



# 4 WEEK REAL ESTATE MARKET REPORT

Wednesday, February 15, 2023

*As of: Thursday, February 16, 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
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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

Wednesday, February 15, 2023

as of: 2/16/2023

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

Day 28: Thursday, January 19, 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

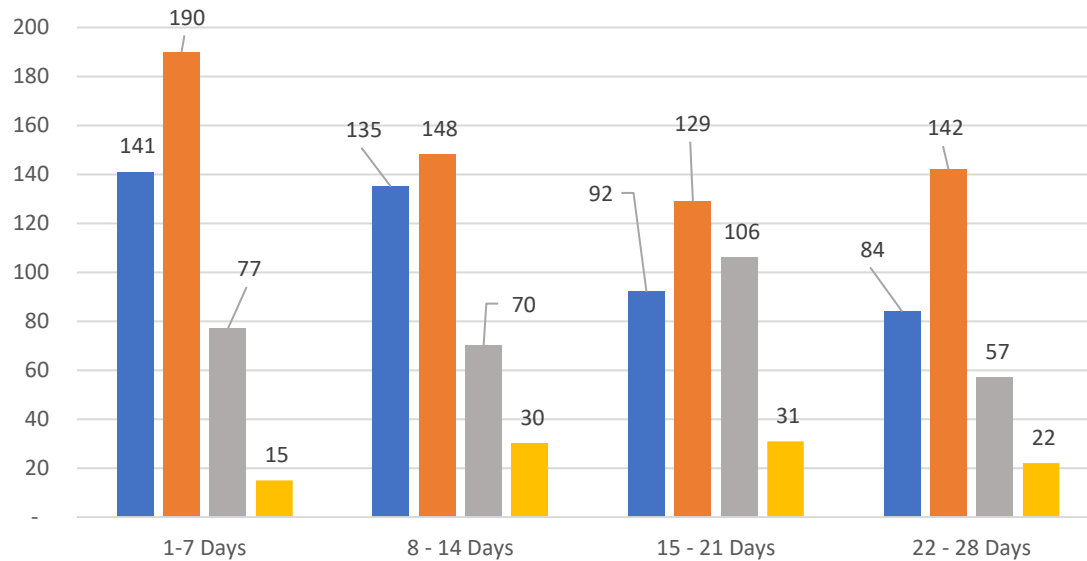


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOMES

Wednesday, February 15, 2023

as of: 2/16/2023



	TOTALS	
	4 Weeks	DEC 22
Active	452	10,275
Pending	609	5,713
Sold*	310	3,615
Canceled	98	
Temp Off Market	1,469	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	145	32%
Price Increase	24	4%
Prices Decrease	446	144%
Back on Market*	70	71%

\*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 15, 2023	51,718,958	94
Tuesday, February 14, 2023	48,298,203	87
Monday, February 13, 2023	69,991,355	131
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	2,751,315	7
Friday, February 10, 2023	135,009,275	255
Thursday, February 9, 2023	49,427,373	95
<b>TOTAL</b>	<b>357,196,479</b>	<b>669</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	124,680,101	213
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
<b>TOTAL</b>	<b>526,135,600</b>	<b>1019</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-32%	-34%
8 - 14 Days	18%	12%



