



# 4 WEEK REAL ESTATE MARKET REPORT

Wednesday, December 16, 2020

*As of: Thursday, December 17, 2020*

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- 13 Manatee County - Condominium



# 4 WEEK REAL ESTATE MARKET REPORT

## REPORT BREAKDOWN

Wednesday, December 16, 2020

as of: 12/17/2020

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

Day 28: Thursday, November 19, 2020

#### TOTALS:

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

635.8: 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

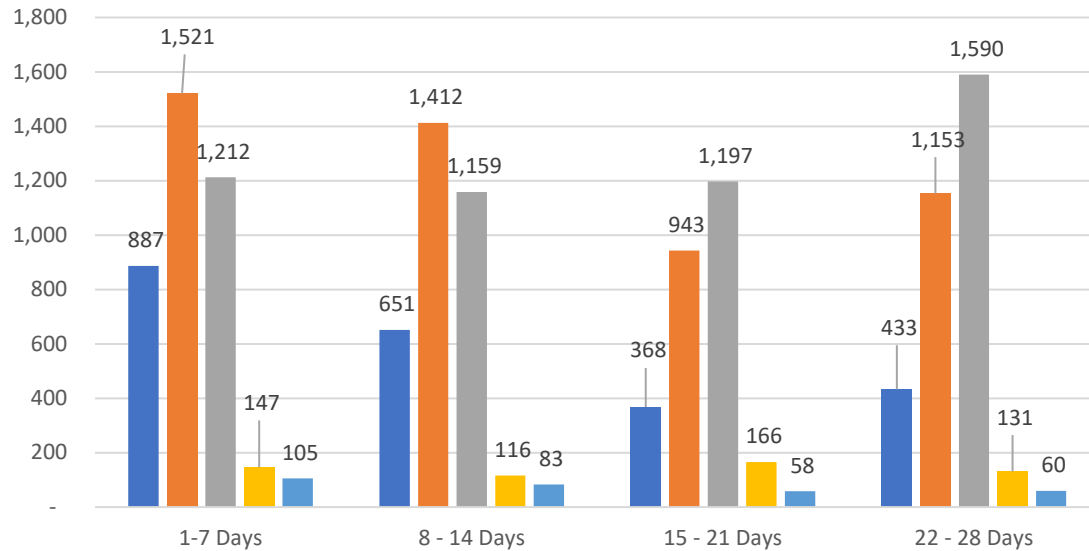


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOMES

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	2,339	7,049
Pending	5,029	9,788
Sold*	5,158	5,627
Canceled	560	
Temp Off Market	306	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	145	6%
Price Increase	22	0%
Prices Decrease	96	2%
Back on Market*	61	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	\$	#
Wednesday, December 16, 2020	41,226,278	76
Tuesday, December 15, 2020	119,026,895	258
Monday, December 14, 2020	82,017,221	224
Sunday, December 13, 2020	1,993,500	6
Saturday, December 12, 2020	2,695,570	10
Friday, December 11, 2020	175,537,469	424
Thursday, December 10, 2020	88,879,217	214
<b>Total</b>	<b>511,376,150</b>	<b>1212</b>

Closed prior year	\$	#
Monday, December 16, 2019	106,281,155	281
Sunday, December 15, 2019	1,517,075	4
Saturday, December 14, 2019	2,720,730	9
Friday, December 13, 2019	109,510,160	332
Thursday, December 12, 2019	94,672,949	230
Wednesday, December 11, 2019	44,168,781	136
Tuesday, December 10, 2019	58,891,971	177
<b>Total</b>	<b>417,762,821</b>	<b>1169</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	22%	4%
8 - 14 Days	7%	5%



