



4 WEEK REAL ESTATE MARKET REPORT

Thursday, January 18, 2024

As of: Friday, January 19, 2024

- 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

Thursday, January 18, 2024

as of: 1/19/2024

Day 1	Thursday, January 18, 2024
Day 2	Wednesday, January 17, 2024
Day 3	Tuesday, January 16, 2024
Day 4	Monday, January 15, 2024
Day 5	Sunday, January 14, 2024
Day 6	Saturday, January 13, 2024
Day 7	Friday, January 12, 2024
Day 8	Thursday, January 11, 2024
Day 9	Wednesday, January 10, 2024
Day 10	Tuesday, January 9, 2024
Day 11	Monday, January 8, 2024
Day 12	Sunday, January 7, 2024
Day 13	Saturday, January 6, 2024
Day 14	Friday, January 5, 2024
Day 15	Thursday, January 4, 2024
Day 16	Wednesday, January 3, 2024
Day 17	Tuesday, January 2, 2024
Day 18	Monday, January 1, 2024
Day 19	Sunday, December 31, 2023
Day 20	Saturday, December 30, 2023
Day 21	Friday, December 29, 2023
Day 22	Thursday, December 28, 2023
Day 23	Wednesday, December 27, 2023
Day 24	Tuesday, December 26, 2023
Day 25	Monday, December 25, 2023
Day 26	Sunday, December 24, 2023
Day 27	Saturday, December 23, 2023
Day 28	Friday, December 22, 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: Thursday, January 18, 2024

Day 28: Friday, December 22, 2023

TOTALS:

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

NOV 23: 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

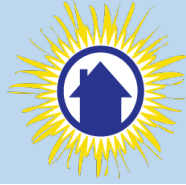
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

7 Day Sold Analysis

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

Prior Year

Day 8 - Day 14

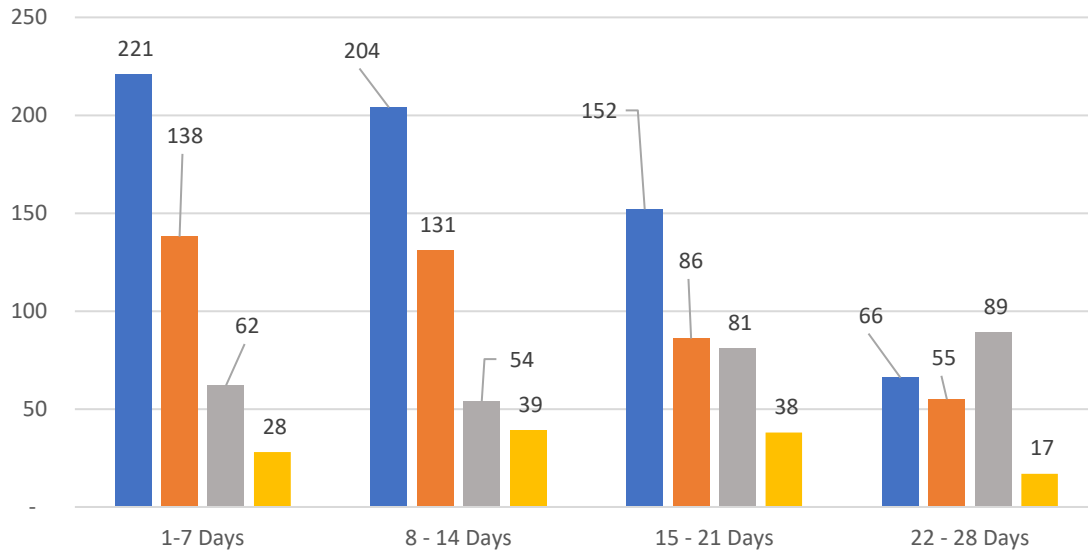


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOMES

Thursday, January 18, 2024

as of: 1/19/2024



	TOTALS	
	4 Weeks	NOV 23
Active	643	12,984
Pending	410	5,417
Sold*	286	3,466
Canceled	122	
Temp Off Market	1,461	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	313	49%
Price Increase	24	6%
Prices Decrease	329	115%
Back on Market*	55	45%

*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	\$	#
Thursday, January 18, 2024	39,654,300	56
Wednesday, January 17, 2024	57,923,488	86
Tuesday, January 16, 2024	91,986,624	153
Monday, January 15, 2024	6,703,700	15
Sunday, January 14, 2024	680,000	1
Saturday, January 13, 2024	2,597,990	6
Friday, January 12, 2024	123,379,361	193
TOTAL	322,925,463	510

Closed Prior Year	\$	#
Wednesday, January 18, 2023	55,331,735	111
Tuesday, January 17, 2023	94,188,683	159
Monday, January 16, 2023	6,257,950	14
Sunday, January 15, 2023	1,214,000	3
Saturday, January 14, 2023	2,502,990	6
Friday, January 13, 2023	91,531,025	193
Thursday, January 12, 2023	67,643,092	116
TOTAL	318,669,475	602