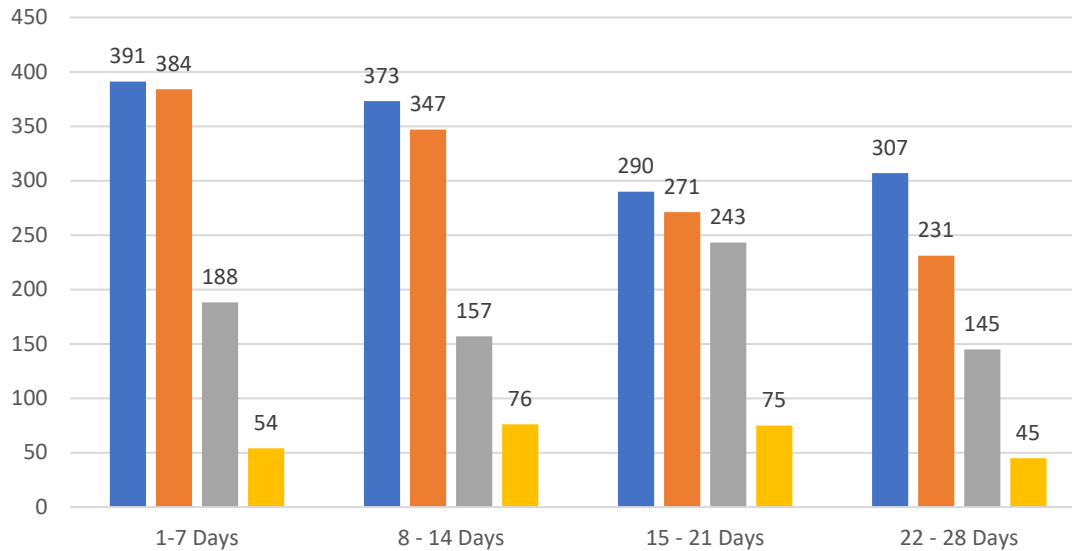


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDOMINIUM

Wednesday, February 15, 2023

as of: 2/16/2023



	TOTALS	
	4 Weeks	DEC 22
Active	1,361	3,613
Pending	1,233	1,950
Sold*	733	1,274
Canceled	250	
Temp Off Market	3,577	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	42	3%
Price Increase	3	0%
Prices Decrease	62	8%
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	\$	#
Wednesday, February 15, 2023	13,063,500	29
Tuesday, February 14, 2023	15,337,440	31
Monday, February 13, 2023	23,436,500	40
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	1,060,000	2
Friday, February 10, 2023	21,047,300	64
Thursday, February 9, 2023	12,618,500	22
<b>Total</b>	<b>86,563,240</b>	<b>188</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	29,408,223	70
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
<b>Total</b>	<b>134,897,760</b>	<b>318</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-36%	-41%
8 - 14 Days	-71%	1%



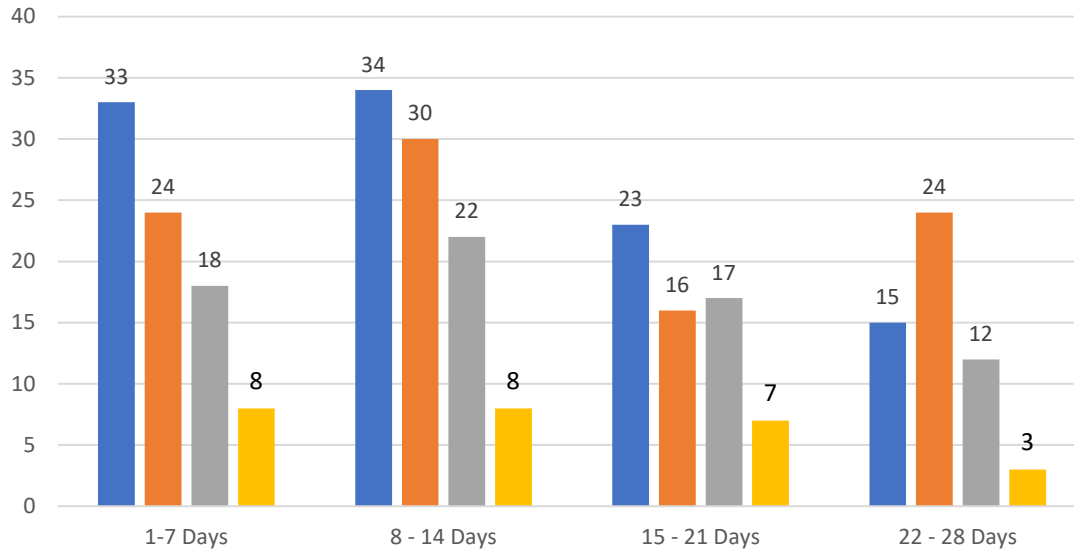


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOMES

Wednesday, February 15, 2023

as of: 2/16/2023



TOTALS		
	4 Weeks	DEC 22
Active	105	1,801
Pending	94	0,786
Sold*	69	0,796
Canceled	26	
Temp Off Market	294	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	37	35%
Price Increase	0	0%
Prices Decrease	35	51%
Back on Market*	10	38%

