



4 WEEK REAL ESTATE MARKET REPORT

Tuesday, May 25, 2021

As of: Wednesday, May 26, 2021

- 1 Report Breakdown
- 2 Cumulative Tampa Bay Report - 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

Tuesday, May 25, 2021

as of: 5/26/2021

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

Day 28: Wednesday, April 28, 2021

TOTALS:

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

APR 21: 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

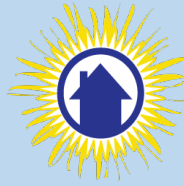
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

7 Day Sold Analysis

% Changed: The variance in amount and volume between day 1 - day 7 and;

Prior Year

Day 8 - Day 14

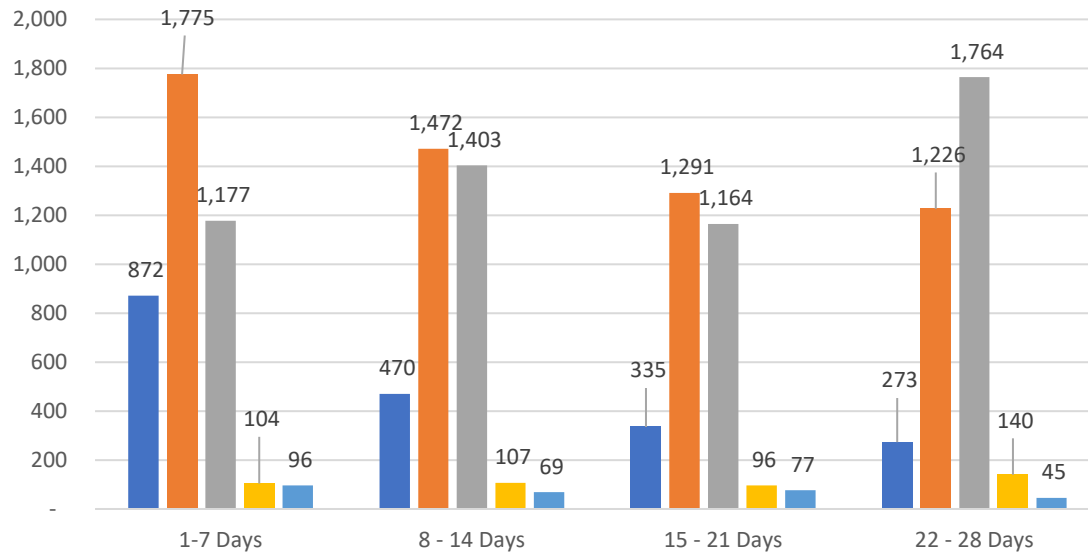


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Tuesday, May 25, 2021

as of: 5/26/2021



	TOTALS	
	4 Weeks	APR 21
Active	1,950	3,055
Pending	5,764	9,877
Sold*	5,508	6,104
Canceled	447	
Temp Off Market	287	

Market Changes	*Total sales in March	
	5/25/2021	% 4 Weeks Active
New Listings	158	8%
Price Increase	26	0%
Prices Decrease	55	1%
Back on Market*	59	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	\$	#
Tuesday, May 25, 2021	57,353,880	118
Monday, May 24, 2021	97,768,365	223
Sunday, May 23, 2021	394,000	1
Saturday, May 22, 2021	779,000	2
Friday, May 21, 2021	185,485,761	431
Thursday, May 20, 2021	112,976,467	218
Wednesday, May 19, 2021	93,097,768	184
TOTAL	547,855,241	1177

Closed prior year	\$	#
Sunday, May 24, 2020	1,483,190	6
Saturday, May 23, 2020	3,160,672	9
Friday, May 22, 2020	110,465,005	313
Thursday, May 21, 2020	43,992,920	141
Wednesday, May 20, 2020	51,038,118	149
Tuesday, May 19, 2020	40,293,740	118
Monday, May 18, 2020	76,175,869	191
TOTAL	326,609,514	927