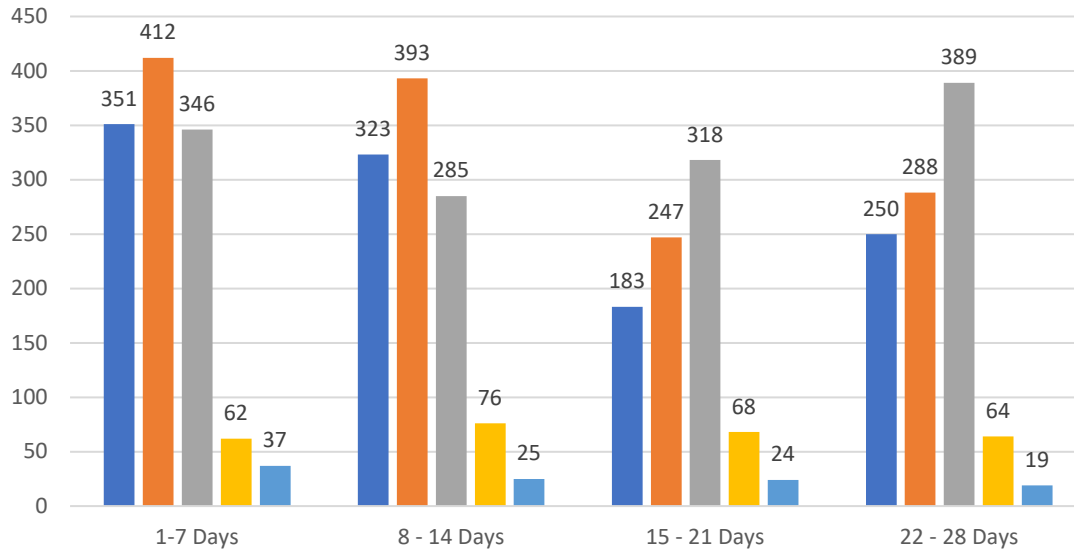


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDOMINIUM

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	1,107	4,094
Pending	1,340	3,342
Sold*	1,338	1,932
Canceled	270	
Temp Off Market	105	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	47	4%
Price Increase	5	0%
Prices Decrease	31	2%
Back on Market*	10	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	\$	#
Wednesday, December 16, 2020	9,275,025	34
Tuesday, December 15, 2020	28,465,786	73
Monday, December 14, 2020	18,604,001	56
Sunday, December 13, 2020	-	0
Saturday, December 12, 2020	432,000	2
Friday, December 11, 2020	39,764,750	123
Thursday, December 10, 2020	17,733,865	58
<b>TOTAL</b>	<b>114,275,427</b>	<b>346</b>

Closed prior year	\$	#
Monday, December 16, 2019	22,714,220	79
Sunday, December 15, 2019	854,625	2
Saturday, December 14, 2019	461,000	3
Friday, December 13, 2019	19,846,259	70
Thursday, December 12, 2019	14,709,914	61
Wednesday, December 11, 2019	11,495,526	48
Tuesday, December 10, 2019	11,728,467	43
<b>TOTAL</b>	<b>81,810,011</b>	<b>306</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	40%	13%
8 - 14 Days	25%	0%



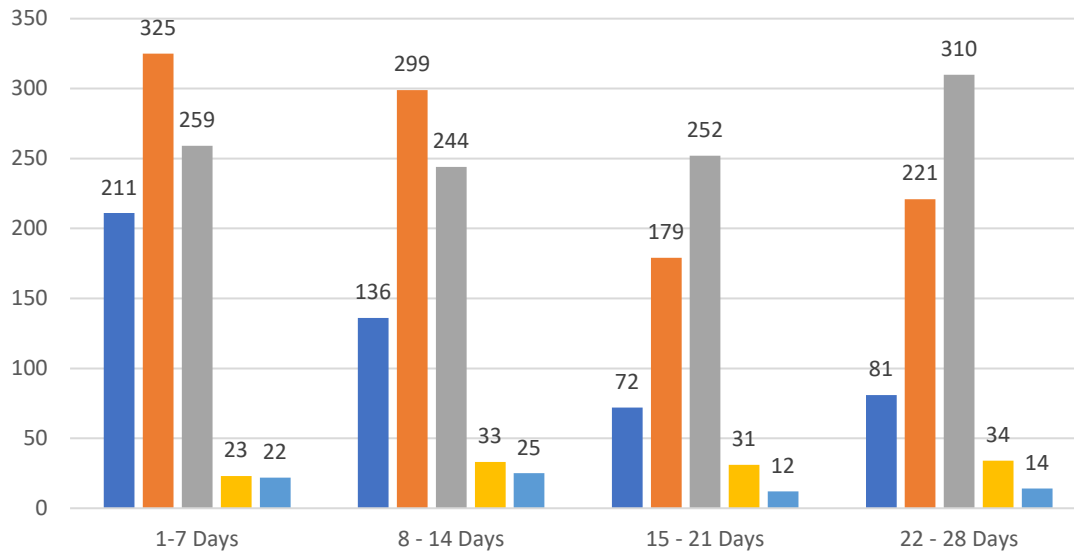


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOMES

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	500	1,344
Pending	1,024	1,827
Sold*	1,065	1,295
Canceled	121	
Temp Off Market	73	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	33	7%
Price Increase	1	0%
Prices Decrease	28	3%
Back on Market*	13	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	\$	#
Wednesday, December 16, 2020	6,514,233	19
Tuesday, December 15, 2020	38,172,946	63
Monday, December 14, 2020	18,662,047	49
Sunday, December 13, 2020	829,000	3
Saturday, December 12, 2020	141,370	1
Friday, December 11, 2020	40,501,151	98
Thursday, December 10, 2020	10,258,500	26
<b>TOTAL</b>	<b>115,079,247</b>	<b>259</b>

