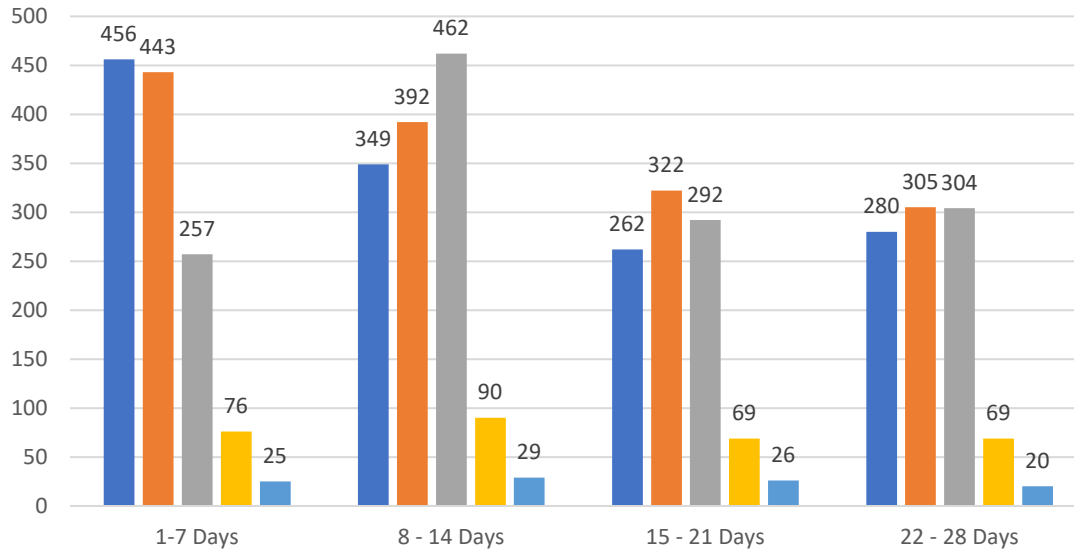


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Thursday, October 08, 2020

as of: 10/9/2020



		TOTALS	
		4 Weeks	AS OF AUGUST 31, 2020
Active		1,347	4,655
Pending		1,462	3,371
Sold*		1,315	1,929
Canceled		304	
Temp Off Market		100	

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	70	5%
Price Increase	2	0%
Prices Decrease	41	3%
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	\$	#
Thursday, October 08, 2020	6,486,400	23
Wednesday, October 07, 2020	16,618,300	35
Tuesday, October 06, 2020	10,943,350	40
Monday, October 05, 2020	21,489,250	68
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	1,885,000	6
Friday, October 02, 2020	25,616,800	85
Total	83,039,100	257

Closed prior year	\$	#
Tuesday, October 08, 2019	6,961,256	26
Monday, October 07, 2019	7,188,247	37
Sunday, October 06, 2019	212,000	2
Saturday, October 05, 2019	1,082,000	7
Friday, October 04, 2019	13,420,318	54
Thursday, October 03, 2019	7,784,250	37
Wednesday, October 02, 2019	7,300,675	27
Total	43,948,746	190

