



4 WEEK REAL ESTATE MARKET REPORT

Wednesday, February 17, 2021

As of: Thursday, February 18, 2021

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



4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Wednesday, February 17, 2021

as of: 2/18/2021

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

Day 28: Thursday, January 21, 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

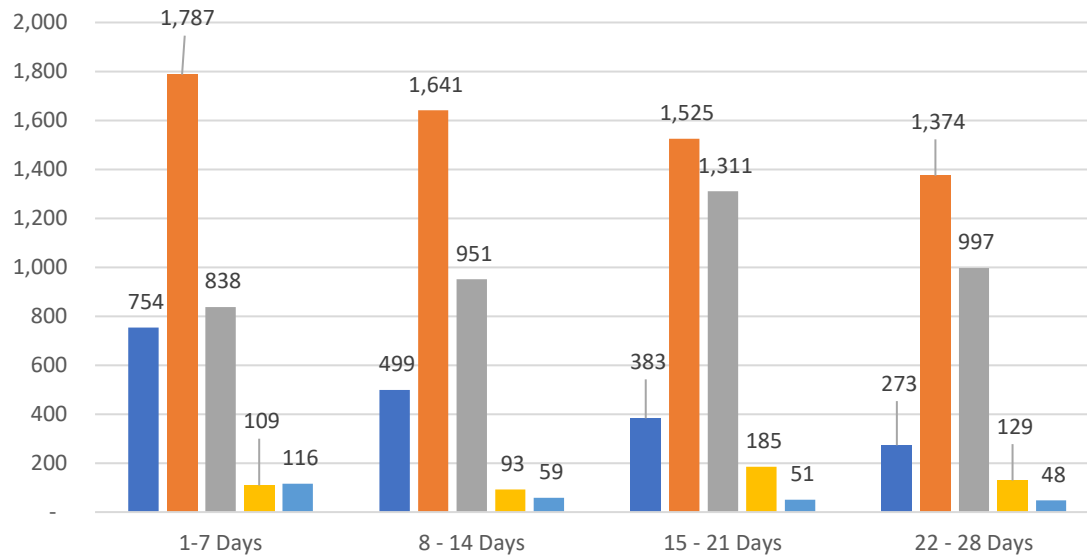


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	1,909	5,995
Pending	6,327	7,424
Sold*	4,097	5,990
Canceled	516	
Temp Off Market	274	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	178	9%
Price Increase	29	0%
Prices Decrease	50	1%
Back on Market*	77	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	\$	#
Wednesday, February 17, 2021	30,023,750	77
Tuesday, February 16, 2021	89,275,136	198
Monday, February 15, 2021	21,262,173	42
Sunday, February 14, 2021	448,000	2
Saturday, February 13, 2021	7,123,190	19
Friday, February 12, 2021	146,927,147	360
Thursday, February 11, 2021	57,649,135	140
TOTAL	352,708,531	838

Closed prior year	\$	#
Monday, February 17, 2020	13,052,354	34
Sunday, February 16, 2020	1,613,500	4
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
TOTAL	271,099,777	804

