



4 WEEK REAL ESTATE MARKET REPORT

Wednesday, February 22, 2023

As of: Thursday, February 23, 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

Wednesday, February 22, 2023

as of: 2/23/2023

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

Day 28: Thursday, January 26, 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

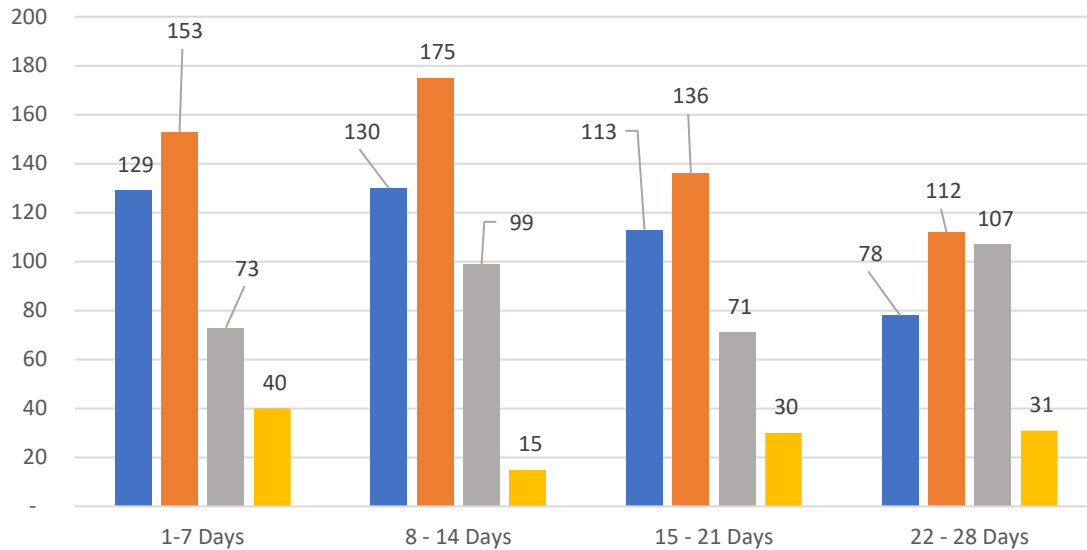


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	450	10,275
Pending	576	5,713
Sold*	350	3,615
Canceled	116	
Temp Off Market	1,492	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	145	32%
Price Increase	24	4%
Prices Decrease	446	127%
Back on Market*	70	60%

*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 22, 2023	69,153,273	91
Tuesday, February 21, 2023	92,559,068	179
Monday, February 20, 2023	6,135,900	13
Sunday, February 19, 2023	375,000	1
Saturday, February 18, 2023	2,694,900	6
Friday, February 17, 2023	165,468,324	303
Thursday, February 16, 2023	71,000,445	139
TOTAL	407,386,910	732

Closed Prior Year	\$	#
Tuesday, February 22, 2022	155,553,033	271
Monday, February 21, 2022	15,439,356	33
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
TOTAL	545,154,396	1004

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-25%	-27%
8 - 14 Days	-4%	-8%



