



# 4 WEEK REAL ESTATE MARKET REPORT

Monday, January 18, 2021

*As of: Tuesday, January 19, 2021*

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- 13 Manatee County - Condominium



# 4 WEEK REAL ESTATE MARKET REPORT

## REPORT BREAKDOWN

Monday, January 18, 2021

as of: 1/19/2021

Day 1	Monday, January 18, 2021
Day 2	Sunday, January 17, 2021
Day 3	Saturday, January 16, 2021
Day 4	Friday, January 15, 2021
Day 5	Thursday, January 14, 2021
Day 6	Wednesday, January 13, 2021
Day 7	Tuesday, January 12, 2021
Day 8	Monday, January 11, 2021
Day 9	Sunday, January 10, 2021
Day 10	Saturday, January 09, 2021
Day 11	Friday, January 08, 2021
Day 12	Thursday, January 07, 2021
Day 13	Wednesday, January 06, 2021
Day 14	Tuesday, January 05, 2021
Day 15	Monday, January 04, 2021
Day 16	Sunday, January 03, 2021
Day 17	Saturday, January 02, 2021
Day 18	Friday, January 01, 2021
Day 19	Thursday, December 31, 2020
Day 20	Wednesday, December 30, 2020
Day 21	Tuesday, December 29, 2020
Day 22	Monday, December 28, 2020
Day 23	Sunday, December 27, 2020
Day 24	Saturday, December 26, 2020
Day 25	Friday, December 25, 2020
Day 26	Thursday, December 24, 2020
Day 27	Wednesday, December 23, 2020
Day 28	Tuesday, December 22, 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, January 18, 2021

Day 28: Tuesday, December 22, 2020

#### TOTALS:

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

NOV 20: 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

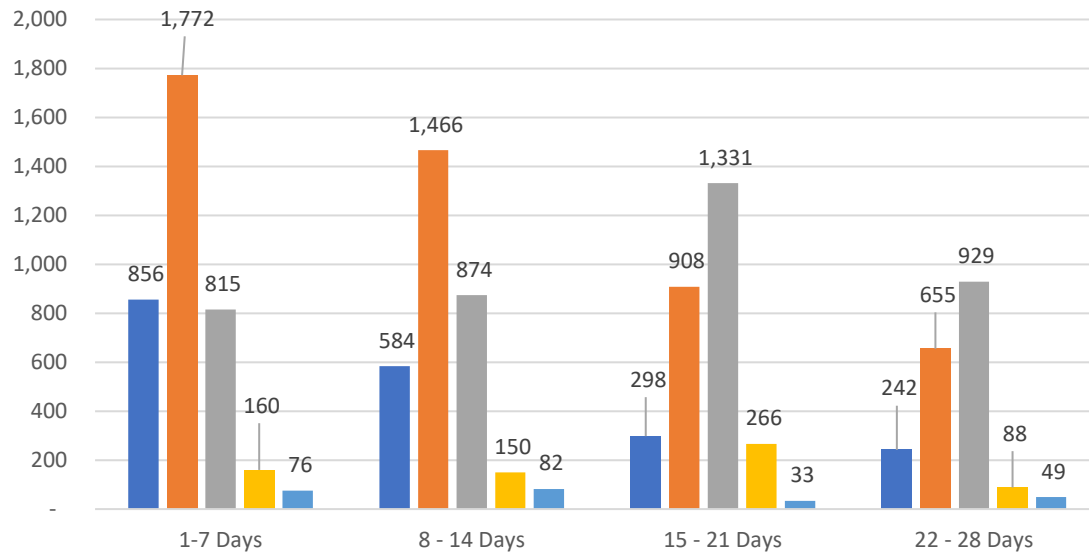


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOMES

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	1,980	6,571
Pending	4,801	9,077
Sold*	3,949	5,341
Canceled	664	
Temp Off Market	240	

Market Changes	*Total sales in March	
	1/18/2021	% 4 Weeks Active
New Listings	172	9%
Price Increase	96	2%
Prices Decrease	72	2%
Back on Market*	70	11%

\*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, January 18, 2021	6,899,275	9
Sunday, January 17, 2021	477,250	1
Saturday, January 16, 2021	678,400	3
Friday, January 15, 2021	167,985,452	391
Thursday, January 14, 2021	65,143,418	153
Wednesday, January 13, 2021	38,742,696	114
Tuesday, January 12, 2021	58,488,930	144
<b>TOTAL</b>	<b>338,415,421</b>	<b>815</b>

Closed prior year	\$	#
Saturday, January 18, 2020	3,870,621	10
Friday, January 17, 2020	88,629,346	274
Thursday, January 16, 2020	35,021,424	111
Wednesday, January 15, 2020	79,007,260	205
Tuesday, January 14, 2020	39,169,462	99
Monday, January 13, 2020	50,266,183	137
Sunday, January 12, 2020	374,500	2
<b>TOTAL</b>	<b>296,338,796</b>	<b>838</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	14%	-3%
8 - 14 Days	2%	-7%



