



## **4 WEEK REAL ESTATE MARKET REPORT**

**Tuesday, February 14, 2023**

*As of: Wednesday, February 15, 2023*

- 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**
- 7 Pasco County - Condominium**
- 8 Hillsborough County - Single Family Home**
- 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 14, 2023

as of: 2/15/2023

Day 1	Tuesday, February 14, 2023
Day 2	Monday, February 13, 2023
Day 3	Sunday, February 12, 2023
Day 4	Saturday, February 11, 2023
Day 5	Friday, February 10, 2023
Day 6	Thursday, February 9, 2023
Day 7	Wednesday, February 8, 2023
Day 8	Tuesday, February 7, 2023
Day 9	Monday, February 6, 2023
Day 10	Sunday, February 5, 2023
Day 11	Saturday, February 4, 2023
Day 12	Friday, February 3, 2023
Day 13	Thursday, February 2, 2023
Day 14	Wednesday, February 1, 2023
Day 15	Tuesday, January 31, 2023
Day 16	Monday, January 30, 2023
Day 17	Sunday, January 29, 2023
Day 18	Saturday, January 28, 2023
Day 19	Friday, January 27, 2023
Day 20	Thursday, January 26, 2023
Day 21	Wednesday, January 25, 2023
Day 22	Tuesday, January 24, 2023
Day 23	Monday, January 23, 2023
Day 24	Sunday, January 22, 2023
Day 25	Saturday, January 21, 2023
Day 26	Friday, January 20, 2023
Day 27	Thursday, January 19, 2023
Day 28	Wednesday, January 18, 2023

### 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 14, 2023

Day 28: Wednesday, January 18, 2023

#### TOTALS:

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

DEC 22: 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

Manatee County - Single Family Home

#### 7 Day Sold Comparison

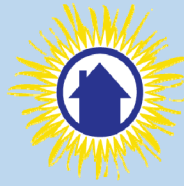
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

#### 7 Day Sold Analysis

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

Prior Year

Day 8 - Day 14

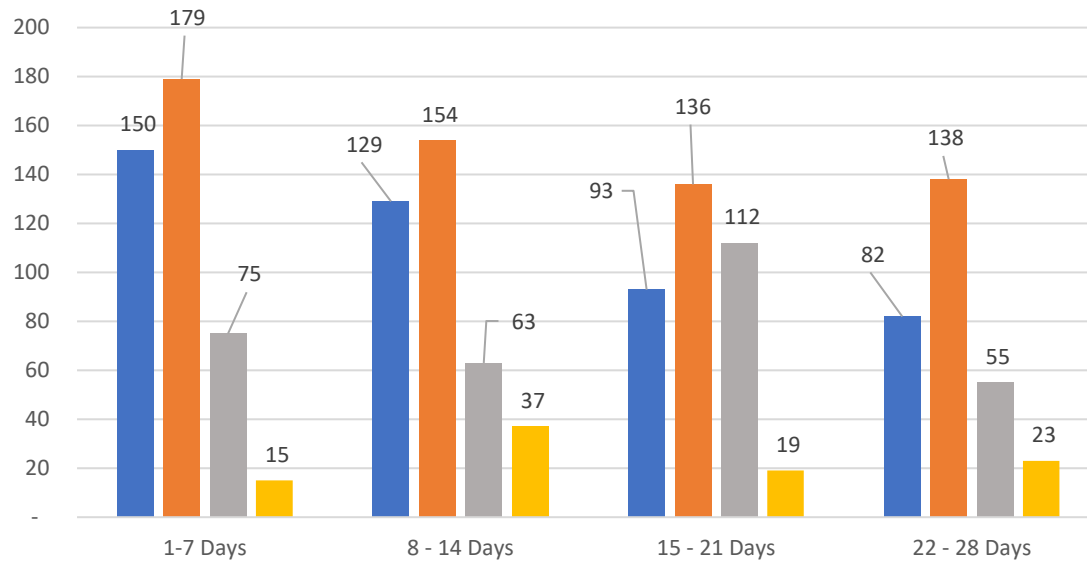


## 4 WEEK REAL ESTATE MARKET REPORT

### TAMPA BAY - SINGLE FAMILY HOMES

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	454	10,275
Pending	607	5,713
Sold*	305	3,615
Canceled	94	
Temp Off Market	1,460	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	145	32%
Price Increase	24	4%
Prices Decrease	446	146%
Back on Market*	70	74%

\*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 14, 2023	35,170,028	63
Monday, February 13, 2023	56,667,464	110
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	1,281,315	4
Friday, February 10, 2023	133,805,385	252
Thursday, February 9, 2023	49,427,373	95
Wednesday, February 8, 2023	55,203,182	102
	<b>331,554,747</b>	<b>626</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	104,264,305	210
Sunday, February 13, 2022	817,897	2
Saturday, February 12, 2022	5,108,995	10
Friday, February 11, 2022	149,159,478	304
Thursday, February 10, 2022	81,220,226	164
Wednesday, February 9, 2022	60,884,598	116
Tuesday, February 8, 2022	51,977,091	114
	<b>453,432,590</b>	<b>920</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-27%	-32%
8 - 14 Days	9%	4%