7 Day Sold Analysis

% Changed	\$	#
Prior Year	30%	4%
8 - 14 Days	-10%	-12%



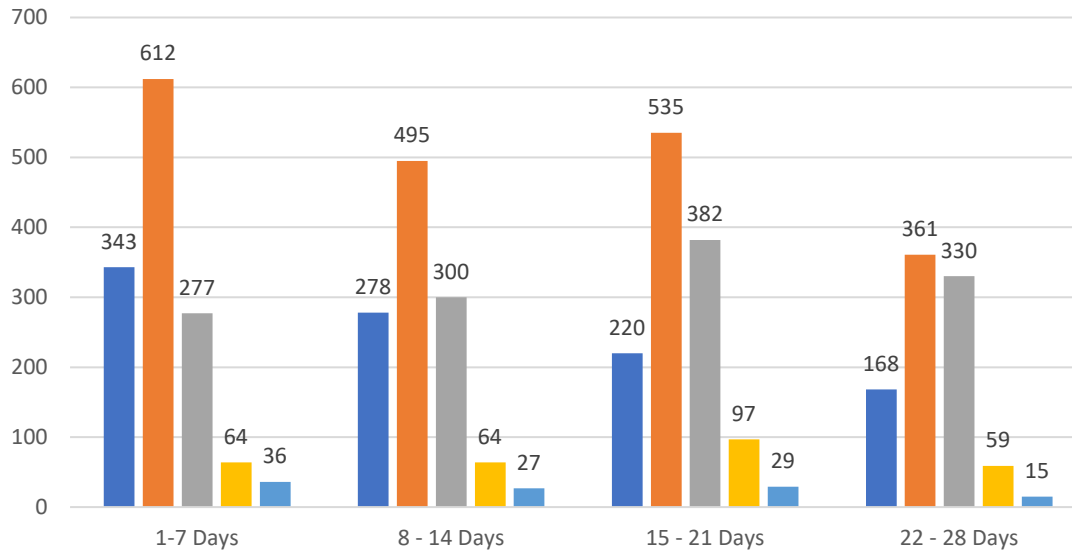


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	1,009	3,357
Pending	2,003	2,916
Sold*	1,289	1,860
Canceled	284	
Temp Off Market	107	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	55	5%
Price Increase	7	0%
Prices Decrease	31	2%
Back on Market*	20	7%

*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, February 17, 2021	9,671,300	30
Tuesday, February 16, 2021	30,900,702	89
Monday, February 15, 2021	4,488,800	10
Sunday, February 14, 2021	280,000	1
Saturday, February 13, 2021	1,112,000	4
Friday, February 12, 2021	31,596,931	106
Thursday, February 11, 2021	15,827,187	37
TOTAL	93,876,920	277

Closed prior year	\$	#
Monday, February 17, 2020	6,851,247	15
Sunday, February 16, 2020	626,500	2
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
TOTAL	73,995,967	236

7 Day Sold Analysis

% Changed	\$	#
Prior Year	27%	17%
8 - 14 Days	-33%	-25%



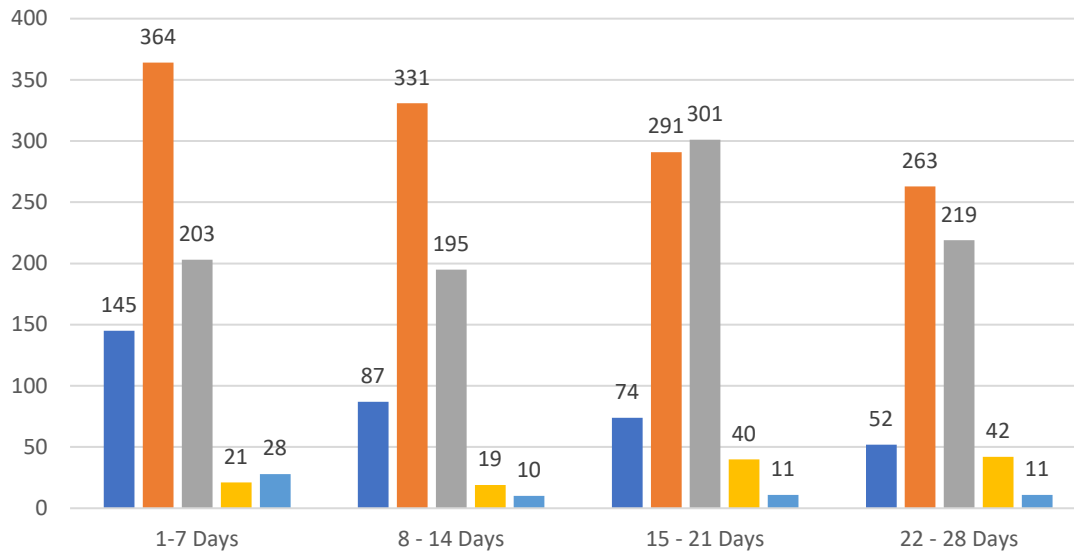


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Wednesday, February 17, 2021

as of: 2/18/2021



		TOTALS	
		4 Weeks	DEC 20
Active		358	1,212
Pending		1,249	1,395
Sold*		918	1,317
Canceled		122	
Temp Off Market		60	

		*Total sales in March	
Market Changes	2/17/2021	% 4 Weeks Active	
New Listings	42	12%	
Price Increase	4	0%	
Prices Decrease	13	1%	
Back on Market*	16	13%	

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

7 Day Sold Comparison

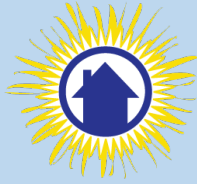
Closed in last 7 days	\$	#
Wednesday, February 17, 2021	7,425,200	22
Tuesday, February 16, 2021	22,842,000	51
Monday, February 15, 2021	3,604,500	8
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	1,788,800	5
Friday, February 12, 2021	36,777,777	91
Thursday, February 11, 2021	9,577,400	26
TOTAL	82,015,677	203