\*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 15, 2023	12,045,600	16
Tuesday, February 14, 2023	11,073,900	16
Monday, February 13, 2023	21,029,520	32
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	1,160,000	2
Friday, February 10, 2023	32,679,680	56
Thursday, February 9, 2023	11,858,000	23
<b>Total</b>	<b>89,846,700</b>	<b>145</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	31,589,181	48
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
<b>Total</b>	<b>128,678,961</b>	<b>238</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-30%	-39%
8 - 14 Days	-70%	-5%



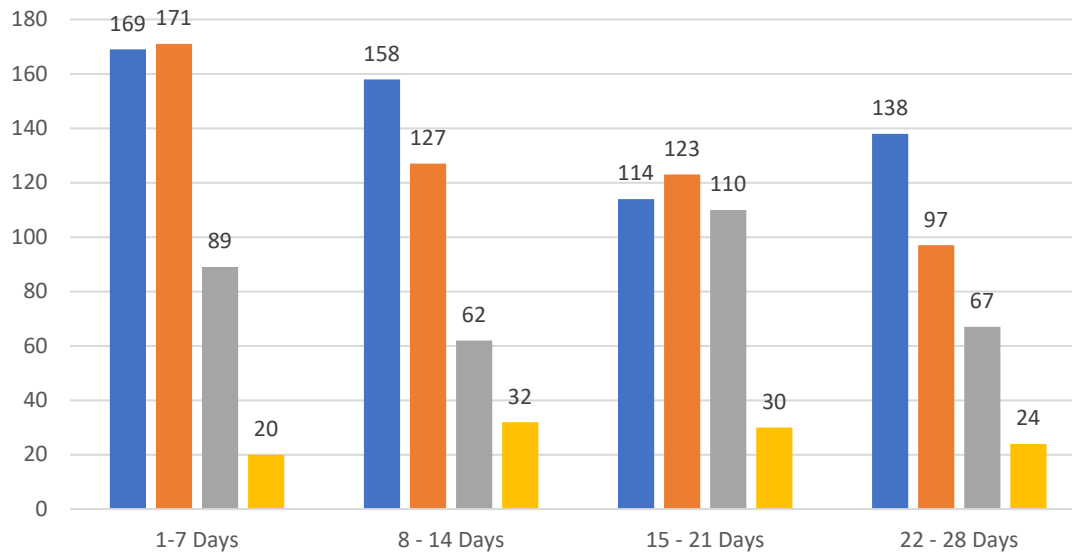


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDOMINIUM

Wednesday, February 15, 2023

as of: 2/16/2023



TOTALS		
	4 Weeks	DEC 22
Active	579	1,460
Pending	518	0,610
Sold*	328	515
Canceled	106	
Temp Off Market	1,531	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	29	5%
Price Increase	1	0%
Prices Decrease	34	10%
Back on Market*	5	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	\$	#
Wednesday, February 15, 2023	4,036,000	14
Tuesday, February 14, 2023	10,830,250	17
Monday, February 13, 2023	4,108,500	13
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	725,000	1
Friday, February 10, 2023	9,735,500	30
Thursday, February 9, 2023	4,924,500	14
<b>Total</b>	<b>34,359,750</b>	<b>89</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	13,574,623	37
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
<b>Total</b>	<b>52,521,676</b>	<b>145</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-35%	-39%
8 - 14 Days	-89%	44%



