



# 4 WEEK REAL ESTATE MARKET REPORT

Tuesday, February 16, 2021

*As of: Wednesday, February 17, 2021*

- 1 Report Breakdown
- 2 Cumulative Tampa Bay Report - Single Family Home
- 3 Cumulative Tampa Bay Report - Condominium
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- 6 Pasco County - Single Family Home
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- 9 Hillsborough County - Condominium
- 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 Tuesday, February 16, 2021

as of: 2/17/2021

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

Day 28: Wednesday, January 20, 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

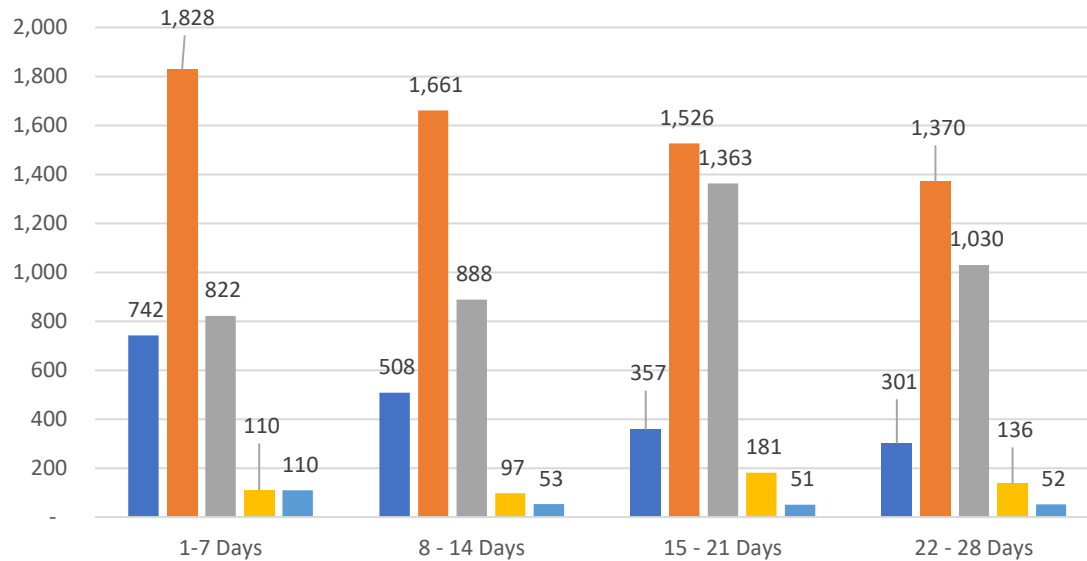


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOMES

Tuesday, February 16, 2021

as of: 2/17/2021



	TOTALS	
	4 Weeks	DEC 20
Active	1,908	5,995
Pending	6,385	7,424
Sold*	4,103	5,990
Canceled	524	
Temp Off Market	266	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	142	7%
Price Increase	49	1%
Prices Decrease	60	1%
Back on Market*	67	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	\$	#
Tuesday, February 16, 2021	56,329,019	118
Monday, February 15, 2021	13,365,696	29
Sunday, February 14, 2021	448,000	2
Saturday, February 13, 2021	1,812,000	5
Friday, February 12, 2021	146,513,428	359
Thursday, February 11, 2021	57,649,135	140
Wednesday, February 10, 2021	79,956,818	169
<b>TOTAL</b>	<b>356,074,096</b>	<b>822</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	53,181,366	166
<b>TOTAL</b>	<b>311,228,789</b>	<b>936</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	14%	-12%
8 - 14 Days	2%	-7%