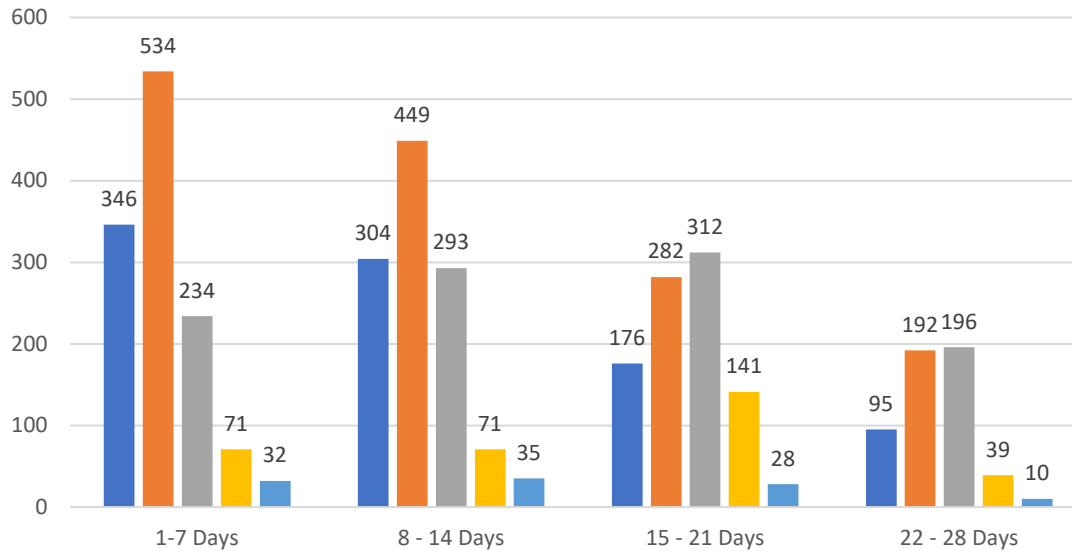


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDOMINIUM

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	921	3,779
Pending	1,457	3,282
Sold*	1,035	1,794
Canceled	322	
Temp Off Market	105	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	51	6%
Price Increase	0	0%
Prices Decrease	39	4%
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, January 18, 2021	1,057,800	4
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	46,679,424	117
Thursday, January 14, 2021	22,609,780	41
Wednesday, January 13, 2021	13,185,000	36
Tuesday, January 12, 2021	10,083,547	36
<b>TOTAL</b>	<b>93,615,551</b>	<b>234</b>

Closed prior year	\$	#
Saturday, January 18, 2020	181,000	1
Friday, January 17, 2020	21,265,264	71
Thursday, January 16, 2020	11,917,075	31
Wednesday, January 15, 2020	26,639,725	65
Tuesday, January 14, 2020	4,883,756	17
Monday, January 13, 2020	10,598,610	27
Sunday, January 12, 2020	220,000	3
<b>TOTAL</b>	<b>75,705,430</b>	<b>215</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	24%	9%
8 - 14 Days	13%	-35%



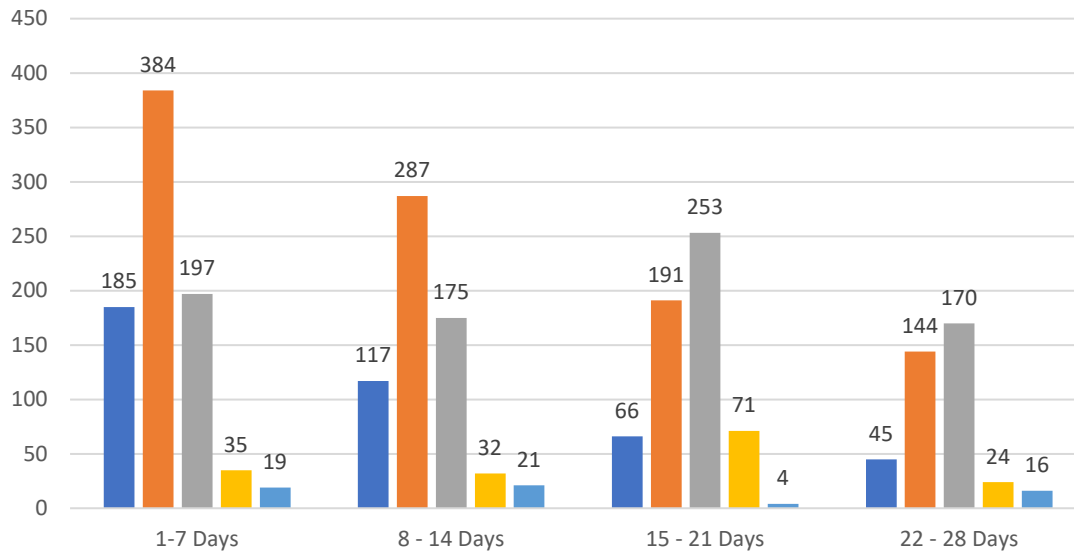


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOMES

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	413	1,396
Pending	1,006	1,681
Sold*	795	1,165
Canceled	162	
Temp Off Market	60	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	37	9%
Price Increase	1	0%
Prices Decrease	22	3%
Back on Market*	10	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