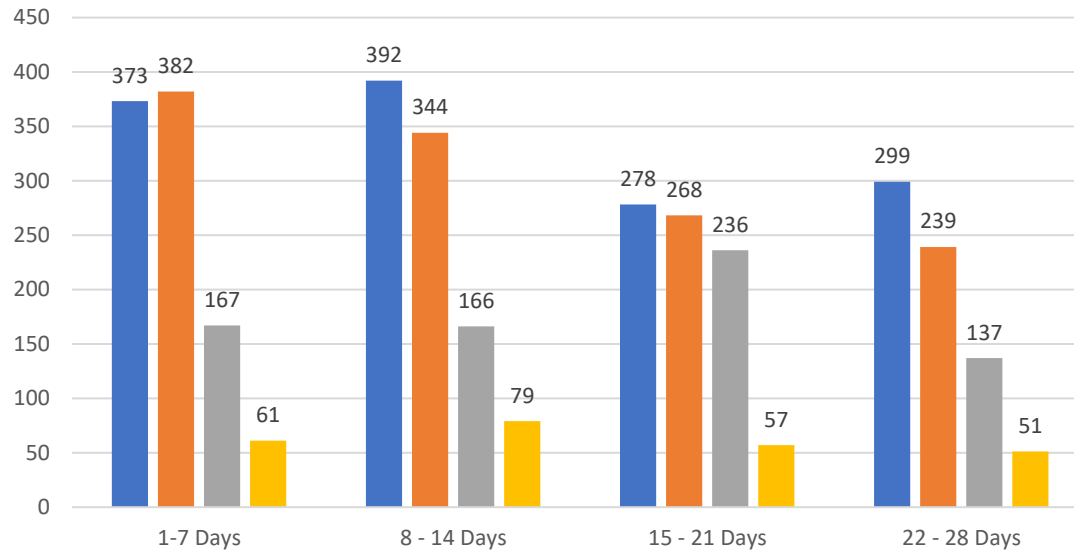


## 4 WEEK REAL ESTATE MARKET REPORT

### TAMPA BAY - CONDOMINIUM

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	1,342	3,613
Pending	1,233	1,950
Sold*	706	1,274
Canceled	248	
Temp Off Market	3,529	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	42	3%
Price Increase	3	0%
Prices Decrease	62	9%
Back on Market*	13	5%

\*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 14, 2023	9,714,740	19
Monday, February 13, 2023	22,213,000	35
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	21,047,300	64
Thursday, February 9, 2023	12,618,500	22
Wednesday, February 8, 2023	13,615,125	27
	<b>79,208,665</b>	<b>167</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	29,462,513	75
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	1,297,500	3
Friday, February 11, 2022	40,762,999	88
Thursday, February 10, 2022	20,019,615	47
Wednesday, February 9, 2022	13,946,910	35
Tuesday, February 8, 2022	16,941,331	39
	<b>122,430,868</b>	<b>287</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-35%	-42%
8 - 14 Days	-74%	-15%