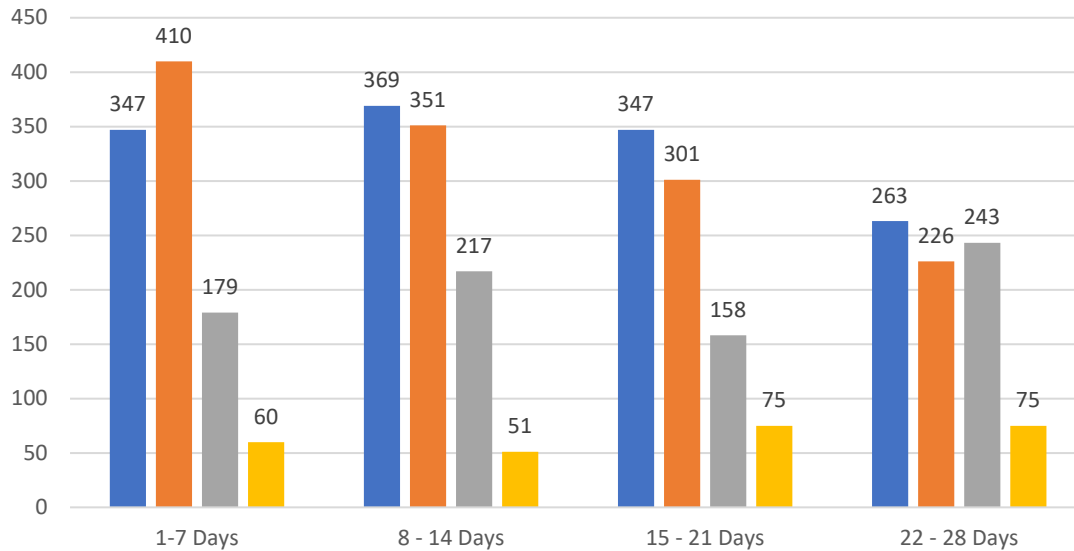


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Wednesday, February 22, 2023

as of: 2/23/2023



		TOTALS	
		4 Weeks	DEC 22
Active		1,326	3,613
Pending		1,288	1,950
Sold*		797	1,274
Canceled		261	
Temp Off Market		3,672	

Market Changes	2/22/2023	% 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 22, 2023	14,389,500	18
Tuesday, February 21, 2023	27,936,799	57
Monday, February 20, 2023	3,485,000	9
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	22,800	1
Friday, February 17, 2023	34,069,100	63
Thursday, February 16, 2023	10,705,000	31
Total	90,608,199	179

Closed Prior Year	\$	#
Tuesday, February 22, 2022	18,101,614	65
Monday, February 21, 2022	4,652,388	11
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
Total	105,057,724	305

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-14%	-41%
8 - 14 Days	-79%	-37%



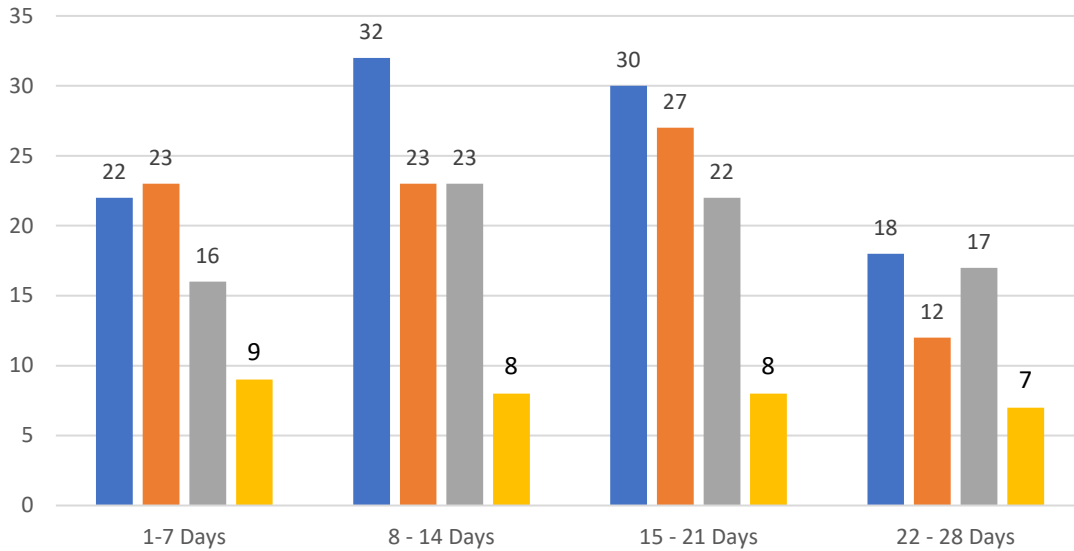


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	102	1,801
Pending	85	0,786
Sold*	78	0,796
Canceled	32	
Temp Off Market	297	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	31	30%
Price Increase	1	1%
Prices Decrease	41	53%
Back on Market*	17	53%

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

7 Day Sold Comparison

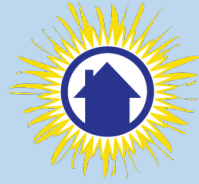
Closed in last 7 days	\$	#
Wednesday, February 22, 2023	16,465,500	19
Tuesday, February 21, 2023	21,514,355	36
Monday, February 20, 2023	2,025,000	4
Sunday, February 19, 2023	375,000	1
Saturday, February 18, 2023	1,231,000	2
Friday, February 17, 2023	36,048,180	67
Thursday, February 16, 2023	12,277,390	21
Total	89,936,425	150