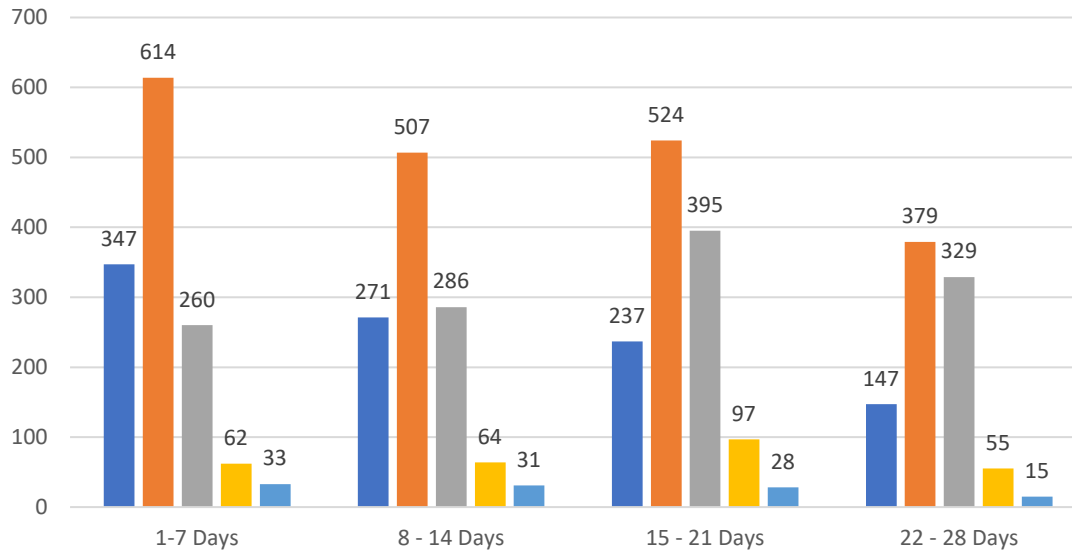


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDOMINIUM

Tuesday, February 16, 2021

as of: 2/17/2021



		TOTALS	
		4 Weeks	DEC 20
Active		1,002	3,357
Pending		2,024	2,916
Sold*		1,270	1,860
Canceled		278	
Temp Off Market		107	

		*Total sales in March	
Market Changes	2/16/2021	% 4 Weeks Active	
New Listings	50	5%	
Price Increase	3	0%	
Prices Decrease	23	2%	
Back on Market*	19	7%	

\*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	\$	#
Tuesday, February 16, 2021	19,805,108	56
Monday, February 15, 2021	4,034,800	8
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	135,000	1
Friday, February 12, 2021	31,596,931	106
Thursday, February 11, 2021	15,827,187	37
Wednesday, February 10, 2021	19,920,327	52
<b>TOTAL</b>	<b>91,319,353</b>	<b>260</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	19,155,500	50
<b>TOTAL</b>	<b>86,300,220</b>	<b>271</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	6%	-4%
8 - 14 Days	-32%	-27%