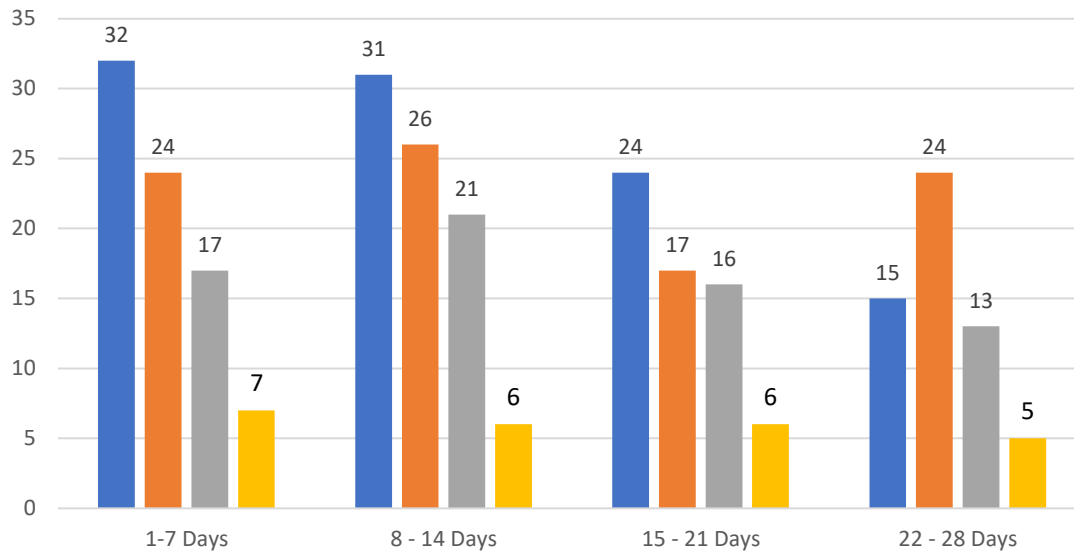


## 4 WEEK REAL ESTATE MARKET REPORT

### PINELLAS COUNTY - SINGLE FAMILY HOMES

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	102	1,801
Pending	91	0,786
Sold*	67	0,796
Canceled	24	
Temp Off Market	284	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	32	31%
Price Increase	3	3%
Prices Decrease	34	51%
Back on Market*	16	67%

\*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 14, 2023	4,950,000	8
Monday, February 13, 2023	15,713,000	26
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	32,679,680	56
Thursday, February 9, 2023	11,858,000	23
Wednesday, February 8, 2023	19,068,915	35
<b>Total</b>	<b>84,269,595</b>	<b>148</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	25,167,300	46
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	670,000	2
Friday, February 11, 2022	38,303,650	84
Thursday, February 10, 2022	18,863,942	32
Wednesday, February 9, 2022	14,084,888	26
Tuesday, February 8, 2022	13,761,750	31
<b>Total</b>	<b>110,851,530</b>	<b>221</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-24%	-33%
8 - 14 Days	-72%	7%



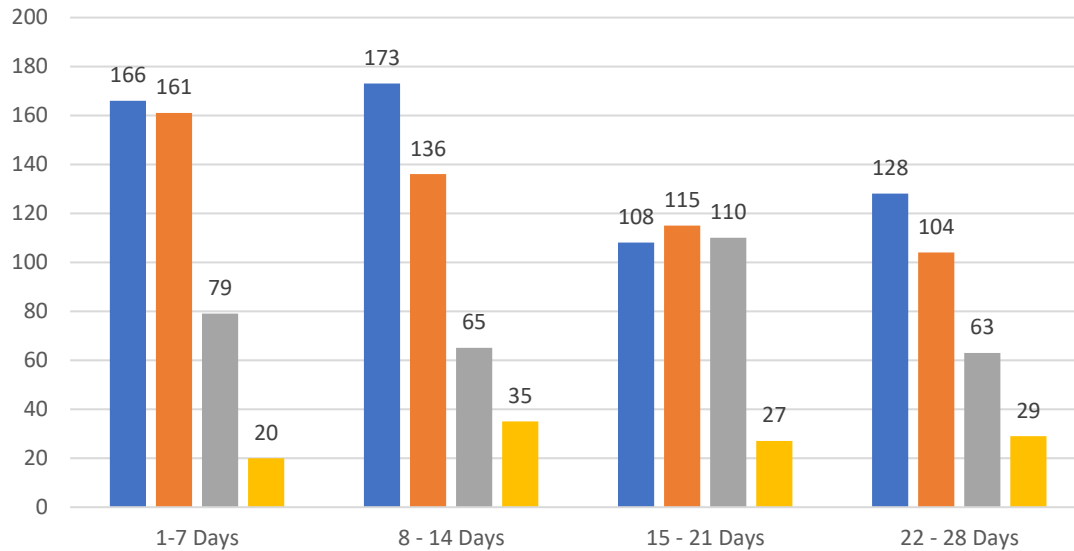


## 4 WEEK REAL ESTATE MARKET REPORT

### PINELLAS COUNTY - CONDOMINIUM

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	575	1,460
Pending	516	0,610
Sold*	317	515
Canceled	111	
Temp Off Market	1,519	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	21	4%
Price Increase	1	0%
Prices Decrease	29	9%
Back on Market*	2	2%

\*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 14, 2023	6,522,250	12
Monday, February 13, 2023	3,936,000	12
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	9,735,500	30
Thursday, February 9, 2023	4,924,500	14
Wednesday, February 8, 2023	3,981,225	11
	<b>29,099,475</b>	<b>79</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	11,055,233	30
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	-	0
Friday, February 11, 2022	15,584,500	42
Thursday, February 10, 2022	6,574,900	19
Wednesday, February 9, 2022	5,732,420	17
Tuesday, February 8, 2022	5,510,031	18
	<b>44,457,084</b>	<b>126</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-35%	-37%
8 - 14 Days	-90%	22%