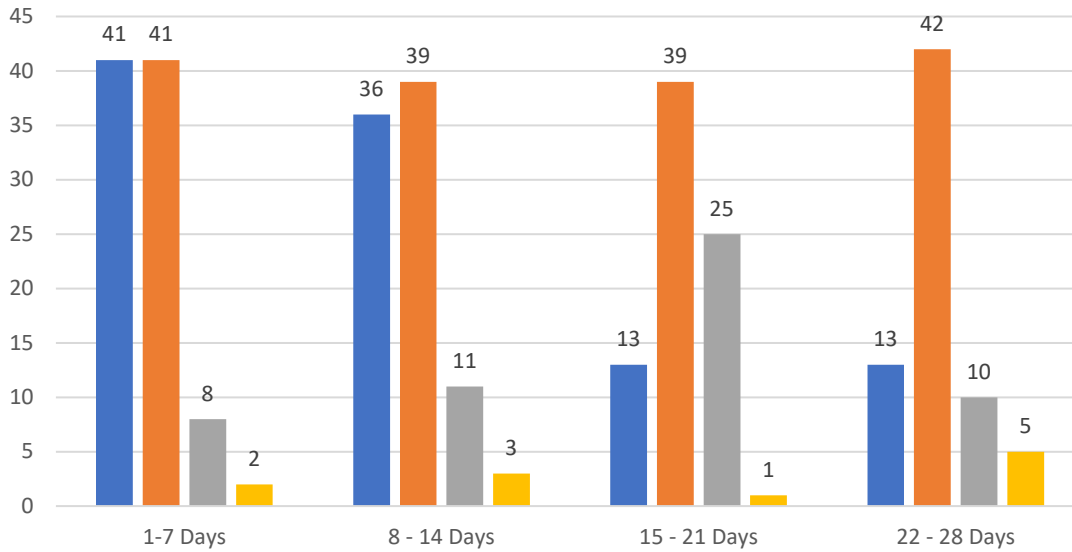


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOMES

Wednesday, February 15, 2023

as of: 2/16/2023



TOTALS		
	4 Weeks	DEC 22
Active	103	1,906
Pending	161	1,347
Sold*	54	0,813
Canceled	11	
Temp Off Market	329	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	40	39%
Price Increase	51	32%
Prices Decrease	57	106%
Back on Market*	8	73%

\*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 15, 2023	6,410,900	16
Tuesday, February 14, 2023	6,459,014	16
Monday, February 13, 2023	8,627,085	25
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	659,315	2
Friday, February 10, 2023	22,357,281	51
Thursday, February 9, 2023	6,237,040	16
<b>TOTAL</b>	<b>50,750,635</b>	<b>126</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	17,622,585	46
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
<b>TOTAL</b>	<b>64,384,249</b>	<b>179</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-21%	-30%
8 - 14 Days	-83%	14%



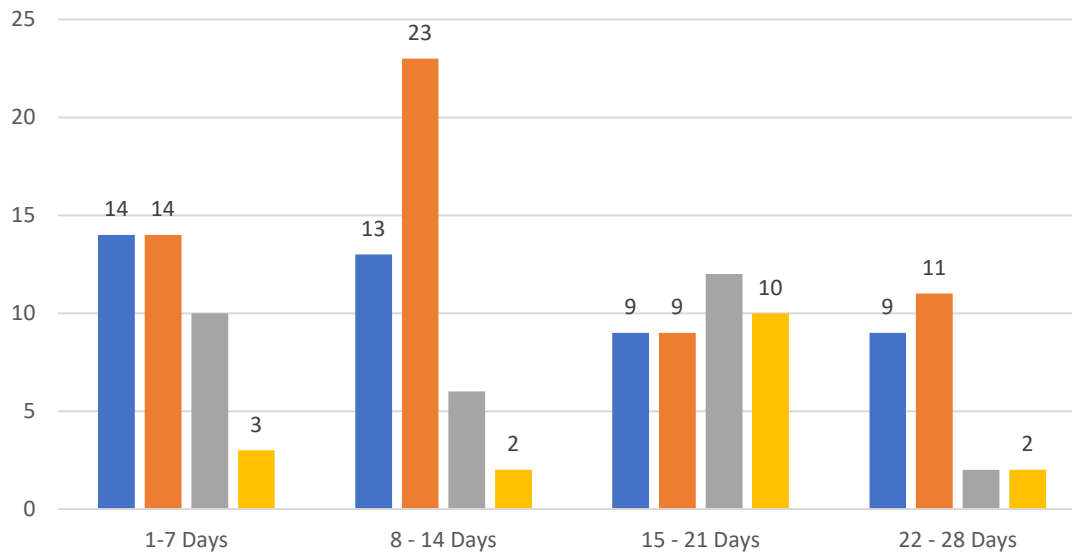


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDOMINIUM

Wednesday, February 15, 2023

as of: 2/16/2023



		TOTALS	
		4 Weeks	DEC 22
Active		45	341
Pending		57	249
Sold*		30	127
Canceled		17	
Temp Off Market		149	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	5	11%
Price Increase	0	0%
Prices Decrease	3	10%
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	\$	#
Wednesday, February 15, 2023	290,000	1
Tuesday, February 14, 2023	367,000	2
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	-	-
<b>TOTAL</b>	<b>2,002,000</b>	<b>10</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	622,000	3
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
<b>TOTAL</b>	<b>2,970,000</b>	<b>18</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-33%	-44%
8 - 14 Days	-99%	67%