7 Day Sold Analysis

% Changed	\$	#
Prior Year	68%	27%
8 - 14 Days	-21%	-16%



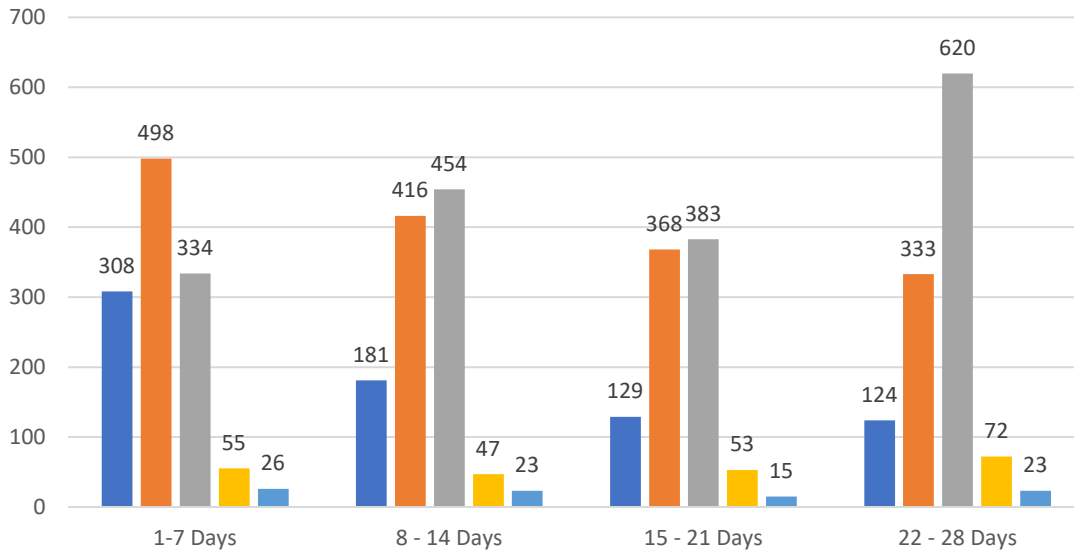


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Tuesday, May 25, 2021

as of: 5/26/2021



		TOTALS	
		4 Weeks	APR 21
Active		742	1,412
Pending		1,615	3,908
Sold*		1,791	2,407
Canceled		227	
Temp Off Market		87	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	55	7%
Price Increase	2	0%
Prices Decrease	18	1%
Back on Market*	21	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	\$	#
Tuesday, May 25, 2021	7,463,299	27
Monday, May 24, 2021	19,918,344	47
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	127,500	1
Friday, May 21, 2021	54,574,850	133
Thursday, May 20, 2021	23,371,527	71
Wednesday, May 19, 2021	17,730,390	55
TOTAL	123,185,910	334

Closed prior year	\$	#
Sunday, May 24, 2020	1,594,750	3
Saturday, May 23, 2020	1,704,900	4
Friday, May 22, 2020	17,851,467	67
Thursday, May 21, 2020	7,084,998	22
Wednesday, May 20, 2020	8,272,260	29
Tuesday, May 19, 2020	8,824,276	22
Monday, May 18, 2020	9,991,225	36
TOTAL	55,323,876	183

7 Day Sold Analysis

% Changed	\$	#
Prior Year	123%	83%
8 - 14 Days	-32%	-42%



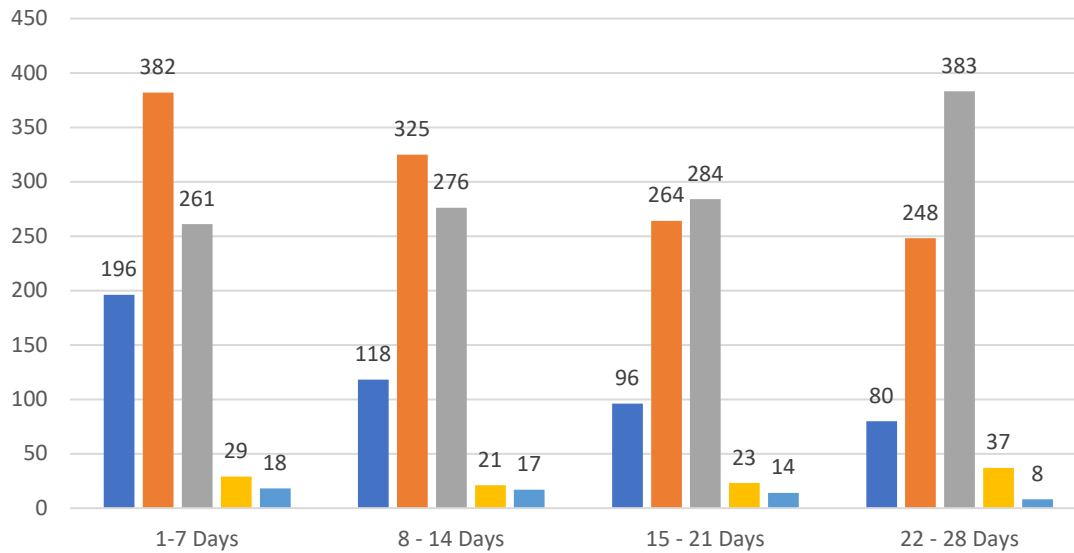


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Tuesday, May 25, 2021

as of: 5/26/2021



		TOTALS	
		4 Weeks	APR 21
Active		490	0,708
Pending		1,219	1,766
Sold*		1,204	1,392
Canceled		110	
Temp Off Market		57	

*Total sales in March

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	26	5%
Price Increase	2	0%
Prices Decrease	22	2%
Back on Market*	12	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	\$	#
Tuesday, May 25, 2021	10,097,000	24
Monday, May 24, 2021	23,546,440	54
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	35,897,155	89
Thursday, May 20, 2021	26,098,740	46
Wednesday, May 19, 2021	23,839,000	48
TOTAL	119,478,335	261