Closed prior year	\$	#
Monday, December 16, 2019	25,416,950	60
Sunday, December 15, 2019	200,000	1
Saturday, December 14, 2019	144,000	1
Friday, December 13, 2019	24,396,300	72
Thursday, December 12, 2019	20,248,542	57
Wednesday, December 11, 2019	9,281,275	31
Tuesday, December 10, 2019	13,896,450	45
<b>TOTAL</b>	<b>93,583,517</b>	<b>267</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	23%	-3%
8 - 14 Days	6%	6%



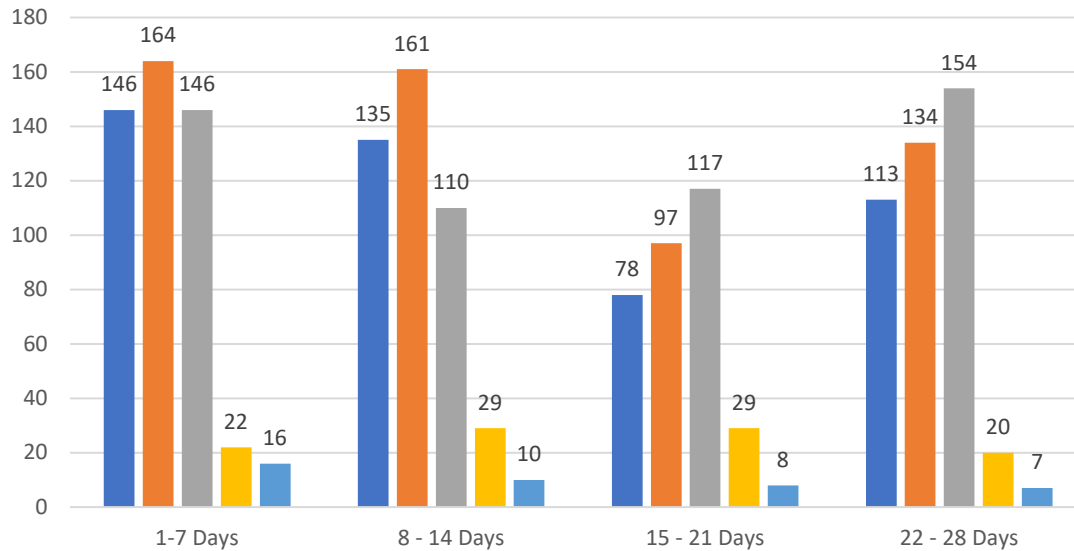


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDOMINIUM

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	472	1,514
Pending	556	1,200
Sold*	527	777
Canceled	100	
Temp Off Market	41	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	20	4%
Price Increase	3	1%
Prices Decrease	15	3%
Back on Market*	3	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	\$	#
Wednesday, December 16, 2020	3,511,000	12
Tuesday, December 15, 2020	11,484,630	27
Monday, December 14, 2020	6,422,901	21
Sunday, December 13, 2020	-	0
Saturday, December 12, 2020	-	0
Friday, December 11, 2020	17,954,200	60
Thursday, December 10, 2020	8,399,045	26
<b>Total</b>	<b>47,771,776</b>	<b>146</b>

Closed prior year	\$	#
Monday, December 16, 2019	7,354,499	28
Sunday, December 15, 2019	137,000	1
Saturday, December 14, 2019	236,000	1
Friday, December 13, 2019	7,681,900	31
Thursday, December 12, 2019	4,710,700	19
Wednesday, December 11, 2019	3,193,600	20
Tuesday, December 10, 2019	5,632,700	23
<b>Total</b>	<b>28,946,399</b>	<b>123</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	65%	19%
8 - 14 Days	72%	33%