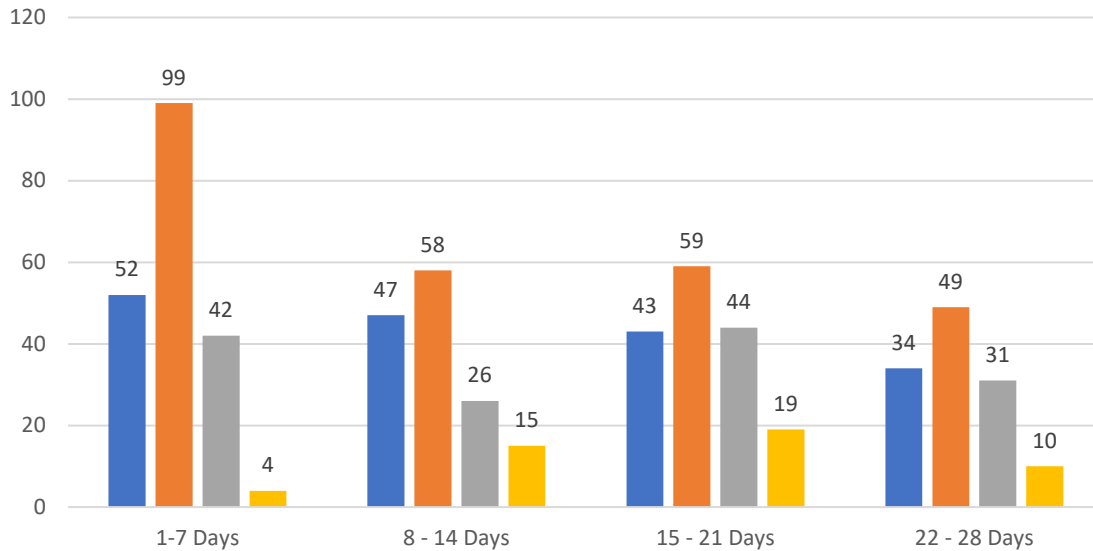


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Wednesday, February 15, 2023

as of: 2/16/2023



### 7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, February 15, 2023	17,484,758	36
Tuesday, February 14, 2023	13,539,449	32
Monday, February 13, 2023	22,526,519	47
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	470,000	2
Friday, February 10, 2023	46,422,738	88
Thursday, February 9, 2023	22,729,140	37
<b>TOTAL</b>	<b>123,172,604</b>	<b>242</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	37,713,805	57
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
<b>TOTAL</b>	<b>170,994,045</b>	<b>335</b>

	TOTALS	
	4 Weeks	DEC 22
Active	176	3,156
Pending	265	1,793
Sold*	143	1,244
Canceled	48	
Temp Off Market	632	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	88	50%
Price Increase	24	9%
Prices Decrease	76	53%
Back on Market*	18	38%

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

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-28%	-28%
8 - 14 Days	-59%	28%