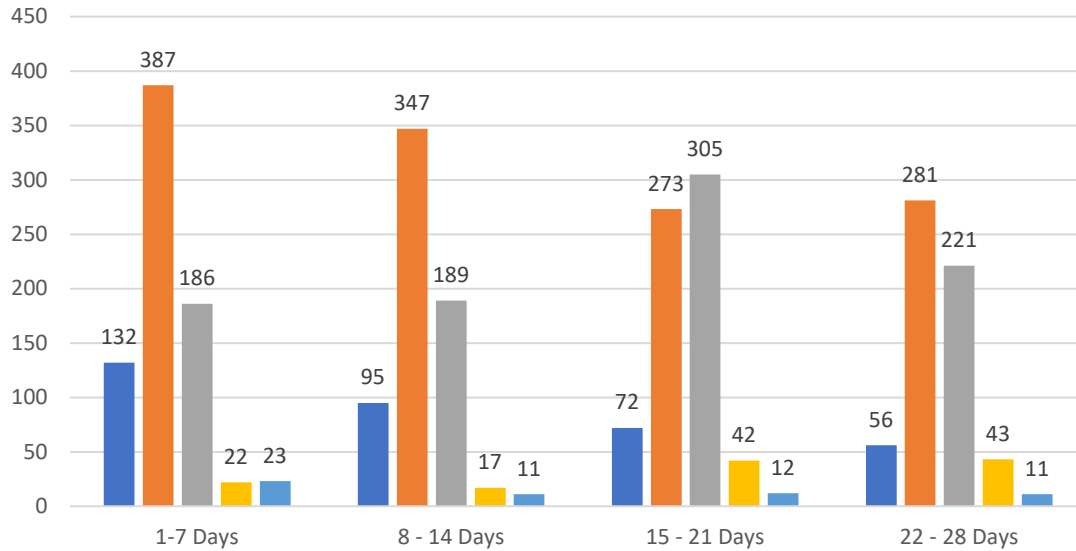


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOMES

Tuesday, February 16, 2021

as of: 2/17/2021



	TOTALS	
	4 Weeks	DEC 20
Active	355	1,212
Pending	1,288	1,395
Sold*	901	1,317
Canceled	124	
Temp Off Market	57	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	23	6%
Price Increase	3	0%
Prices Decrease	23	3%
Back on Market*	10	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	\$	#
Tuesday, February 16, 2021	15,230,500	31
Monday, February 15, 2021	1,994,500	6
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	675,000	1
Friday, February 12, 2021	36,777,777	91
Thursday, February 11, 2021	9,577,400	26
Wednesday, February 10, 2021	12,712,460	31
<b>TOTAL</b>	<b>76,967,637</b>	<b>186</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	10,938,200	34
<b>TOTAL</b>	<b>76,385,984</b>	<b>216</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	1%	-14%
8 - 14 Days	6%	-2%



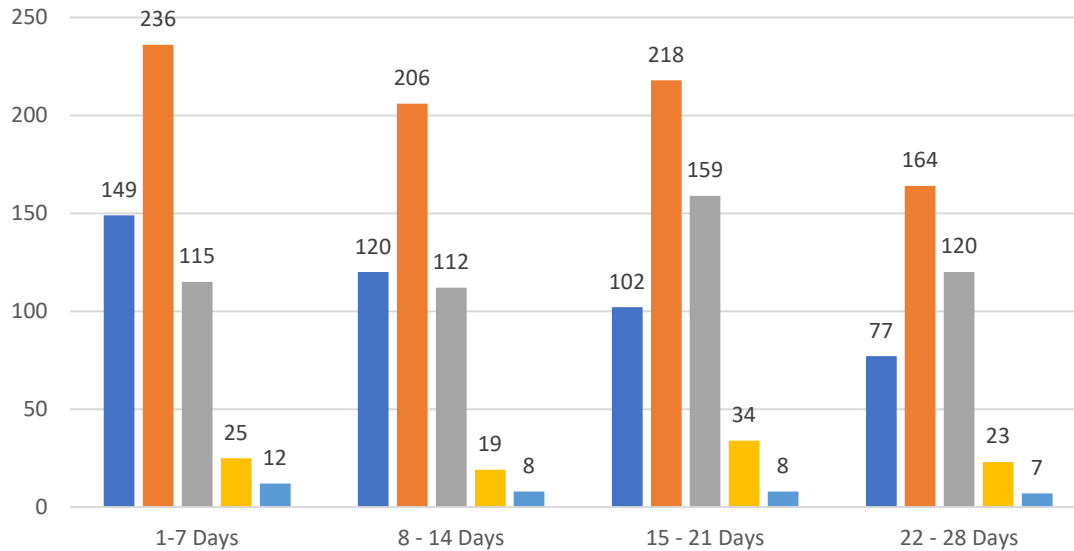


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDOMINIUM

Tuesday, February 16, 2021

as of: 2/17/2021



	TOTALS	
	4 Weeks	DEC 20
Active	448	1,369
Pending	824	1,007
Sold*	506	768
Canceled	101	
Temp Off Market	35	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	22	5%
Price Increase	0	0%
Prices Decrease	9	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	\$	#
Tuesday, February 16, 2021	8,760,408	29
Monday, February 15, 2021	245,000	2
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
Wednesday, February 10, 2021	7,229,500	25
<b>TOTAL</b>	<b>35,215,506</b>	<b>115</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	9,573,700	23
<b>TOTAL</b>	<b>35,870,470</b>	<b>123</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-2%	-7%
8 - 14 Days	13%	3%