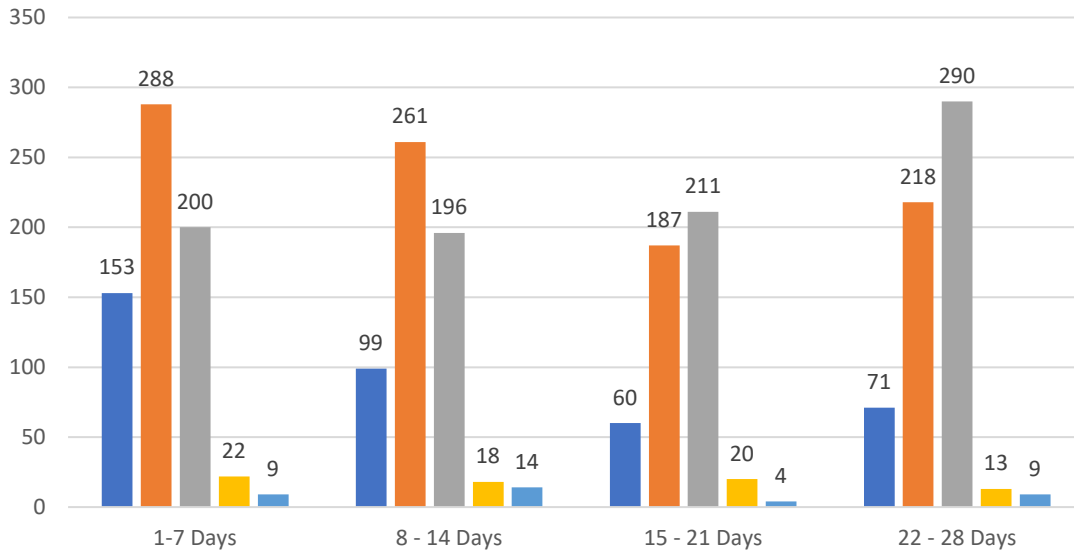


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOMES

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	383	1,001
Pending	954	1,710
Sold*	897	1,125
Canceled	73	
Temp Off Market	36	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	24	6%
Price Increase	2	0%
Prices Decrease	15	2%
Back on Market*	13	18%

\*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	\$	#
Wednesday, December 16, 2020	3,090,565	12
Tuesday, December 15, 2020	9,678,575	35
Monday, December 14, 2020	16,506,566	51
Sunday, December 13, 2020	339,500	1
Saturday, December 12, 2020	248,000	1
Friday, December 11, 2020	20,176,526	65
Thursday, December 10, 2020	9,688,594	35
<b>TOTAL</b>	<b>59,728,326</b>	<b>200</b>

Closed prior year	\$	#
Monday, December 16, 2019	14,546,357	59
Sunday, December 15, 2019	345,000	1
Saturday, December 14, 2019	141,000	1
Friday, December 13, 2019	16,040,630	63
Thursday, December 12, 2019	9,732,600	36
Wednesday, December 11, 2019	4,727,298	20
Tuesday, December 10, 2019	8,882,860	34
<b>TOTAL</b>	<b>54,415,745</b>	<b>214</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	10%	-7%
8 - 14 Days	7%	2%



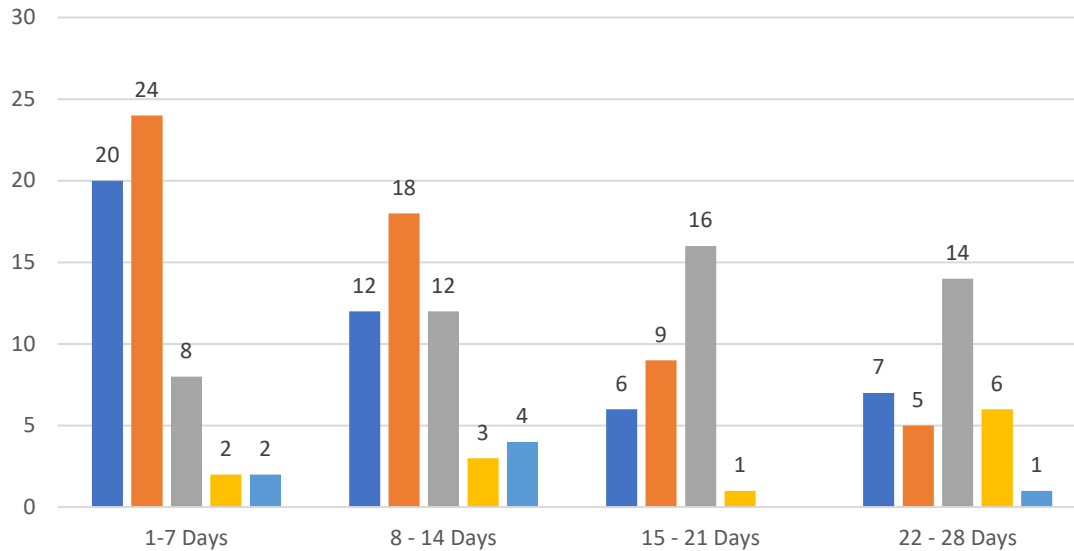


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDOMINIUM

Wednesday, December 16, 2020

as of: 12/17/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, December 16, 2020	-	0
Tuesday, December 15, 2020	259,900	2
Monday, December 14, 2020	175,400	2
Sunday, December 13, 2020	-	0
Saturday, December 12, 2020	-	0
Friday, December 11, 2020	426,500	2
Thursday, December 10, 2020	170,000	2
<b>TOTAL</b>	<b>1,031,800</b>	<b>8</b>

Closed prior year	\$	#
Monday, December 16, 2019	335,800	3
Sunday, December 15, 2019	-	0
Saturday, December 14, 2019	72,000	1
Friday, December 13, 2019	301,819	2
Thursday, December 12, 2019	141,900	2
Wednesday, December 11, 2019	228,175	2
Tuesday, December 10, 2019	345,000	3
<b>TOTAL</b>	<b>1,424,694</b>	<b>13</b>

	TOTALS	
	4 Weeks	26-Sep
Active	45	225
Pending	56	256
Sold*	50	167
Canceled	12	
Temp Off Market	7	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	4	9%
Price Increase	1	2%
Prices Decrease	1	2%
Back on Market*	2	17%