Closed prior year	\$	#
Monday, February 17, 2020	2,725,900	9
Sunday, February 16, 2020	329,500	1
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
TOTAL	68,173,684	191

7 Day Sold Analysis

% Changed	\$	#
Prior Year	20%	6%
8 - 14 Days	9%	4%



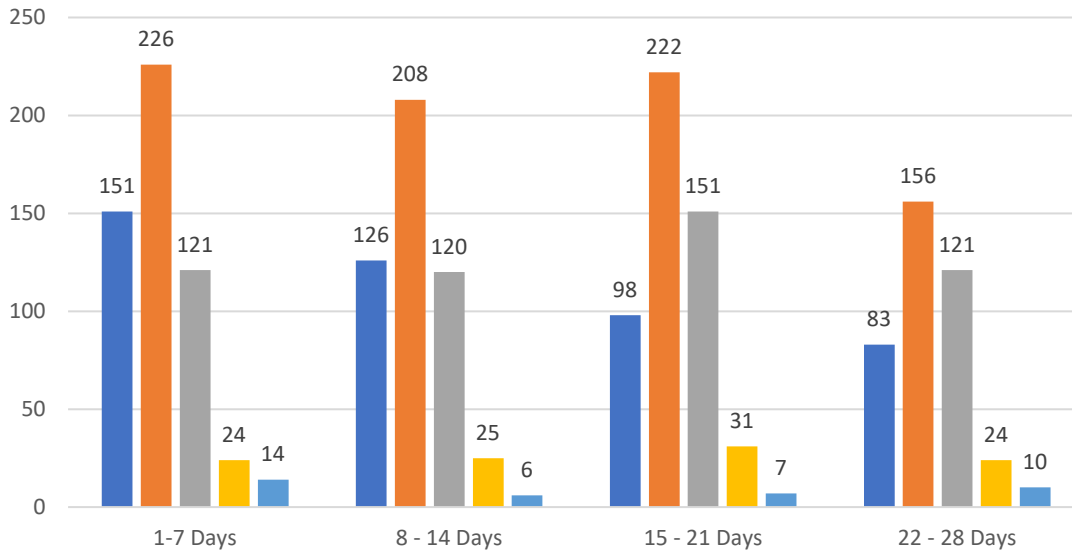


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	458	1,369
Pending	812	1,007
Sold*	513	768
Canceled	104	
Temp Off Market	37	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	26	6%
Price Increase	3	0%
Prices Decrease	11	2%
Back on Market*	7	7%

*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, February 17, 2021	7,035,900	18
Tuesday, February 16, 2021	12,017,108	41
Monday, February 15, 2021	400,000	3
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	135,000	1
Friday, February 12, 2021	10,777,198	42
Thursday, February 11, 2021	8,068,400	16
TOTAL	38,433,606	121

Closed prior year	\$	#
Monday, February 17, 2020	767,300	4
Sunday, February 16, 2020	171,500	1
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
TOTAL	27,064,070	104

