



4 WEEK REAL ESTATE MARKET REPORT

Monday, February 20, 2023

As of: Tuesday, February 21, 2023

- 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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- 12 Manatee County - Single Family Home
- 13 Manatee County - Condominium



4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN Monday, February 20, 2023

as of: 2/21/2023

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

Day 28: Tuesday, January 24, 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

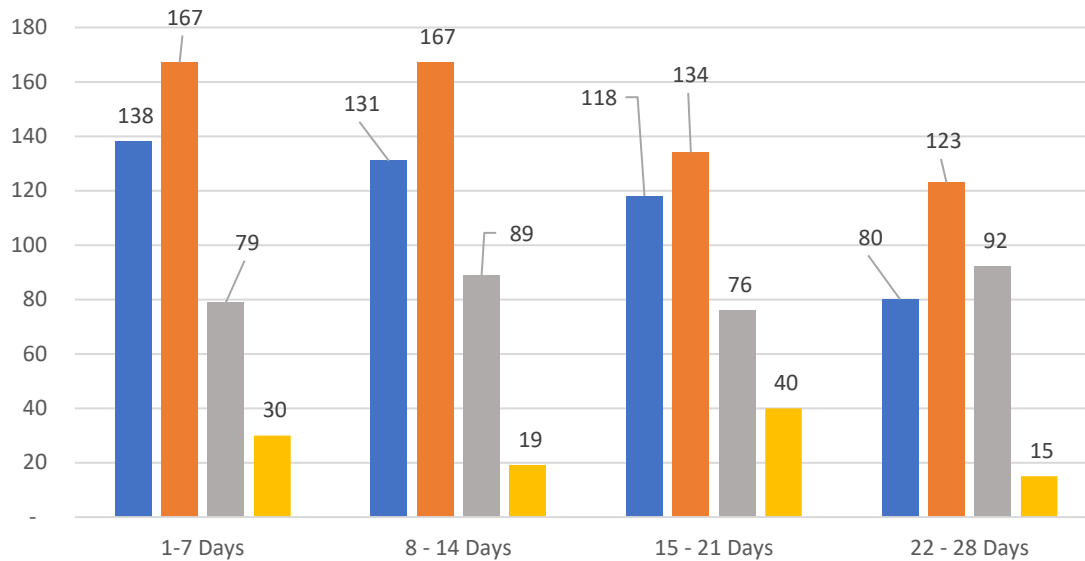


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Monday, February 20, 2023

as of: 2/21/2023



	TOTALS	
	4 Weeks	DEC 22
Active	467	10,275
Pending	591	5,713
Sold*	336	3,615
Canceled	104	
Temp Off Market	1,498	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	145	31%
Price Increase	24	4%
Prices Decrease	446	133%
Back on Market*	70	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	\$	#
Monday, February 20, 2023	1,301,000	3
Sunday, February 19, 2023	375,000	1
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	148,526,969	263
Thursday, February 16, 2023	69,921,464	137
Wednesday, February 15, 2023	100,597,473	185
Tuesday, February 14, 2023	56,210,972	107
TOTAL	376,932,878	696

Closed Prior Year	\$	#
Sunday, February 20, 2022	2,566,220	8
Saturday, February 19, 2022	3,293,640	8
Friday, February 18, 2022	205,461,593	384
Thursday, February 17, 2022	92,867,407	171
Wednesday, February 16, 2022	69,973,147	129
Tuesday, February 15, 2022	124,680,101	213
Monday, February 14, 2022	104,264,305	210
TOTAL	603,106,413	1123

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-38%	-38%
8 - 14 Days	2%	-2%