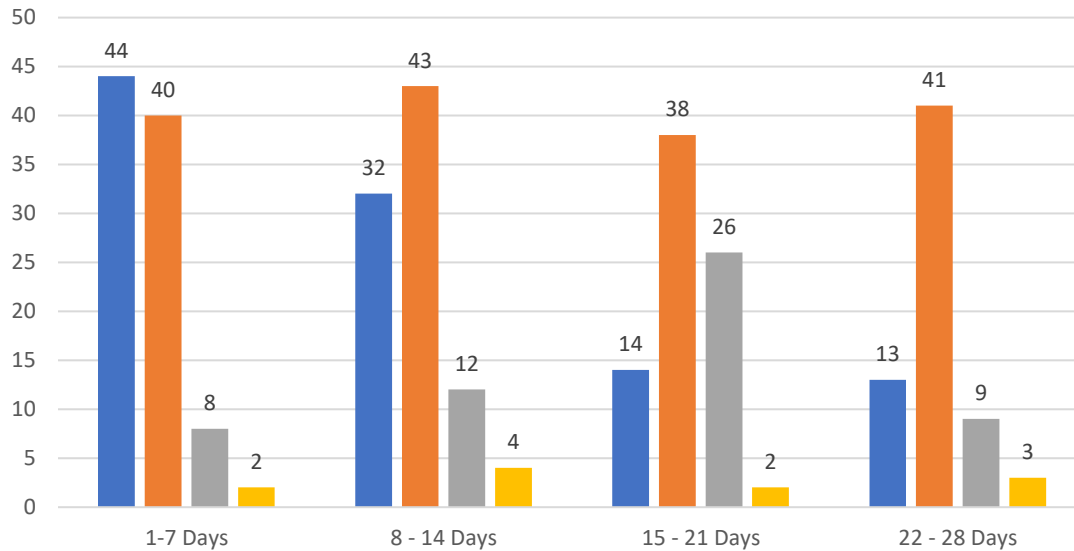


## 4 WEEK REAL ESTATE MARKET REPORT

### PASCO COUNTY - SINGLE FAMILY HOMES

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	103	1,906
Pending	162	1,347
Sold*	55	0,813
Canceled	11	
Temp Off Market	331	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	35	34%
Price Increase	6	4%
Prices Decrease	31	56%
Back on Market*	10	91%

\*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 14, 2023	4,299,054	10
Monday, February 13, 2023	7,575,300	23
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	659,315	2
Friday, February 10, 2023	21,696,721	49
Thursday, February 9, 2023	6,237,040	16
Wednesday, February 8, 2023	6,270,585	17
<b>Total</b>	<b>46,738,015</b>	<b>117</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	10,060,609	29
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	1,015,005	3
Friday, February 11, 2022	15,626,230	47
Thursday, February 10, 2022	10,989,100	30
Wednesday, February 9, 2022	9,070,720	24
Tuesday, February 8, 2022	5,324,280	17
<b>Total</b>	<b>52,085,944</b>	<b>150</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-10%	-22%
8 - 14 Days	-85%	7%



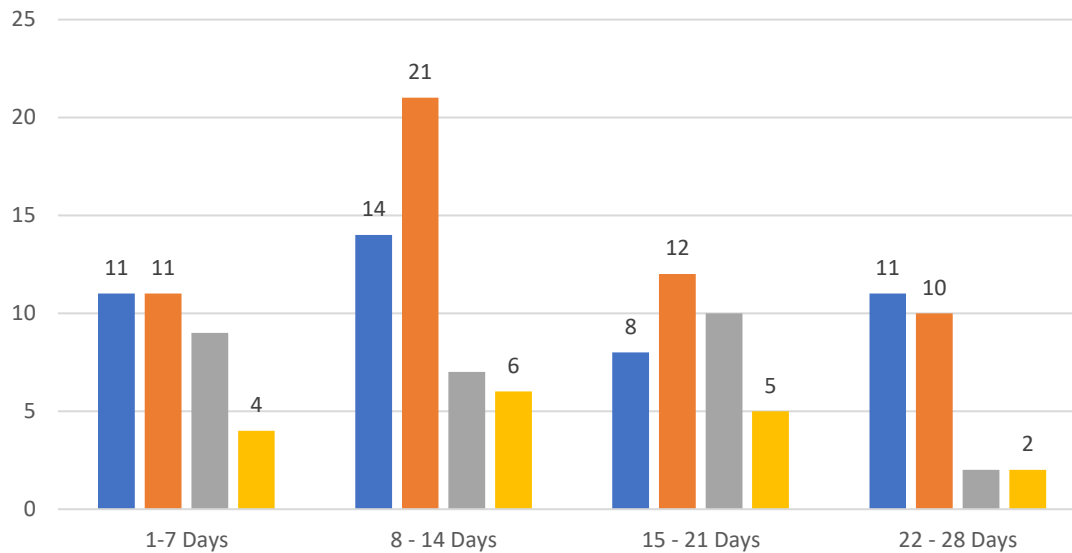


## 4 WEEK REAL ESTATE MARKET REPORT

### PASCO COUNTY - CONDOMINIUM

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS	
	4 Weeks
	DEC 22
Active	44
Pending	54
Sold*	28
Canceled	17
Temp Off Market	143