Closed Prior Year	\$	#
Tuesday, February 22, 2022	34,375,500	67
Monday, February 21, 2022	2,540,000	6
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
Total	119,964,589	221

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-25%	-32%
8 - 14 Days	-79%	-10%



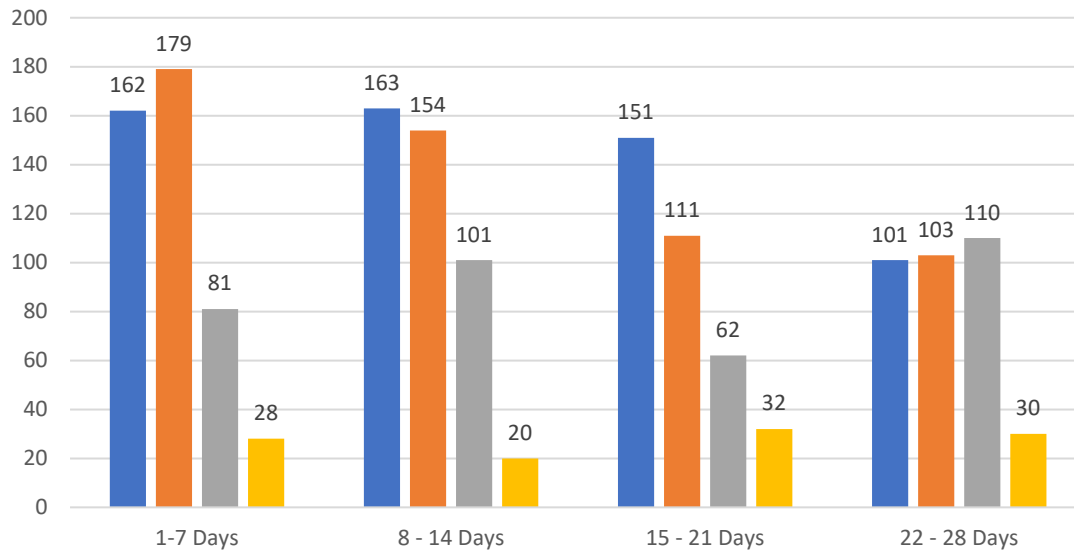


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Wednesday, February 22, 2023

as of: 2/23/2023



		TOTALS	
		4 Weeks	DEC 22
Active		577	1,460
Pending		547	0,610
Sold*		354	515
Canceled		110	
Temp Off Market		1,588	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	25	4%
Price Increase	0	0%
Prices Decrease	24	7%
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	\$	#
Wednesday, February 22, 2023	4,360,000	8
Tuesday, February 21, 2023	8,979,900	26
Monday, February 20, 2023	2,640,000	6
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	22,800	1
Friday, February 17, 2023	10,778,400	27
Thursday, February 16, 2023	4,257,500	13
TOTAL	31,038,600	81

Closed Prior Year	\$	#
Tuesday, February 22, 2022	6,877,614	27
Monday, February 21, 2022	2,729,500	5
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
TOTAL	46,259,094	136

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-33%	-40%
8 - 14 Days	-93%	-21%