7 Day Sold Analysis

% Changed	\$	#
Prior Year	1%	-15%
8 - 14 Days	-6%	-11%



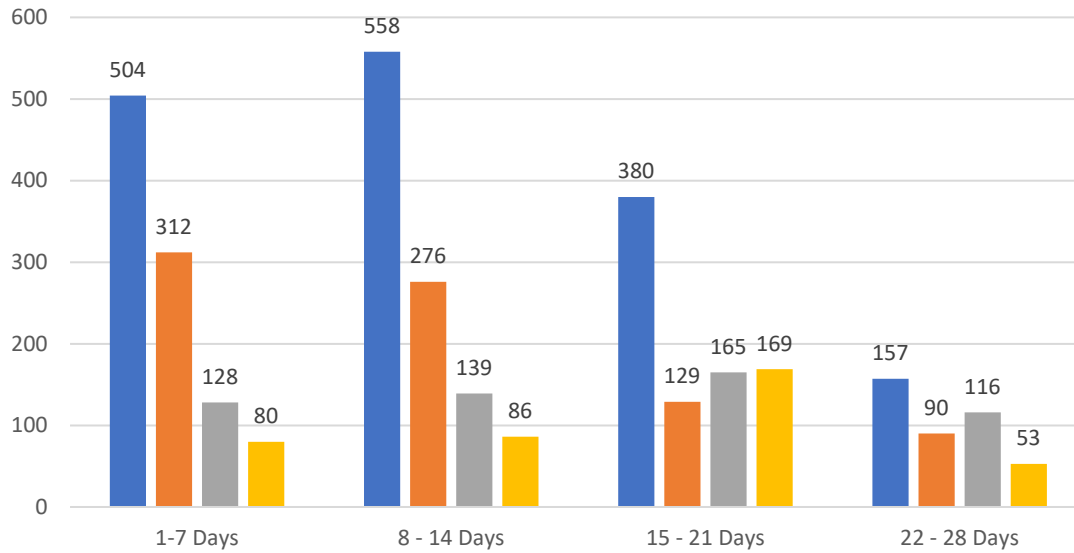


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDOMINIUM

Thursday, January 18, 2024

as of: 1/19/2024



TOTALS		
	4 Weeks	NOV 23
Active	1,599	6,149
Pending	807	2,249
Sold*	548	1,249
Canceled	388	
Temp Off Market	3,342	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	99	6%
Price Increase	1	0%
Prices Decrease	93	17%
Back on Market*	15	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	\$	#
Thursday, January 18, 2024	5,439,500	14
Wednesday, January 17, 2024	12,356,734	17
Tuesday, January 16, 2024	30,393,900	44
Monday, January 15, 2024	1,190,000	4
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	465,900	2
Friday, January 12, 2024	30,011,930	47
TOTAL	79,857,964	128

Closed Prior Year	\$	#
Wednesday, January 18, 2023	7,395,988	21
Tuesday, January 17, 2023	29,917,163	40
Monday, January 16, 2023	589,500	2
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	425,931	2
Friday, January 13, 2023	15,841,021	41
Thursday, January 12, 2023	14,831,540	37
TOTAL	69,001,143	143

7 Day Sold Analysis

% Changed	\$	#
Prior Year	16%	-10%
8 - 14 Days	-77%	-28%



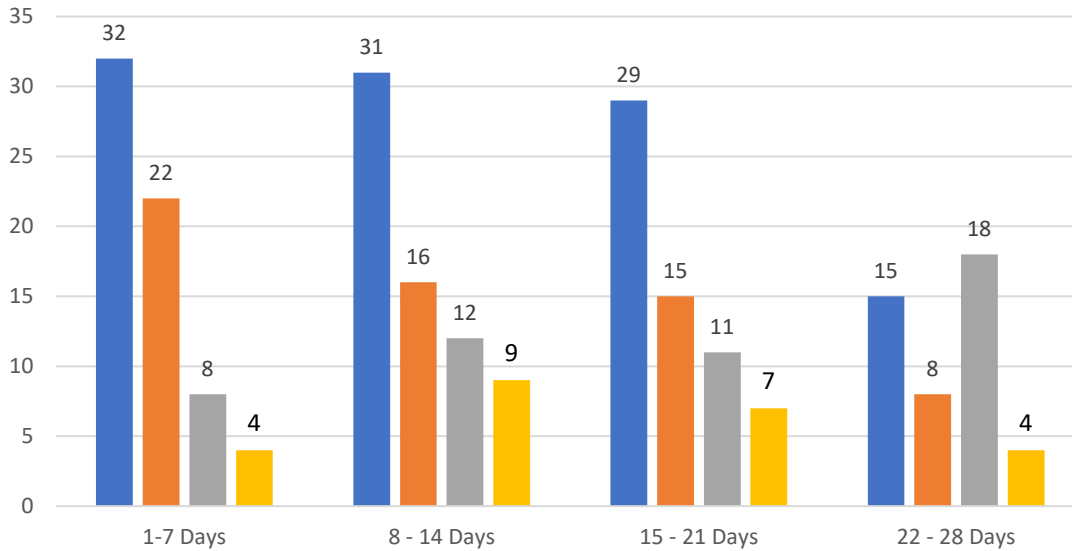


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOMES

Thursday, January 18, 2024

as of: 1/19/2024



TOTALS		
	4 Weeks	NOV 23
Active	107	2,356
Pending	61	0,845
Sold*	49	0,711
Canceled	24	
Temp Off Market	241	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	63	59%
Price Increase	3	5%
Prices Decrease	69	141%
Back on Market*	13	54%