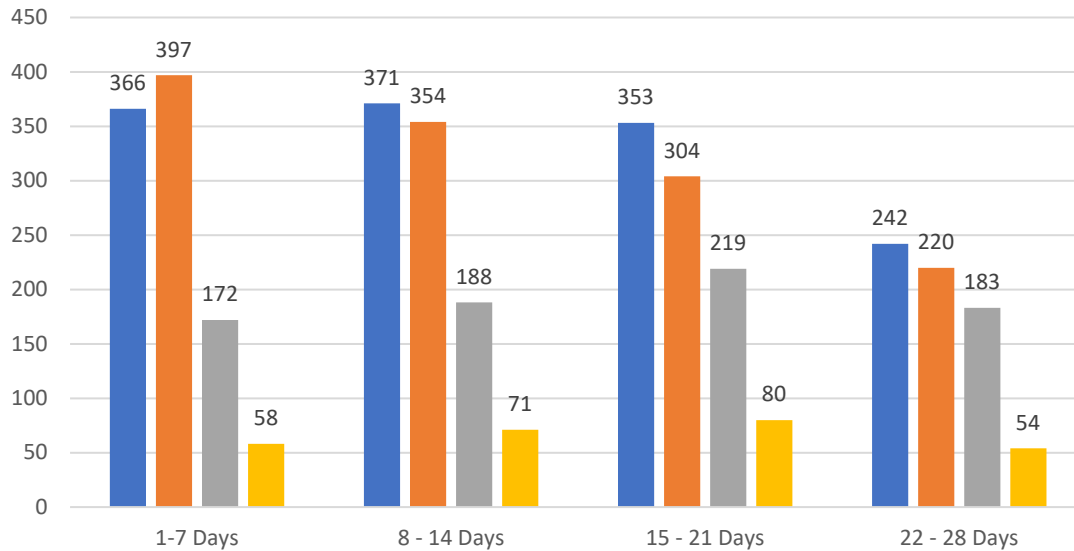


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Monday, February 20, 2023

as of: 2/21/2023



	TOTALS	
	4 Weeks	DEC 22
Active	1,332	3,613
Pending	1,275	1,950
Sold*	762	1,274
Canceled	263	
Temp Off Market	3,632	

Market Changes	2/20/2023	% 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	\$	#
Monday, February 20, 2023	1,364,000	3
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	27,772,100	52
Thursday, February 16, 2023	10,705,000	31
Wednesday, February 15, 2023	23,982,500	49
Tuesday, February 14, 2023	20,767,440	37
TOTAL	84,591,040	172

Closed Prior Year	\$	#
Sunday, February 20, 2022	490,500	2
Saturday, February 19, 2022	1,760,900	4
Friday, February 18, 2022	43,205,818	113
Thursday, February 17, 2022	20,210,629	62
Wednesday, February 16, 2022	16,635,875	48
Tuesday, February 15, 2022	29,408,223	70
Monday, February 14, 2022	29,462,513	75
TOTAL	141,174,458	374

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-40%	-54%
8 - 14 Days	-77%	-26%



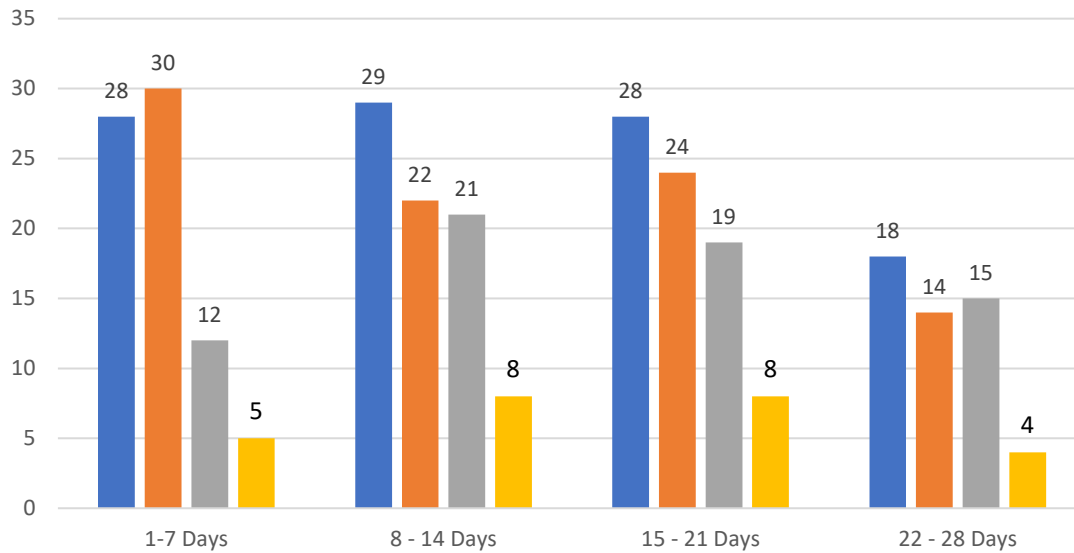


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Monday, February 20, 2023

as of: 2/21/2023



TOTALS		
	4 Weeks	DEC 22
Active	103	1,801
Pending	90	0,786
Sold*	67	0,796
Canceled	25	
Temp Off Market	285	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	23	22%
Price Increase	0	0%
Prices Decrease	31	46%
Back on Market*	6	24%

*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	\$	#
Monday, February 20, 2023	400,000	1
Sunday, February 19, 2023	375,000	1
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	31,253,680	56
Thursday, February 16, 2023	12,277,390	21
Wednesday, February 15, 2023	20,305,100	33
Tuesday, February 14, 2023	11,853,624	18
TOTAL	76,464,794	130

