



4 WEEK REAL ESTATE MARKET REPORT

Monday, February 15, 2021

As of: Tuesday, February 16, 2021

- 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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- 8 Hillsborough 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 Monday, February 15, 2021

as of: 2/16/2021

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

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, February 15, 2021

Day 28: Tuesday, January 19, 2021

TOTALS:

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

DEC 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

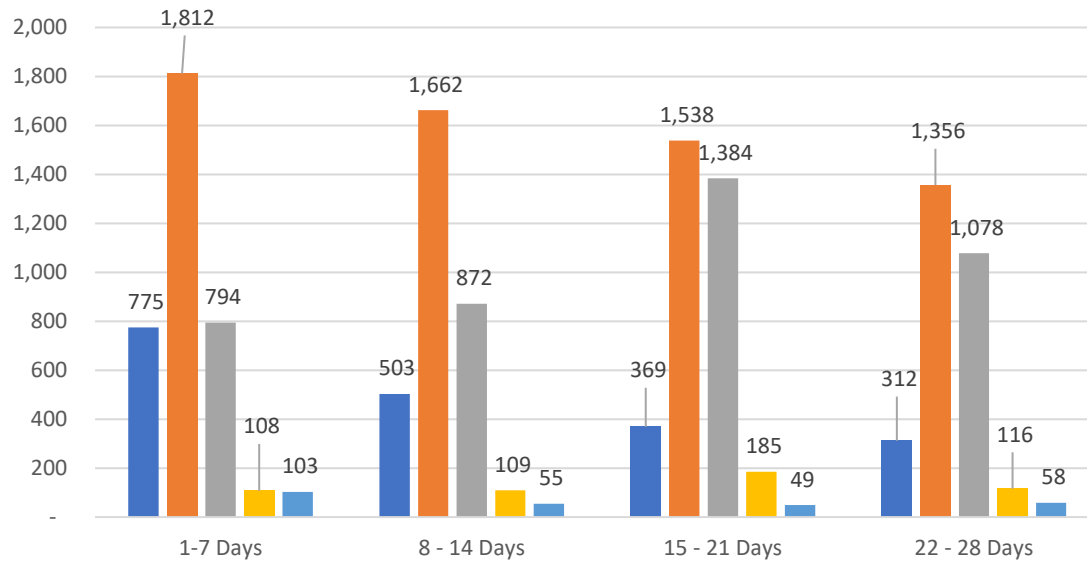


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	1,959	5,995
Pending	6,368	7,424
Sold*	4,128	5,990
Canceled	518	
Temp Off Market	265	

Market Changes	2/15/2021	% 4 Weeks Active
	New Listings	134
Price Increase	148	2%
Prices Decrease	60	1%
Back on Market*	44	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, February 15, 2021	9,729,061	20
Sunday, February 14, 2021	448,000	2
Saturday, February 13, 2021	1,372,000	3
Friday, February 12, 2021	132,322,691	319
Thursday, February 11, 2021	57,124,135	139
Wednesday, February 10, 2021	79,956,818	169
Tuesday, February 09, 2021	49,331,111	142
TOTAL	330,283,816	794

Closed prior year	\$	#
Saturday, February 15, 2020	1,816,200	7
Friday, February 14, 2020	136,860,779	408
Thursday, February 13, 2020	41,517,117	130
Wednesday, February 12, 2020	38,487,795	120
Tuesday, February 11, 2020	37,752,032	101
Monday, February 10, 2020	53,181,366	166
Sunday, February 09, 2020	1,599,000	4
TOTAL	311,214,289	936