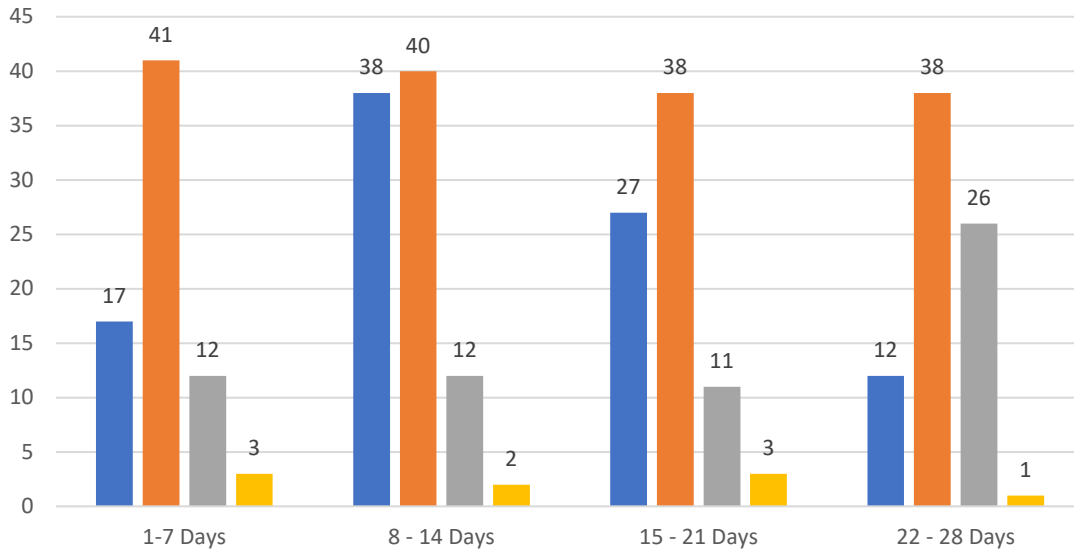


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	94	1,906
Pending	157	1,347
Sold*	61	0,813
Canceled	9	
Temp Off Market	321	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	21	22%
Price Increase	49	31%
Prices Decrease	37	61%
Back on Market*	7	78%

*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 22, 2023	5,743,500	14
Tuesday, February 21, 2023	16,149,387	42
Monday, February 20, 2023	645,000	2
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	28,491,143	66
Thursday, February 16, 2023	12,460,069	29
TOTAL	63,489,099	153

Closed Prior Year	\$	#
Tuesday, February 22, 2022	15,088,660	43
Monday, February 21, 2022	2,815,590	7
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
TOTAL	74,673,867	196

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-15%	-22%
8 - 14 Days	-85%	-6%



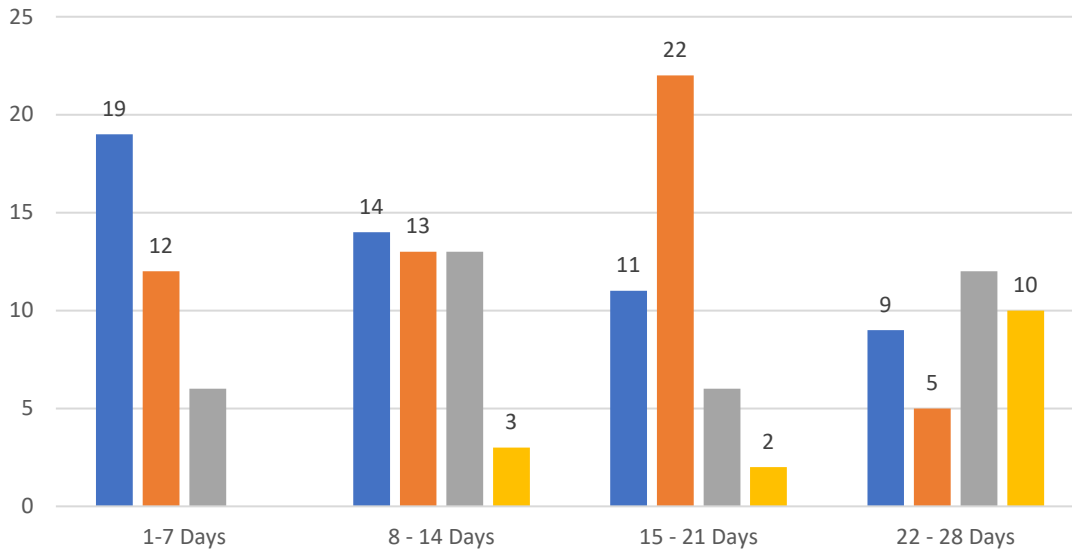


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	53	341
Pending	52	249
Sold*	37	127
Canceled	15	
Temp Off Market	157	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	6	11%
Price Increase	0	0%
Prices Decrease	1	3%
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	\$	#
Wednesday, February 22, 2023	-	-
Tuesday, February 21, 2023	345,000	1
Monday, February 20, 2023	-	-
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	330,000	2
Thursday, February 16, 2023	479,000	3
Total	1,154,000	6

Closed Prior Year	\$	#
Tuesday, February 22, 2022	104,000	1
Monday, February 21, 2022	-	0
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
Total	2,525,700	22