Closed Prior Year	\$	#
Sunday, February 20, 2022	765,000	2
Saturday, February 19, 2022	388,650	1
Friday, February 18, 2022	57,692,039	94
Thursday, February 17, 2022	14,500,500	32
Wednesday, February 16, 2022	9,702,900	19
Tuesday, February 15, 2022	31,589,181	48
Monday, February 14, 2022	25,167,300	46
TOTAL	139,805,570	242

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-45%	-46%
8 - 14 Days	-79%	-24%



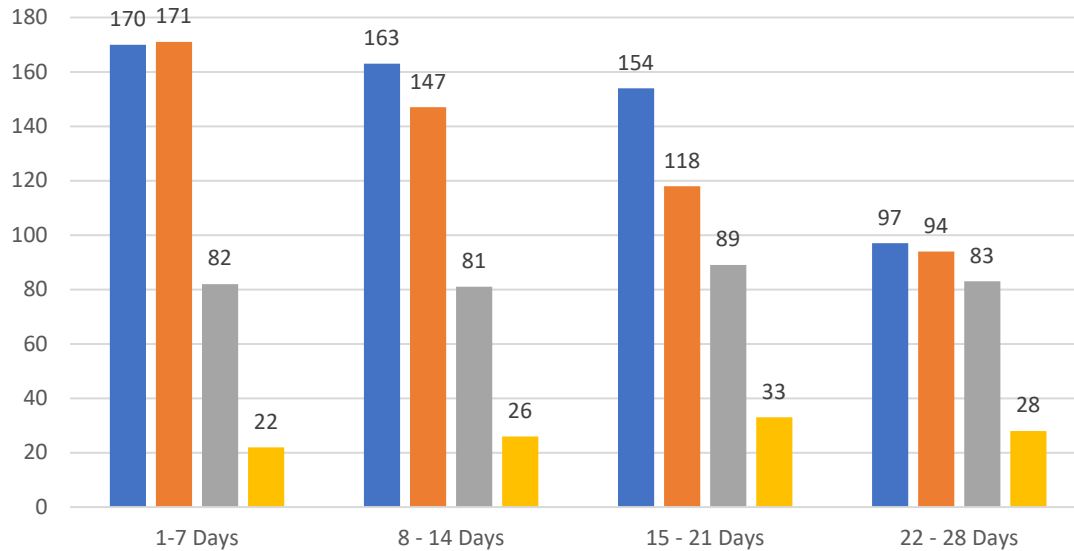


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Monday, February 20, 2023

as of: 2/21/2023



	TOTALS	
	4 Weeks	DEC 22
Active	584	1,460
Pending	530	0,610
Sold*	335	515
Canceled	109	
Temp Off Market	1,558	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	22	4%
Price Increase	3	1%
Prices Decrease	30	9%
Back on Market*	4	4%

*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	\$	#
Monday, February 20, 2023	869,000	2
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	9,611,400	24
Thursday, February 16, 2023	4,257,500	13
Wednesday, February 15, 2023	6,900,500	24
Tuesday, February 14, 2023	13,293,250	19
Total	34,931,650	82

Closed Prior Year	\$	#
Sunday, February 20, 2022	-	0
Saturday, February 19, 2022	800,000	1
Friday, February 18, 2022	21,540,900	57
Thursday, February 17, 2022	6,753,680	24
Wednesday, February 16, 2022	7,557,400	22
Tuesday, February 15, 2022	13,574,623	37
Monday, February 14, 2022	11,055,233	30
Total	61,281,836	171

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-43%	-52%
8 - 14 Days	-91%	1%