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	1	2%
Price Increase	0	0%
Prices Decrease	5	18%
Back on Market*	1	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, February 14, 2023	247,000	1
Monday, February 13, 2023	610,000	3
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	735,000	4
Thursday, February 9, 2023	-	-
Wednesday, February 8, 2023	327,000	1
	1,919,000	9

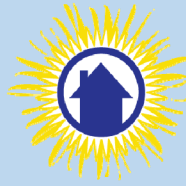
Closed Prior Year	\$	#
Monday, February 14, 2022	525,000	4
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	-	0
Friday, February 11, 2022	1,169,000	7
Thursday, February 10, 2022	524,000	3
Wednesday, February 9, 2022	130,000	1
Tuesday, February 8, 2022	424,800	3
	2,772,800	18

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-31%	-50%
8 - 14 Days	-99%	29%



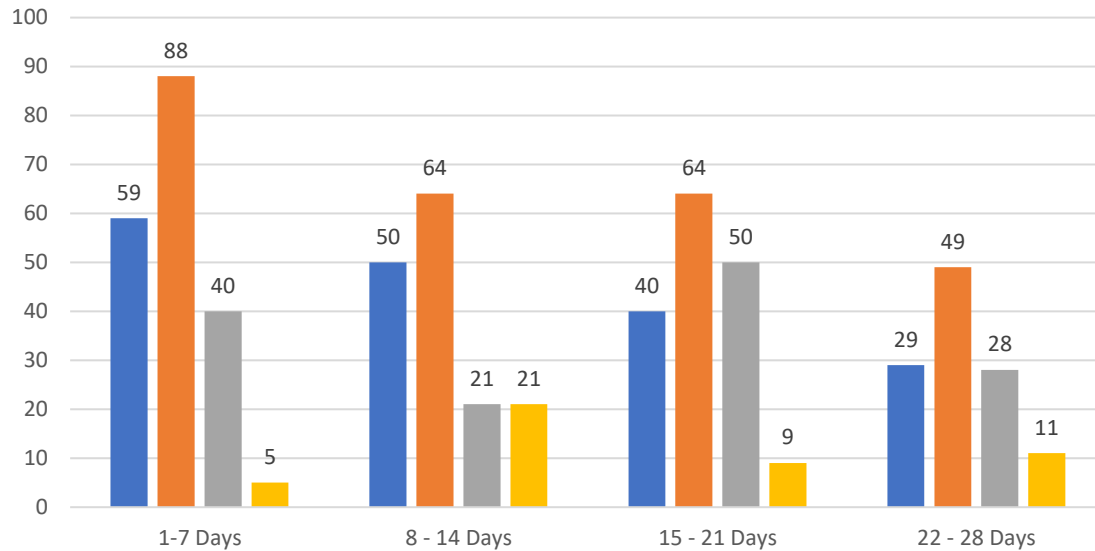




## 4 WEEK REAL ESTATE MARKET REPORT HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	178	3,156
Pending	265	1,793
Sold*	139	1,244
Canceled	46	
Temp Off Market	628	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	35	20%
Price Increase	4	2%
Prices Decrease	51	37%
Back on Market*	13	28%

\*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 14, 2023	11,000,549	25
Monday, February 13, 2023	16,802,520	37
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	160,000	1
Friday, February 10, 2023	46,422,738	88
Thursday, February 9, 2023	22,729,140	37
Wednesday, February 8, 2023	17,731,874	26
	<b>114,846,821</b>	<b>214</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	35,465,530	76
Sunday, February 13, 2022	479,897	1
Saturday, February 12, 2022	818,990	2
Friday, February 11, 2022	51,230,141	106
Thursday, February 10, 2022	25,250,682	54
Wednesday, February 9, 2022	20,035,000	39
Tuesday, February 8, 2022	16,521,844	33
	<b>149,802,084</b>	<b>311</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-23%	-31%
8 - 14 Days	-62%	10%