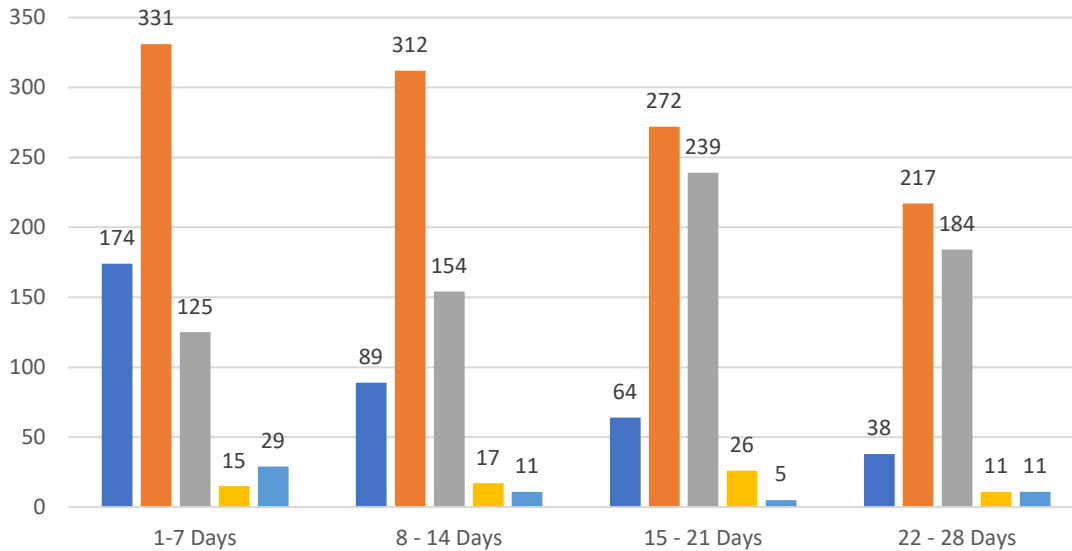


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOMES

Tuesday, February 16, 2021

as of: 2/17/2021



	TOTALS	
	4 Weeks	DEC 20
Active	365	0,862
Pending	1,132	1,345
Sold*	702	1,119
Canceled	69	
Temp Off Market	56	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	25	7%
Price Increase	8	1%
Prices Decrease	10	1%
Back on Market*	14	20%

\*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	\$	#
Tuesday, February 16, 2021	3,419,300	13
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
Wednesday, February 10, 2021	6,881,748	25
<b>Total</b>	<b>33,545,478</b>	<b>125</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	6,513,725	26
<b>Total</b>	<b>36,418,456</b>	<b>156</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-8%	-20%
8 - 14 Days	-19%	-19%



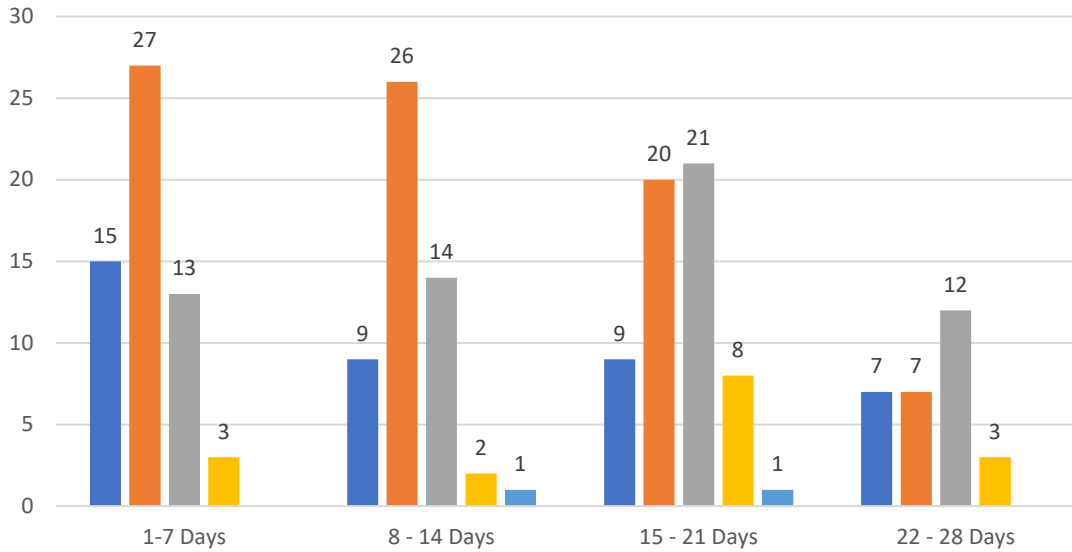


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDOMINIUM

Tuesday, February 16, 2021

as of: 2/17/2021



### 7 Day Sold Comparison

Closed in last 7 days	\$	#
Tuesday, February 16, 2021	154,000	2
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
<b>TOTAL</b>	<b>1,388,100</b>	<b>13</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	232,900	3
<b>TOTAL</b>	<b>1,126,700</b>	<b>16</b>

	TOTALS	
	4 Weeks	DEC 20
Active	40	205
Pending	80	222
Sold*	60	129
Canceled	16	
Temp Off Market	2	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	1	3%
Price Increase	0	0%
Prices Decrease	5	8%
Back on Market*	1	6%