Closed prior year	\$	#
Sunday, May 24, 2020	413,000	2
Saturday, May 23, 2020	-	0
Friday, May 22, 2020	18,507,350	55
Thursday, May 21, 2020	7,853,368	26
Wednesday, May 20, 2020	14,461,400	32
Tuesday, May 19, 2020	8,696,363	20
Monday, May 18, 2020	19,166,300	38
TOTAL	69,097,781	173

7 Day Sold Analysis

% Changed	\$	#
Prior Year	73%	51%
8 - 14 Days	-8%	-5%



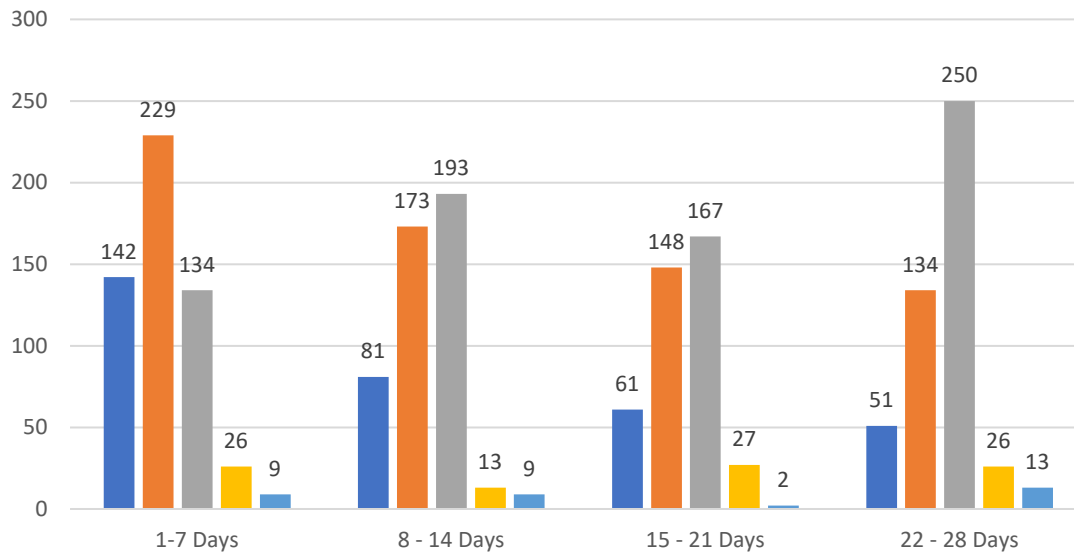


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Tuesday, May 25, 2021

as of: 5/26/2021



	TOTALS	
	4 Weeks	APR 21
Active	335	0,614
Pending	684	1,415
Sold*	744	1089
Canceled	92	
Temp Off Market	33	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	22	7%
Price Increase	1	0%
Prices Decrease	11	1%
Back on Market*	12	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, May 25, 2021	2,978,900	8
Monday, May 24, 2021	9,512,200	24
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	18,432,500	53
Thursday, May 20, 2021	7,231,650	30
Wednesday, May 19, 2021	4,809,600	19
TOTAL	42,964,850	134

Closed prior year	\$	#
Sunday, May 24, 2020	1,482,250	2
Saturday, May 23, 2020	1,704,900	4
Friday, May 22, 2020	5,723,998	27
Thursday, May 21, 2020	2,483,500	10
Wednesday, May 20, 2020	2,534,425	8
Tuesday, May 19, 2020	1,172,393	5
Monday, May 18, 2020	3,329,200	12
TOTAL	18,430,666	68