7 Day Sold Analysis

% Changed	\$	#
Prior Year	42%	16%
8 - 14 Days	18%	1%



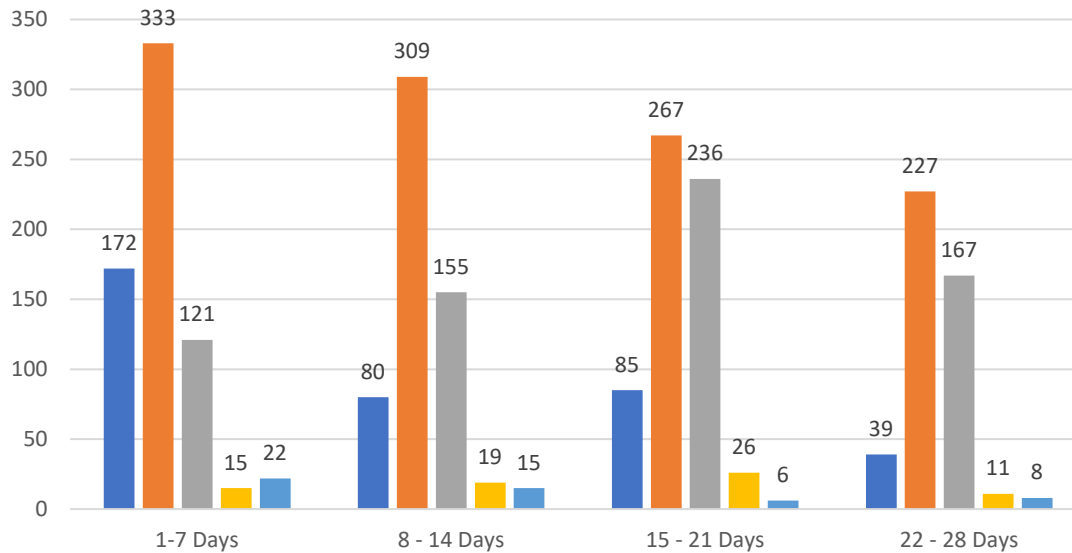


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	376	0,862
Pending	1,136	1,345
Sold*	679	1,119
Canceled	71	
Temp Off Market	51	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	31	8%
Price Increase	6	1%
Prices Decrease	8	1%
Back on Market*	18	25%

*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, February 17, 2021	2,948,250	10
Tuesday, February 16, 2021	7,080,170	24
Monday, February 15, 2021	761,390	4
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	362,000	2
Friday, February 12, 2021	14,652,836	52
Thursday, February 11, 2021	7,468,204	29
TOTAL	33,272,850	121

Closed prior year	\$	#
Monday, February 17, 2020	1,666,230	6
Sunday, February 16, 2020	-	0
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
TOTAL	31,570,961	136

7 Day Sold Analysis

% Changed	\$	#
Prior Year	5%	-11%
8 - 14 Days	-21%	-22%



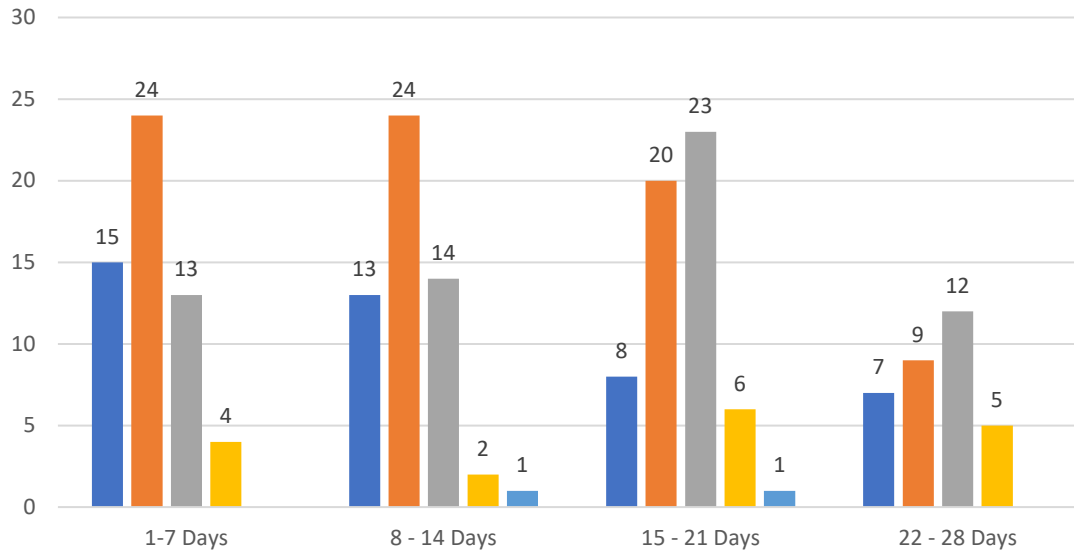


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Wednesday, February 17, 2021

as of: 2/18/2021



7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, February 17, 2021	211,000	2
Tuesday, February 16, 2021	231,000	3
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
TOTAL	1,386,200	13

Closed prior year	\$	#
Monday, February 17, 2020	277,000	3
Sunday, February 16, 2020	-	0
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
TOTAL	1,170,800	16

	TOTALS	
	4 Weeks	DEC 20
Active	43	205
Pending	77	222
Sold*	62	129
Canceled	17	
Temp Off Market	2	

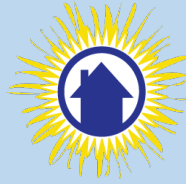
Market Changes	2/17/2021	% 4 Weeks Active
New Listings	2	5%
Price Increase	2	3%
Prices Decrease	0	0%
Back on Market*	3	18%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	18%	-19%
8 - 14 Days	-3%	-7%