7 Day Sold Analysis

% Changed	\$	#
Prior Year	6%	-15%
8 - 14 Days	-5%	-9%



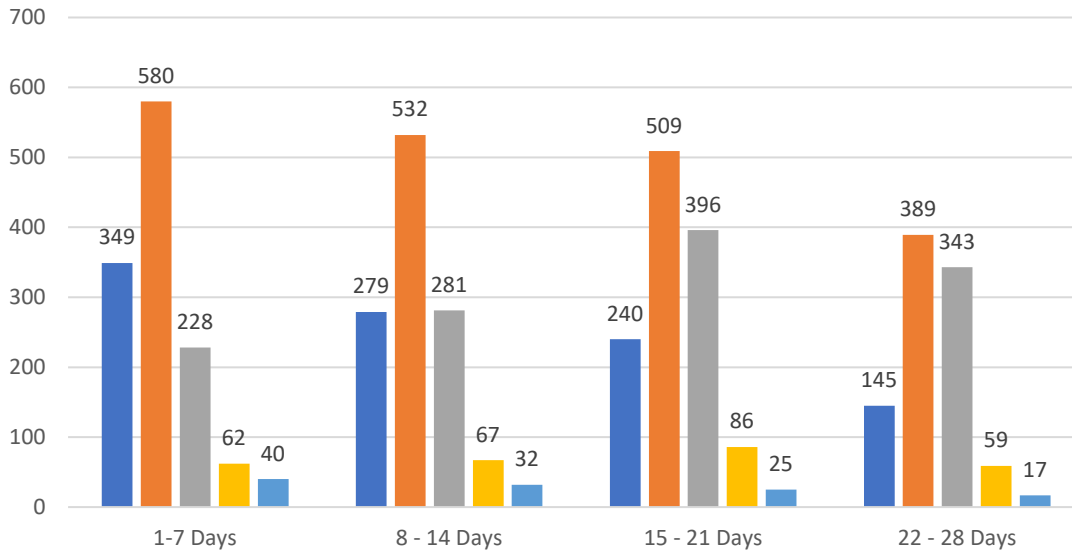


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	1,013	3,357
Pending	2,010	2,916
Sold*	1,248	1,860
Canceled	274	
Temp Off Market	114	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	69	7%
Price Increase	4	0%
Prices Decrease	27	2%
Back on Market*	16	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, February 15, 2021	3,456,800	5
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	135,000	1
Friday, February 12, 2021	26,135,748	95
Thursday, February 11, 2021	15,827,187	37
Wednesday, February 10, 2021	19,920,327	52
Tuesday, February 09, 2021	27,211,351	38
TOTAL	92,686,413	228

Closed prior year	\$	#
Saturday, February 15, 2020	250,000	2
Friday, February 14, 2020	29,655,050	106
Thursday, February 13, 2020	14,409,700	36
Wednesday, February 12, 2020	11,772,300	48
Tuesday, February 11, 2020	10,431,170	27
Monday, February 10, 2020	19,155,500	50
Sunday, February 09, 2020	120,000	1
TOTAL	85,793,720	270

7 Day Sold Analysis

% Changed	\$	#
Prior Year	8%	-16%
8 - 14 Days	-22%	-35%



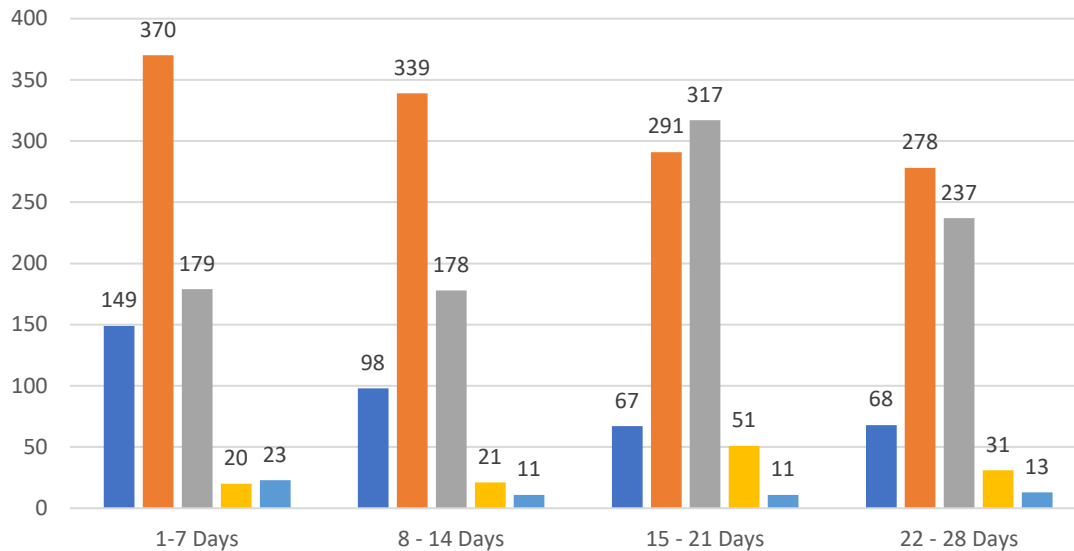


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	382	1,212
Pending	1,278	1,395
Sold*	911	1,317
Canceled	123	
Temp Off Market	58	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	30	8%
Price Increase	3	0%
Prices Decrease	13	1%
Back on Market*	7	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, February 15, 2021	1,274,500	4
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	675,000	1
Friday, February 12, 2021	33,297,277	82
Thursday, February 11, 2021	9,577,400	26
Wednesday, February 10, 2021	12,712,460	31
Tuesday, February 09, 2021	11,889,995	35
TOTAL	69,426,632	179