7 Day Sold Analysis

% Changed	\$	#
Prior Year	133%	97%
8 - 14 Days	-32%	-31%



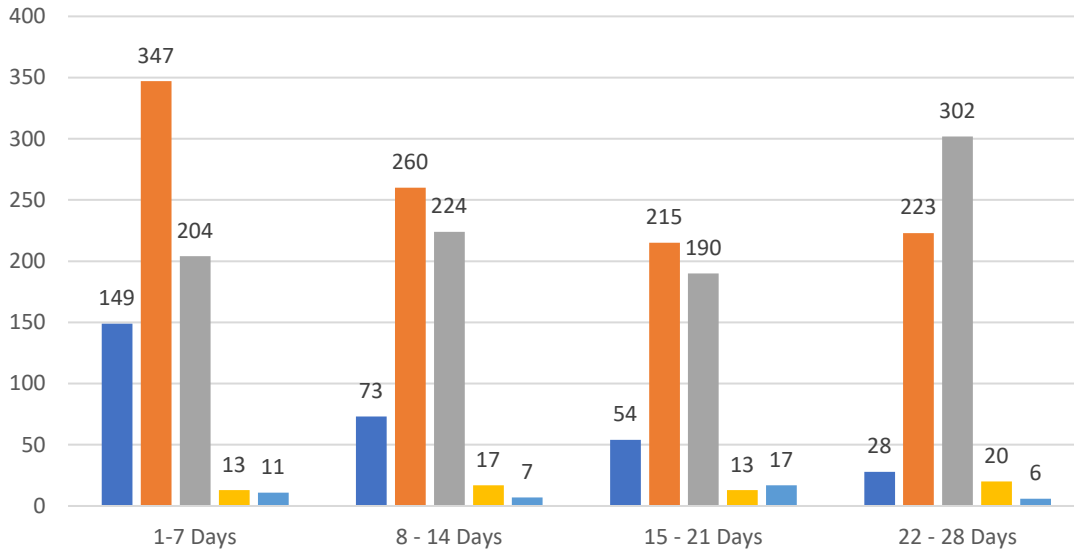


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Tuesday, May 25, 2021

as of: 5/26/2021



		TOTALS	
		4 Weeks	APR 21
Active		304	0,404
Pending		1,045	1,730
Sold*		920	1,090
Canceled		63	
Temp Off Market		41	

Market Changes		5/25/2021	% 4 Weeks Active
New Listings		30	10%
Price Increase		4	0%
Prices Decrease		2	0%
Back on Market*		9	14%

*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, May 25, 2021	5,750,991	17
Monday, May 24, 2021	15,728,758	41
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	28,348,340	92
Thursday, May 20, 2021	10,189,600	31
Wednesday, May 19, 2021	8,499,556	23
TOTAL	68,517,245	204

Closed prior year	\$	#
Sunday, May 24, 2020	128,000	1
Saturday, May 23, 2020	118,000	1
Friday, May 22, 2020	16,313,571	66
Thursday, May 21, 2020	6,860,173	26
Wednesday, May 20, 2020	6,957,240	27
Tuesday, May 19, 2020	4,963,364	20
Monday, May 18, 2020	9,045,807	33
TOTAL	44,386,155	174

7 Day Sold Analysis

% Changed	\$	#
Prior Year	54%	17%
8 - 14 Days	-11%	-9%



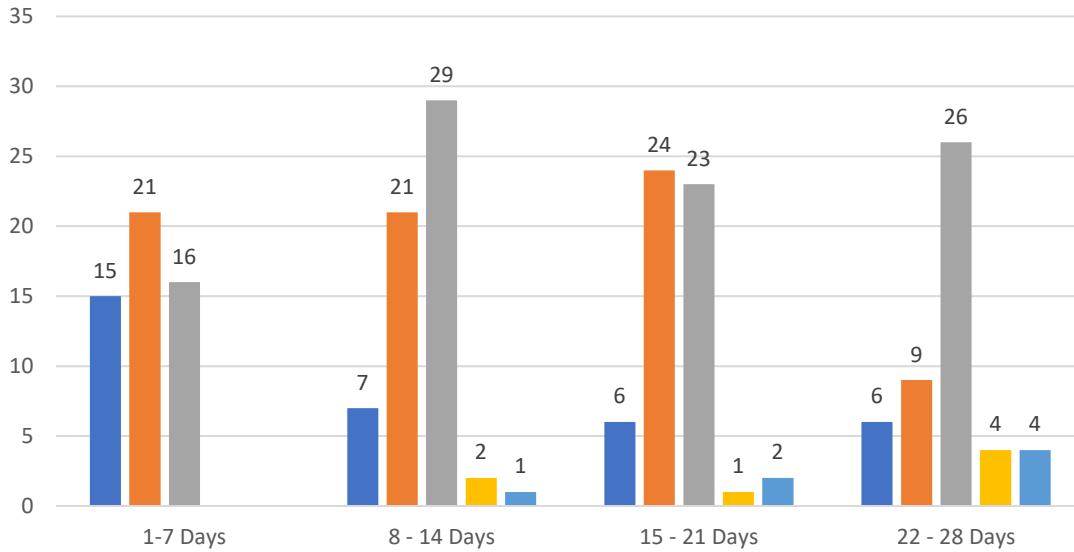


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Tuesday, May 25, 2021

as of: 5/26/2021



	TOTALS	
	4 Weeks	APR 21
Active	34	107
Pending	75	288
Sold*	94	157
Canceled	7	
Temp Off Market	7	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	3	9%
Price Increase	1	1%
Prices Decrease	1	1%
Back on Market*	1	14%

*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, May 25, 2021	178,000	1
Monday, May 24, 2021	537,400	3
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	826,300	7
Thursday, May 20, 2021	221,000	2
Wednesday, May 19, 2021	336,000	3
Total	2,098,700	16