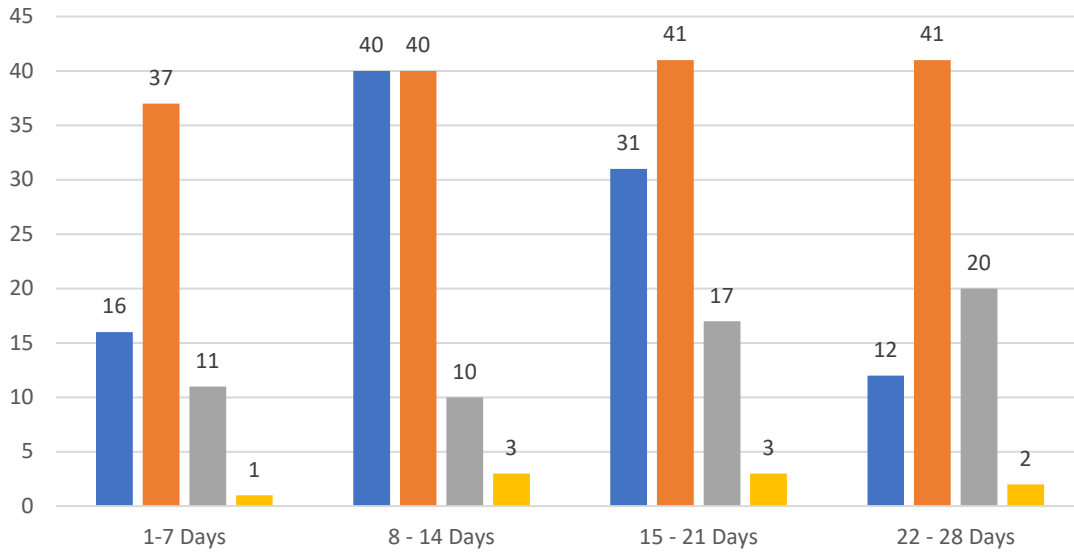


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Monday, February 20, 2023

as of: 2/21/2023



	TOTALS	
	4 Weeks	DEC 22
Active	99	1,906
Pending	159	1,347
Sold*	58	0,813
Canceled	9	
Temp Off Market	325	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	13	13%
Price Increase	4	3%
Prices Decrease	25	43%
Back on Market*	9	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	\$	#
Monday, February 20, 2023	-	-
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	25,945,778	58
Thursday, February 16, 2023	12,460,069	29
Wednesday, February 15, 2023	16,689,280	42
Tuesday, February 14, 2023	9,248,974	24
TOTAL	64,344,101	153

Closed Prior Year	\$	#
Sunday, February 20, 2022	449,000	2
Saturday, February 19, 2022	628,000	2
Friday, February 18, 2022	33,427,850	78
Thursday, February 17, 2022	13,789,877	37
Wednesday, February 16, 2022	8,474,890	27
Tuesday, February 15, 2022	17,622,585	46
Monday, February 14, 2022	10,060,609	29
TOTAL	84,452,811	221

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-24%	-31%
8 - 14 Days	-83%	18%



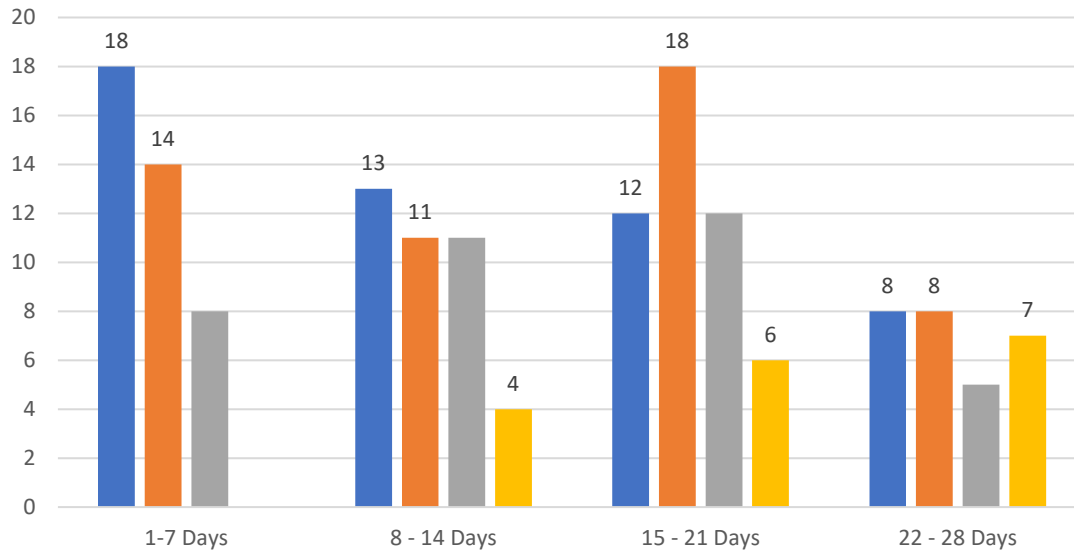


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Monday, February 20, 2023

as of: 2/21/2023



	TOTALS	
	4 Weeks	DEC 22
Active	51	341
Pending	51	249
Sold*	36	127
Canceled	17	
Temp Off Market	155	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	3	6%
Price Increase	0	0%
Prices Decrease	4	11%
Back on Market*	0	0%

*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	\$	#
Monday, February 20, 2023	-	-
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	190,000	1
Thursday, February 16, 2023	479,000	3
Wednesday, February 15, 2023	437,500	2
Tuesday, February 14, 2023	367,000	2
Total	1,473,500	8

Closed Prior Year	\$	#
Sunday, February 20, 2022	-	0
Saturday, February 19, 2022	165,900	1
Friday, February 18, 2022	1,197,000	9
Thursday, February 17, 2022	604,000	7
Wednesday, February 16, 2022	454,800	4
Tuesday, February 15, 2022	622,000	3
Monday, February 14, 2022	525,000	4
Total	3,568,700	28