*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	\$	#
Thursday, January 18, 2024	7,038,000	14
Wednesday, January 17, 2024	12,578,000	13
Tuesday, January 16, 2024	15,898,400	24
Monday, January 15, 2024	1,364,000	4
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	285,000	1
Friday, January 12, 2024	25,553,950	42
TOTAL	62,717,350	98

Closed Prior Year	\$	#
Wednesday, January 18, 2023	10,118,075	19
Tuesday, January 17, 2023	23,607,549	35
Monday, January 16, 2023	2,083,400	6
Sunday, January 15, 2023	879,000	2
Saturday, January 14, 2023	-	0
Friday, January 13, 2023	22,321,450	43
Thursday, January 12, 2023	14,211,338	20
TOTAL	73,220,812	125

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-14%	-22%
8 - 14 Days	-82%	-22%



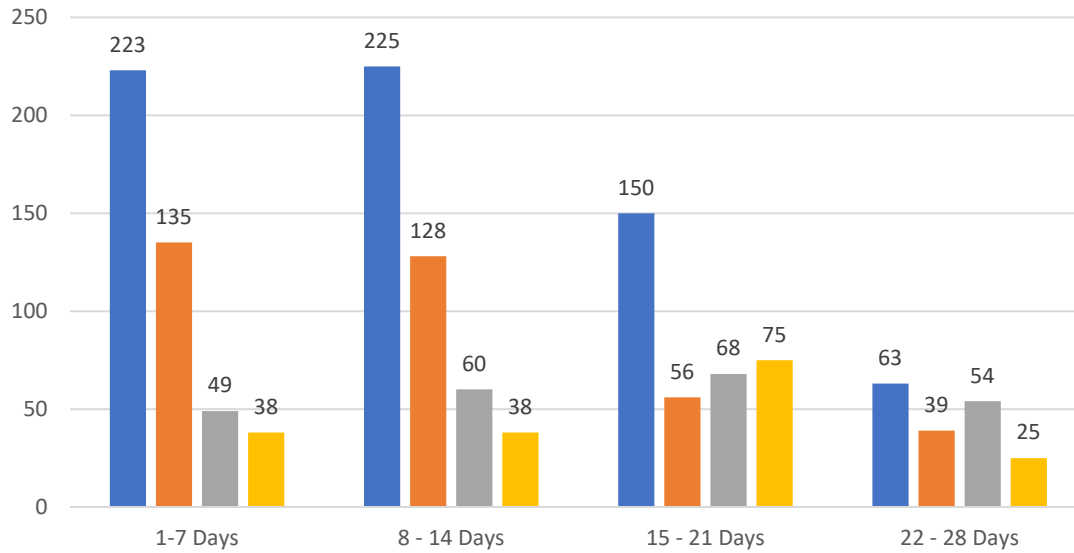


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDOMINIUM

Thursday, January 18, 2024

as of: 1/19/2024



	TOTALS	
	4 Weeks	NOV 23
Active	661	2,469
Pending	358	0,664
Sold*	231	428
Canceled	176	
Temp Off Market	1,426	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	46	7%
Price Increase	0	0%
Prices Decrease	44	19%
Back on Market*	7	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	\$	#
Thursday, January 18, 2024	255,000	2
Wednesday, January 17, 2024	1,177,000	5
Tuesday, January 16, 2024	12,316,700	20
Monday, January 15, 2024	1,020,000	3
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	-	-
Friday, January 12, 2024	10,148,400	19
Total	24,917,100	49

Closed Prior Year	\$	#
Wednesday, January 18, 2023	2,774,900	10
Tuesday, January 17, 2023	14,355,900	20
Monday, January 16, 2023	262,000	1
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	-	0
Friday, January 13, 2023	6,915,900	16
Thursday, January 12, 2023	8,034,440	18
Total	32,343,140	65

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-23%	-25%
8 - 14 Days	-93%	-18%