7 Day Sold Analysis

% Changed	\$	#
Prior Year	89%	35%
8 - 14 Days	-42%	-56%



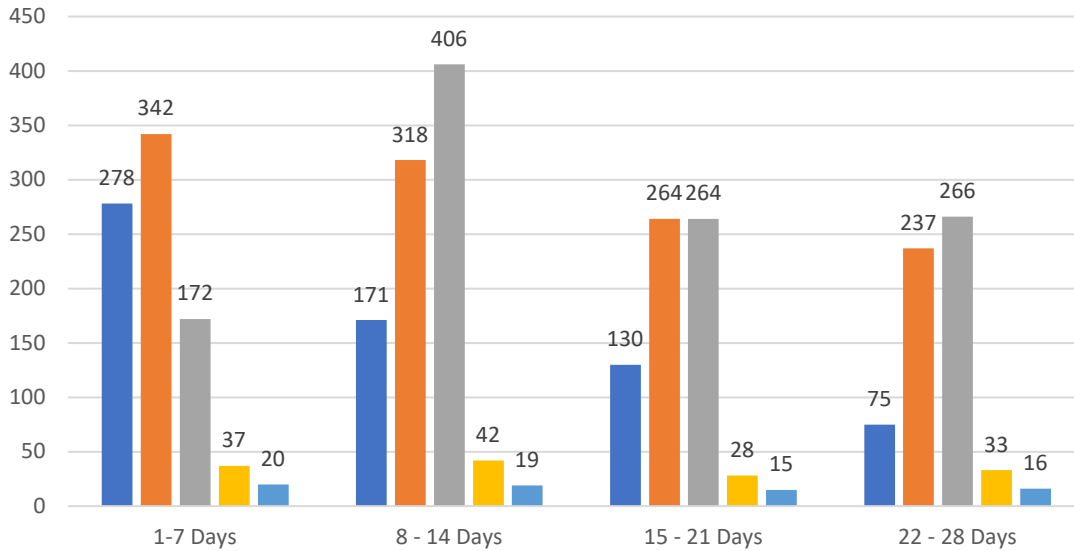


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Thursday, October 08, 2020

as of: 10/9/2020



		TOTALS	
		4 Weeks	AS OF AUGUST 31, 2020
Active		654	1,507
Pending		1,161	1,889
Sold*		1,108	1,466
Canceled		140	
Temp Off Market		70	

Market Changes		10/8/2020	% 4 Weeks Active
New Listings		72	11%
Price Increase		8	1%
Prices Decrease		41	4%
Back on Market*		20	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, October 08, 2020	4,671,900	13
Wednesday, October 07, 2020	9,172,490	23
Tuesday, October 06, 2020	7,995,500	27
Monday, October 05, 2020	14,641,200	35
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	-	0
Friday, October 02, 2020	34,218,165	74
TOTAL	70,699,255	172

Closed prior year	\$	#
Tuesday, October 08, 2019	9,870,900	25
Monday, October 07, 2019	13,927,960	45
Sunday, October 06, 2019	-	0
Saturday, October 05, 2019	198,000	1
Friday, October 04, 2019	28,117,248	83
Thursday, October 03, 2019	13,783,999	36
Wednesday, October 02, 2019	8,143,900	28
TOTAL	74,042,007	218

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-5%	-21%
8 - 14 Days	-57%	-58%



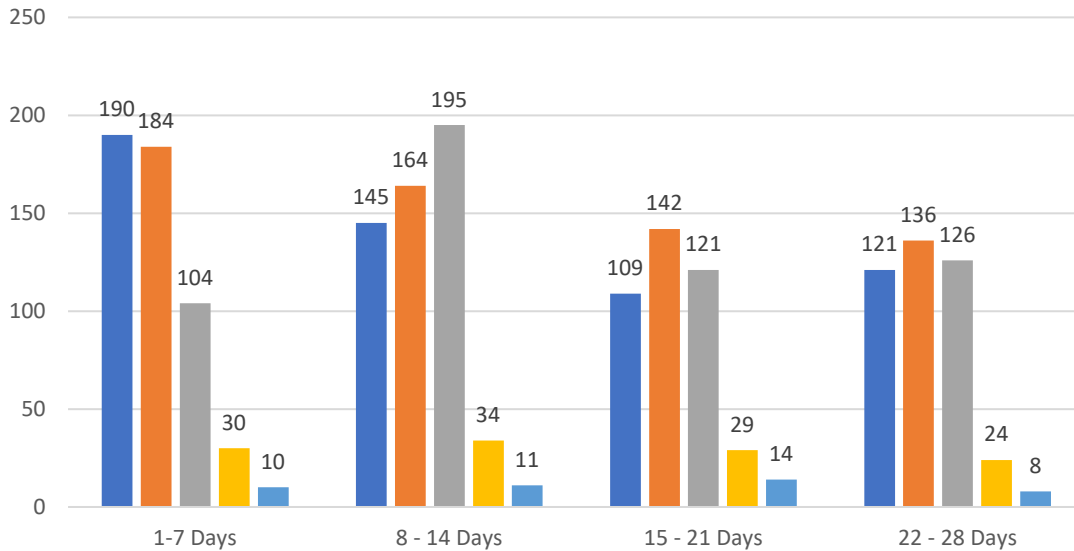


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Thursday, October 08, 2020

as of: 10/9/2020



		TOTALS	
		4 Weeks	AS OF AUGUST 31, 2020
Active		565	1,749
Pending		626	1,199
Sold*		546	833
Canceled		117	
Temp Off Market		43	

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	33	6%
Price Increase	1	0%
Prices Decrease	18	3%
Back on Market*	4	3%