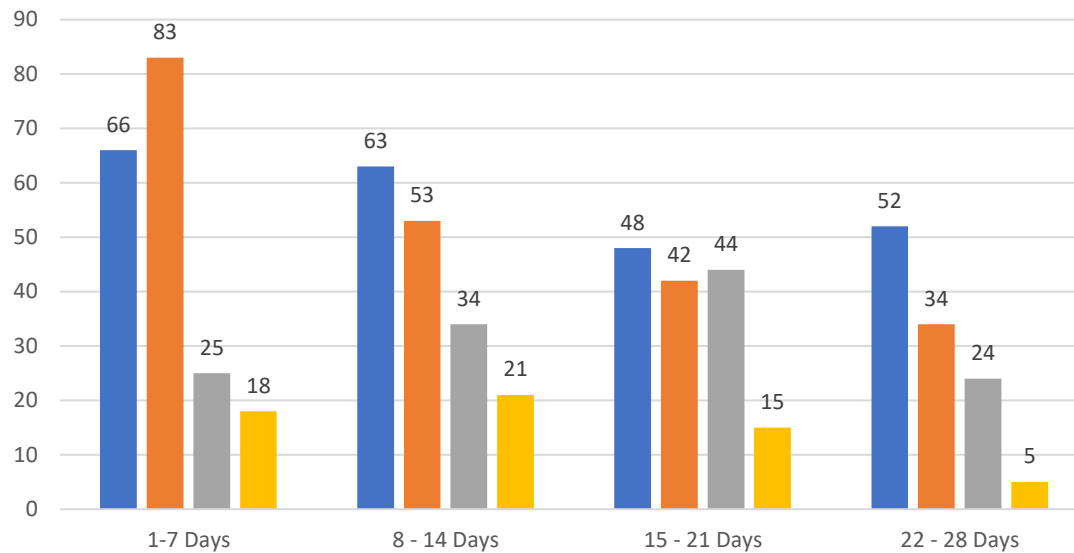


## 4 WEEK REAL ESTATE MARKET REPORT

### HILLSBOROUGH COUNTY - CONDOMINIUM

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	229	795
Pending	212	429
Sold*	127	333
Canceled	59	
Temp Off Market	627	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	9	4%
Price Increase	0	0%
Prices Decrease	10	8%
Back on Market*	2	3%

\*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 14, 2023	-	-
Monday, February 13, 2023	1,824,000	5
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	3,843,900	14
Thursday, February 9, 2023	695,000	2
Wednesday, February 8, 2023	777,000	4
	<b>7,139,900</b>	<b>25</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	4,199,900	13
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	175,000	1
Friday, February 11, 2022	4,954,499	17
Thursday, February 10, 2022	2,752,000	6
Wednesday, February 9, 2022	2,311,490	8
Tuesday, February 8, 2022	3,443,500	6
	<b>17,836,389</b>	<b>51</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-60%	-51%
8 - 14 Days	-98%	-62%



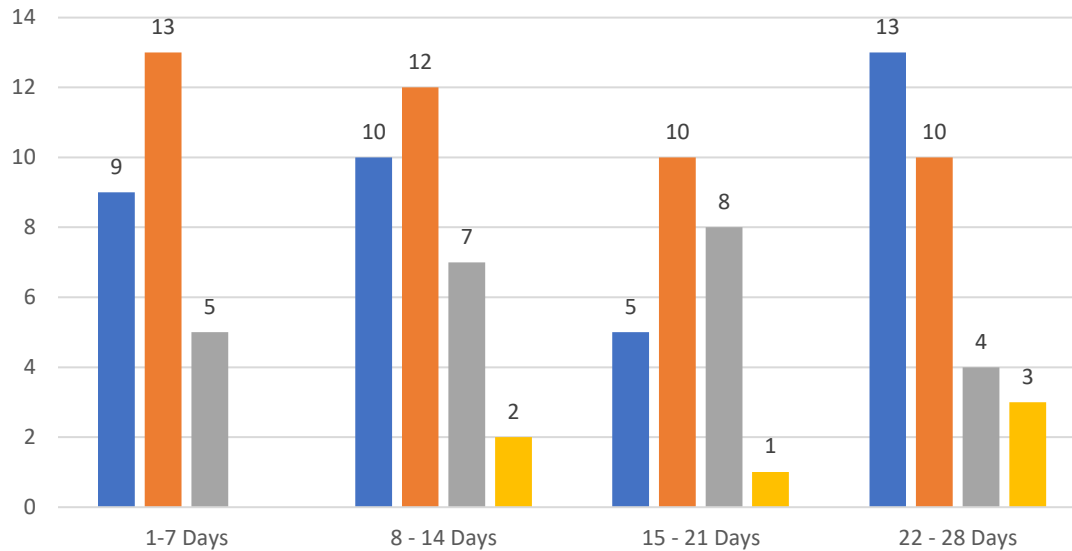


## 4 WEEK REAL ESTATE MARKET REPORT

### SARASOTA COUNTY - SINGLE FAMILY HOMES

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	37	1,677
Pending	45	0,925
Sold*	24	211
Canceled	6	
Temp Off Market	112	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	22	59%
Price Increase	1	2%
Prices Decrease	17	71%
Back on Market*	8	133%

\*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 14, 2023	7,518,400	10
Monday, February 13, 2023	6,713,000	9
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	462,000	1
Friday, February 10, 2023	17,537,767	35
Thursday, February 9, 2023	4,447,093	10
Wednesday, February 8, 2023	7,832,828	15
<b>Total</b>	<b>44,511,088</b>	<b>80</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	18,903,648	35
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	870,000	1
Friday, February 11, 2022	24,146,937	39
Thursday, February 10, 2022	13,599,650	24
Wednesday, February 9, 2022	12,143,990	17
Tuesday, February 8, 2022	8,906,215	17
<b>Total</b>	<b>78,570,440</b>	<b>133</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-43%	-40%
8 - 14 Days	-85%	-5%