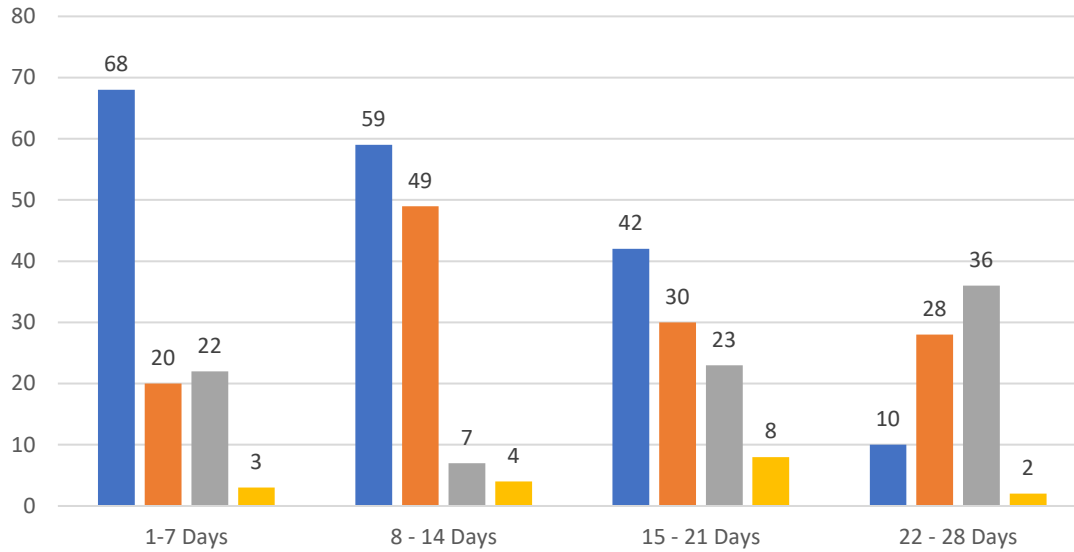


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOMES

Thursday, January 18, 2024

as of: 1/19/2024



	TOTALS	
	4 Weeks	NOV 23
Active	179	2,187
Pending	127	1,239
Sold*	88	0,834
Canceled	17	
Temp Off Market	411	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	56	31%
Price Increase	4	3%
Prices Decrease	49	56%
Back on Market*	9	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	\$	#
Thursday, January 18, 2024	2,049,400	6
Wednesday, January 17, 2024	10,082,890	22
Tuesday, January 16, 2024	13,167,773	32
Monday, January 15, 2024	564,900	2
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	357,000	1
Friday, January 12, 2024	15,331,322	37
TOTAL	41,553,285	100

Closed Prior Year	\$	#
Wednesday, January 18, 2023	10,322,560	30
Tuesday, January 17, 2023	12,154,950	26
Monday, January 16, 2023	810,650	2
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	182,500	1
Friday, January 13, 2023	15,596,359	44
Thursday, January 12, 2023	12,583,725	28
TOTAL	51,650,744	131

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-20%	-24%
8 - 14 Days	-88%	-7%



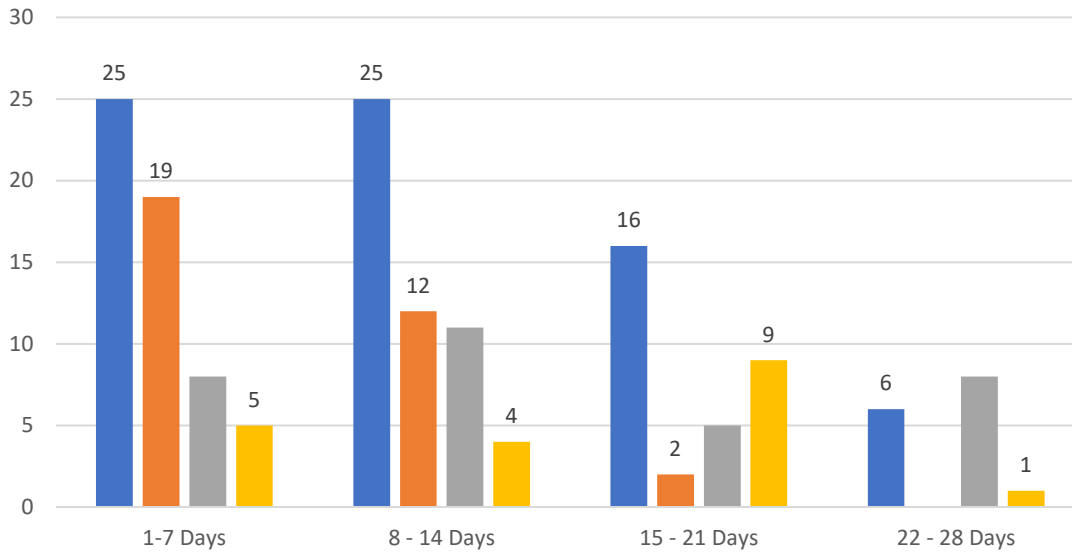


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDOMINIUM

Thursday, January 18, 2024

as of: 1/19/2024



		TOTALS	
		4 Weeks	NOV 23
Active		72	538
Pending		33	441
Sold*		32	191
Canceled		19	
Temp Off Market		156	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	6	8%
Price Increase	0	0%
Prices Decrease	5	16%
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	\$	#
Thursday, January 18, 2024	105,000	1
Wednesday, January 17, 2024	170,000	1
Tuesday, January 16, 2024	435,000	2
Monday, January 15, 2024	170,000	1
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	170,000	1
Friday, January 12, 2024	346,000	2
Total	1,396,000	8