*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, October 08, 2020	3,014,400	11
Wednesday, October 07, 2020	7,303,400	17
Tuesday, October 06, 2020	4,532,400	16
Monday, October 05, 2020	8,762,900	29
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	134,500	1
Friday, October 02, 2020	7,918,200	30
TOTAL	31,665,800	104

Closed prior year	\$	#
Tuesday, October 08, 2019	3,284,756	12
Monday, October 07, 2019	2,808,000	17
Sunday, October 06, 2019	-	0
Saturday, October 05, 2019	548,000	4
Friday, October 04, 2019	6,028,119	22
Thursday, October 03, 2019	4,256,900	20
Wednesday, October 02, 2019	4,348,450	14
TOTAL	21,274,225	89

7 Day Sold Analysis

% Changed	\$	#
Prior Year	49%	17%
8 - 14 Days	-48%	-47%



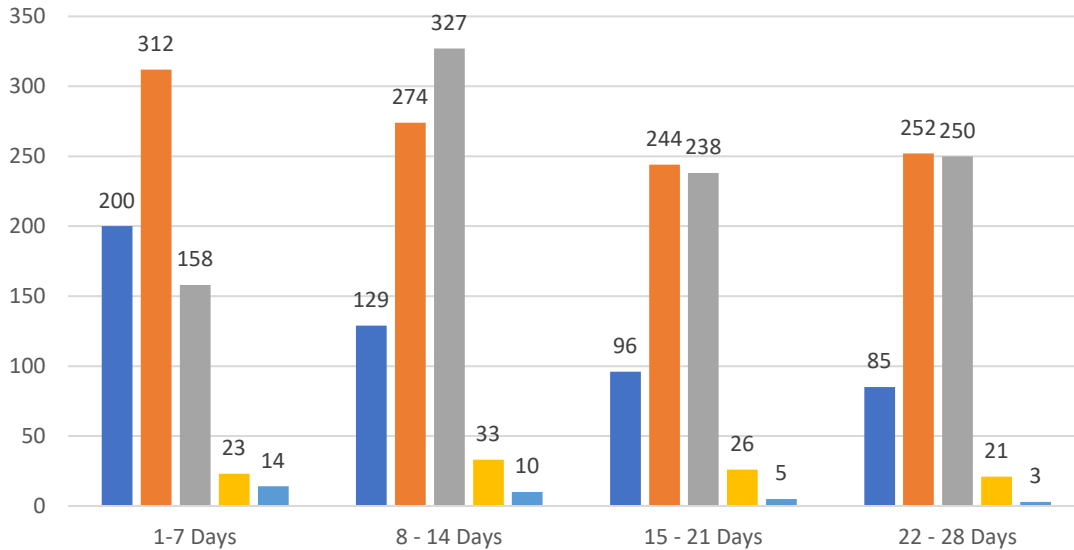


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Thursday, October 08, 2020

as of: 10/9/2020



		TOTALS	
		4 Weeks	AS OF AUGUST 31, 2020
Active		510	1,151
Pending		1,082	1,793
Sold*		973	1,239
Canceled		103	
Temp Off Market		32	

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	48	9%
Price Increase	7	1%
Prices Decrease	21	2%
Back on Market*	15	15%

*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, October 08, 2020	3,529,541	14
Wednesday, October 07, 2020	7,597,450	26
Tuesday, October 06, 2020	5,540,247	18
Monday, October 05, 2020	12,502,811	41
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	425,000	1
Friday, October 02, 2020	15,485,107	58
TOTAL	45,080,156	158

Closed prior year	\$	#
Tuesday, October 08, 2019	5,400,490	21
Monday, October 07, 2019	5,950,910	24
Sunday, October 06, 2019	-	0
Saturday, October 05, 2019	435,000	2
Friday, October 04, 2019	12,846,308	53
Thursday, October 03, 2019	6,039,730	28
Wednesday, October 02, 2019	5,496,959	20
TOTAL	36,169,397	148