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-59%	-71%
8 - 14 Days	-100%	-27%



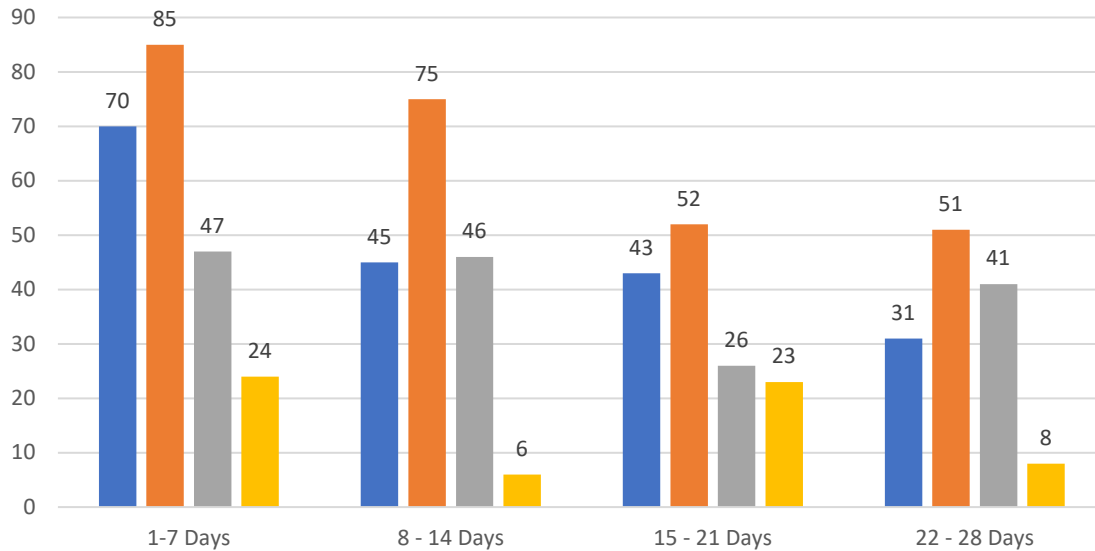


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Monday, February 20, 2023

as of: 2/21/2023



TOTALS		
	4 Weeks	DEC 22
Active	189	3,156
Pending	263	1,793
Sold*	160	1,244
Canceled	61	
Temp Off Market	673	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	52	28%
Price Increase	9	3%
Prices Decrease	43	27%
Back on Market*	18	30%

*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	\$	#
Monday, February 20, 2023	375,000	1
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	40,284,749	82
Thursday, February 16, 2023	21,228,654	48
Wednesday, February 15, 2023	27,770,012	55
Tuesday, February 14, 2023	15,914,089	38
TOTAL	105,572,504	224

Closed Prior Year	\$	#
Sunday, February 20, 2022	927,220	3
Saturday, February 19, 2022	1,336,990	3
Friday, February 18, 2022	58,892,658	108
Thursday, February 17, 2022	17,479,825	41
Wednesday, February 16, 2022	17,505,070	39
Tuesday, February 15, 2022	37,713,805	57
Monday, February 14, 2022	35,465,530	76
TOTAL	169,321,098	327

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-38%	-31%
8 - 14 Days	-72%	-7%