Closed prior year	\$	#
Saturday, February 15, 2020	340,000	1
Friday, February 14, 2020	41,304,948	103
Thursday, February 13, 2020	9,081,746	26
Wednesday, February 12, 2020	9,056,190	32
Tuesday, February 11, 2020	5,335,400	19
Monday, February 10, 2020	10,938,200	34
Sunday, February 09, 2020	-	0
TOTAL	76,056,484	215

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-9%	-17%
8 - 14 Days	-2%	1%



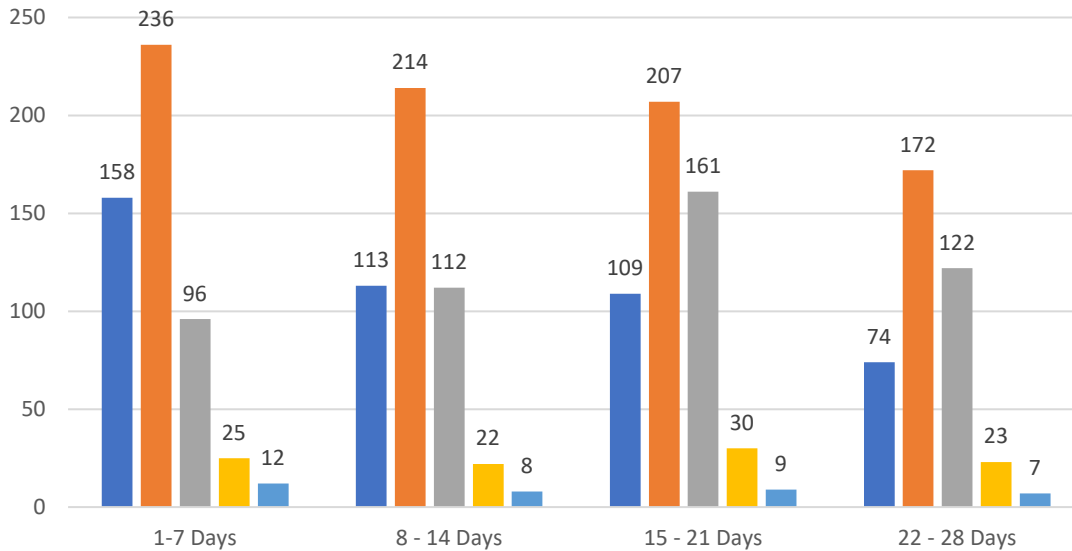


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Monday, February 15, 2021

as of: 2/16/2021



7 Day Sold Comparison

Closed in last 7 days	\$	#
Monday, February 15, 2021	65,000	1
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	135,000	1
Friday, February 12, 2021	10,052,298	38
Thursday, February 11, 2021	8,068,400	16
Wednesday, February 10, 2021	7,229,500	25
Tuesday, February 09, 2021	4,654,900	15
TOTAL	30,205,098	96

Closed prior year	\$	#
Saturday, February 15, 2020	250,000	2
Friday, February 14, 2020	10,650,050	41
Thursday, February 13, 2020	3,462,700	14
Wednesday, February 12, 2020	7,840,850	27
Tuesday, February 11, 2020	3,921,670	15
Monday, February 10, 2020	9,573,700	23
Sunday, February 09, 2020	120,000	1
TOTAL	35,818,970	123

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-16%	-22%
8 - 14 Days	-8%	-14%

	TOTALS	
	4 Weeks	DEC 20
Active	454	1,369
Pending	829	1,007
Sold*	491	768
Canceled	100	
Temp Off Market	36	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	28	6%
Price Increase	4	0%
Prices Decrease	13	3%
Back on Market*	10	10%