Closed prior year	\$	#
Sunday, May 24, 2020	-	0
Saturday, May 23, 2020	-	0
Friday, May 22, 2020	136,500	2
Thursday, May 21, 2020	94,000	1
Wednesday, May 20, 2020	249,300	4
Tuesday, May 19, 2020	172,000	2
Monday, May 18, 2020	656,900	5
Total	1,308,700	14

7 Day Sold Analysis

% Changed	\$	#
Prior Year	60%	14%
8 - 14 Days	-52%	-45%



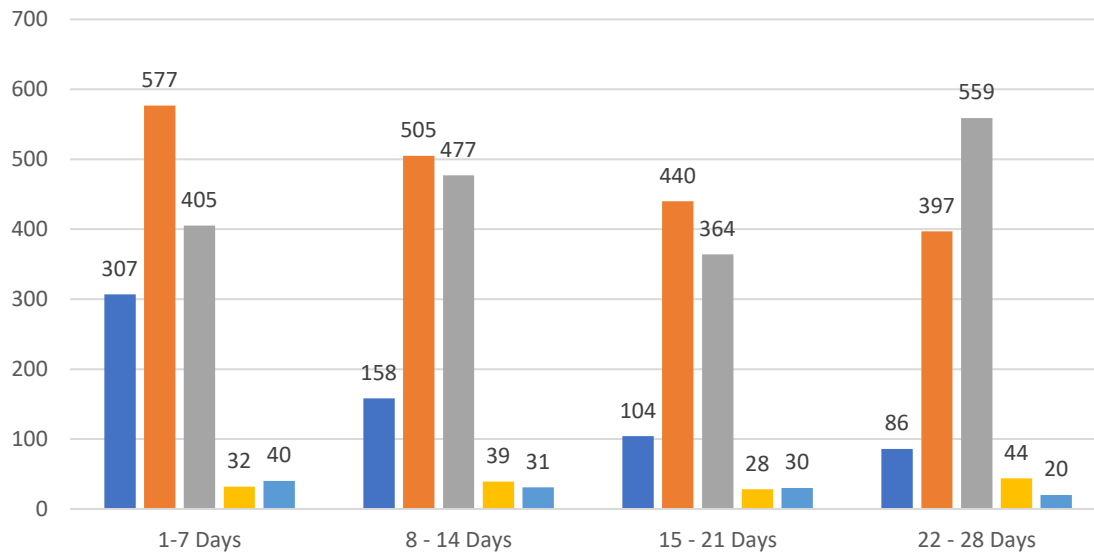


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Tuesday, May 25, 2021

as of: 5/26/2021



	TOTALS	
	4 Weeks	APR 21
Active	655	1,035
Pending	1,919	3,290
Sold*	1,805	1,965
Canceled	143	
Temp Off Market	121	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	60	9%
Price Increase	17	1%
Prices Decrease	20	1%
Back on Market*	24	17%

*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, May 25, 2021	22,752,278	36
Monday, May 24, 2021	31,611,573	75
Sunday, May 23, 2021	394,000	1
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	70,042,935	152
Thursday, May 20, 2021	35,569,255	77
Wednesday, May 19, 2021	23,598,232	64
Total	183,968,273	405

Closed prior year	\$	#
Sunday, May 24, 2020	942,190	3
Saturday, May 23, 2020	2,074,390	6
Friday, May 22, 2020	40,444,779	119
Thursday, May 21, 2020	16,376,555	55
Wednesday, May 20, 2020	18,215,246	57
Tuesday, May 19, 2020	17,351,624	51
Monday, May 18, 2020	23,824,484	77
Total	119,229,268	368