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-54%	-73%
8 - 14 Days	-100%	-54%



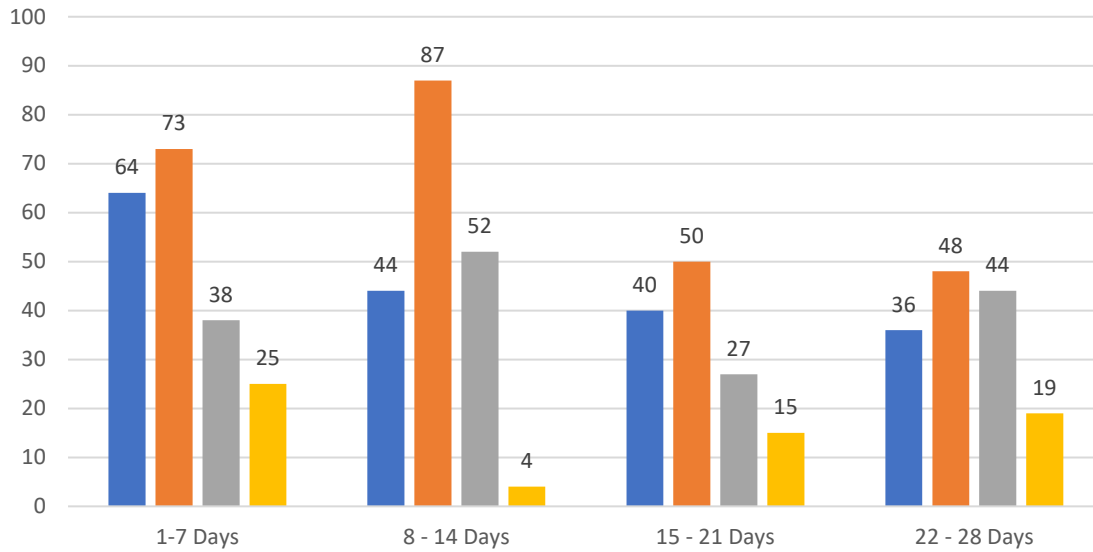


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	184	3,156
Pending	258	1,793
Sold*	161	1,244
Canceled	63	
Temp Off Market	666	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	52	28%
Price Increase	54	21%
Prices Decrease	74	46%
Back on Market*	20	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	\$	#
Wednesday, February 22, 2023	12,305,695	27
Tuesday, February 21, 2023	28,489,172	58
Monday, February 20, 2023	1,600,000	4
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	1,095,400	3
Friday, February 17, 2023	45,919,239	94
Thursday, February 16, 2023	21,228,654	48
TOTAL	110,638,160	234

Closed Prior Year	\$	#
Tuesday, February 22, 2022	47,699,233	96
Monday, February 21, 2022	6,957,590	13
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
TOTAL	150,798,586	303

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-27%	-23%
8 - 14 Days	-74%	-15%