7 Day Sold Analysis

% Changed	\$	#
Prior Year	25%	7%
8 - 14 Days	-52%	-52%



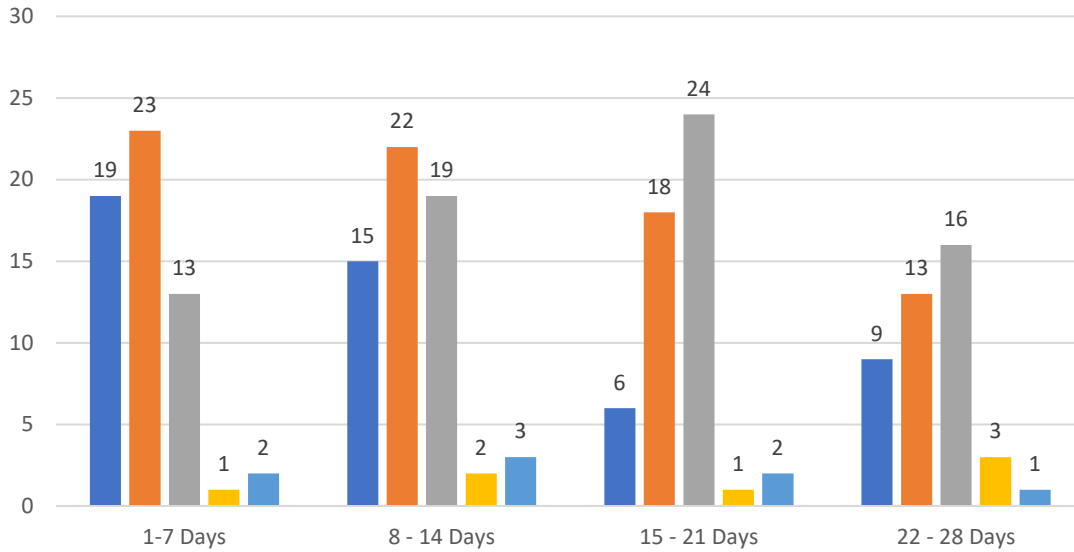


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Thursday, October 08, 2020

as of: 10/9/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, October 08, 2020	-	0
Wednesday, October 07, 2020	212,400	2
Tuesday, October 06, 2020	-	0
Monday, October 05, 2020	734,250	4
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	40,000	1
Friday, October 02, 2020	415,100	6
TOTAL	1,401,750	13

Closed prior year	\$	#
Tuesday, October 08, 2019	280,000	3
Monday, October 07, 2019	37,500	1
Sunday, October 06, 2019	-	0
Saturday, October 05, 2019	55,000	1
Friday, October 04, 2019	587,000	4
Thursday, October 03, 2019	-	0
Wednesday, October 02, 2019	350,000	3
TOTAL	1,309,500	12

	TOTALS	
	4 Weeks	AS OF AUGUST 31, 2020
Active	49	276
Pending	76	284
Sold*	72	135
Canceled	7	
Temp Off Market	8	

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

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	7%	8%
8 - 14 Days	-44%	-32%



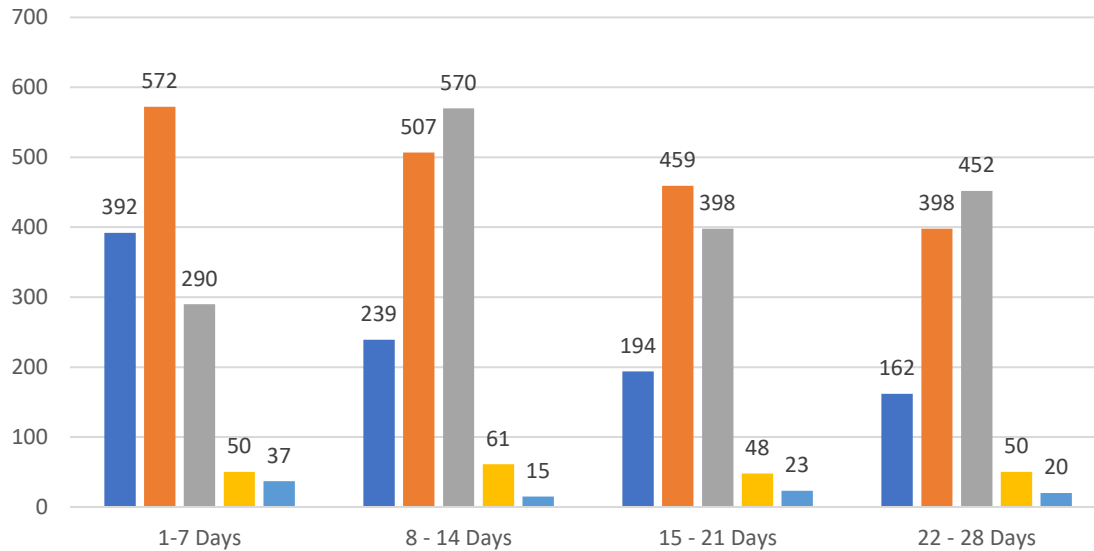


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Thursday, October 08, 2020

as of: 10/9/2020



	TOTALS	
	4 Weeks	AS OF AUGUST 31, 2020
Active	987	2,394
Pending	1,936	3,489
Sold*	1,710	2,221
Canceled	209	
Temp Off Market	95	