7 Day Sold Analysis

% Changed	\$	#
Prior Year	54%	10%
8 - 14 Days	-19%	-15%



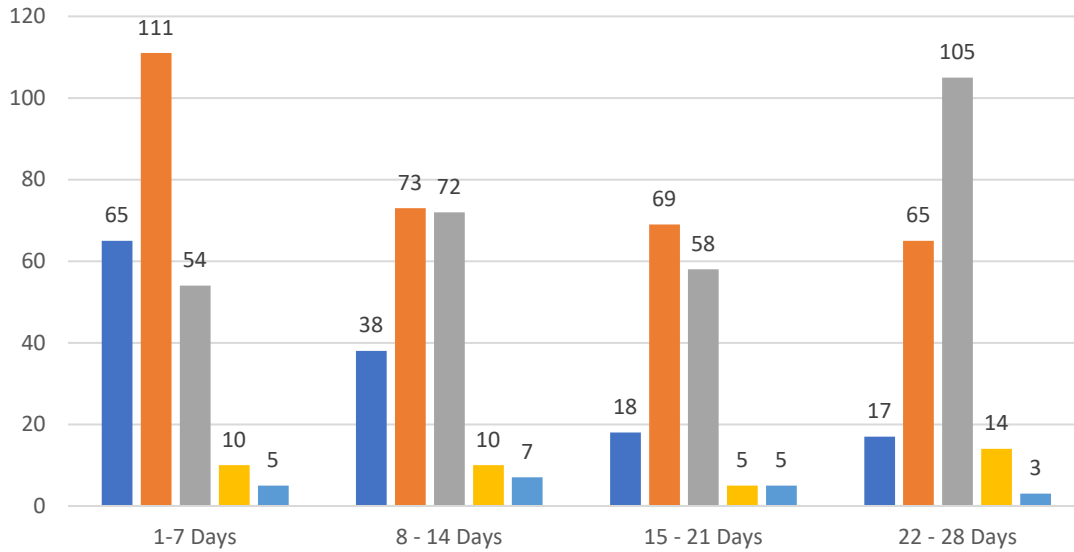


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Tuesday, May 25, 2021

as of: 5/26/2021



	TOTALS	
	4 Weeks	APR 21
Active	138	221
Pending	318	902
Sold*	289	661
Canceled	39	
Temp Off Market	20	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	16	12%
Price Increase	0	0%
Prices Decrease	2	1%
Back on Market*	3	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, May 25, 2021	1,573,900	6
Monday, May 24, 2021	550,000	2
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	127,500	1
Friday, May 21, 2021	6,574,850	23
Thursday, May 20, 2021	1,798,000	9
Wednesday, May 19, 2021	2,404,177	13
TOTAL	13,028,427	54

Closed prior year	\$	#
Sunday, May 24, 2020	112,500	1
Saturday, May 23, 2020	-	0
Friday, May 22, 2020	8,180,569	23
Thursday, May 21, 2020	1,664,000	3
Wednesday, May 20, 2020	2,559,037	5
Tuesday, May 19, 2020	2,738,583	6
Monday, May 18, 2020	4,437,225	11
TOTAL	19,691,914	49

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-34%	10%
8 - 14 Days	-37%	-72%



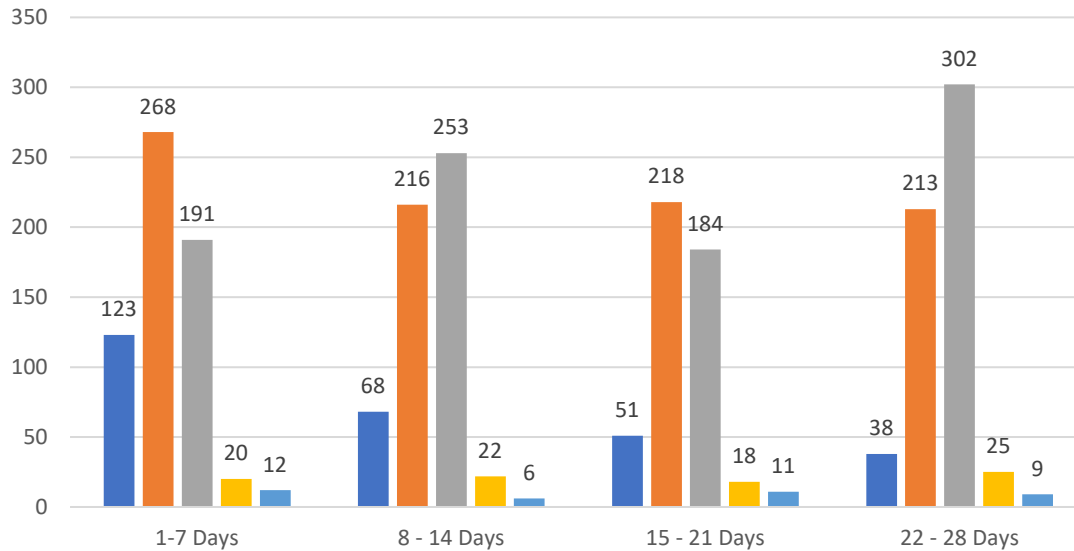


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Tuesday, May 25, 2021

as of: 5/26/2021



	TOTALS	
	4 Weeks	APR 21
Active	280	0,545
Pending	915	1,821
Sold*	930	549
Canceled	85	
Temp Off Market	38	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	23	8%
Price Increase	0	0%
Prices Decrease	8	1%
Back on Market*	11	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, May 25, 2021	11,759,426	26
Monday, May 24, 2021	14,793,609	29
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	779,000	2
Friday, May 21, 2021	29,456,756	60
Thursday, May 20, 2021	29,840,421	41
Wednesday, May 19, 2021	25,979,900	33
TOTAL	112,609,112	191

Closed prior year	\$	#
Sunday, May 24, 2020	-	0
Saturday, May 23, 2020	200,000	1
Friday, May 22, 2020	18,674,840	41
Thursday, May 21, 2020	7,300,834	21
Wednesday, May 20, 2020	7,463,265	22
Tuesday, May 19, 2020	6,910,173	21
Monday, May 18, 2020	12,017,191	20
TOTAL	52,566,303	126