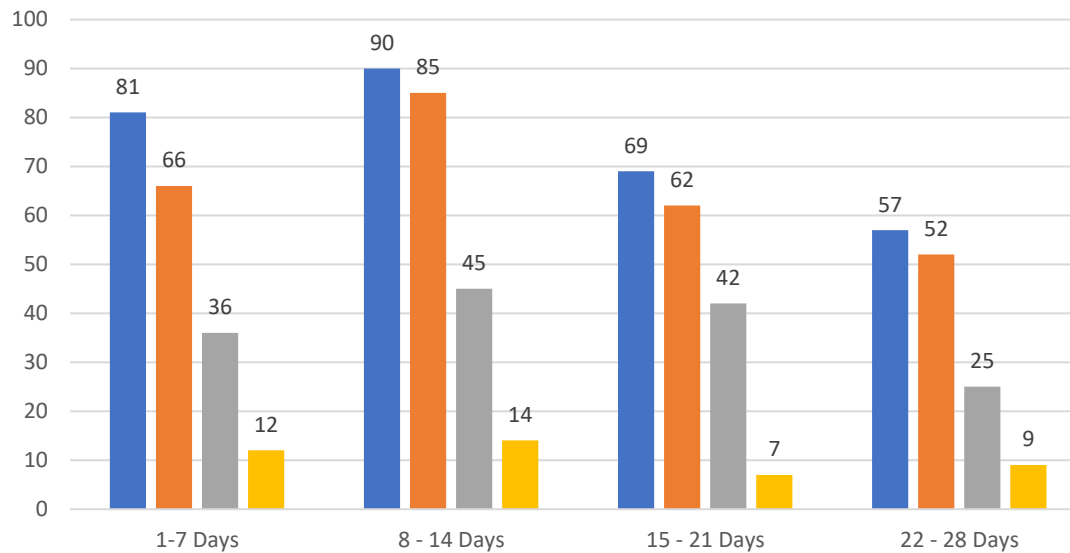


## 4 WEEK REAL ESTATE MARKET REPORT

### SARASOTA COUNTY -CONDOMINIUM

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	297	0,545
Pending	265	428
Sold*	148	127
Canceled	42	
Temp Off Market	752	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	12	4%
Price Increase	0	0%
Prices Decrease	15	10%
Back on Market*	2	5%

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

#### 7 Day Sold Comparison

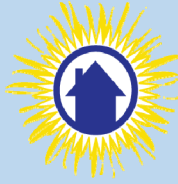
Closed in last 7 days	\$	#
Tuesday, February 14, 2023	2,527,990	5
Monday, February 13, 2023	14,823,000	11
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	2,854,000	7
Thursday, February 9, 2023	5,660,000	4
Wednesday, February 8, 2023	7,429,900	9
<b>Total</b>	<b>33,294,890</b>	<b>36</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	6,233,580	9
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	167,500	1
Friday, February 11, 2022	16,804,000	14
Thursday, February 10, 2022	6,610,000	8
Wednesday, February 9, 2022	5,173,000	8
Tuesday, February 8, 2022	6,478,000	11
<b>Total</b>	<b>41,466,080</b>	<b>51</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-20%	-29%
8 - 14 Days	-89%	-20%