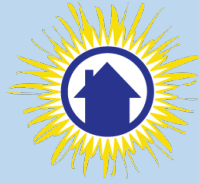
Closed in last 7 days	\$	#
Monday, January 18, 2021	390,000	1
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	42,007,537	105
Thursday, January 14, 2021	13,561,599	28
Wednesday, January 13, 2021	11,783,062	30
Tuesday, January 12, 2021	15,824,996	33
<b>TOTAL</b>	<b>83,567,194</b>	<b>197</b>

Closed prior year	\$	#
Saturday, January 18, 2020	1,130,000	3
Friday, January 17, 2020	20,494,300	70
Thursday, January 16, 2020	9,013,640	25
Wednesday, January 15, 2020	20,953,400	50
Tuesday, January 14, 2020	4,247,050	11
Monday, January 13, 2020	11,627,799	36
Sunday, January 12, 2020	-	0
<b>TOTAL</b>	<b>67,466,189</b>	<b>195</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	24%	1%
8 - 14 Days	34%	13%



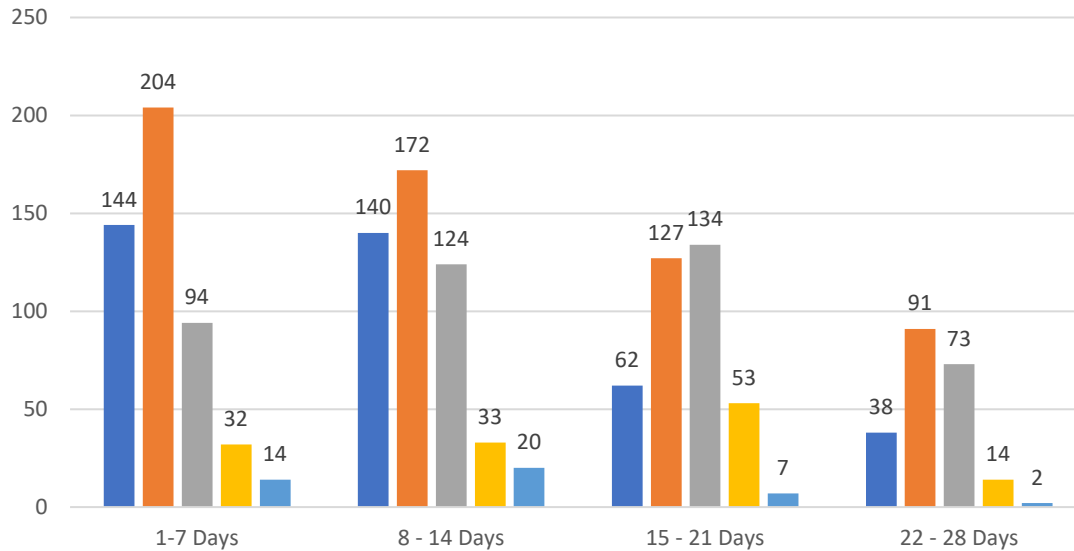


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDOMINIUM

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	384	1,494
Pending	594	1,157
Sold*	425	698
Canceled	132	
Temp Off Market	43	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	25	7%
Price Increase	0	0%
Prices Decrease	13	3%
Back on Market*	8	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	\$	#
Monday, January 18, 2021	554,900	2
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	16,638,800	48
Thursday, January 14, 2021	4,640,300	19
Wednesday, January 13, 2021	3,059,000	11
Tuesday, January 12, 2021	3,905,847	14
<b>TOTAL</b>	<b>28,798,847</b>	<b>94</b>

Closed prior year	\$	#
Saturday, January 18, 2020	181,000	1
Friday, January 17, 2020	9,414,900	34
Thursday, January 16, 2020	2,345,500	11
Wednesday, January 15, 2020	7,896,400	24
Tuesday, January 14, 2020	855,000	4
Monday, January 13, 2020	2,338,500	10
Sunday, January 12, 2020	71,500	1
<b>TOTAL</b>	<b>23,102,800</b>	<b>85</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	25%	11%
8 - 14 Days	-16%	-24%