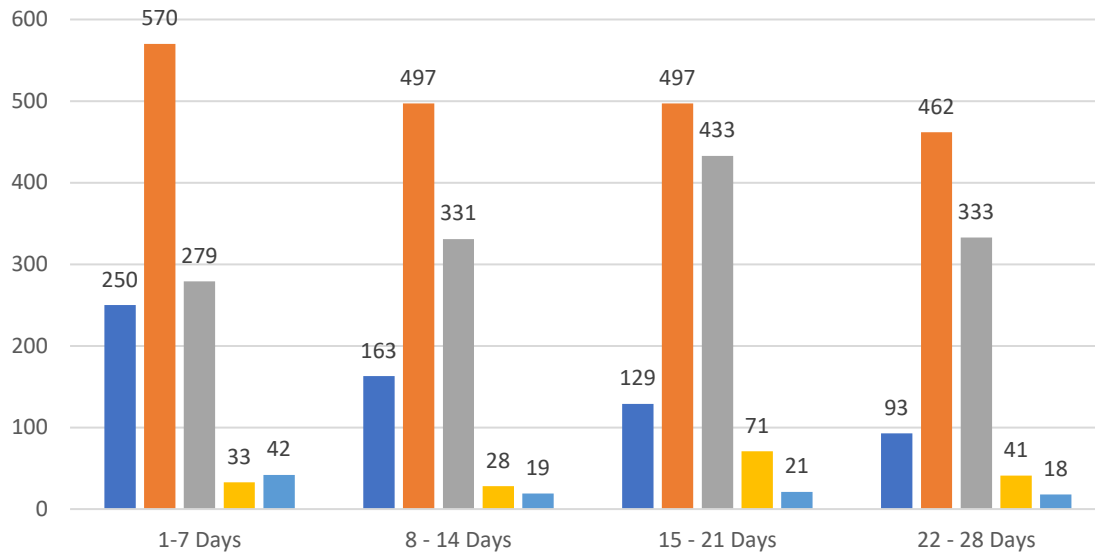


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	635	1,743
Pending	2,026	2,473
Sold*	1,376	2,013
Canceled	173	
Temp Off Market	100	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	56	9%
Price Increase	11	1%
Prices Decrease	16	1%
Back on Market*	27	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	\$	#
Wednesday, February 17, 2021	8,423,300	22
Tuesday, February 16, 2021	21,702,700	55
Monday, February 15, 2021	6,208,735	14
Sunday, February 14, 2021	173,000	1
Saturday, February 13, 2021	2,862,500	7
Friday, February 12, 2021	52,381,578	134
Thursday, February 11, 2021	20,869,641	46
TOTAL	112,621,454	279

Closed prior year	\$	#
Monday, February 17, 2020	4,817,690	8
Sunday, February 16, 2020	256,000	2
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
TOTAL	90,563,877	288