\*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	-28%	-38%
8 - 14 Days	-19%	-33%





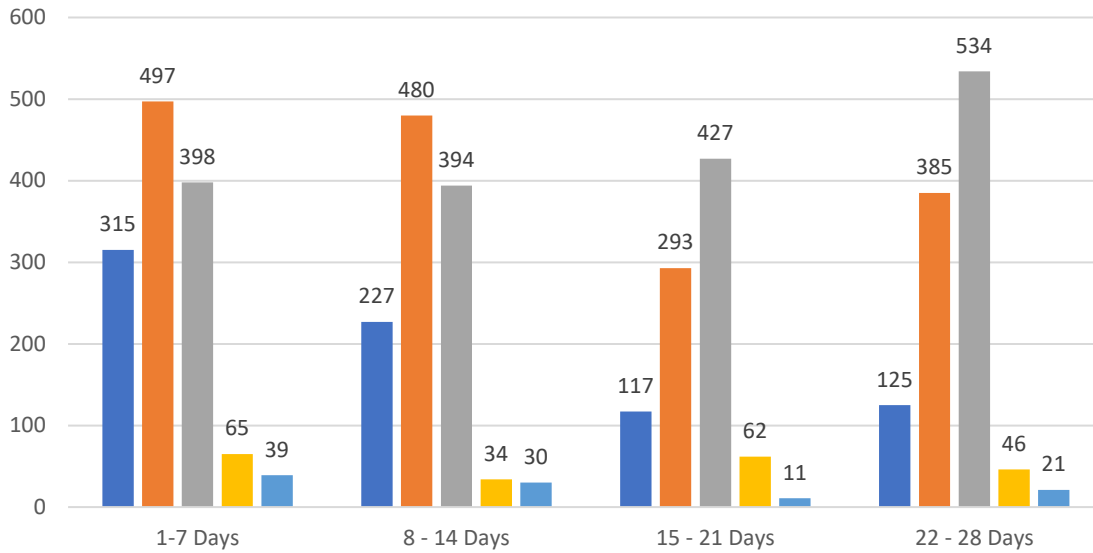


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Wednesday, December 16, 2020

as of: 12/17/2020



TOTALS		
	4 Weeks	26-Sep
Active	784	2,094
Pending	1,655	3,288
Sold*	1,753	1,903
Canceled	207	
Temp Off Market	101	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	45	6%
Price Increase	9	1%
Prices Decrease	31	2%
Back on Market*	17	8%

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

### 7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, December 16, 2020	16,319,745	26
Tuesday, December 15, 2020	34,403,413	81
Monday, December 14, 2020	19,610,067	64
Sunday, December 13, 2020	290,000	1
Saturday, December 12, 2020	1,123,200	4
Friday, December 11, 2020	54,552,760	144
Thursday, December 10, 2020	30,540,589	78
<b>Total</b>	<b>156,839,774</b>	<b>398</b>

Closed prior year	\$	#
Monday, December 16, 2019	28,861,599	89
Sunday, December 15, 2019	530,000	1
Saturday, December 14, 2019	1,153,900	4
Friday, December 13, 2019	35,073,857	113
Thursday, December 12, 2019	34,868,515	78
Wednesday, December 11, 2019	18,213,408	50
Tuesday, December 10, 2019	12,525,380	44
<b>Total</b>	<b>131,226,659</b>	<b>379</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	20%	5%
8 - 14 Days	10%	1%