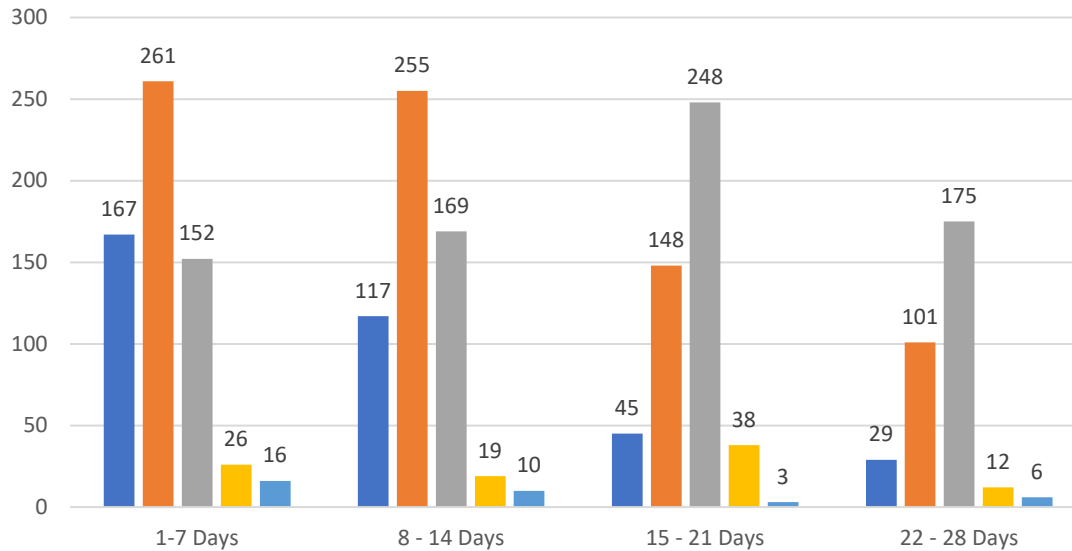


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOMES

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	358	0,928
Pending	765	1,615
Sold*	744	1,009
Canceled	95	
Temp Off Market	35	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	29	8%
Price Increase	19	2%
Prices Decrease	10	1%
Back on Market*	14	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	\$	#
Monday, January 18, 2021	1,119,275	3
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	368,400	2
Friday, January 15, 2021	21,032,154	69
Thursday, January 14, 2021	8,157,533	25
Wednesday, January 13, 2021	6,303,175	24
Tuesday, January 12, 2021	6,818,743	29
<b>TOTAL</b>	<b>43,799,280</b>	<b>152</b>

Closed prior year	\$	#
Saturday, January 18, 2020	219,000	1
Friday, January 17, 2020	11,996,709	51
Thursday, January 16, 2020	3,676,653	14
Wednesday, January 15, 2020	8,907,863	35
Tuesday, January 14, 2020	2,386,390	12
Monday, January 13, 2020	2,444,320	15
Sunday, January 12, 2020	132,000	1
<b>TOTAL</b>	<b>29,762,935</b>	<b>129</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	47%	18%
8 - 14 Days	-16%	-10%



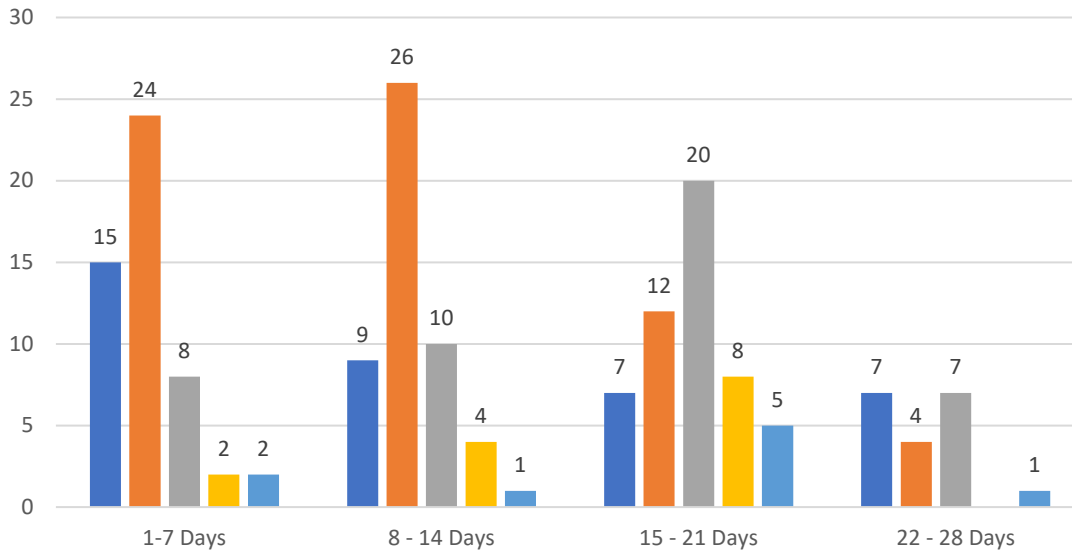


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDOMINIUM

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	38	224
Pending	66	239
Sold*	45	158
Canceled	14	
Temp Off Market	9	

*\*Total sales in March*

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	1	3%
Price Increase	0	0%
Prices Decrease	6	13%
Back on Market*	0	0%