Closed Prior Year	\$	#
Wednesday, January 18, 2023	-	0
Tuesday, January 17, 2023	-	0
Monday, January 16, 2023	-	0
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	-	0
Friday, January 13, 2023	312,000	2
Thursday, January 12, 2023	615,900	3
Total	927,900	5

7 Day Sold Analysis

% Changed	\$	#
Prior Year	50%	60%
8 - 14 Days	-100%	-27%



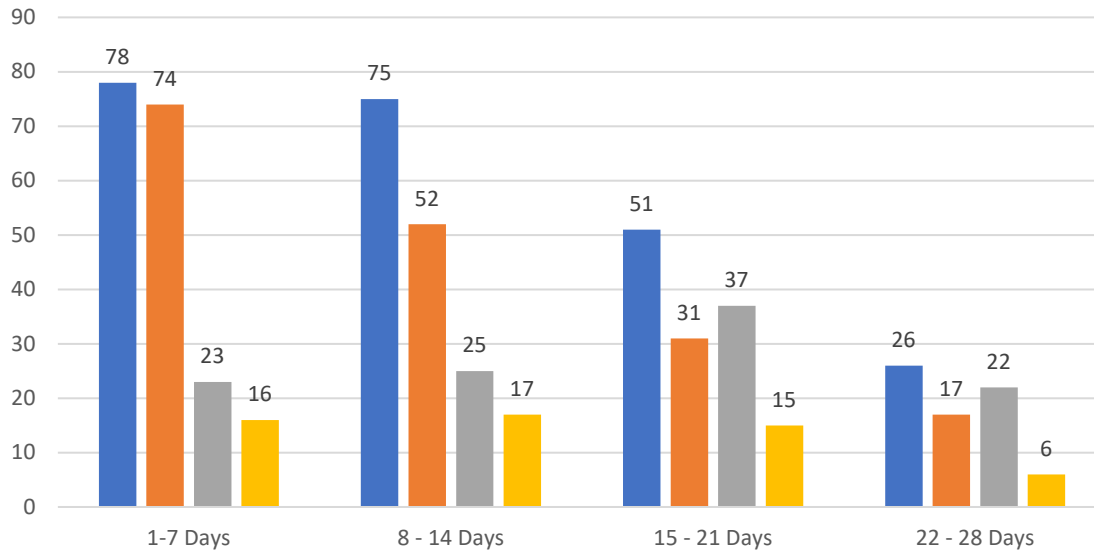


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOMES

Thursday, January 18, 2024

as of: 1/19/2024



		TOTALS	
		4 Weeks	NOV 23
Active		230	3,282
Pending		174	1,646
Sold*		107	1,090
Canceled		54	
Temp Off Market		565	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	85	37%
Price Increase	5	3%
Prices Decrease	87	81%
Back on Market*	10	19%

*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	\$	#
Thursday, January 18, 2024	7,025,000	15
Wednesday, January 17, 2024	19,166,533	30
Tuesday, January 16, 2024	32,805,973	52
Monday, January 15, 2024	365,000	1
Sunday, January 14, 2024	680,000	1
Saturday, January 13, 2024	537,000	1
Friday, January 12, 2024	26,690,154	57
TOTAL	87,269,660	157

Closed Prior Year	\$	#
Wednesday, January 18, 2023	14,797,760	32
Tuesday, January 17, 2023	31,838,983	58
Monday, January 16, 2023	570,000	2
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	704,000	2
Friday, January 13, 2023	34,986,765	65
Thursday, January 12, 2023	16,824,369	34
TOTAL	99,721,877	193