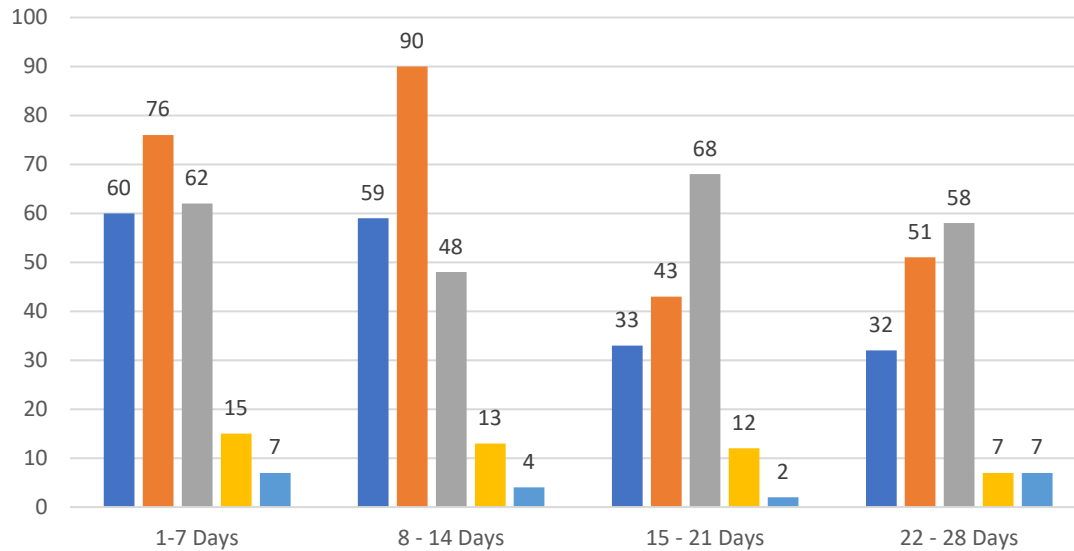


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDOMINIUM

Wednesday, December 16, 2020

as of: 12/17/2020



7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, December 16, 2020	2,816,900	11
Tuesday, December 15, 2020	2,869,499	10
Monday, December 14, 2020	1,683,900	11
Sunday, December 13, 2020	-	0
Saturday, December 12, 2020	-	0
Friday, December 11, 2020	4,343,700	19
Thursday, December 10, 2020	1,476,400	11
<b>TOTAL</b>	<b>13,190,399</b>	<b>62</b>

Closed prior year	\$	#
Monday, December 16, 2019	2,675,250	13
Sunday, December 15, 2019	-	0
Saturday, December 14, 2019	153,000	1
Friday, December 13, 2019	2,892,300	16
Thursday, December 12, 2019	3,361,200	17
Wednesday, December 11, 2019	1,291,978	9
Tuesday, December 10, 2019	345,000	3
<b>TOTAL</b>	<b>10,718,728</b>	<b>59</b>

	TOTALS	
	4 Weeks	26-Sep
Active	184	738
Pending	260	910
Sold*	236	556
Canceled	47	
Temp Off Market	20	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	9	5%
Price Increase	1	0%
Prices Decrease	5	2%
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 Analysis

% Changed	\$	#
Prior Year	23%	5%
8 - 14 Days	27%	-44%



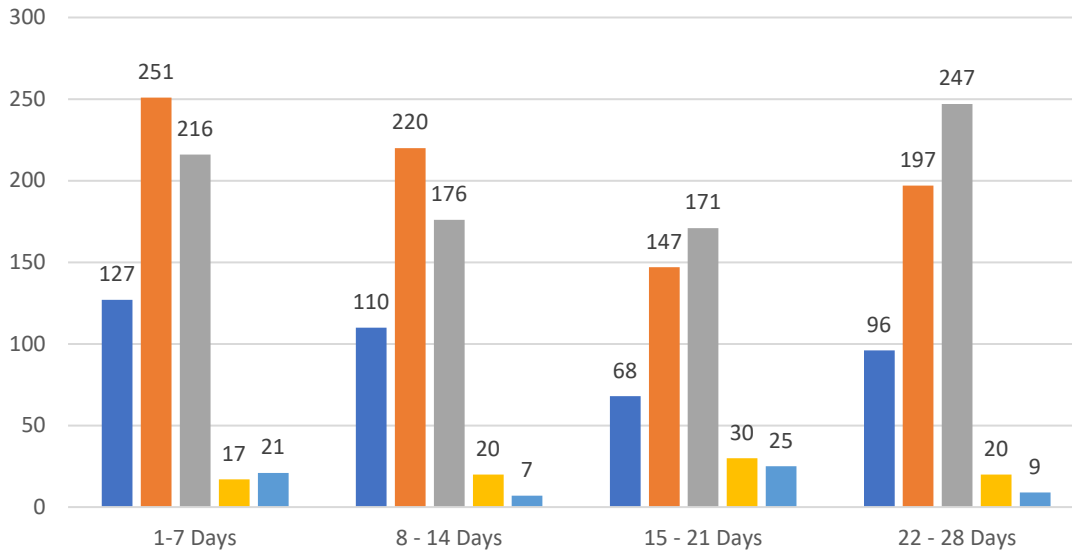


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOMES

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	401	1,538
Pending	815	1,677
Sold*	810	329
Canceled	87	
Temp Off Market	62	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	28	7%
Price Increase	4	0%
Prices Decrease	14	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	\$	#
Wednesday, December 16, 2020	9,531,400	12
Tuesday, December 15, 2020	20,208,791	46
Monday, December 14, 2020	17,991,691	38
Sunday, December 13, 2020	535,000	1
Saturday, December 12, 2020	833,000	3
Friday, December 11, 2020	42,529,315	68
Thursday, December 10, 2020	22,604,113	48
<b>TOTAL</b>	<b>114,233,310</b>	<b>216</b>

Closed prior year	\$	#
Monday, December 16, 2019	18,391,774	44
Sunday, December 15, 2019	442,075	1
Saturday, December 14, 2019	259,900	1
Friday, December 13, 2019	15,338,563	44
Thursday, December 12, 2019	18,821,167	32
Wednesday, December 11, 2019	4,614,600	17
Tuesday, December 10, 2019	15,204,704	36
<b>TOTAL</b>	<b>73,072,783</b>	<b>175</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	56%	23%
8 - 14 Days	21%	23%