*\*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, January 18, 2021	-	0
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	480,500	5
Thursday, January 14, 2021	126,900	2
Wednesday, January 13, 2021	-	0
Tuesday, January 12, 2021	72,000	1
<b>Total</b>	<b>679,400</b>	<b>8</b>

Closed prior year	\$	#
Saturday, January 18, 2020	-	0
Friday, January 17, 2020	469,800	4
Thursday, January 16, 2020	171,000	2
Wednesday, January 15, 2020	572,500	4
Tuesday, January 14, 2020	204,500	2
Monday, January 13, 2020	175,000	2
Sunday, January 12, 2020	-	0
<b>Total</b>	<b>1,592,800</b>	<b>14</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-57%	-43%
8 - 14 Days	-37%	-20%





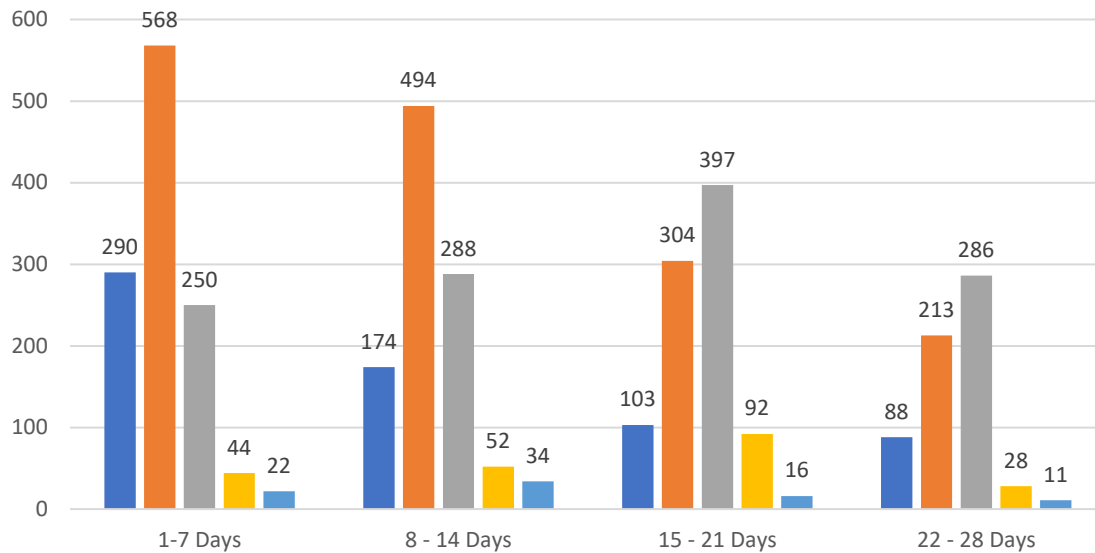


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	655	1,915
Pending	1,579	2,984
Sold*	1,221	1,891
Canceled	216	
Temp Off Market	83	

Market Changes	1/18/2021	% 4 Weeks Active
	New Listings	52
Price Increase	31	2%
Prices Decrease	17	1%
Back on Market*	22	10%

\*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, January 18, 2021	4,650,000	4
Sunday, January 17, 2021	477,250	1
Saturday, January 16, 2021	310,000	1
Friday, January 15, 2021	54,540,292	115
Thursday, January 14, 2021	19,941,720	48
Wednesday, January 13, 2021	11,630,270	34
Tuesday, January 12, 2021	15,880,041	47
<b>TOTAL</b>	<b>107,429,573</b>	<b>250</b>

Closed prior year	\$	#
Saturday, January 18, 2020	1,252,746	3
Friday, January 17, 2020	31,769,301	85
Thursday, January 16, 2020	11,845,431	37
Wednesday, January 15, 2020	17,839,407	63
Tuesday, January 14, 2020	12,468,862	41
Monday, January 13, 2020	18,414,685	49
Sunday, January 12, 2020	242,500	1
<b>TOTAL</b>	<b>93,832,932</b>	<b>279</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	14%	-10%
8 - 14 Days	-3%	-13%