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



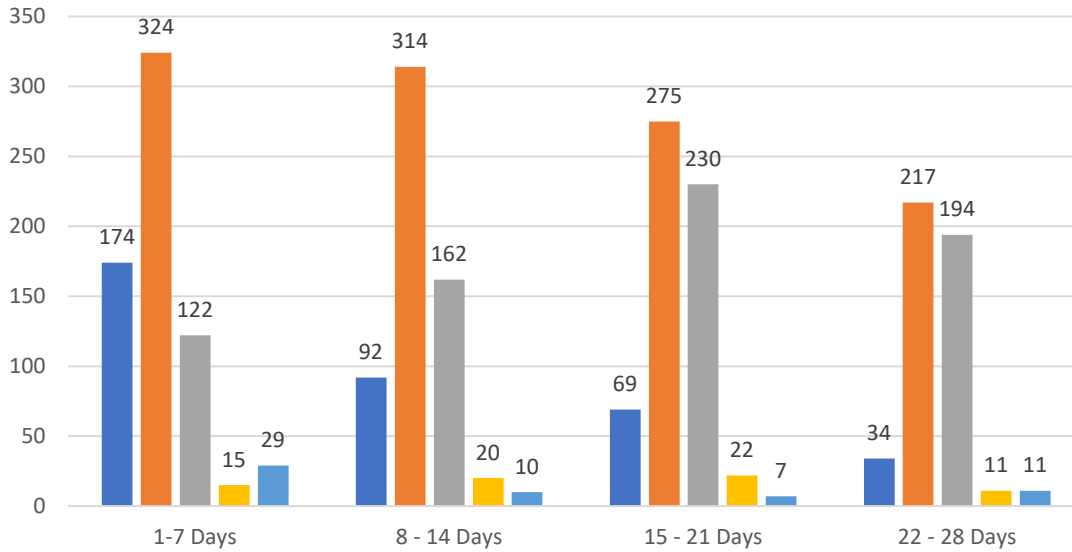


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	369	0,862
Pending	1,130	1,345
Sold*	708	1,119
Canceled	68	
Temp Off Market	57	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	29	8%
Price Increase	47	4%
Prices Decrease	11	2%
Back on Market*	9	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, February 15, 2021	516,400	3
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	172,000	1
Friday, February 12, 2021	12,945,499	45
Thursday, February 11, 2021	7,468,204	29
Wednesday, February 10, 2021	6,881,748	25
Tuesday, February 09, 2021	4,867,325	19
TOTAL	32,851,176	122

Closed prior year	\$	#
Saturday, February 15, 2020	373,000	2
Friday, February 14, 2020	16,362,724	70
Thursday, February 13, 2020	6,118,907	25
Wednesday, February 12, 2020	3,028,390	16
Tuesday, February 11, 2020	4,021,710	17
Monday, February 10, 2020	6,513,725	26
Sunday, February 09, 2020	529,000	2
TOTAL	36,947,456	158

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-11%	-23%
8 - 14 Days	-25%	-25%



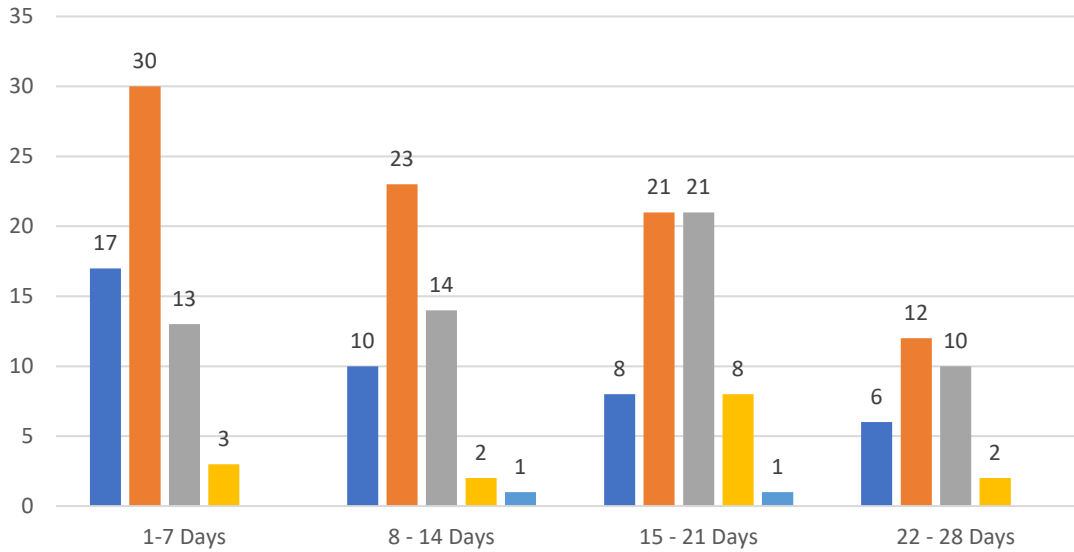


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Monday, February 15, 2021

as of: 2/16/2021



		TOTALS	
		4 Weeks	DEC 20
Active		41	205
Pending		86	222
Sold*		58	129
Canceled		15	
Temp Off Market		2	

		*Total sales in March	
Market Changes	2/15/2021	% 4 Weeks Active	
New Listings	4	10%	
Price Increase	0	0%	
Prices Decrease	1	2%	
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, February 15, 2021	94,800	1
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	777,400	6
Thursday, February 11, 2021	72,000	1
Wednesday, February 10, 2021	289,900	3
Tuesday, February 09, 2021	209,000	2
TOTAL	1,443,100	13

Closed prior year	\$	#
Saturday, February 15, 2020	-	0
Friday, February 14, 2020	480,300	7
Thursday, February 13, 2020	132,000	2
Wednesday, February 12, 2020	174,000	2
Tuesday, February 11, 2020	107,500	2
Monday, February 10, 2020	232,900	3
Sunday, February 09, 2020	-	0
TOTAL	1,126,700	16