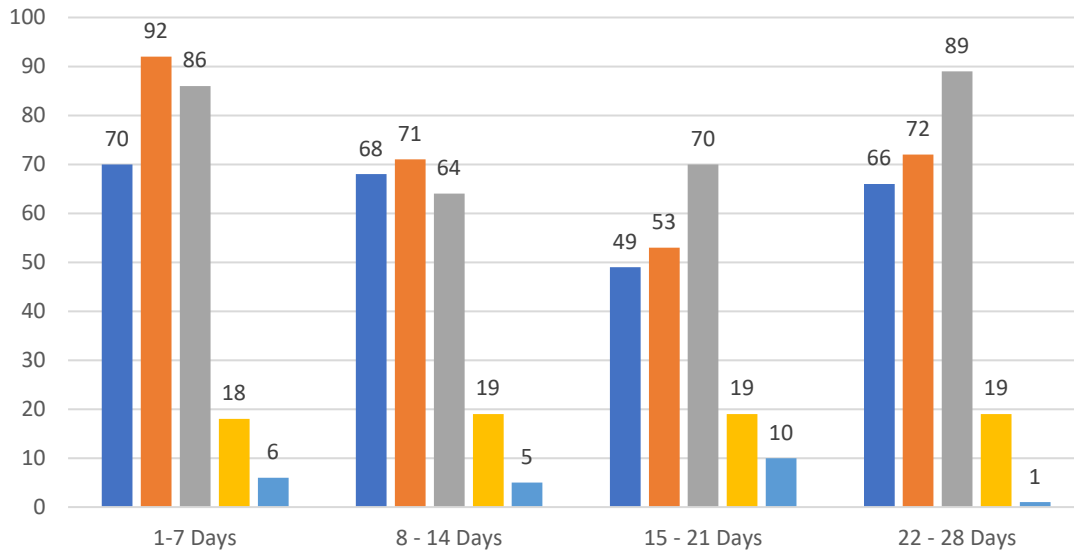


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDOMINIUM

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	253	1,057
Pending	288	620
Sold*	309	167
Canceled	75	
Temp Off Market	22	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	10	4%
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)

### 7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, December 16, 2020	2,242,125	6
Tuesday, December 15, 2020	10,624,500	20
Monday, December 14, 2020	9,590,800	17
Sunday, December 13, 2020	-	0
Saturday, December 12, 2020	199,000	1
Friday, December 11, 2020	12,375,350	27
Thursday, December 10, 2020	6,606,500	15
<b>TOTAL</b>	<b>41,638,275</b>	<b>86</b>

Closed prior year	\$	#
Monday, December 16, 2019	9,383,016	23
Sunday, December 15, 2019	717,625	1
Saturday, December 14, 2019	-	0
Friday, December 13, 2019	8,210,240	18
Thursday, December 12, 2019	3,925,714	13
Wednesday, December 11, 2019	5,212,500	9
Tuesday, December 10, 2019	4,374,769	9
<b>TOTAL</b>	<b>31,823,864</b>	<b>73</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	31%	18%
8 - 14 Days	10%	34%