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	94	10%
Price Increase	37	2%
Prices Decrease	58	3%
Back on Market*	26	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, October 08, 2020	10,157,262	25
Wednesday, October 07, 2020	14,322,312	50
Tuesday, October 06, 2020	14,856,195	50
Monday, October 05, 2020	18,422,966	56
Sunday, October 04, 2020	503,900	2
Saturday, October 03, 2020	1,277,535	4
Friday, October 02, 2020	37,593,580	103
TOTAL	97,133,750	290

Closed prior year	\$	#
Tuesday, October 08, 2019	11,677,625	43
Monday, October 07, 2019	27,143,411	78
Sunday, October 06, 2019	466,000	2
Saturday, October 05, 2019	931,500	4
Friday, October 04, 2019	33,484,329	103
Thursday, October 03, 2019	13,770,519	48
Wednesday, October 02, 2019	8,349,275	34
TOTAL	95,822,659	312

7 Day Sold Analysis

% Changed	\$	#
Prior Year	1%	-7%
8 - 14 Days	-54%	-49%



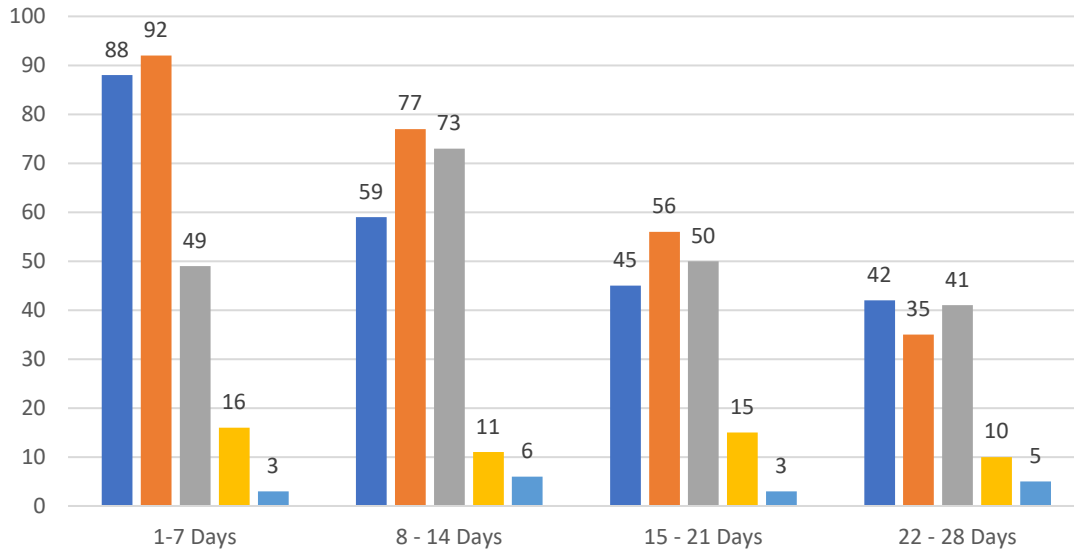


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Thursday, October 08, 2020

as of: 10/9/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, October 08, 2020	-	0
Wednesday, October 07, 2020	2,101,000	5
Tuesday, October 06, 2020	1,120,950	9
Monday, October 05, 2020	2,947,800	14
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	194,500	1
Friday, October 02, 2020	4,693,900	20
TOTAL	11,058,150	49

Closed prior year	\$	#
Tuesday, October 08, 2019	513,000	3
Monday, October 07, 2019	915,000	7
Sunday, October 06, 2019	-	0
Saturday, October 05, 2019	44,000	1
Friday, October 04, 2019	1,266,900	8
Thursday, October 03, 2019	1,534,400	6
Wednesday, October 02, 2019	666,700	3
TOTAL	4,940,000	28