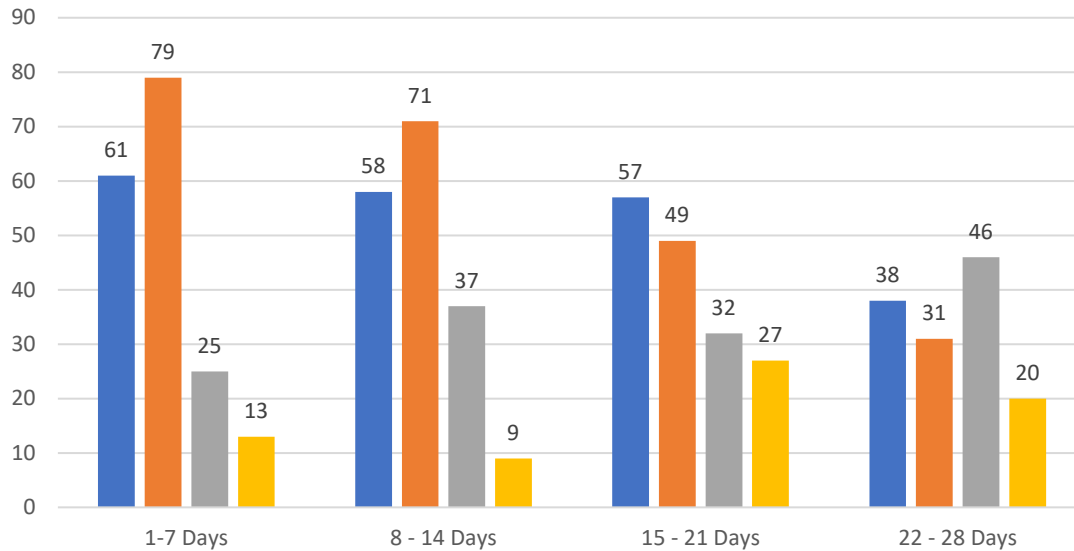


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	214	795
Pending	230	429
Sold*	140	333
Canceled	69	
Temp Off Market	653	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	8	4%
Price Increase	0	0%
Prices Decrease	5	4%
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	\$	#
Wednesday, February 22, 2023	1,941,000	3
Tuesday, February 21, 2023	5,605,899	4
Monday, February 20, 2023	350,000	2
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	4,602,800	11
Thursday, February 16, 2023	1,284,000	5
TOTAL	13,783,699	25

Closed Prior Year	\$	#
Tuesday, February 22, 2022	3,702,800	12
Monday, February 21, 2022	198,888	1
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
TOTAL	10,048,238	44

7 Day Sold Analysis

% Changed	\$	#
Prior Year	37%	-43%
8 - 14 Days	-97%	-75%



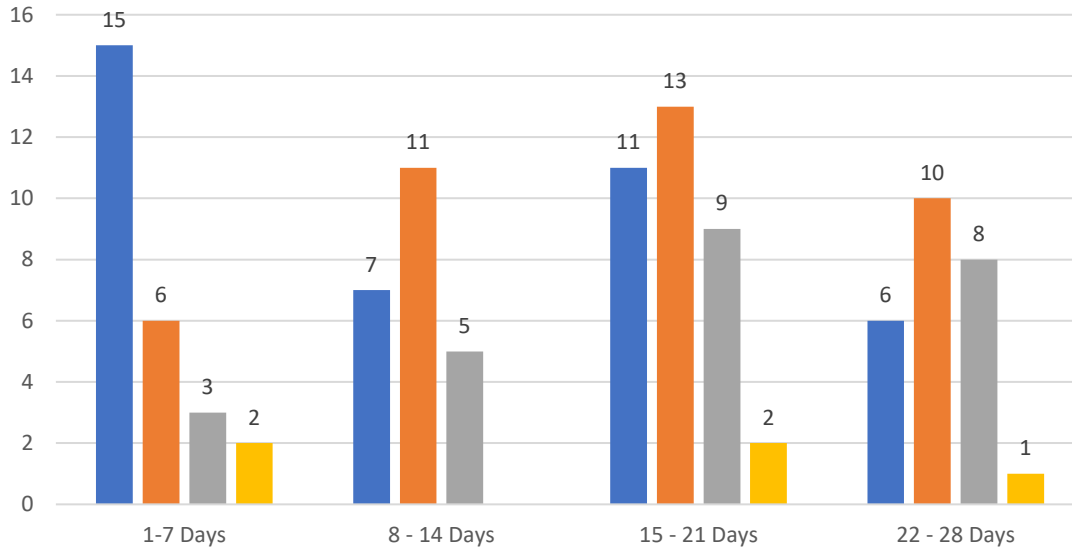


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	39	1,677
Pending	40	0,925
Sold*	25	211
Canceled	5	
Temp Off Market	109	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	37	95%
Price Increase	4	10%
Prices Decrease	43	172%
Back on Market*	8	160%

*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 22, 2023	18,533,188	19
Tuesday, February 21, 2023	15,065,000	22
Monday, February 20, 2023	865,900	2
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	34,595,862	42
Thursday, February 16, 2023	13,176,812	23
Total	82,236,762	108

Closed Prior Year	\$	#
Tuesday, February 22, 2022	22,766,750	36
Monday, February 21, 2022	2,861,176	6
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
Total	101,700,958	154

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-19%	-30%
8 - 14 Days	-81%	9%