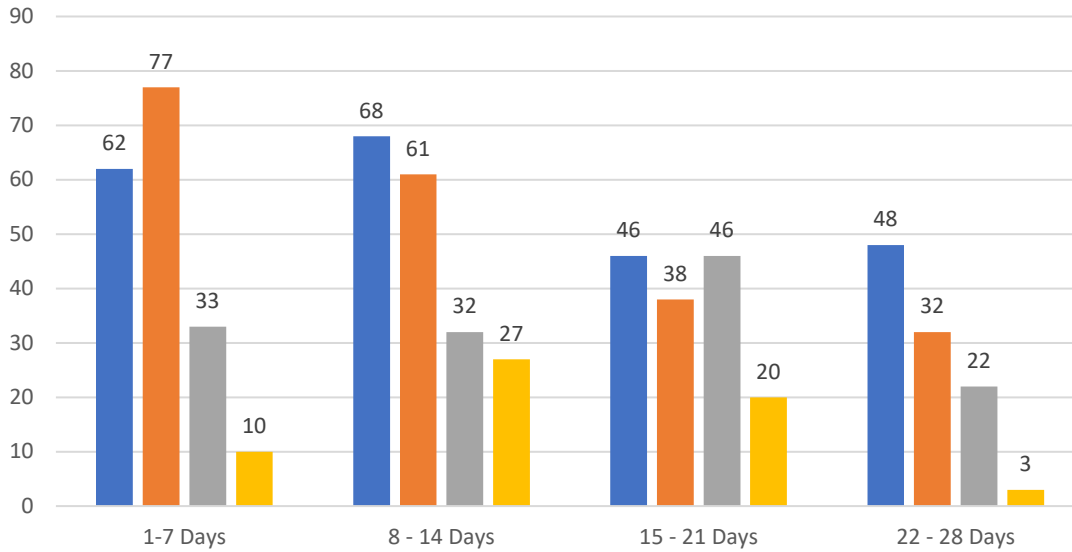


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDOMINIUM

Wednesday, February 15, 2023

as of: 2/16/2023



### 7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, February 15, 2023	849,000	4
Tuesday, February 14, 2023	921,900	5
Monday, February 13, 2023	2,750,000	8
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	3,843,900	14
Thursday, February 9, 2023	695,000	2
<b>TOTAL</b>	<b>9,059,800</b>	<b>33</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	2,537,000	14
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
<b>TOTAL</b>	<b>16,929,889</b>	<b>59</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-46%	-44%
8 - 14 Days	-97%	-47%

	TOTALS	
	4 Weeks	DEC 22
Active	224	795
Pending	208	429
Sold*	133	333
Canceled	60	
Temp Off Market	625	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	7	3%
Price Increase	0	0%
Prices Decrease	3	2%
Back on Market*	3	5%

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



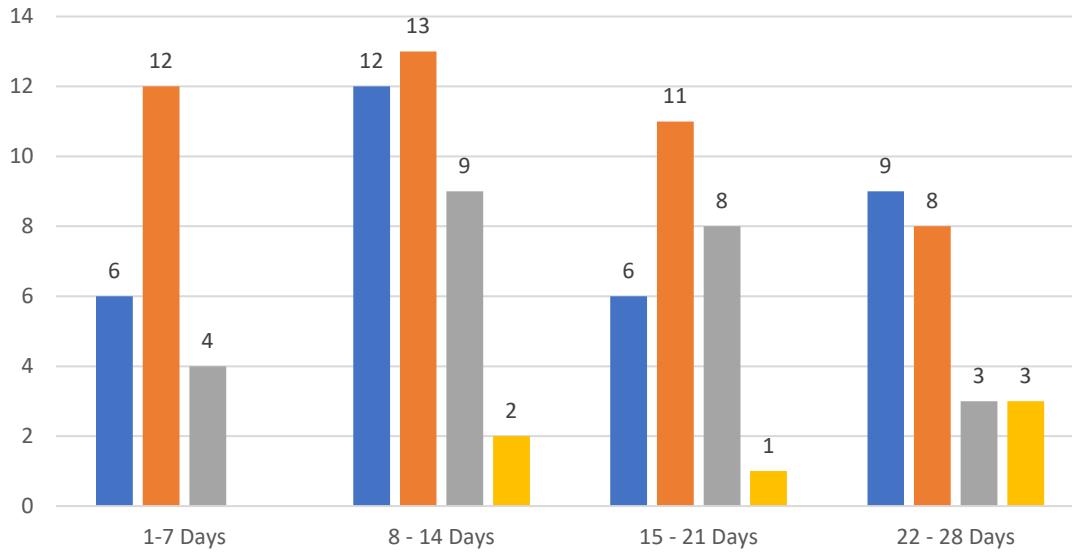


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOMES

Wednesday, February 15, 2023

as of: 2/16/2023



	TOTALS	
	4 Weeks	DEC 22
Active	33	1,677
Pending	44	0,925
Sold*	24	211
Canceled	6	
Temp Off Market	107	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	37	112%
Price Increase	3	7%
Prices Decrease	36	150%
Back on Market*	14	233%

\*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 15, 2023	9,334,650	15
Tuesday, February 14, 2023	8,063,815	11
Monday, February 13, 2023	7,714,587	11
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	462,000	1
Friday, February 10, 2023	18,081,097	36
Thursday, February 9, 2023	4,447,093	10
<b>Total</b>	<b>48,103,242</b>	<b>84</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	21,884,625	38
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
<b>Total</b>	<b>91,548,850</b>	<b>154</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-47%	-45%
8 - 14 Days	-84%	5%