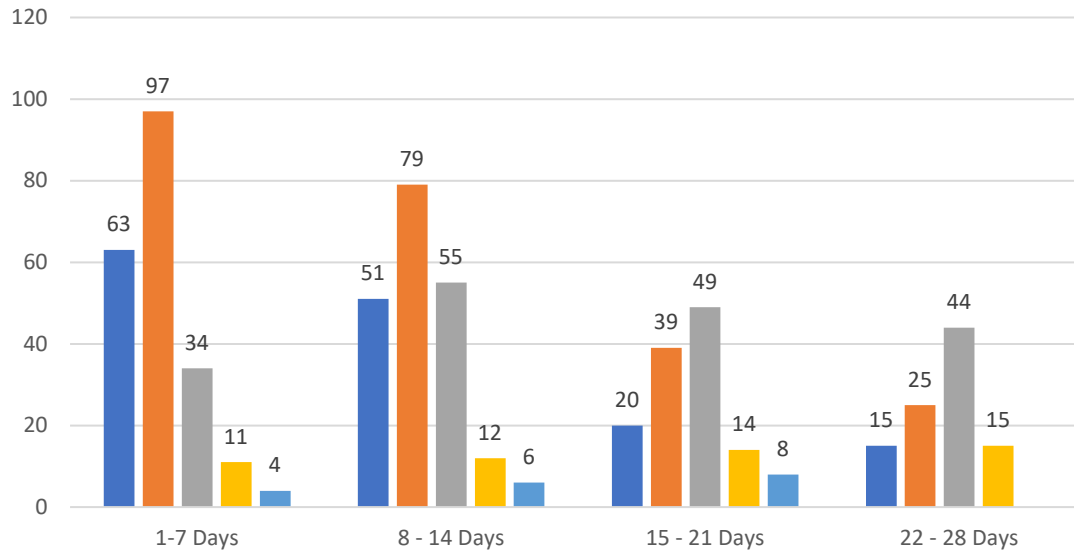


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDOMINIUM

Monday, January 18, 2021

as of: 1/19/2021



### 7 Day Sold Comparison

Closed in last 7 days	\$	#
Monday, January 18, 2021	77,900	1
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	4,214,999	17
Thursday, January 14, 2021	940,800	4
Wednesday, January 13, 2021	684,800	5
Tuesday, January 12, 2021	1,762,000	7
<b>TOTAL</b>	<b>7,680,499</b>	<b>34</b>

Closed prior year	\$	#
Saturday, January 18, 2020	-	0
Friday, January 17, 2020	1,645,400	7
Thursday, January 16, 2020	1,031,400	6
Wednesday, January 15, 2020	1,762,000	8
Tuesday, January 14, 2020	894,400	4
Monday, January 13, 2020	1,320,500	6
Sunday, January 12, 2020	86,500	1
<b>TOTAL</b>	<b>6,740,200</b>	<b>32</b>

	TOTALS	
	4 Weeks	NOV 20
Active	149	670
Pending	240	817
Sold*	182	508
Canceled	52	
Temp Off Market	18	

Active  
Pending  
Sold\*  
Canceled  
Temp Off Market



\*Total sales in March

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	8	5%
Price Increase	0	0%
Prices Decrease	6	3%
Back on Market*	1	2%

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

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	14%	6%
8 - 14 Days	-29%	-73%



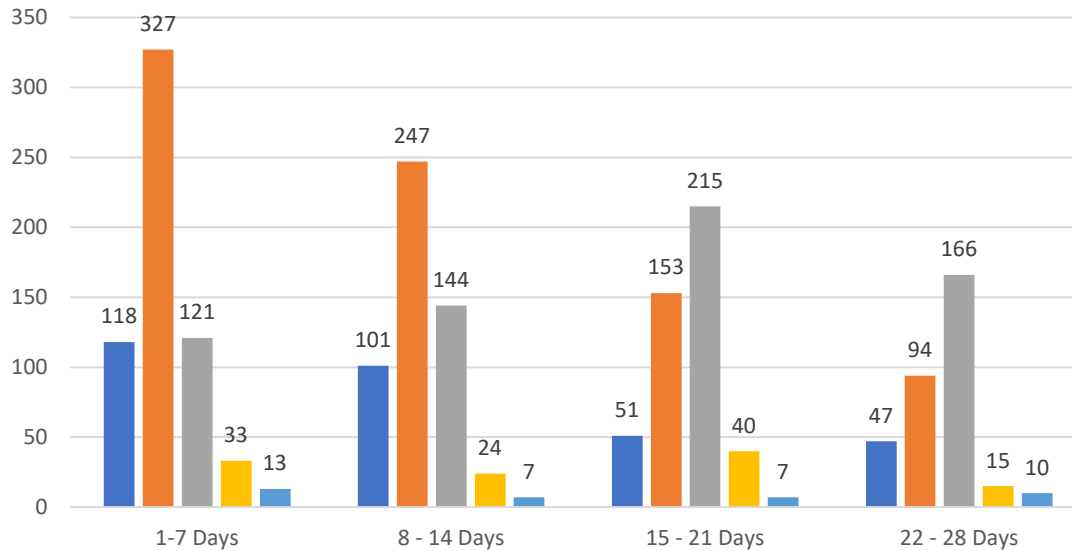


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOMES

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	317	1,354
Pending	821	1,636
Sold*	646	316
Canceled	112	
Temp Off Market	37	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	32	10%
Price Increase	22	3%
Prices Decrease	16	2%
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, January 18, 2021	740,000	1
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	27,459,249	56
Thursday, January 14, 2021	14,751,740	34
Wednesday, January 13, 2021	5,671,250	16
Tuesday, January 12, 2021	8,443,000	14
<b>TOTAL</b>	<b>57,065,239</b>	<b>121</b>