7 Day Sold Analysis

% Changed	\$	#
Prior Year	-12%	-19%
8 - 14 Days	-75%	-12%



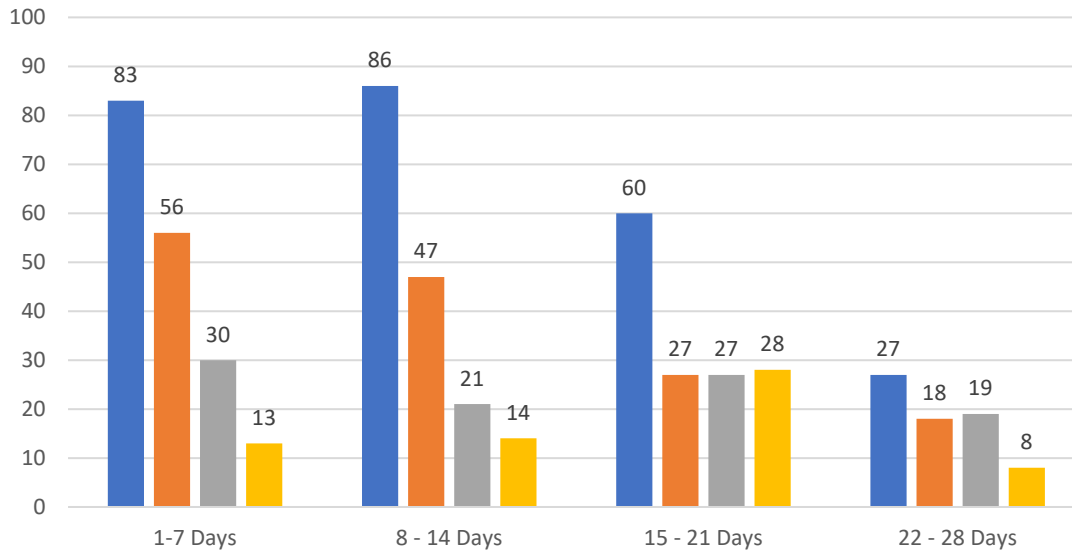


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDOMINIUM

Thursday, January 18, 2024

as of: 1/19/2024



		TOTALS	
		4 Weeks	NOV 23
Active		256	1111
Pending		148	458
Sold*		97	282
Canceled		63	
Temp Off Market		564	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	15	6%
Price Increase	0	0%
Prices Decrease	7	7%
Back on Market*	3	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	\$	#
Thursday, January 18, 2024	1,289,500	6
Wednesday, January 17, 2024	5,549,900	6
Tuesday, January 16, 2024	1,531,700	8
Monday, January 15, 2024	-	-
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	-	-
Friday, January 12, 2024	3,372,530	10
TOTAL	11,743,630	30

Closed Prior Year	\$	#
Wednesday, January 18, 2023	1,885,688	6
Tuesday, January 17, 2023	2,228,900	6
Monday, January 16, 2023	-	0
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	225,931	1
Friday, January 13, 2023	2,244,790	9
Thursday, January 12, 2023	3,301,800	9
TOTAL	9,887,109	31

7 Day Sold Analysis

% Changed	\$	#
Prior Year	19%	-3%
8 - 14 Days	-97%	-50%



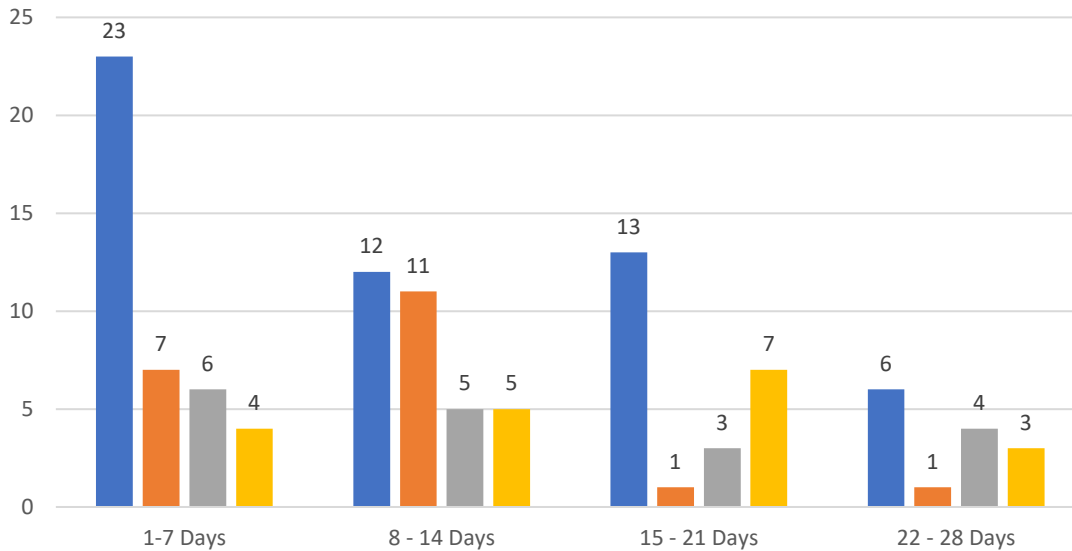


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOMES

Thursday, January 18, 2024

as of: 1/19/2024



	TOTALS	
	4 Weeks	NOV 23
Active	54	2,938
Pending	20	0,849
Sold*	18	239
Canceled	19	
Temp Off Market	111	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	57	106%
Price Increase	7	35%
Prices Decrease	64	356%
Back on Market*	15	79%

*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	\$	#
Thursday, January 18, 2024	8,429,900	9
Wednesday, January 17, 2024	9,904,225	13
Tuesday, January 16, 2024	19,567,343	28
Monday, January 15, 2024	3,031,000	5
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	499,000	1
Friday, January 12, 2024	22,128,100	33
TOTAL	63,559,568	89