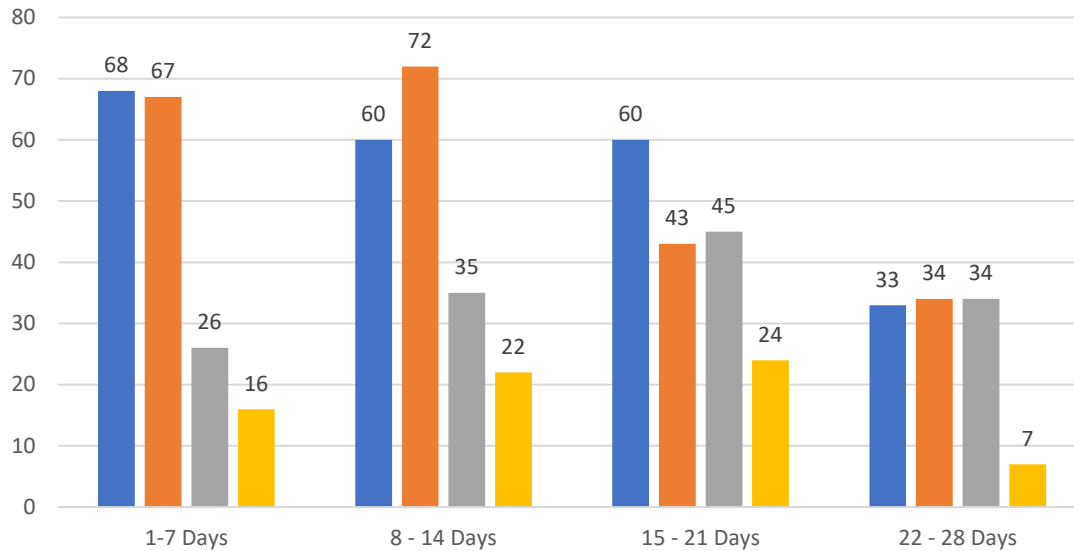


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Monday, February 20, 2023

as of: 2/21/2023



TOTALS		
	4 Weeks	DEC 22
Active	221	795
Pending	216	429
Sold*	140	333
Canceled	69	
Temp Off Market	646	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	7	3%
Price Increase	1	0%
Prices Decrease	3	2%
Back on Market*	3	4%

*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	\$	#
Monday, February 20, 2023	-	-
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	3,782,800	9
Thursday, February 16, 2023	1,284,000	5
Wednesday, February 15, 2023	1,949,000	6
Tuesday, February 14, 2023	1,173,900	6
Total	8,189,700	26

Closed Prior Year	\$	#
Sunday, February 20, 2022	-	0
Saturday, February 19, 2022	220,000	1
Friday, February 18, 2022	2,300,500	13
Thursday, February 17, 2022	1,911,150	10
Wednesday, February 16, 2022	1,714,900	7
Tuesday, February 15, 2022	2,537,000	14
Monday, February 14, 2022	4,199,900	13
Total	12,883,450	58

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-36%	-55%
8 - 14 Days	-98%	-68%



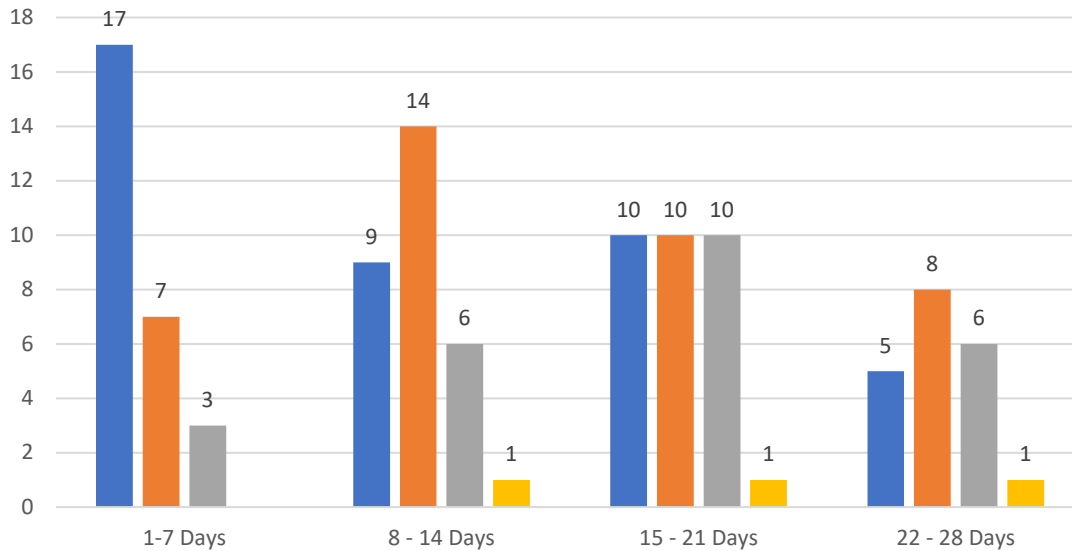


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Monday, February 20, 2023

as of: 2/21/2023



	TOTALS	
	4 Weeks	DEC 22
Active	41	1,677
Pending	39	0,925
Sold*	25	211
Canceled	3	
Temp Off Market	108	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	21	51%
Price Increase	7	18%
Prices Decrease	31	124%
Back on Market*	8	267%

*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	\$	#
Monday, February 20, 2023	526,000	1
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	32,075,862	36
Thursday, February 16, 2023	12,097,831	21
Wednesday, February 15, 2023	18,286,550	27
Tuesday, February 14, 2023	9,022,260	13
TOTAL	72,008,503	98

Closed Prior Year	\$	#
Sunday, February 20, 2022	-	0
Saturday, February 19, 2022	-	0
Friday, February 18, 2022	27,731,021	54
Thursday, February 17, 2022	28,564,614	33
Wednesday, February 16, 2022	19,777,397	25
Tuesday, February 15, 2022	21,884,625	38
Monday, February 14, 2022	18,903,648	35
TOTAL	116,861,305	185