7 Day Sold Analysis

% Changed	\$	#
Prior Year	114%	52%
8 - 14 Days	-28%	-25%



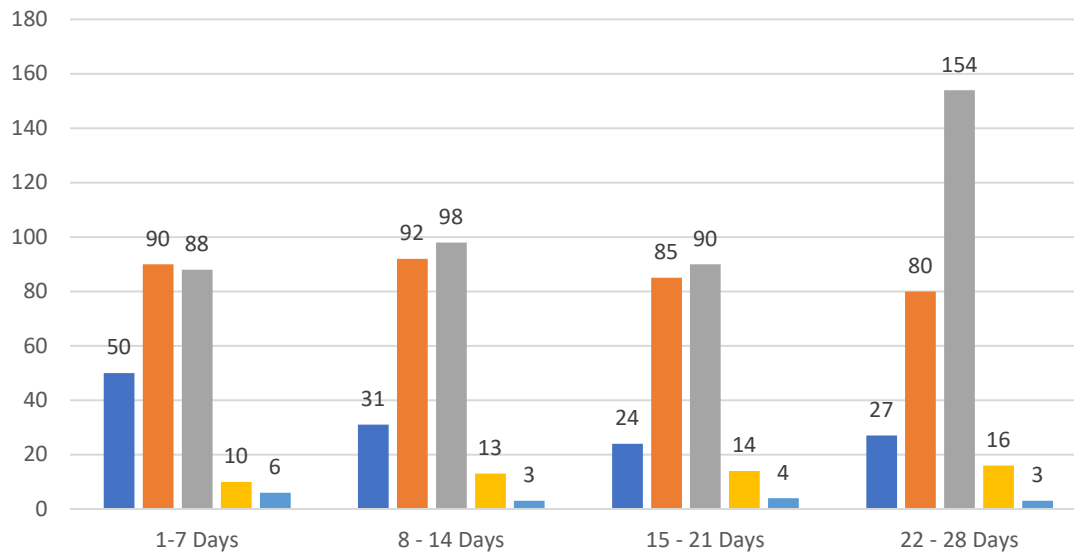


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Tuesday, May 25, 2021

as of: 5/26/2021



	TOTALS	
	4 Weeks	APR 21
Active	132	0,328
Pending	347	904
Sold*	430	157
Canceled	53	
Temp Off Market	16	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	6	5%
Price Increase	0	0%
Prices Decrease	3	1%
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	\$	#
Tuesday, May 25, 2021	1,741,500	6
Monday, May 24, 2021	7,659,750	12
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	23,439,800	37
Thursday, May 20, 2021	11,367,200	19
Wednesday, May 19, 2021	8,802,400	14
Total	53,010,650	88

Closed prior year	\$	#
Sunday, May 24, 2020	-	0
Saturday, May 23, 2020	-	0
Friday, May 22, 2020	2,474,000	9
Thursday, May 21, 2020	1,048,998	3
Wednesday, May 20, 2020	1,585,498	6
Tuesday, May 19, 2020	4,354,900	6
Monday, May 18, 2020	1,153,000	6
Total	10,616,396	30

7 Day Sold Analysis

% Changed	\$	#
Prior Year	399%	193%
8 - 14 Days	-29%	-10%



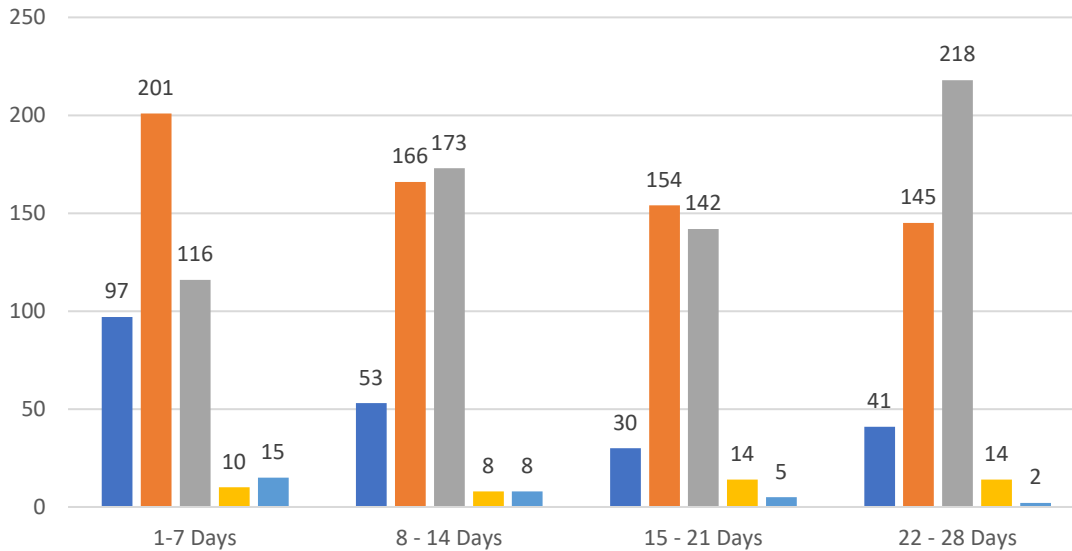


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Tuesday, May 25, 2021

as of: 5/26/2021



		TOTALS	
		4 Weeks	APR 21
Active		221	0,363
Pending		666	1,270
Sold*		649	1,108
Canceled		46	
Temp Off Market		30	