7 Day Sold Analysis

% Changed	\$	#
Prior Year	28%	-19%
8 - 14 Days	0%	-7%



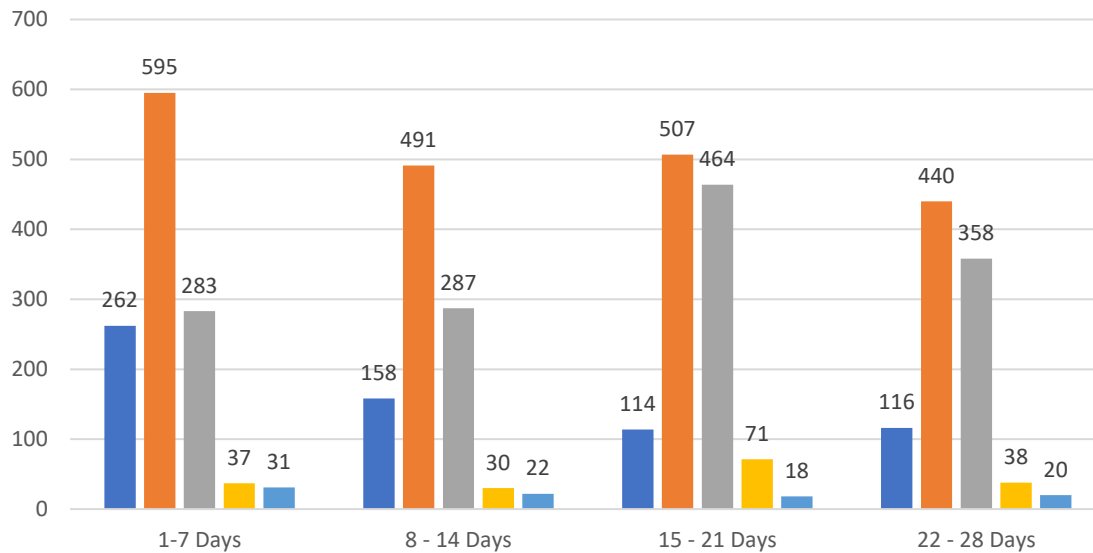


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	650	1,743
Pending	2,033	2,473
Sold*	1,392	2,013
Canceled	176	
Temp Off Market	91	

Market Changes	*Total sales in March	
	2/15/2021	% 4 Weeks Active
New Listings	36	6%
Price Increase	46	2%
Prices Decrease	18	1%
Back on Market*	10	6%

*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	\$	#
Monday, February 15, 2021	3,777,090	6
Sunday, February 14, 2021	173,000	1
Saturday, February 13, 2021	525,000	1
Friday, February 12, 2021	47,101,578	117
Thursday, February 11, 2021	20,344,641	45
Wednesday, February 10, 2021	21,529,629	61
Tuesday, February 09, 2021	18,255,739	52
TOTAL	111,706,677	283

Closed prior year	\$	#
Saturday, February 15, 2020	604,200	2
Friday, February 14, 2020	43,780,223	148
Thursday, February 13, 2020	13,826,643	40
Wednesday, February 12, 2020	13,628,450	43
Tuesday, February 11, 2020	13,650,671	45
Monday, February 10, 2020	17,957,165	63
Sunday, February 09, 2020	190,000	1
TOTAL	103,637,352	342