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-38%	-47%
8 - 14 Days	-81%	9%



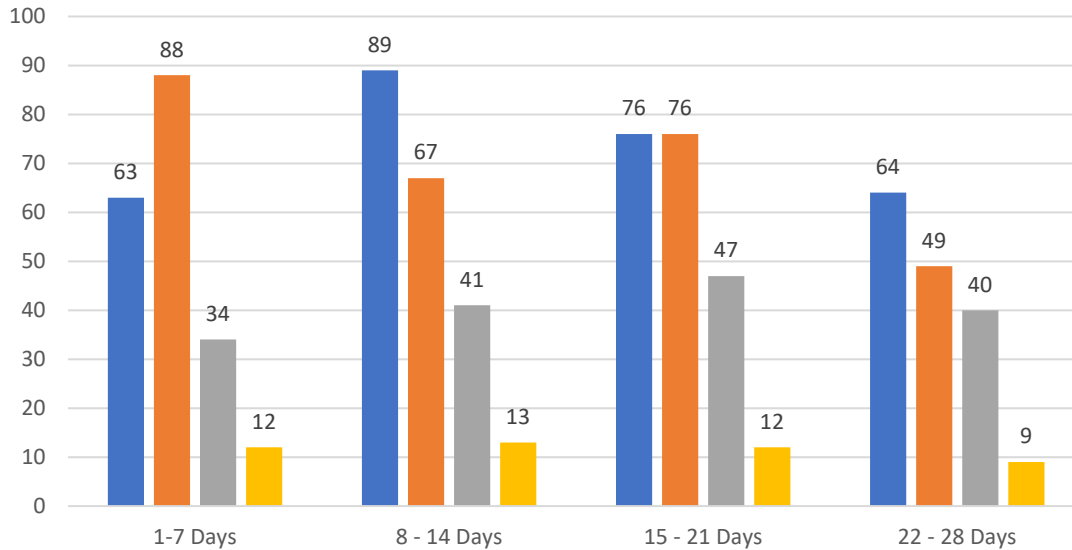


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Monday, February 20, 2023

as of: 2/21/2023



		TOTALS	
		4 Weeks	DEC 22
Active		292	0,545
Pending		280	428
Sold*		162	127
Canceled		46	
Temp Off Market		780	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	11	4%
Price Increase	0	0%
Prices Decrease	13	8%
Back on Market*	2	4%

*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	\$	#
Monday, February 20, 2023	495,000	1
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	10,146,400	10
Thursday, February 16, 2023	3,346,500	8
Wednesday, February 15, 2023	9,467,000	7
Tuesday, February 14, 2023	5,242,990	8
TOTAL	28,697,890	34

Closed Prior Year	\$	#
Sunday, February 20, 2022	245,500	1
Saturday, February 19, 2022	-	0
Friday, February 18, 2022	13,372,800	23
Thursday, February 17, 2022	6,558,500	8
Wednesday, February 16, 2022	4,309,000	6
Tuesday, February 15, 2022	9,329,000	7
Monday, February 14, 2022	6,233,580	9
TOTAL	40,048,380	54

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-28%	-37%
8 - 14 Days	-92%	-17%