TOTALS

	4 Weeks	AS OF AUGUST 31, 2020
Active	234	834
Pending	260	959
Sold*	213	588
Canceled	52	
Temp Off Market	17	

*Total sales in March

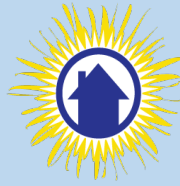
Market Changes	10/8/2020	% 4 Weeks Active
New Listings	15	6%
Price Increase	1	0%
Prices Decrease	10	5%
Back on Market*	3	6%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	124%	75%
8 - 14 Days	-27%	-75%



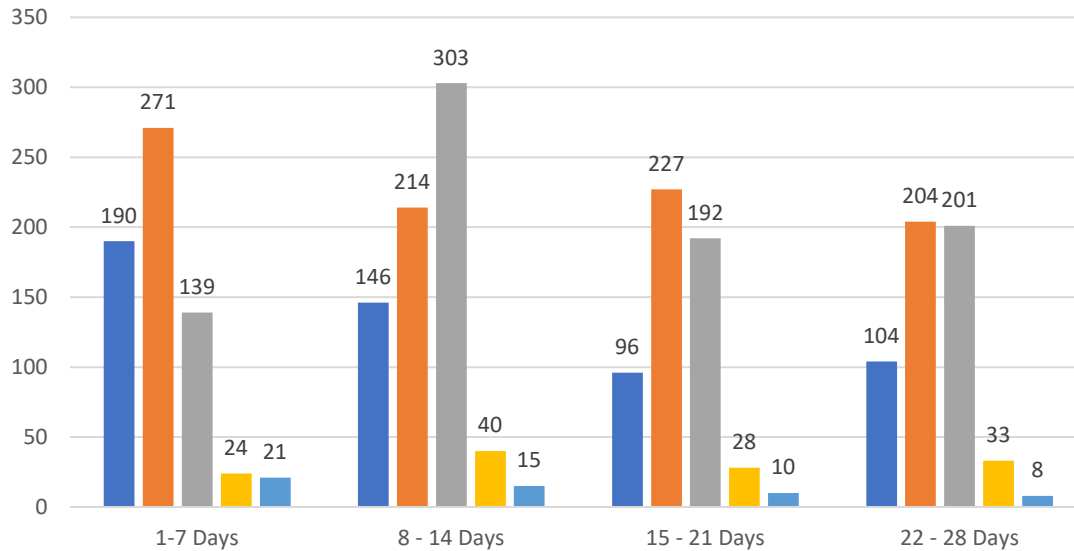


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Thursday, October 08, 2020

as of: 10/9/2020



	TOTALS	
	4 Weeks	AS OF AUGUST 31, 2020
Active	536	1,794
Pending	916	1,590
Sold*	835	308
Canceled	125	
Temp Off Market	54	

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	42	8%
Price Increase	14	2%
Prices Decrease	28	3%
Back on Market*	15	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, October 08, 2020	12,355,890	14
Wednesday, October 07, 2020	9,724,585	26
Tuesday, October 06, 2020	8,397,937	23
Monday, October 05, 2020	13,474,780	34
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	460,000	1
Friday, October 02, 2020	19,870,002	41
TOTAL	64,283,194	139

Closed prior year	\$	#
Tuesday, October 08, 2019	10,293,491	27
Monday, October 07, 2019	7,823,338	18
Sunday, October 06, 2019	-	0
Saturday, October 05, 2019	240,300	1
Friday, October 04, 2019	15,309,157	42
Thursday, October 03, 2019	7,421,400	16
Wednesday, October 02, 2019	7,858,220	16
TOTAL	48,945,906	120