7 Day Sold Analysis

% Changed	\$	#
Prior Year	24%	-3%
8 - 14 Days	-11%	-16%



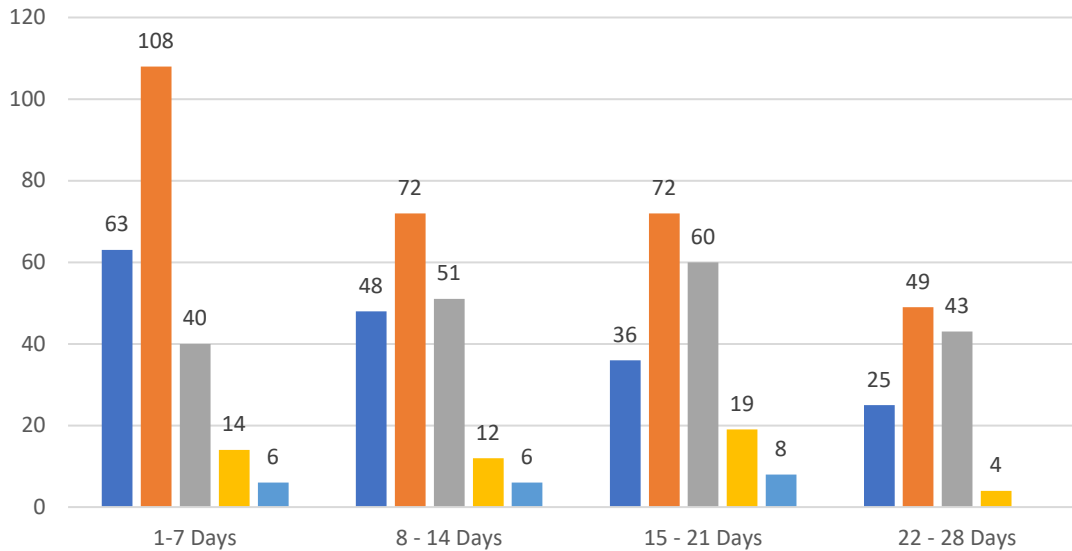


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	172	529
Pending	301	712
Sold*	194	566
Canceled	49	
Temp Off Market	20	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	9	5%
Price Increase	0	0%
Prices Decrease	3	2%
Back on Market*	3	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, February 17, 2021	629,900	4
Tuesday, February 16, 2021	1,465,500	10
Monday, February 15, 2021	230,000	1
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	6,095,950	19
Thursday, February 11, 2021	1,156,150	6
Total	9,577,500	40

Closed prior year	\$	#
Monday, February 17, 2020	-	0
Sunday, February 16, 2020	455,000	1
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
Total	6,918,400	40

7 Day Sold Analysis

% Changed	\$	#
Prior Year	38%	0%
8 - 14 Days	-62%	-67%



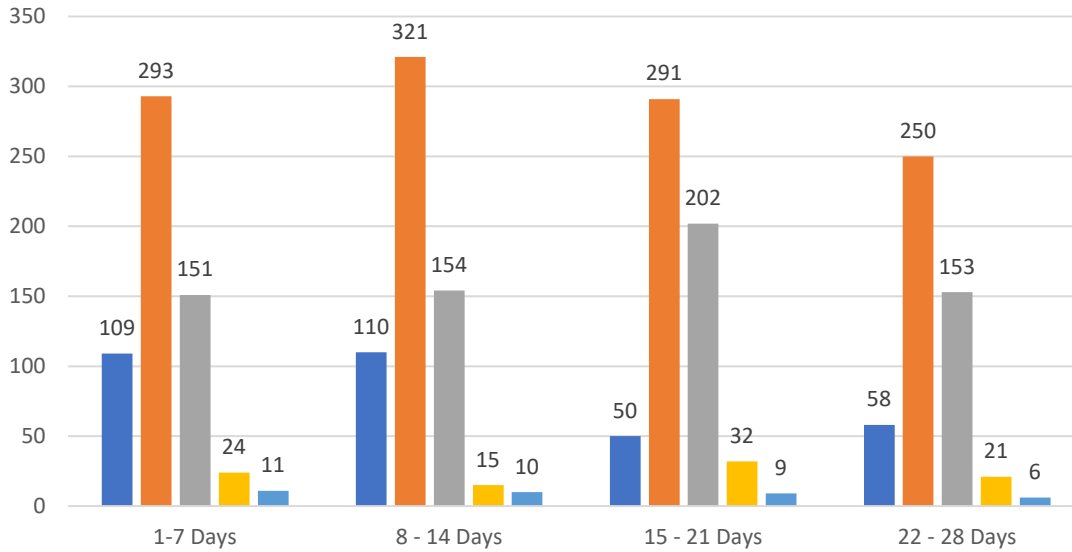


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	327	1,256
Pending	1,155	1,315
Sold*	660	397
Canceled	92	
Temp Off Market	36	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	25	8%
Price Increase	3	0%
Prices Decrease	7	1%
Back on Market*	11	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	\$	#
Wednesday, February 17, 2021	8,832,000	16
Tuesday, February 16, 2021	18,909,789	42
Monday, February 15, 2021	7,796,158	11
Sunday, February 14, 2021	275,000	1
Saturday, February 13, 2021	1,499,000	3
Friday, February 12, 2021	21,206,253	48
Thursday, February 11, 2021	16,715,900	30
TOTAL	75,234,100	151

Closed prior year	\$	#
Monday, February 17, 2020	1,890,000	5
Sunday, February 16, 2020	1,028,000	1
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
TOTAL	46,122,102	106