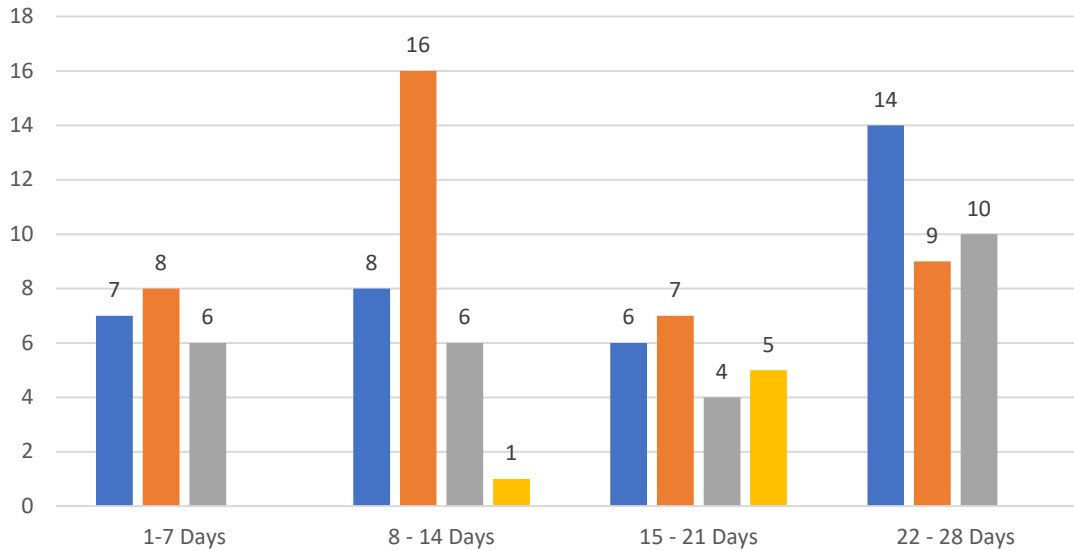


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Monday, February 20, 2023

as of: 2/21/2023



	TOTALS	
	4 Weeks	DEC 22
Active	35	1,735
Pending	40	0,862
Sold*	26	0,551
Canceled	6	
Temp Off Market	107	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	19	54%
Price Increase	2	5%
Prices Decrease	26	100%
Back on Market*	9	150%

*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	\$	#
Monday, February 20, 2023	-	-
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	18,966,900	31
Thursday, February 16, 2023	11,857,520	18
Wednesday, February 15, 2023	17,546,531	28
Tuesday, February 14, 2023	10,172,025	14
Total	58,542,976	91

Closed Prior Year	\$	#
Sunday, February 20, 2022	425,000	1
Saturday, February 19, 2022	940,000	2
Friday, February 18, 2022	27,718,025	50
Thursday, February 17, 2022	18,532,591	28
Wednesday, February 16, 2022	14,512,890	19
Tuesday, February 15, 2022	15,869,905	24
Monday, February 14, 2022	14,667,218	24
Total	92,665,629	148

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-37%	-39%
8 - 14 Days	-84%	21%



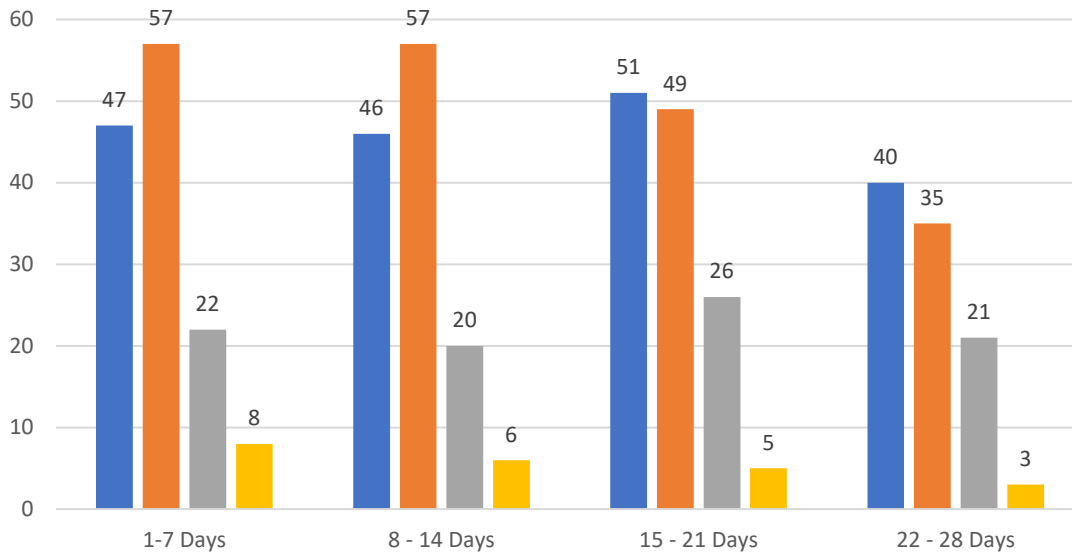


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Monday, February 20, 2023

as of: 2/21/2023



		TOTALS	
		4 Weeks	DEC 22
Active		184	472
Pending		198	234
Sold*		89	172
Canceled		22	
Temp Off Market		493	

Market Changes	2/20/2023	% 4 Weeks Active
New Listings	5	3%
Price Increase	0	0%
Prices Decrease	6	7%
Back on Market*	1	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	\$	#
Monday, February 20, 2023	-	-
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	4,041,500	8
Thursday, February 16, 2023	1,338,000	2
Wednesday, February 15, 2023	5,228,500	10
Tuesday, February 14, 2023	690,300	2
TOTAL	11,298,300	22

Closed Prior Year	\$	#
Sunday, February 20, 2022	245,000	1
Saturday, February 19, 2022	575,000	1
Friday, February 18, 2022	4,794,618	11
Thursday, February 17, 2022	4,383,299	13
Wednesday, February 16, 2022	2,599,775	9
Tuesday, February 15, 2022	3,345,600	9
Monday, February 14, 2022	7,448,800	19
TOTAL	23,392,092	63

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-52%	-65%
8 - 14 Days	-97%	10%