7 Day Sold Analysis

% Changed	\$	#
Prior Year	31%	16%
8 - 14 Days	-50%	-54%



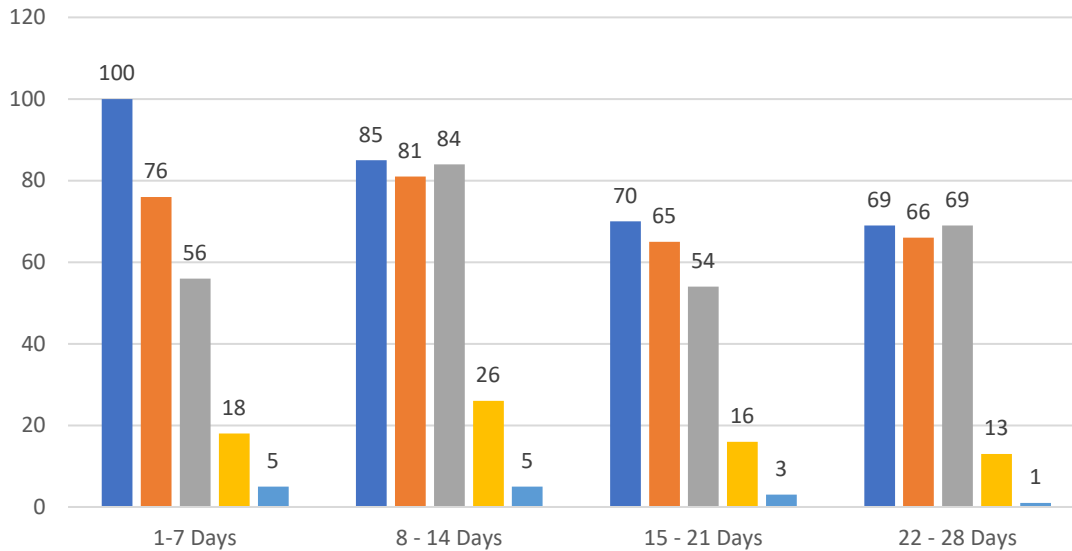


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Thursday, October 08, 2020

as of: 10/9/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, October 08, 2020	2,384,500	8
Wednesday, October 07, 2020	5,384,000	8
Tuesday, October 06, 2020	3,311,000	9
Monday, October 05, 2020	6,767,500	13
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	517,000	2
Friday, October 02, 2020	8,628,200	16
TOTAL	26,992,200	56

Closed prior year	\$	#
Tuesday, October 08, 2019	2,289,500	5
Monday, October 07, 2019	2,941,750	9
Sunday, October 06, 2019	147,000	1
Saturday, October 05, 2019	435,000	1
Friday, October 04, 2019	3,435,399	10
Thursday, October 03, 2019	1,045,700	6
Wednesday, October 02, 2019	1,606,250	5
TOTAL	11,900,599	37

TOTALS

	4 Weeks	AS OF AUGUST 31, 2020
Active	324	1,153
Pending	288	579
Sold*	263	135
Canceled	73	
Temp Off Market	14	

*Total sales in March

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	14	4%
Price Increase	0	0%
Prices Decrease	7	3%
Back on Market*	4	5%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	127%	51%
8 - 14 Days	-4%	-33%



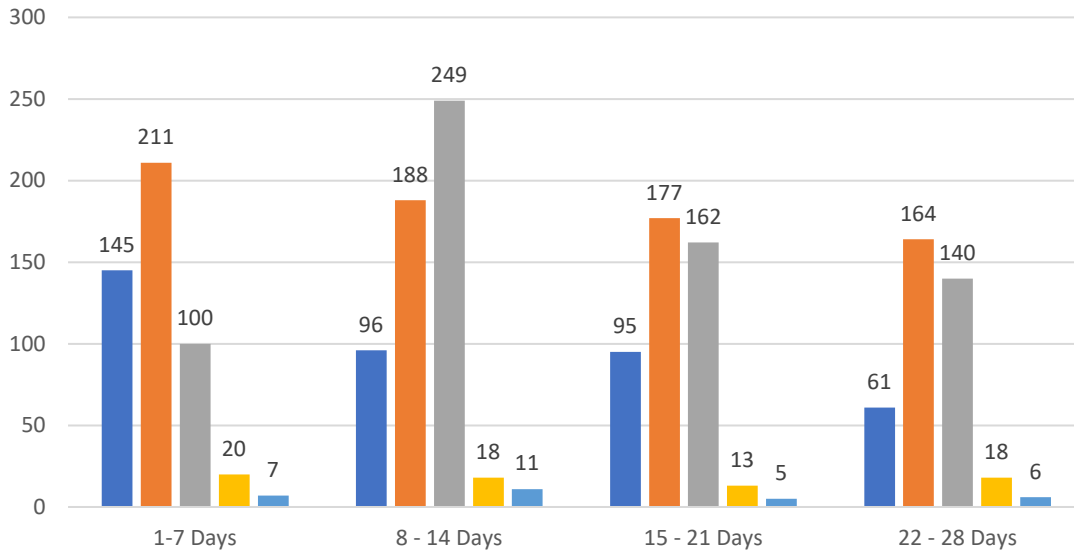


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Thursday, October 08, 2020

as of: 10/9/2020



	TOTALS	
	4 Weeks	AS OF AUGUST 31, 2020
Active	397	1,366
Pending	740	1,194
Sold*	651	1,026
Canceled	69	
Temp Off Market	29	