Closed Prior Year	\$	#
Wednesday, January 18, 2023	11,622,400	17
Tuesday, January 17, 2023	13,076,201	21
Monday, January 16, 2023	490,900	2
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	631,490	2
Friday, January 13, 2023	5,919,845	15
Thursday, January 12, 2023	13,518,626	18
TOTAL	45,259,462	75

7 Day Sold Analysis

% Changed	\$	#
Prior Year	40%	19%
8 - 14 Days	-82%	-13%



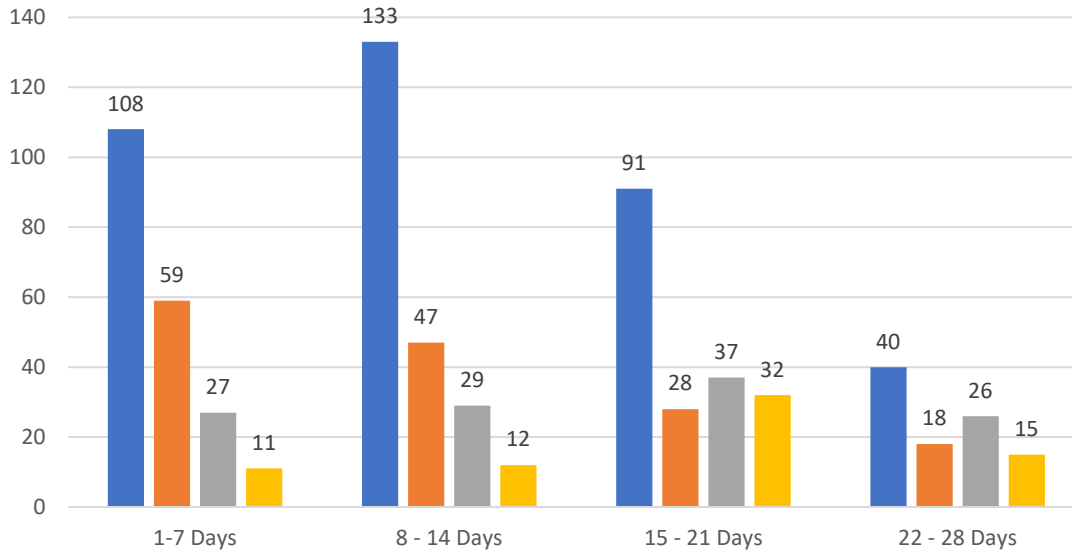


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDOMINIUM

Thursday, January 18, 2024

as of: 1/19/2024



		TOTALS	
		4 Weeks	NOV 23
Active		372	1,209
Pending		152	479
Sold*		119	191
Canceled		70	
Temp Off Market		713	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	19	5%
Price Increase	0	0%
Prices Decrease	23	19%
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	\$	#
Thursday, January 18, 2024	3,535,000	4
Wednesday, January 17, 2024	4,489,834	3
Tuesday, January 16, 2024	14,561,500	10
Monday, January 15, 2024	-	-
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	295,900	1
Friday, January 12, 2024	10,825,000	9
TOTAL	33,707,234	27

Closed Prior Year	\$	#
Wednesday, January 18, 2023	1,632,500	2
Tuesday, January 17, 2023	11,346,788	9
Monday, January 16, 2023	-	0
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	-	0
Friday, January 13, 2023	4,983,331	9
Thursday, January 12, 2023	1,392,500	2
TOTAL	19,355,119	22