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

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	23%	-19%
8 - 14 Days	0%	-7%





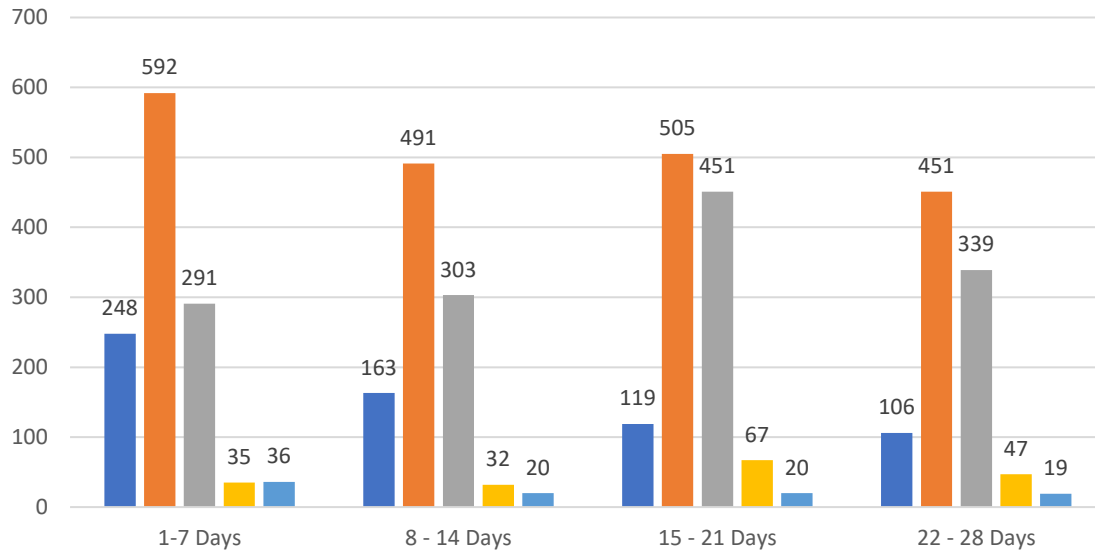


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Tuesday, February 16, 2021

as of: 2/17/2021



	TOTALS	
	4 Weeks	DEC 20
Active	636	1,743
Pending	2,039	2,473
Sold*	1,384	2,013
Canceled	181	
Temp Off Market	95	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	54	8%
Price Increase	14	1%
Prices Decrease	10	1%
Back on Market*	23	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	\$	#
Tuesday, February 16, 2021	14,250,150	36
Monday, February 15, 2021	5,348,735	11
Sunday, February 14, 2021	173,000	1
Saturday, February 13, 2021	775,000	2
Friday, February 12, 2021	52,381,578	134
Thursday, February 11, 2021	20,869,641	46
Wednesday, February 10, 2021	21,529,629	61
<b>TOTAL</b>	<b>115,327,733</b>	<b>291</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	17,957,165	63
<b>TOTAL</b>	<b>103,703,352</b>	<b>343</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	11%	-15%
8 - 14 Days	-1%	-4%