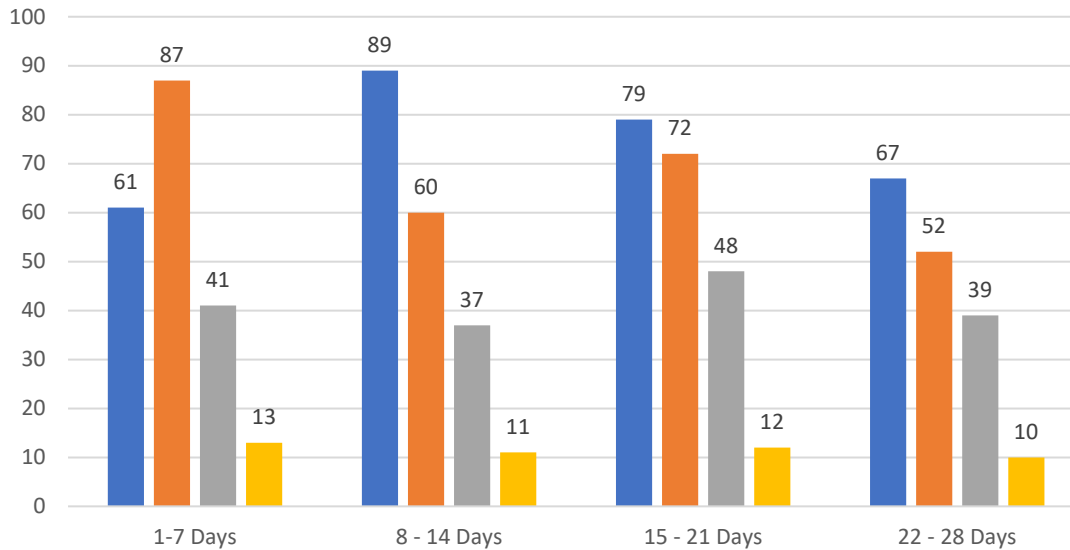


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	296	0,545
Pending	271	428
Sold*	165	127
Canceled	46	
Temp Off Market	778	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	17	6%
Price Increase	1	0%
Prices Decrease	9	5%
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 22, 2023	6,970,000	3
Tuesday, February 21, 2023	9,616,500	18
Monday, February 20, 2023	495,000	1
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	10,436,400	11
Thursday, February 16, 2023	3,346,500	8
Total	30,864,400	41

Closed Prior Year	\$	#
Tuesday, February 22, 2022	4,130,200	13
Monday, February 21, 2022	1,034,000	3
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
Total	29,650,000	54

7 Day Sold Analysis

% Changed	\$	#
Prior Year	4%	-24%
8 - 14 Days	-93%	11%



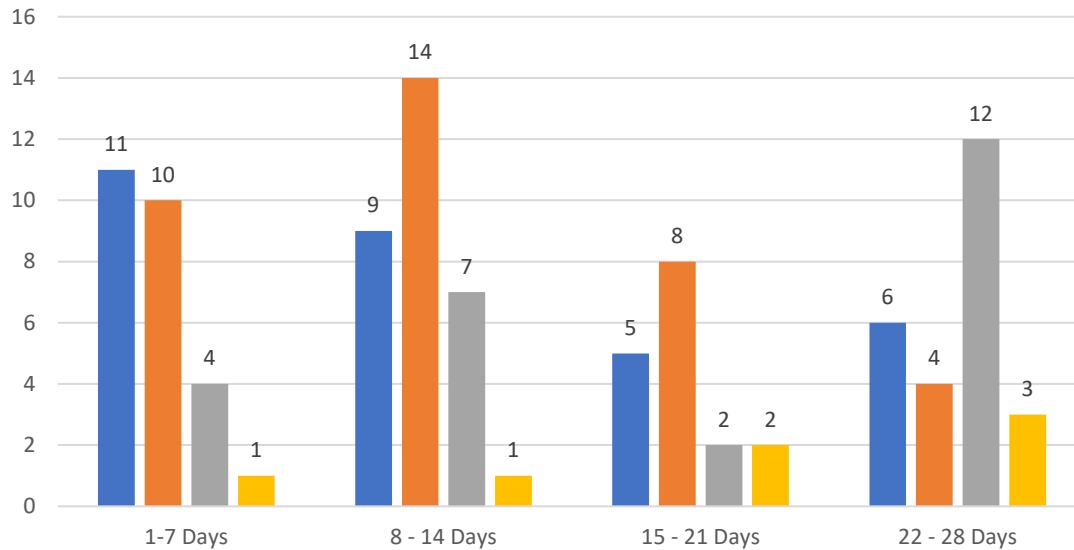


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Wednesday, February 22, 2023