7 Day Sold Analysis

% Changed	\$	#
Prior Year	63%	42%
8 - 14 Days	-14%	-2%



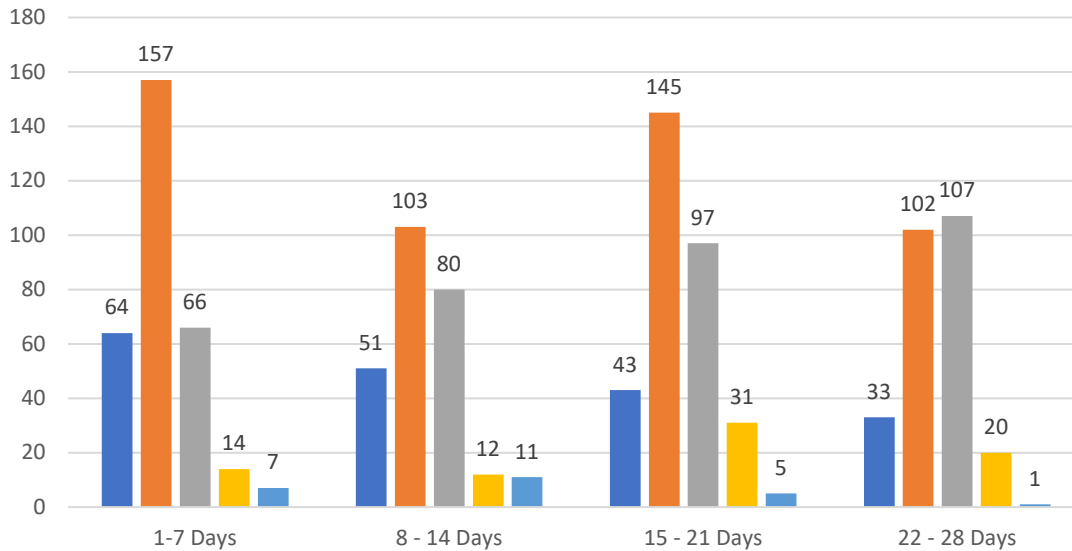


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	191	0,840
Pending	507	655
Sold*	350	129
Canceled	77	
Temp Off Market	24	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	14	7%
Price Increase	1	0%
Prices Decrease	13	4%
Back on Market*	3	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

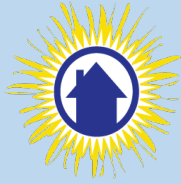
Closed in last 7 days	\$	#
Wednesday, February 17, 2021	1,299,500	3
Tuesday, February 16, 2021	13,126,794	23
Monday, February 15, 2021	3,165,000	3
Sunday, February 14, 2021	280,000	1
Saturday, February 13, 2021	710,000	2
Friday, February 12, 2021	11,151,983	25
Thursday, February 11, 2021	5,896,137	9
TOTAL	35,629,414	66

Closed prior year	\$	#
Monday, February 17, 2020	5,543,447	7
Sunday, February 16, 2020	-	0
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
TOTAL	33,398,097	49

7 Day Sold Analysis

% Changed	\$	#
Prior Year	7%	35%
8 - 14 Days	-50%	-18%



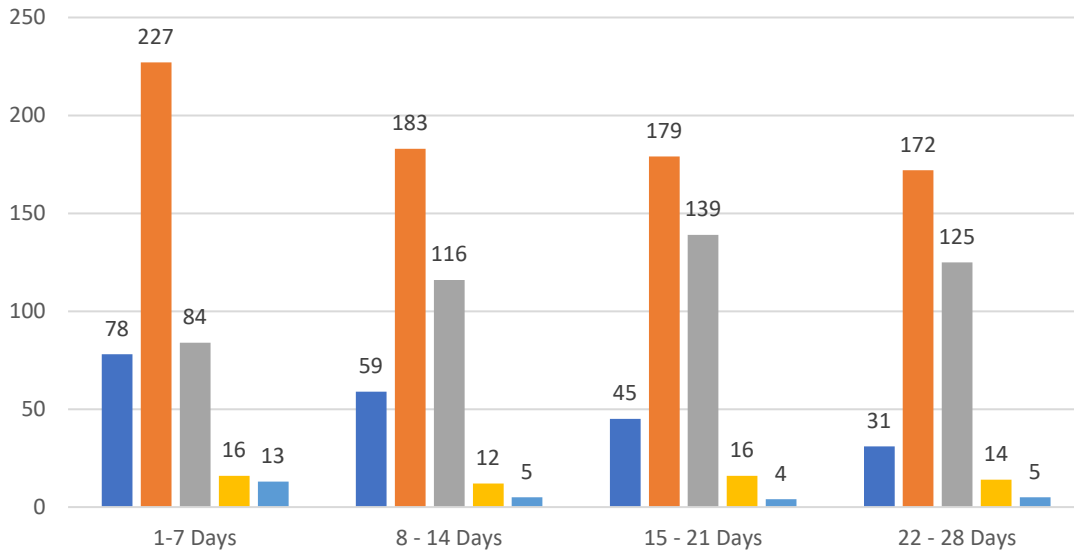


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Wednesday, February 17, 2021