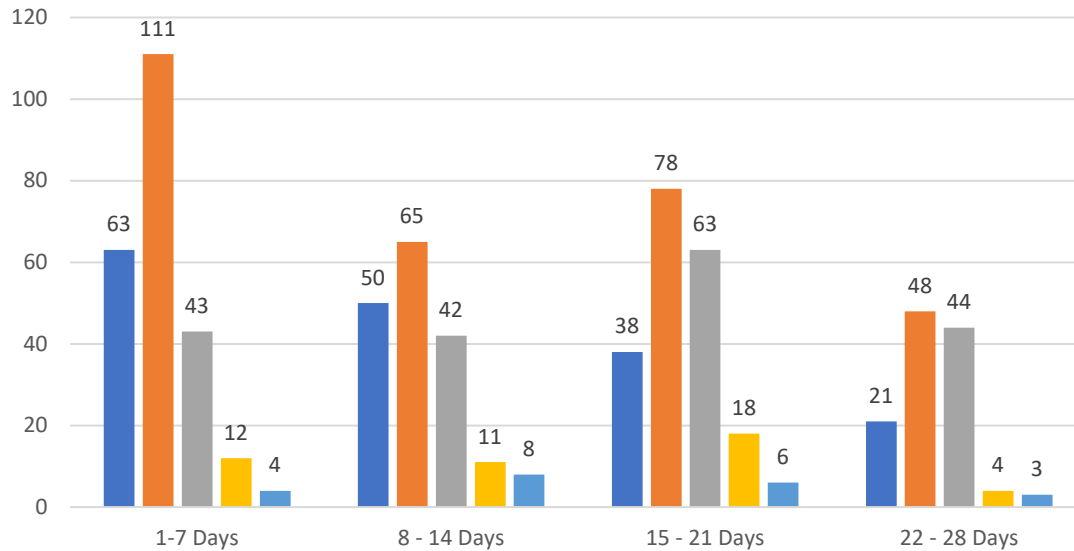


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDOMINIUM

Tuesday, February 16, 2021

as of: 2/17/2021



### 7 Day Sold Comparison

Closed in last 7 days	\$	#
Tuesday, February 16, 2021	745,000	5
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
Wednesday, February 10, 2021	8,507,527	12
<b>TOTAL</b>	<b>16,734,627</b>	<b>43</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	888,400	8
<b>TOTAL</b>	<b>7,806,800</b>	<b>48</b>

	TOTALS	
	4 Weeks	DEC 20
Active	172	529
Pending	302	712
Sold*	192	566
Canceled	45	
Temp Off Market	21	

Market Changes	*Total sales in March	
	2/16/2021	% 4 Weeks Active
New Listings	8	5%
Price Increase	1	0%
Prices Decrease	4	2%
Back on Market*	3	7%

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

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	114%	-10%
8 - 14 Days	-2%	-62%



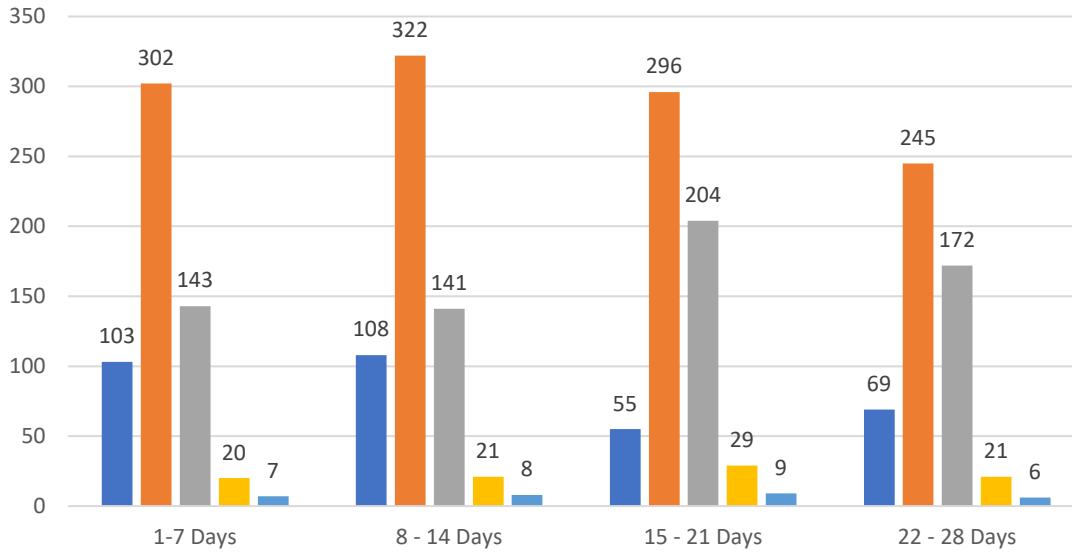


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOMES

Tuesday, February 16, 2021

as of: 2/17/2021



TOTALS		
	4 Weeks	DEC 20
Active	335	1,256
Pending	1,165	1,315
Sold*	660	397
Canceled	91	
Temp Off Market	30	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	25	7%
Price Increase	17	1%
Prices Decrease	8	1%
Back on Market*	7	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	\$	#
Tuesday, February 16, 2021	11,257,519	25
Monday, February 15, 2021	4,971,171	7
Sunday, February 14, 2021	275,000	1
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	21,206,253	48
Thursday, February 11, 2021	16,715,900	30
Wednesday, February 10, 2021	30,082,128	32
<b>Total</b>	<b>84,507,971</b>	<b>143</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	11,780,165	29
<b>Total</b>	<b>56,012,267</b>	<b>130</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	51%	10%
8 - 14 Days	28%	1%