7 Day Sold Analysis

% Changed	\$	#
Prior Year	8%	-17%
8 - 14 Days	2%	-1%



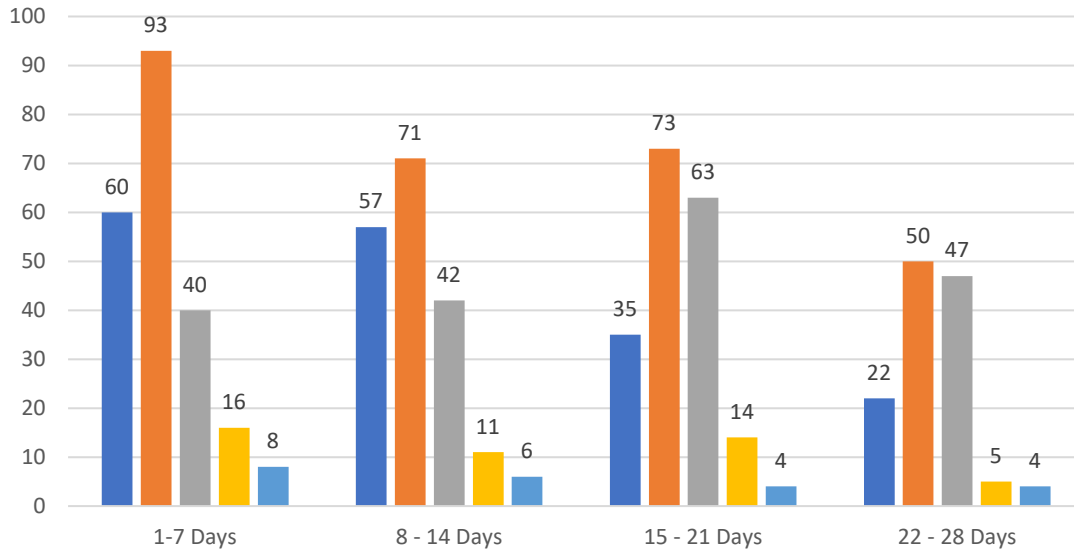


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Monday, February 15, 2021

as of: 2/16/2021



		TOTALS	
		4 Weeks	DEC 20
Active		174	529
Pending		287	712
Sold*		192	566
Canceled		46	
Temp Off Market		22	

		*Total sales in March	
Market Changes	2/15/2021	% 4 Weeks Active	
New Listings	7	4%	
Price Increase	0	0%	
Prices Decrease	0	0%	
Back on Market*	2	4%	

*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, February 15, 2021	-	0
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	5,956,950	18
Thursday, February 11, 2021	1,156,150	6
Wednesday, February 10, 2021	8,507,527	12
Tuesday, February 09, 2021	10,345,311	4
TOTAL	25,965,938	40

Closed prior year	\$	#
Saturday, February 15, 2020	-	0
Friday, February 14, 2020	3,758,900	21
Thursday, February 13, 2020	1,212,500	8
Wednesday, February 12, 2020	1,050,000	6
Tuesday, February 11, 2020	442,000	4
Monday, February 10, 2020	888,400	8
Sunday, February 09, 2020	-	0
TOTAL	7,351,800	47

7 Day Sold Analysis

% Changed	\$	#
Prior Year	253%	-15%
8 - 14 Days	245%	-64%



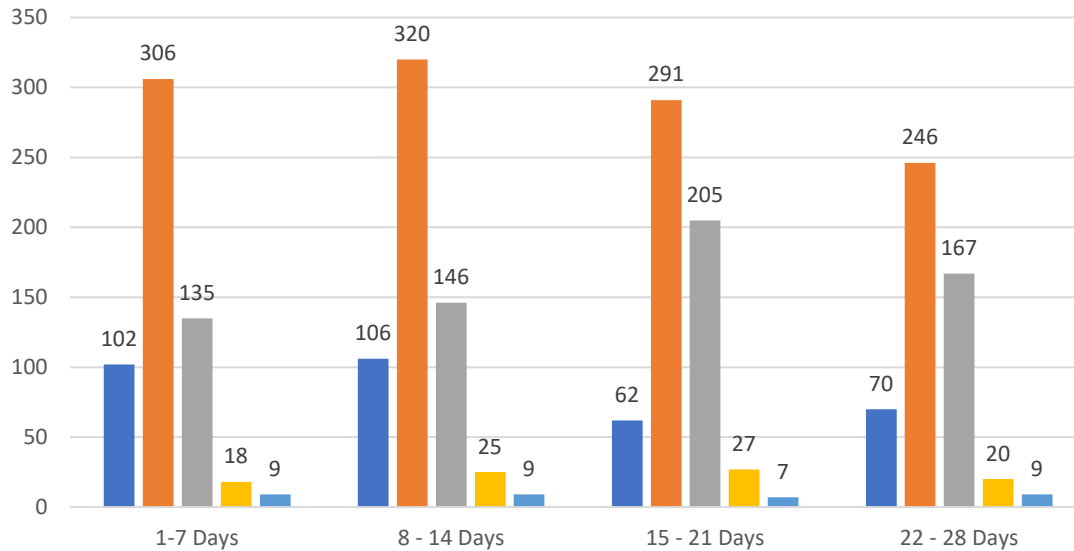


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	340	1,256
Pending	1,163	1,315
Sold*	653	397
Canceled	90	
Temp Off Market	34	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	22	6%
Price Increase	14	1%
Prices Decrease	11	2%
Back on Market*	9	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, February 15, 2021	3,871,171	6
Sunday, February 14, 2021	275,000	1
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	20,570,753	46
Thursday, February 11, 2021	16,715,900	30
Wednesday, February 10, 2021	30,082,128	32
Tuesday, February 09, 2021	6,731,122	20
Total	78,246,074	135

Closed prior year	\$	#
Saturday, February 15, 2020	225,000	1
Friday, February 14, 2020	21,422,970	56
Thursday, February 13, 2020	5,183,773	18
Wednesday, February 12, 2020	5,809,690	14
Tuesday, February 11, 2020	10,562,669	11
Monday, February 10, 2020	11,780,165	29
Sunday, February 09, 2020	880,000	1
Total	55,864,267	130