as of: 2/18/2021



TOTALS		
	4 Weeks	DEC 20
Active	213	0,922
Pending	761	0,896
Sold*	464	1,144
Canceled	58	
Temp Off Market	27	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	24	11%
Price Increase	5	1%
Prices Decrease	6	1%
Back on Market*	5	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

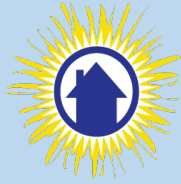
Closed in last 7 days	\$	#
Wednesday, February 17, 2021	2,395,000	7
Tuesday, February 16, 2021	18,740,477	26
Monday, February 15, 2021	2,891,390	5
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	610,890	2
Friday, February 12, 2021	21,908,703	35
Thursday, February 11, 2021	3,017,990	9
TOTAL	49,564,450	84

Closed prior year	\$	#
Monday, February 17, 2020	1,952,534	6
Sunday, February 16, 2020	-	0
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
TOTAL	34,669,153	83

7 Day Sold Analysis

% Changed	\$	#
Prior Year	43%	1%
8 - 14 Days	-16%	-28%



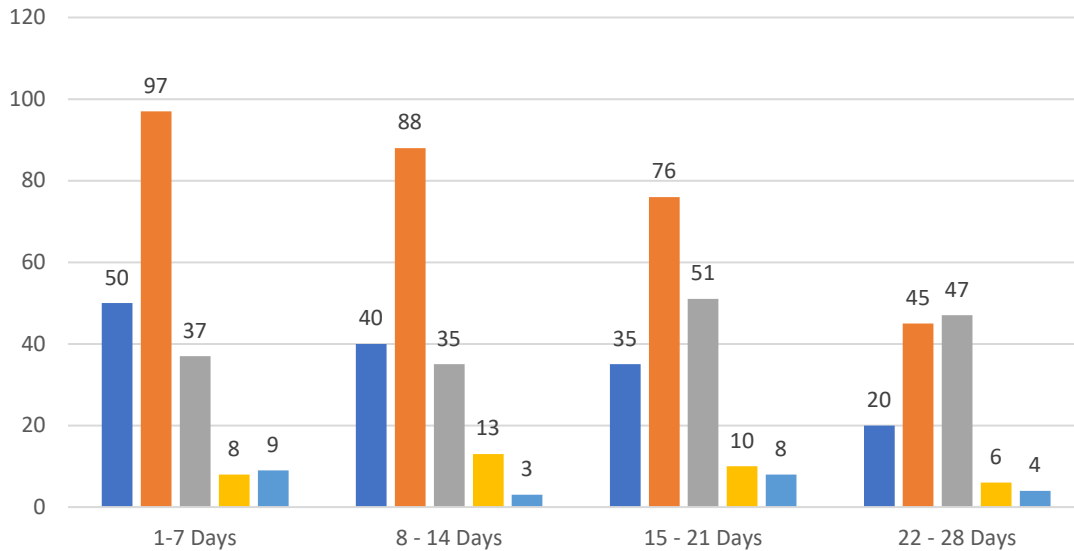


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Wednesday, February 17, 2021

as of: 2/18/2021



	TOTALS	
	4 Weeks	DEC 20
Active	145	414
Pending	306	320
Sold*	170	268
Canceled	37	
Temp Off Market	24	

Market Changes	2/17/2021	% 4 Weeks Active
New Listings	4	3%
Price Increase	1	0%
Prices Decrease	4	2%
Back on Market*	4	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, February 17, 2021	495,000	3
Tuesday, February 16, 2021	4,060,300	12
Monday, February 15, 2021	599,000	2
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	267,000	1
Friday, February 12, 2021	2,794,400	14
Thursday, February 11, 2021	634,500	5
TOTAL	8,850,200	37

Closed prior year	\$	#
Monday, February 17, 2020	263,500	1
Sunday, February 16, 2020	-	0
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
TOTAL	5,444,600	27

7 Day Sold Analysis

% Changed	\$	#
Prior Year	63%	37%
8 - 14 Days	-18%	6%