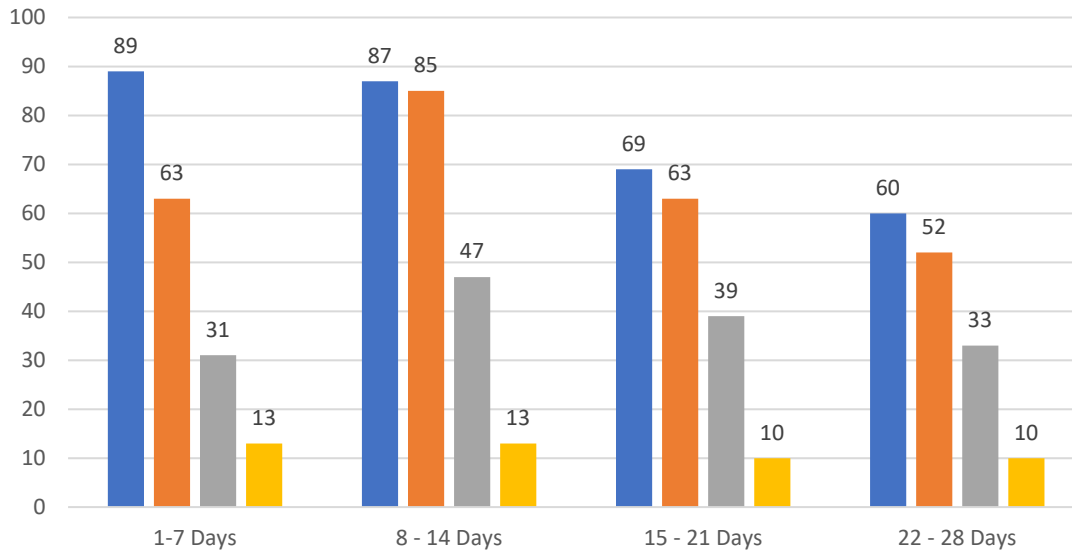


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDOMINIUM

Wednesday, February 15, 2023

as of: 2/16/2023



	TOTALS	
	4 Weeks	DEC 22
Active	305	0,545
Pending	263	428
Sold*	150	127
Canceled	46	
Temp Off Market	764	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	21	7%
Price Increase	0	0%
Prices Decrease	13	9%
Back on Market*	4	9%

\*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 15, 2023	4,202,000	4
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
<b>Total</b>	<b>30,066,990</b>	<b>31</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	9,329,000	7
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
<b>Total</b>	<b>44,317,080</b>	<b>47</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-32%	-34%
8 - 14 Days	-90%	-34%