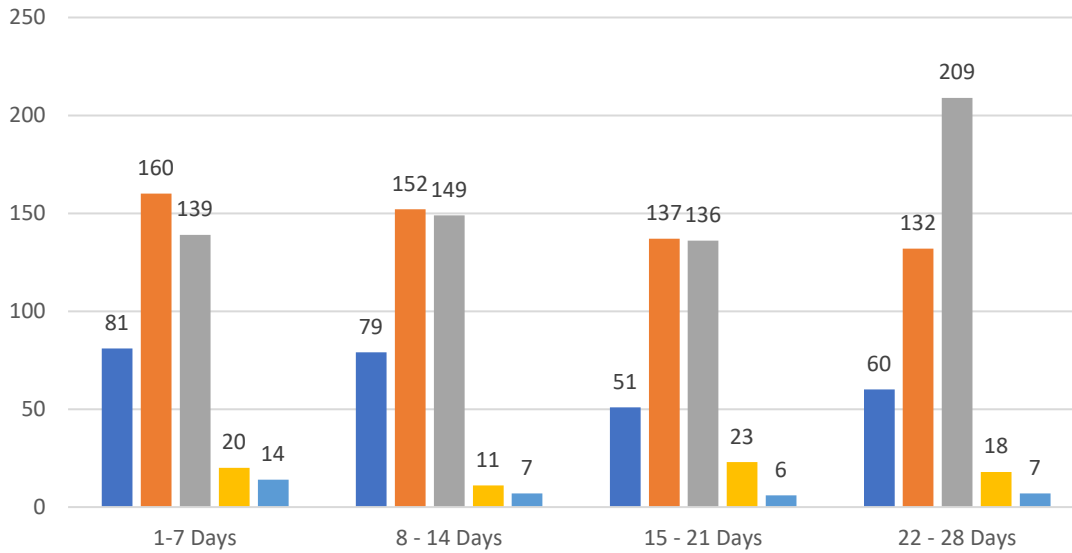


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOMES

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	271	1,072
Pending	581	1,286
Sold*	633	0,975
Canceled	72	
Temp Off Market	34	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	15	6%
Price Increase	6	1%
Prices Decrease	8	1%
Back on Market*	8	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	\$	#
Wednesday, December 16, 2020	5,770,335	7
Tuesday, December 15, 2020	16,563,170	33
Monday, December 14, 2020	9,246,850	22
Sunday, December 13, 2020	-	0
Saturday, December 12, 2020	350,000	1
Friday, December 11, 2020	17,777,717	49
Thursday, December 10, 2020	15,787,421	27
<b>TOTAL</b>	<b>65,495,493</b>	<b>139</b>

Closed prior year	\$	#
Monday, December 16, 2019	19,064,475	29
Sunday, December 15, 2019	-	0
Saturday, December 14, 2019	1,021,930	2
Friday, December 13, 2019	18,660,810	40
Thursday, December 12, 2019	11,002,125	27
Wednesday, December 11, 2019	7,332,200	18
Tuesday, December 10, 2019	8,382,577	18
<b>TOTAL</b>	<b>65,464,117</b>	<b>134</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	0%	4%
8 - 14 Days	-15%	-7%



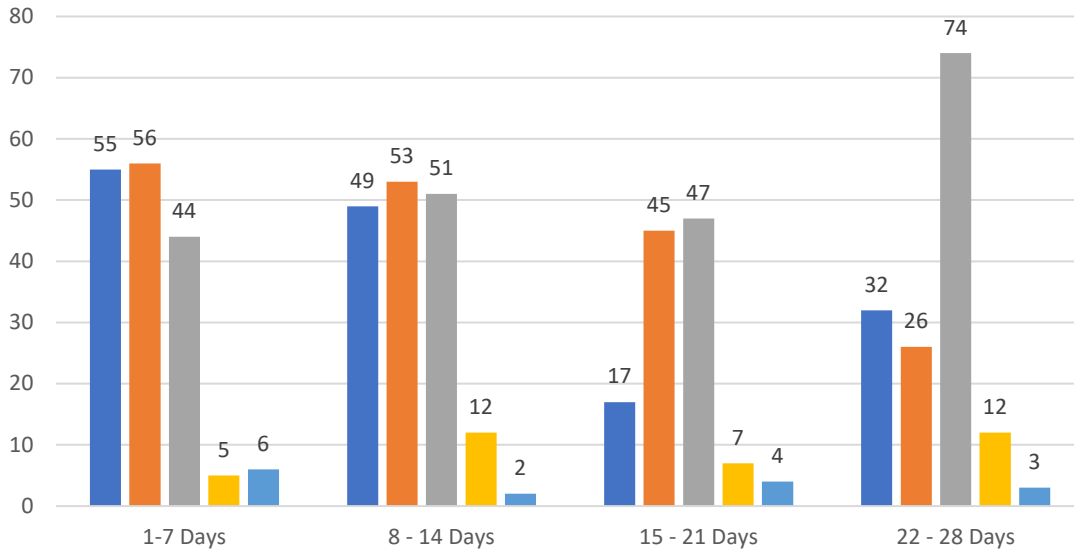


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDOMINIUM

Wednesday, December 16, 2020

as of: 12/17/2020



	TOTALS	
	4 Weeks	26-Sep
Active	153	560
Pending	180	356
Sold*	216	265
Canceled	36	
Temp Off Market	15	

Market Changes	12/16/2020	% 4 Weeks Active
New Listings	4	3%
Price Increase	0	0%
Prices Decrease	2	1%
Back on Market*	2	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	\$	#
Wednesday, December 16, 2020	705,000	5
Tuesday, December 15, 2020	3,227,257	14
Monday, December 14, 2020	731,000	5
Sunday, December 13, 2020	-	0
Saturday, December 12, 2020	233,000	1
Friday, December 11, 2020	4,665,000	15
Thursday, December 10, 2020	1,081,920	4
<b>TOTAL</b>	<b>10,643,177</b>	<b>44</b>

Closed prior year	\$	#
Monday, December 16, 2019	2,965,655	12
Sunday, December 15, 2019	-	0
Saturday, December 14, 2019	-	0
Friday, December 13, 2019	760,000	3
Thursday, December 12, 2019	2,570,400	10
Wednesday, December 11, 2019	1,569,273	8
Tuesday, December 10, 2019	1,030,998	5
<b>TOTAL</b>	<b>8,896,326</b>	<b>38</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	20%	16%
8 - 14 Days	-24%	-14%