Closed prior year	\$	#
Saturday, January 18, 2020	803,195	2
Friday, January 17, 2020	13,107,709	41
Thursday, January 16, 2020	6,364,650	20
Wednesday, January 15, 2020	19,874,800	31
Tuesday, January 14, 2020	9,995,400	19
Monday, January 13, 2020	10,030,779	20
Sunday, January 12, 2020	-	0
<b>TOTAL</b>	<b>60,176,533</b>	<b>133</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-5%	-9%
8 - 14 Days	-7%	-16%



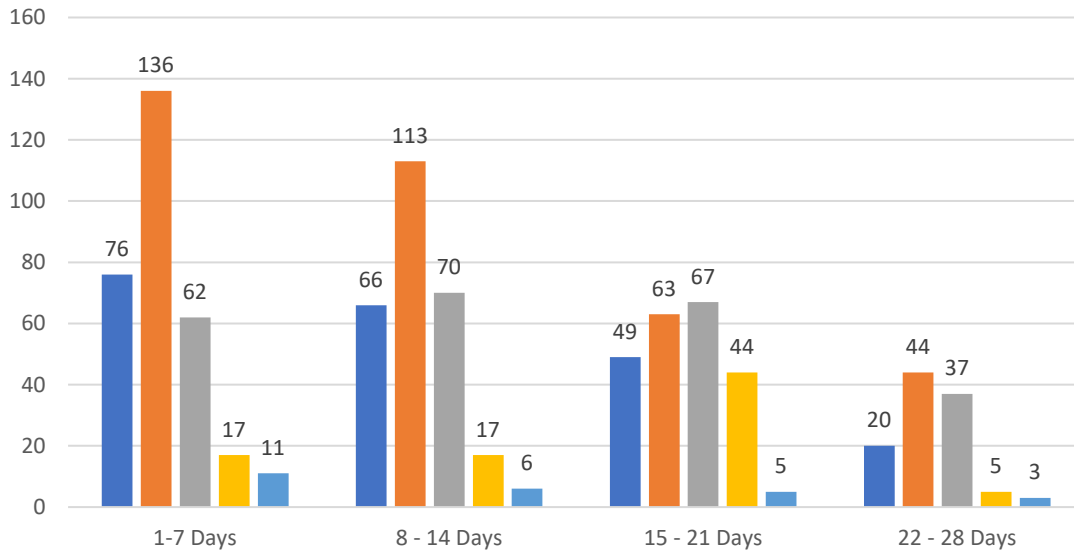


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDOMINIUM

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	211	0,926
Pending	356	718
Sold*	236	158
Canceled	83	
Temp Off Market	25	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	12	6%
Price Increase	0	0%
Prices Decrease	11	5%
Back on Market*	4	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	\$	#
Monday, January 18, 2021	425,000	1
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	20,344,125	29
Thursday, January 14, 2021	16,259,640	12
Wednesday, January 13, 2021	7,470,000	11
Tuesday, January 12, 2021	3,470,700	9
<b>TOTAL</b>	<b>47,969,465</b>	<b>62</b>

Closed prior year	\$	#
Saturday, January 18, 2020	-	0
Friday, January 17, 2020	8,515,764	18
Thursday, January 16, 2020	6,759,175	8
Wednesday, January 15, 2020	12,963,325	18
Tuesday, January 14, 2020	2,610,956	4
Monday, January 13, 2020	6,439,610	7
Sunday, January 12, 2020	-	0
<b>TOTAL</b>	<b>37,288,830</b>	<b>55</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	29%	13%
8 - 14 Days	72%	-11%