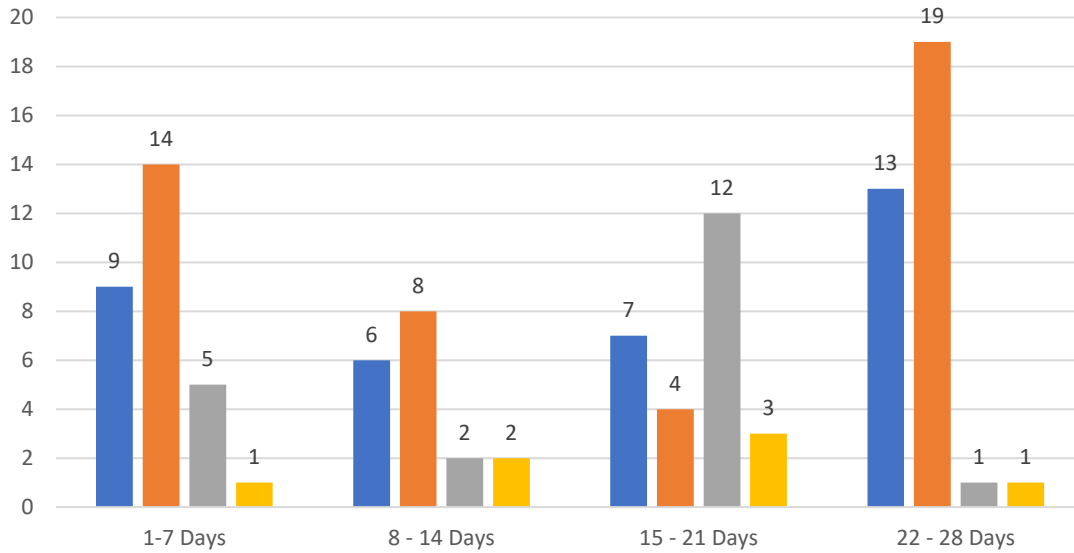


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOMES

Wednesday, February 15, 2023

as of: 2/16/2023



	TOTALS	
	4 Weeks	DEC 22
Active	35	1,735
Pending	45	0,862
Sold*	20	0,551
Canceled	7	
Temp Off Market	107	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	19	54%
Price Increase	3	7%
Prices Decrease	45	225%
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	\$	#
Wednesday, February 15, 2023	6,443,050	11
Tuesday, February 14, 2023	9,162,025	12
Monday, February 13, 2023	10,093,644	16
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	-	-
Friday, February 10, 2023	15,468,479	24
Thursday, February 9, 2023	4,156,100	9
<b>TOTAL</b>	<b>45,323,298</b>	<b>72</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	15,869,905	24
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
<b>TOTAL</b>	<b>70,529,495</b>	<b>113</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-36%	-36%
8 - 14 Days	-85%	7%



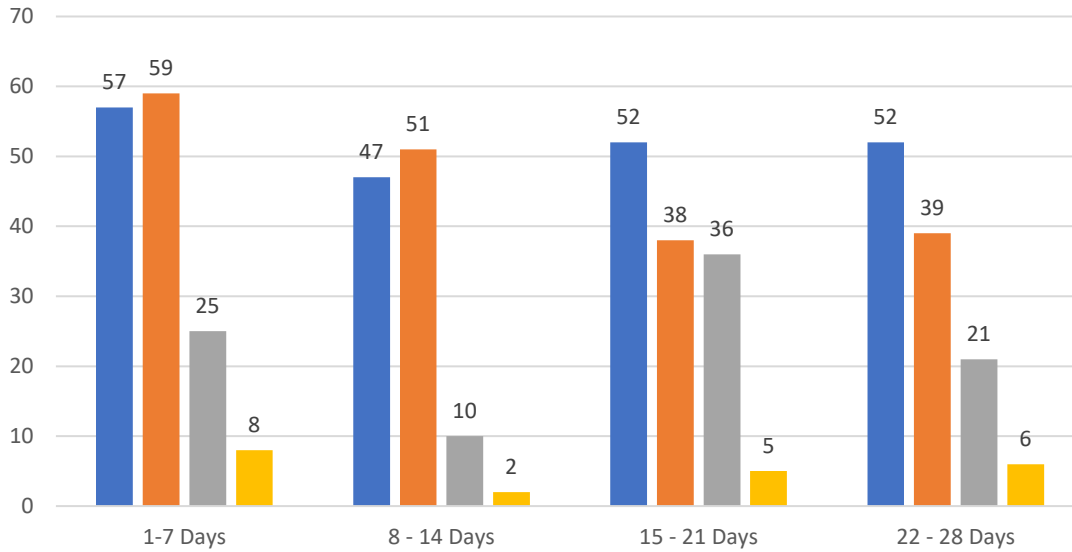


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDOMINIUM

Wednesday, February 15, 2023

as of: 2/16/2023



	TOTALS	
	4 Weeks	DEC 22
Active	208	472
Pending	187	234
Sold*	92	172
Canceled	21	
Temp Off Market	508	

Market Changes	2/15/2023	% 4 Weeks Active
New Listings	12	6%
Price Increase	0	0%
Prices Decrease	13	14%
Back on Market*	2	10%

\*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 15, 2023	3,686,500	6
Tuesday, February 14, 2023	690,300	2
Monday, February 13, 2023	1,145,000	5
Sunday, February 12, 2023	-	-
Saturday, February 11, 2023	335,000	1
Friday, February 10, 2023	3,878,900	9
Thursday, February 9, 2023	1,339,000	2
<b>TOTAL</b>	<b>11,074,700</b>	<b>25</b>

Closed Prior Year	\$	#
Tuesday, February 15, 2022	3,345,600	9
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
<b>TOTAL</b>	<b>18,159,115</b>	<b>49</b>

### 7 Day Sold Analysis

% Changed	\$	#
Prior Year	-39%	-49%
8 - 14 Days	-96%	150%