as of: 2/23/2023



	TOTALS	
	4 Weeks	DEC 22
Active	31	1,735
Pending	36	0,862
Sold*	25	0,551
Canceled	7	
Temp Off Market	99	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	20	65%
Price Increase	161	447%
Prices Decrease	30	120%
Back on Market*	4	57%

*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 22, 2023	16,105,390	12
Tuesday, February 21, 2023	11,341,154	21
Monday, February 20, 2023	1,000,000	1
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	368,500	1
Friday, February 17, 2023	20,413,900	34
Thursday, February 16, 2023	11,857,520	18
TOTAL	61,086,464	87

Closed Prior Year	\$	#
Tuesday, February 22, 2022	35,622,890	29
Monday, February 21, 2022	265,000	1
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
TOTAL	98,016,396	130

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-38%	-33%
8 - 14 Days	-86%	-9%



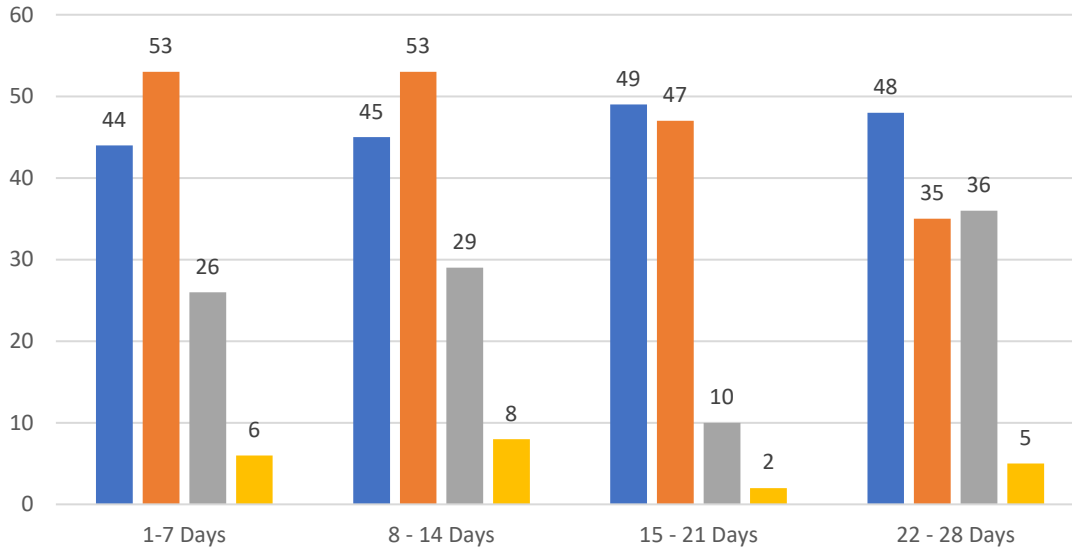


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Wednesday, February 22, 2023

as of: 2/23/2023



7 Day Sold Comparison

Closed in last 7 days	\$	#
Wednesday, February 22, 2023	1,118,500	4
Tuesday, February 21, 2023	3,389,500	8
Monday, February 20, 2023	-	-
Sunday, February 19, 2023	-	-
Saturday, February 18, 2023	-	-
Friday, February 17, 2023	7,921,500	12
Thursday, February 16, 2023	1,338,000	2
TOTAL	13,767,500	26

Closed Prior Year	\$	#
Tuesday, February 22, 2022	3,287,000	12
Monday, February 21, 2022	690,000	2
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
TOTAL	16,574,692	49

	TOTALS	
	4 Weeks	DEC 22
Active	186	472
Pending	188	234
Sold*	101	172
Canceled	21	
Temp Off Market	496	

Market Changes	2/22/2023	% 4 Weeks Active
New Listings	12	6%
Price Increase	1	1%
Prices Decrease	12	12%
Back on Market*	8	38%

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

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-17%	-47%
8 - 14 Days	-97%	-10%