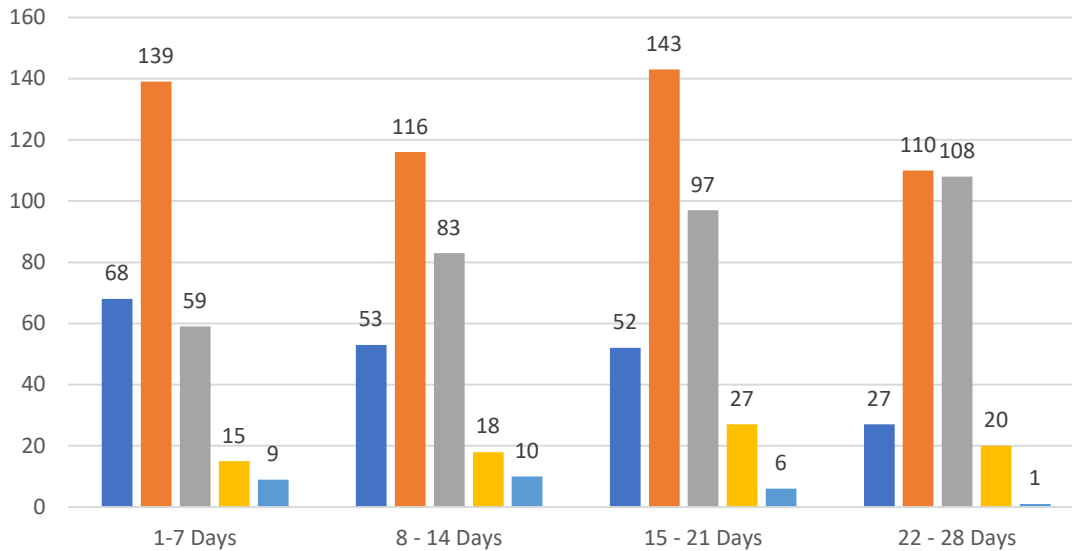


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDOMINIUM

Tuesday, February 16, 2021

as of: 2/17/2021



	TOTALS	
	4 Weeks	DEC 20
Active	200	0,840
Pending	508	655
Sold*	347	129
Canceled	80	
Temp Off Market	26	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	9	5%
Price Increase	1	0%
Prices Decrease	0	0%
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	\$	#
Tuesday, February 16, 2021	8,701,900	14
Monday, February 15, 2021	3,165,000	3
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	11,151,983	25
Thursday, February 11, 2021	5,896,137	9
Wednesday, February 10, 2021	2,349,900	8
<b>Total</b>	<b>31,264,920</b>	<b>59</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	7,360,000	9
<b>Total</b>	<b>35,214,650</b>	<b>51</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-11%	16%
8 - 14 Days	-58%	-29%