7 Day Sold Analysis

% Changed	\$	#
Prior Year	74%	23%
8 - 14 Days	-90%	-7%



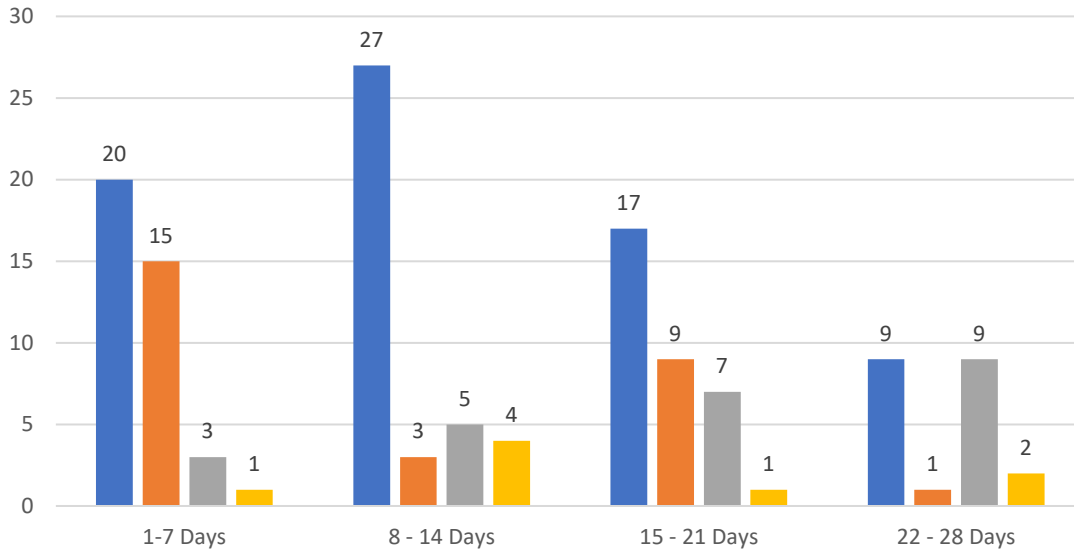


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOMES

Thursday, January 18, 2024

as of: 1/19/2024



	TOTALS	
	4 Weeks	NOV 23
Active	73	2,221
Pending	28	0,838
Sold*	24	0,592
Canceled	8	
Temp Off Market	133	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	52	71%
Price Increase	5	18%
Prices Decrease	60	250%
Back on Market*	8	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	\$	#
Thursday, January 18, 2024	15,112,000	12
Wednesday, January 17, 2024	6,191,840	8
Tuesday, January 16, 2024	10,547,135	17
Monday, January 15, 2024	1,378,800	3
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	919,990	2
Friday, January 12, 2024	33,675,835	24
Total	67,825,600	66

Closed Prior Year	\$	#
Wednesday, January 18, 2023	8,470,940	13
Tuesday, January 17, 2023	13,511,000	19
Monday, January 16, 2023	2,303,000	2
Sunday, January 15, 2023	335,000	1
Saturday, January 14, 2023	985,000	1
Friday, January 13, 2023	12,706,606	26
Thursday, January 12, 2023	10,505,034	16
Total	48,816,580	78

7 Day Sold Analysis

% Changed	\$	#
Prior Year	39%	-15%
8 - 14 Days	-80%	3%



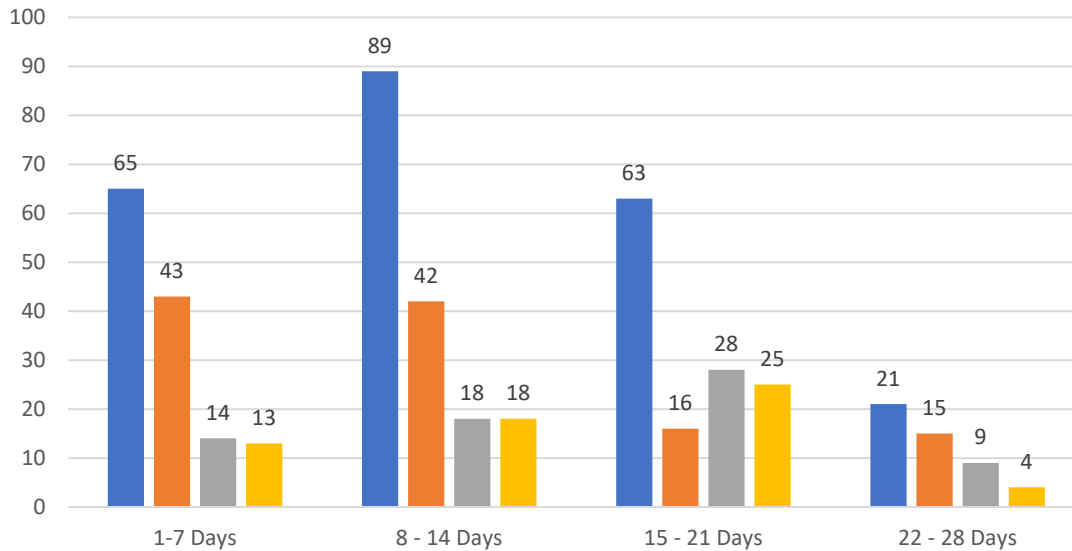


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDOMINIUM

Thursday, January 18, 2024

as of: 1/19/2024



	TOTALS	
	4 Weeks	NOV 23
Active	238	822
Pending	116	207
Sold*	69	157
Canceled	60	
Temp Off Market	483	

Market Changes	1/18/2024	% 4 Weeks Active
New Listings	13	5%
Price Increase	1	1%
Prices Decrease	14	20%
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	\$	#
Thursday, January 18, 2024	255,000	1
Wednesday, January 17, 2024	970,000	2
Tuesday, January 16, 2024	1,549,000	4
Monday, January 15, 2024	-	-
Sunday, January 14, 2024	-	-
Saturday, January 13, 2024	-	-
Friday, January 12, 2024	5,320,000	7
Total	8,094,000	14

Closed Prior Year	\$	#
Wednesday, January 18, 2023	1,102,900	3
Tuesday, January 17, 2023	1,985,575	5
Monday, January 16, 2023	327,500	1
Sunday, January 15, 2023	-	0
Saturday, January 14, 2023	200,000	1
Friday, January 13, 2023	1,385,000	5
Thursday, January 12, 2023	1,486,900	5
Total	6,487,875	20

7 Day Sold Analysis

% Changed	\$	#
Prior Year	25%	-30%
8 - 14 Days	-98%	-22%