Market Changes	5/25/2021	% 4 Weeks Active
New Listings	19	9%
Price Increase	3	0%
Prices Decrease	3	0%
Back on Market*	3	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, May 25, 2021	6,994,185	15
Monday, May 24, 2021	12,087,985	24
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	21,740,575	38
Thursday, May 20, 2021	11,278,451	23
Wednesday, May 19, 2021	11,181,080	16
TOTAL	63,282,276	116

Closed prior year	\$	#
Sunday, May 24, 2020	-	0
Saturday, May 23, 2020	768,282	1
Friday, May 22, 2020	16,524,465	32
Thursday, May 21, 2020	5,601,990	13
Wednesday, May 20, 2020	3,940,967	11
Tuesday, May 19, 2020	2,372,216	6
Monday, May 18, 2020	12,122,087	23
TOTAL	41,330,007	86

7 Day Sold Analysis

% Changed	\$	#
Prior Year	53%	35%
8 - 14 Days	-39%	-33%



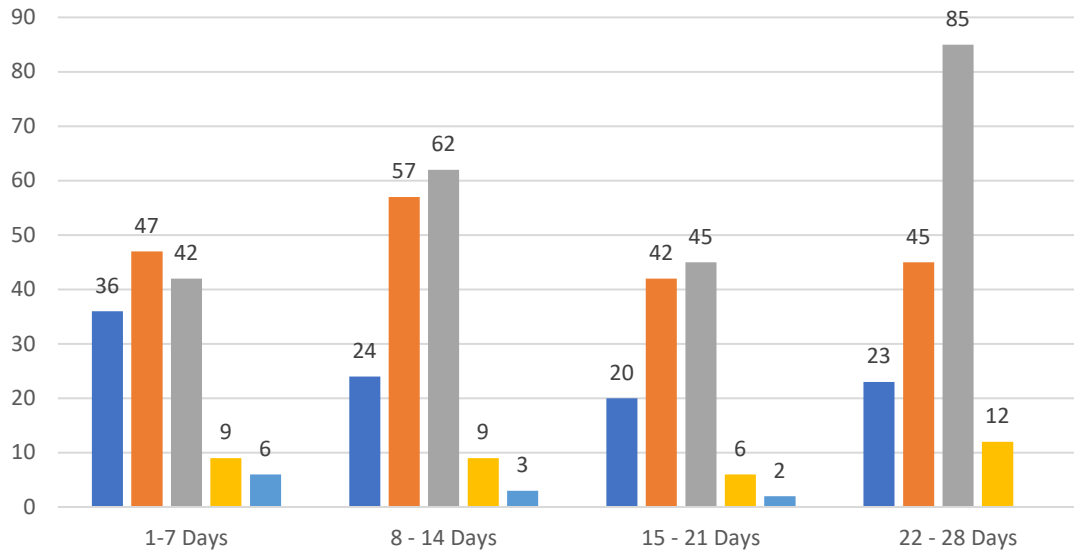


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Tuesday, May 25, 2021

as of: 5/26/2021



		TOTALS	
		4 Weeks	APR 21
Active		103	142
Pending		191	399
Sold*		234	343
Canceled		36	
Temp Off Market		11	

		*Total sales in March	
Market Changes	5/25/2021	% 4 Weeks Active	
New Listings	8	8%	
Price Increase	0	0%	
Prices Decrease	1	0%	
Back on Market*	2	6%	

*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, May 25, 2021	990,999	6
Monday, May 24, 2021	1,658,994	6
Sunday, May 23, 2021	-	0
Saturday, May 22, 2021	-	0
Friday, May 21, 2021	5,301,400	13
Thursday, May 20, 2021	2,753,677	11
Wednesday, May 19, 2021	1,378,213	6
TOTAL	12,083,283	42

Closed prior year	\$	#
Sunday, May 24, 2020	-	0
Saturday, May 23, 2020	-	0
Friday, May 22, 2020	1,336,400	6
Thursday, May 21, 2020	1,794,500	5
Wednesday, May 20, 2020	1,344,000	6
Tuesday, May 19, 2020	386,400	3
Monday, May 18, 2020	414,900	2
TOTAL	5,276,200	22

7 Day Sold Analysis

% Changed	\$	#
Prior Year	129%	91%
8 - 14 Days	-38%	-32%