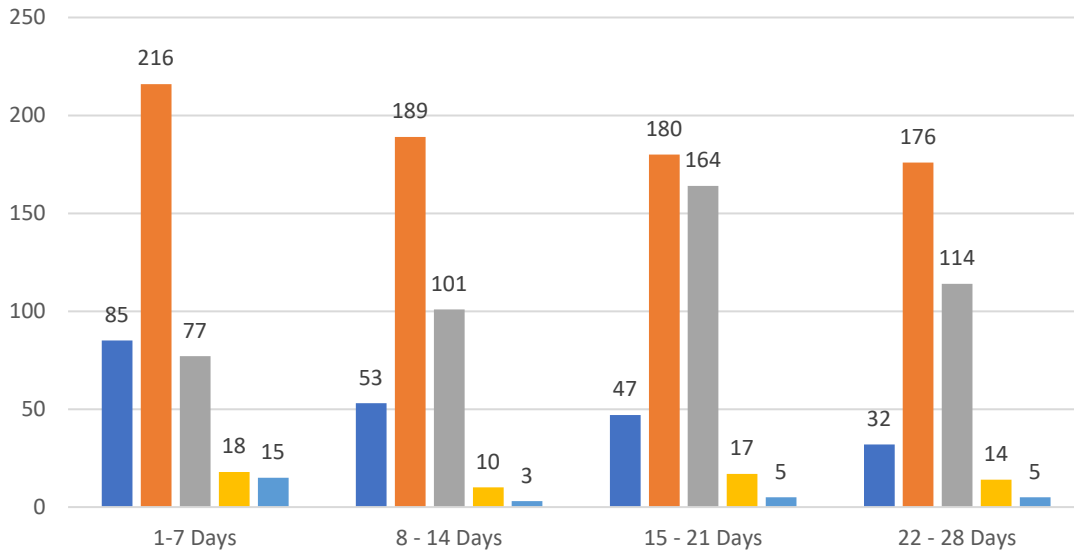


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOMES

Tuesday, February 16, 2021

as of: 2/17/2021



	TOTALS	
	4 Weeks	DEC 20
Active	217	0,922
Pending	761	0,896
Sold*	456	1,144
Canceled	59	
Temp Off Market	28	

*\*Total sales in March*

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	15	7%
Price Increase	7	1%
Prices Decrease	9	2%
Back on Market*	13	22%

*\*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	\$	#
Tuesday, February 16, 2021	12,171,550	13
Monday, February 15, 2021	289,900	1
Sunday, February 14, 2021	-	0
Saturday, February 13, 2021	-	0
Friday, February 12, 2021	21,494,984	34
Thursday, February 11, 2021	3,017,990	9
Wednesday, February 10, 2021	8,750,853	20
<b>TOTAL</b>	<b>45,725,277</b>	<b>77</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	5,992,111	14
<b>TOTAL</b>	<b>38,708,730</b>	<b>91</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	18%	-15%
8 - 14 Days	-12%	-24%



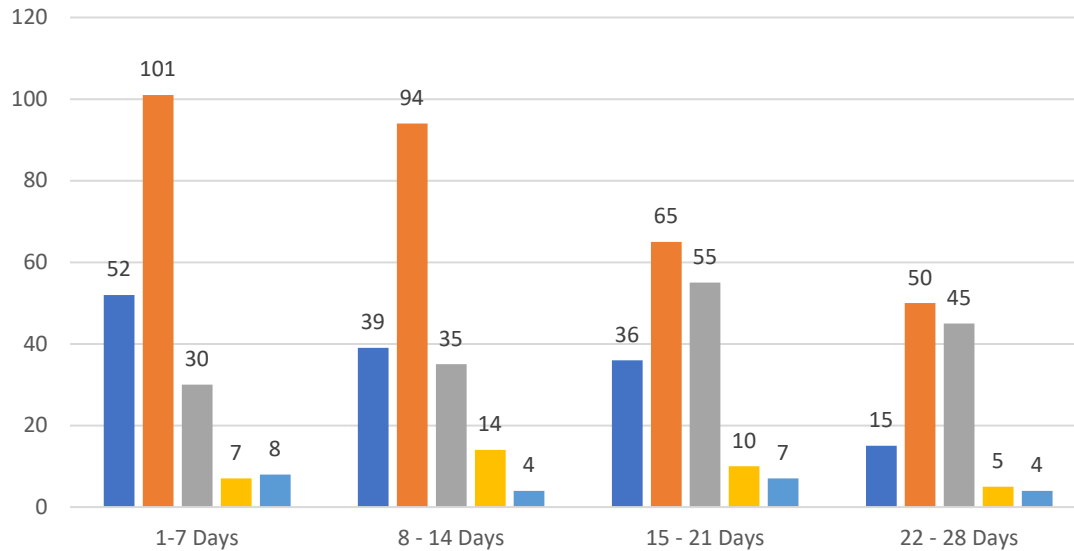


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDOMINIUM

Tuesday, February 16, 2021

as of: 2/17/2021



**7 Day Sold Comparison**

Closed in last 7 days	\$	#
Tuesday, February 16, 2021	1,443,800	6
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
<b>TOTAL</b>	<b>6,716,200</b>	<b>30</b>

Closed prior year	\$	#
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
Monday, February 10, 2020	1,100,500	7
<b>TOTAL</b>	<b>6,281,600</b>	<b>33</b>

	TOTALS	
	4 Weeks	DEC 20
Active	142	414
Pending	310	320
Sold*	165	268
Canceled	36	
Temp Off Market	23	

Market Changes	2/16/2021	% 4 Weeks Active
New Listings	10	7%
Price Increase	1	0%
Prices Decrease	5	3%
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 Analysis**

% Changed	\$	#
Prior Year	7%	-9%
8 - 14 Days	-34%	-14%