7 Day Sold Analysis

% Changed	\$	#
Prior Year	40%	4%
8 - 14 Days	8%	-8%



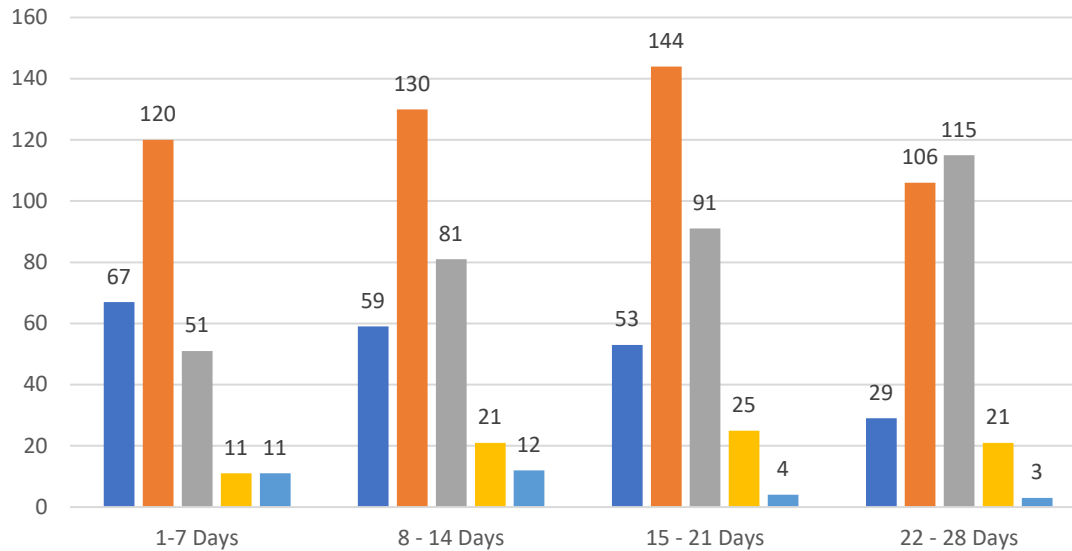


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	208	0,840
Pending	500	655
Sold*	338	129
Canceled	78	
Temp Off Market	30	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	15	7%
Price Increase	0	0%
Prices Decrease	6	2%
Back on Market*	2	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	\$	#
Monday, February 15, 2021	2,997,000	2
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	6,554,700	19
Thursday, February 11, 2021	5,896,137	9
Wednesday, February 10, 2021	2,349,900	8
Tuesday, February 09, 2021	10,521,140	13
TOTAL	28,318,877	51

Closed prior year	\$	#
Saturday, February 15, 2020	-	0
Friday, February 14, 2020	12,313,500	23
Thursday, February 13, 2020	8,213,500	7
Wednesday, February 12, 2020	2,162,650	9
Tuesday, February 11, 2020	5,165,000	3
Monday, February 10, 2020	7,360,000	9
Sunday, February 09, 2020	-	0
TOTAL	35,214,650	51

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-20%	0%
8 - 14 Days	-58%	-37%