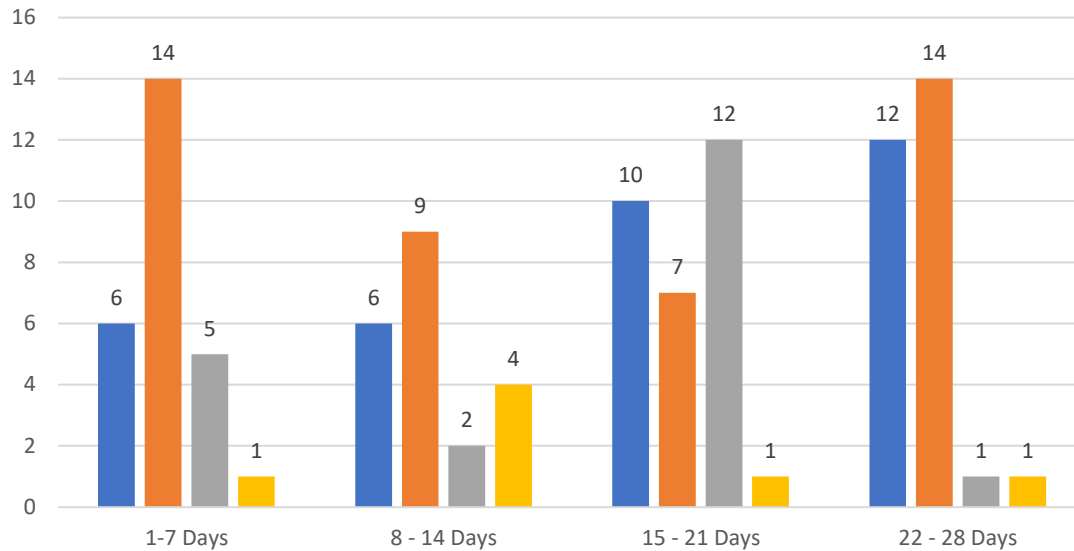


## 4 WEEK REAL ESTATE MARKET REPORT

### MANATEE COUNTY - SINGLE FAMILY HOMES

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	34	1,735
Pending	44	0,862
Sold*	20	0,551
Canceled	7	
Temp Off Market	105	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	35	103%
Price Increase	86	195%
Prices Decrease	54	270%
Back on Market*	7	100%

\*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 14, 2023	7,402,025	10
Monday, February 13, 2023	9,863,644	15
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	15,468,479	24
Thursday, February 9, 2023	4,156,100	9
Wednesday, February 8, 2023	4,298,980	9
<b>Total</b>	<b>41,189,228</b>	<b>67</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	14,667,218	24
Sunday, February 13, 2022	338,000	1
Saturday, February 12, 2022	1,735,000	2
Friday, February 11, 2022	19,852,520	28
Thursday, February 10, 2022	12,516,852	24
Wednesday, February 9, 2022	5,550,000	10
Tuesday, February 8, 2022	7,463,002	16
<b>Total</b>	<b>62,122,592</b>	<b>105</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-34%	-36%
8 - 14 Days	-86%	-11%



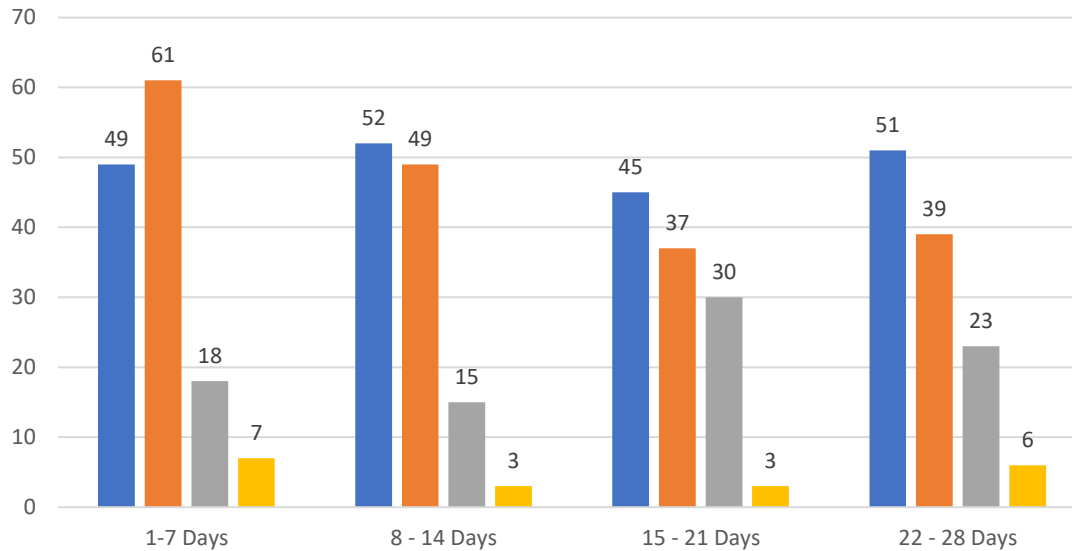


## 4 WEEK REAL ESTATE MARKET REPORT

### MANATEE COUNTY - CONDOMINIUM

Tuesday, February 14, 2023

as of: 2/15/2023



TOTALS		
	4 Weeks	DEC 22
Active	197	472
Pending	186	234
Sold*	86	172
Canceled	19	
Temp Off Market	488	

Market Changes	2/14/2023	% 4 Weeks Active
New Listings	8	4%
Price Increase	0	0%
Prices Decrease	10	12%
Back on Market*	6	32%

\*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 14, 2023	417,500	1
Monday, February 13, 2023	1,020,000	4
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	3,878,900	9
Thursday, February 9, 2023	1,339,000	2
Wednesday, February 8, 2023	1,100,000	2
	<b>7,755,400</b>	<b>18</b>

Closed Prior Year	\$	#
Monday, February 14, 2022	7,448,800	19
Sunday, February 13, 2022	-	0
Saturday, February 12, 2022	955,000	1
Friday, February 11, 2022	2,251,000	8
Thursday, February 10, 2022	3,558,715	11
Wednesday, February 9, 2022	600,000	1
Tuesday, February 8, 2022	1,085,000	1
	<b>15,898,515</b>	<b>41</b>

#### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-51%	-56%
8 - 14 Days	-97%	20%