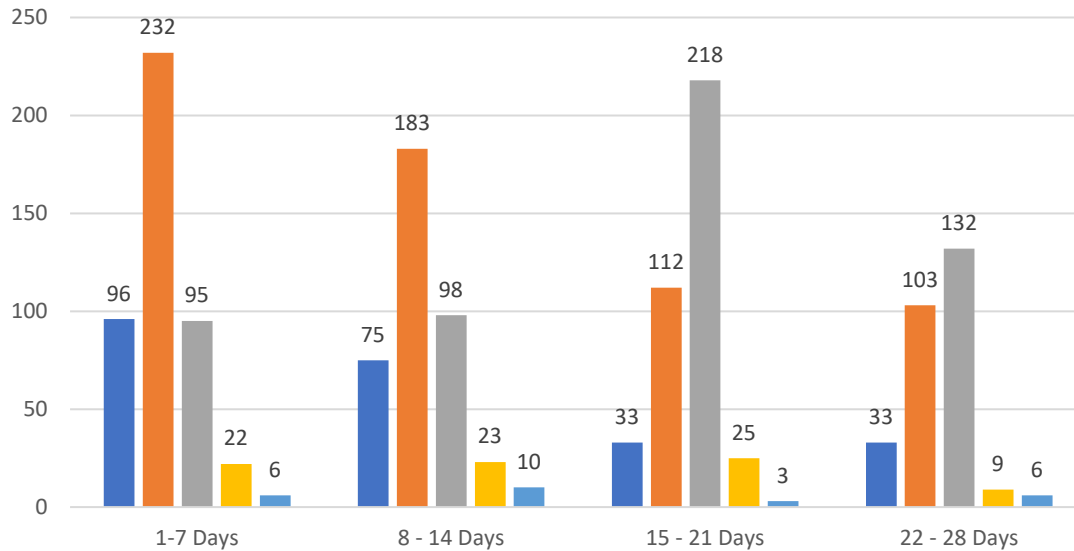


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOMES

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	237	0,978
Pending	630	1,161
Sold*	543	0,960
Canceled	79	
Temp Off Market	25	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	22	9%
Price Increase	23	4%
Prices Decrease	7	1%
Back on Market*	6	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, January 18, 2021	-	0
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	22,946,220	46
Thursday, January 14, 2021	8,730,826	18
Wednesday, January 13, 2021	3,354,939	10
Tuesday, January 12, 2021	11,522,150	21
<b>TOTAL</b>	<b>46,554,135</b>	<b>95</b>

Closed prior year	\$	#
Saturday, January 18, 2020	465,680	1
Friday, January 17, 2020	11,261,327	27
Thursday, January 16, 2020	4,121,050	15
Wednesday, January 15, 2020	11,431,790	26
Tuesday, January 14, 2020	10,071,760	16
Monday, January 13, 2020	7,748,600	17
Sunday, January 12, 2020	-	0
<b>TOTAL</b>	<b>45,100,207</b>	<b>102</b>

### 7 Day Sold Analysis

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



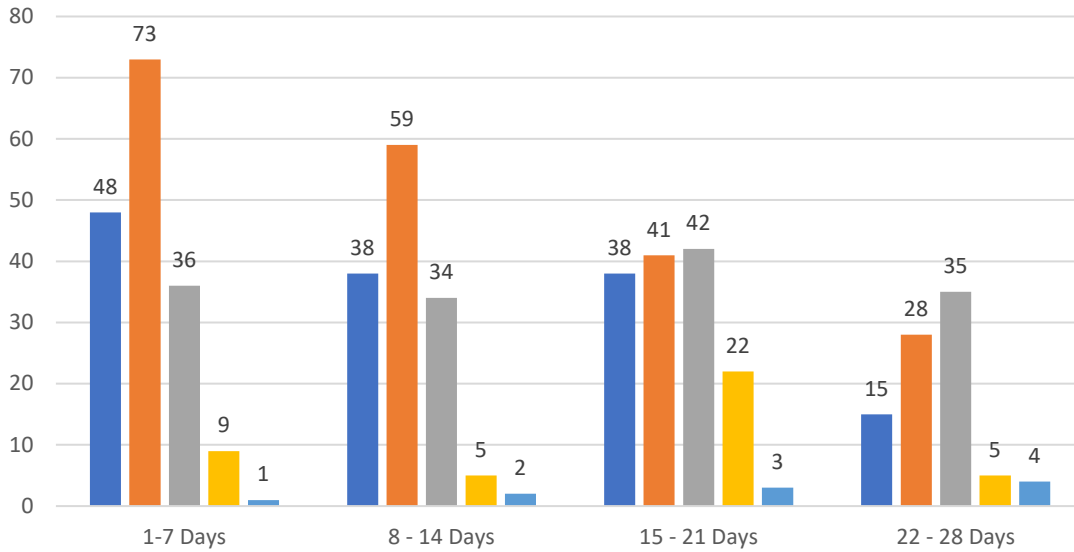


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDOMINIUM

Monday, January 18, 2021

as of: 1/19/2021



	TOTALS	
	4 Weeks	NOV 20
Active	139	465
Pending	201	351
Sold*	147	272
Canceled	41	
Temp Off Market	10	

Market Changes	1/18/2021	% 4 Weeks Active
New Listings	5	4%
Price Increase	0	0%
Prices Decrease	3	2%
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, January 18, 2021	-	0
Sunday, January 17, 2021	-	0
Saturday, January 16, 2021	-	0
Friday, January 15, 2021	5,001,000	18
Thursday, January 14, 2021	642,140	4
Wednesday, January 13, 2021	1,971,200	9
Tuesday, January 12, 2021	873,000	5
<b>TOTAL</b>	<b>8,487,340</b>	<b>36</b>

Closed prior year	\$	#
Saturday, January 18, 2020	-	0
Friday, January 17, 2020	1,219,400	8
Thursday, January 16, 2020	1,610,000	4
Wednesday, January 15, 2020	3,445,500	11
Tuesday, January 14, 2020	318,900	3
Monday, January 13, 2020	325,000	2
Sunday, January 12, 2020	62,000	1
<b>TOTAL</b>	<b>6,980,800</b>	<b>29</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	22%	24%
8 - 14 Days	0%	6%