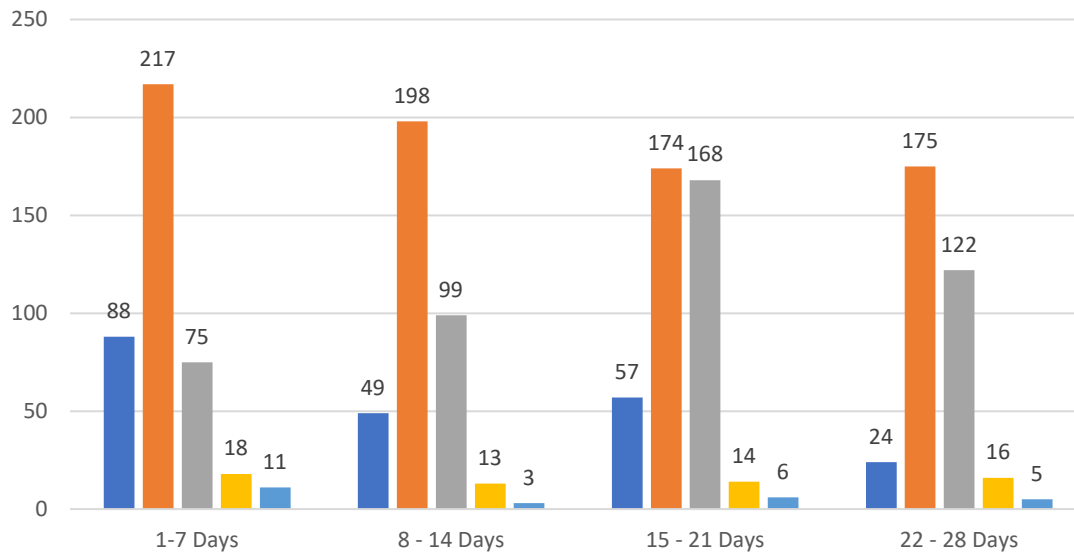


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Monday, February 15, 2021

as of: 2/16/2021



	TOTALS	
	4 Weeks	DEC 20
Active	218	0,922
Pending	764	0,896
Sold*	464	1,144
Canceled	61	
Temp Off Market	25	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	17	8%
Price Increase	38	5%
Prices Decrease	7	2%
Back on Market*	9	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, February 15, 2021	289,900	1
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	18,407,584	29
Thursday, February 11, 2021	3,017,990	9
Wednesday, February 10, 2021	8,750,853	20
Tuesday, February 09, 2021	7,586,930	16
TOTAL	38,053,257	75

Closed prior year	\$	#
Saturday, February 15, 2020	274,000	1
Friday, February 14, 2020	13,989,914	31
Thursday, February 13, 2020	7,306,048	21
Wednesday, February 12, 2020	6,965,075	15
Tuesday, February 11, 2020	4,181,582	9
Monday, February 10, 2020	5,992,111	14
Sunday, February 09, 2020	-	0
TOTAL	38,708,730	91

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-2%	-18%
8 - 14 Days	-27%	-24%



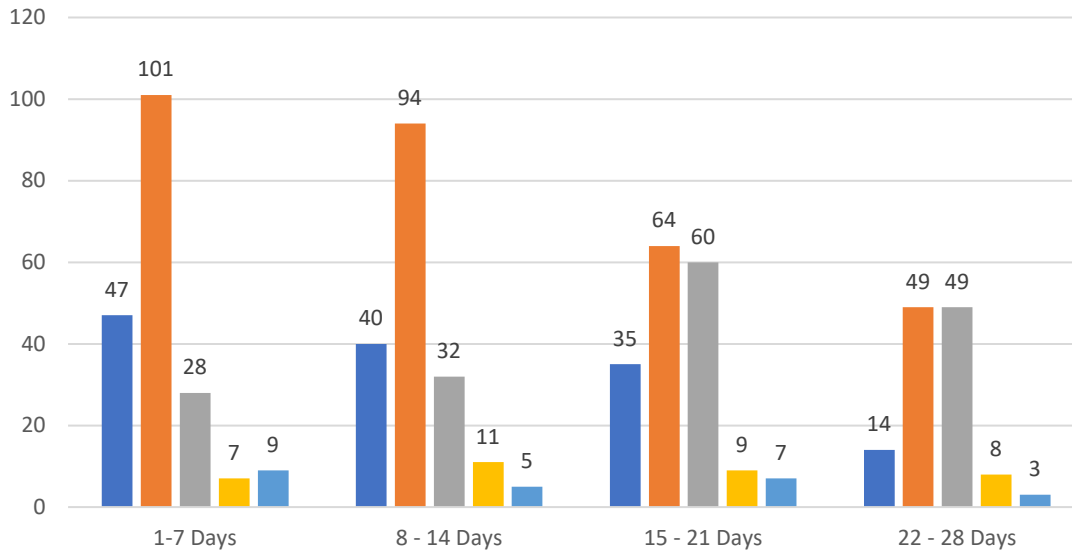


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Monday, February 15, 2021

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	TOTALS	
	4 Weeks	DEC 20
Active	136	414
Pending	308	320
Sold*	169	268
Canceled	35	
Temp Off Market	24	

Market Changes	2/15/2021	% 4 Weeks Active
New Listings	15	11%
Price Increase	0	0%
Prices Decrease	7	4%
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	\$	#
Monday, February 15, 2021	300,000	1
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	2,794,400	14
Thursday, February 11, 2021	634,500	5
Wednesday, February 10, 2021	1,543,500	4
Tuesday, February 09, 2021	1,481,000	4
TOTAL	6,753,400	28

Closed prior year	\$	#
Saturday, February 15, 2020	-	0
Friday, February 14, 2020	2,452,300	14
Thursday, February 13, 2020	1,389,000	5
Wednesday, February 12, 2020	544,800	4
Tuesday, February 11, 2020	795,000	3
Monday, February 10, 2020	1,100,500	7
Sunday, February 09, 2020	-	0
TOTAL	6,281,600	33

7 Day Sold Analysis

% Changed	\$	#
Prior Year	8%	-15%
8 - 14 Days	-24%	-13%