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	30	8%
Price Increase	3	0%
Prices Decrease	16	2%
Back on Market*	6	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	\$	#
Thursday, October 08, 2020	3,429,700	10
Wednesday, October 07, 2020	9,299,850	19
Tuesday, October 06, 2020	6,663,925	18
Monday, October 05, 2020	9,755,490	19
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	269,573	1
Friday, October 02, 2020	20,018,466	33
TOTAL	49,437,004	100

Closed prior year	\$	#
Tuesday, October 08, 2019	3,675,121	9
Monday, October 07, 2019	7,997,041	19
Sunday, October 06, 2019	-	0
Saturday, October 05, 2019	171,000	1
Friday, October 04, 2019	9,763,950	29
Thursday, October 03, 2019	5,245,790	14
Wednesday, October 02, 2019	4,746,544	10
TOTAL	31,599,446	82

7 Day Sold Analysis

% Changed	\$	#
Prior Year	56%	22%
8 - 14 Days	-56%	-60%



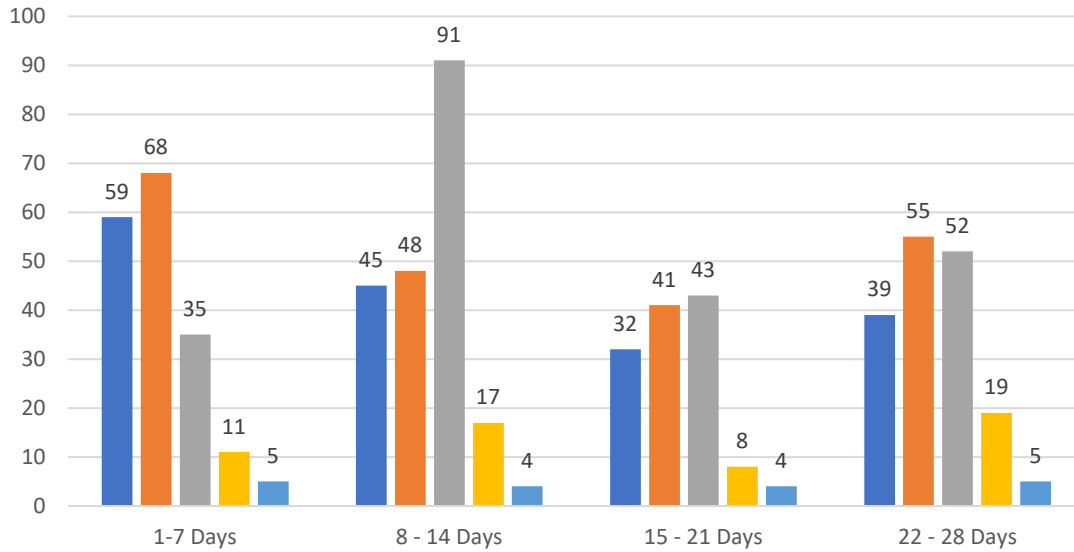


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Thursday, October 08, 2020

as of: 10/9/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Thursday, October 08, 2020	1,087,500	4
Wednesday, October 07, 2020	1,617,500	3
Tuesday, October 06, 2020	1,979,000	6
Monday, October 05, 2020	2,276,800	8
Sunday, October 04, 2020	-	0
Saturday, October 03, 2020	999,000	1
Friday, October 02, 2020	3,961,400	13
TOTAL	11,921,200	35

Closed prior year	\$	#
Tuesday, October 08, 2019	594,000	3
Monday, October 07, 2019	485,997	3
Sunday, October 06, 2019	65,000	1
Saturday, October 05, 2019	-	0
Friday, October 04, 2019	2,102,900	10
Thursday, October 03, 2019	947,250	5
Wednesday, October 02, 2019	329,275	2
TOTAL	4,524,422	24

	TOTALS	
	4 Weeks	AS OF AUGUST 31, 2020
Active	175	643
Pending	212	350
Sold*	221	238
Canceled	55	
Temp Off Market	18	

Active
Pending
Sold*
Canceled
Temp Off Market



*Total sales in March

Market Changes	10/8/2020	% 4 Weeks Active
New Listings	6	3%
Price Increase	0	0%
Prices Decrease	5	2%
Back on Market*	2	4%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	163%	46%
8 - 14 Days	-67%	-62%

