



4 WEEK REAL ESTATE MARKET REPORT

Sunday, January 5, 2025

As of: Monday, January 6, 2025

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

4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Sunday, January 5, 2025

as of: 1/6/2025



Day 1	Sunday, January 5, 2025
Day 2	Saturday, January 4, 2025
Day 3	Friday, January 3, 2025
4 WEEK REA	Thursday, January 2, 2025
1/5/2025	Wednesday, January 1, 2025
Day 6	Monday, January 6, 2025
Day 7	Sunday, January 5, 2025
Day 8	Saturday, January 4, 2025
Day 9	Friday, January 3, 2025
Day 10	Thursday, January 2, 2025
Day 11	Wednesday, January 1, 2025
Day 12	Tuesday, December 31, 2024
Day 13	Monday, December 30, 2024
Day 14	Sunday, December 29, 2024
Day 15	Saturday, December 28, 2024
Day 16	Friday, December 27, 2024
Day 17	Thursday, December 26, 2024
Day 18	Wednesday, December 25, 2024
Day 19	Tuesday, December 24, 2024
Day 20	Monday, December 23, 2024
Day 21	Sunday, December 22, 2024
Day 22	Saturday, December 21, 2024
Day 23	Friday, December 20, 2024
Day 24	Thursday, December 19, 2024
Day 25	Wednesday, December 18, 2024
Day 26	Tuesday, December 17, 2024
Day 27	Monday, December 16, 2024
Day 28	Sunday, December 15, 2024

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: Sunday, January 5, 2025

Day 28: Sunday, December 15, 2024

TOTALS:

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

Market Changes

Day 1's New Listings, Price Increase, Price Decreases and Back on Market

Manatee County - Single Family Home

7 Day Sold Comparison

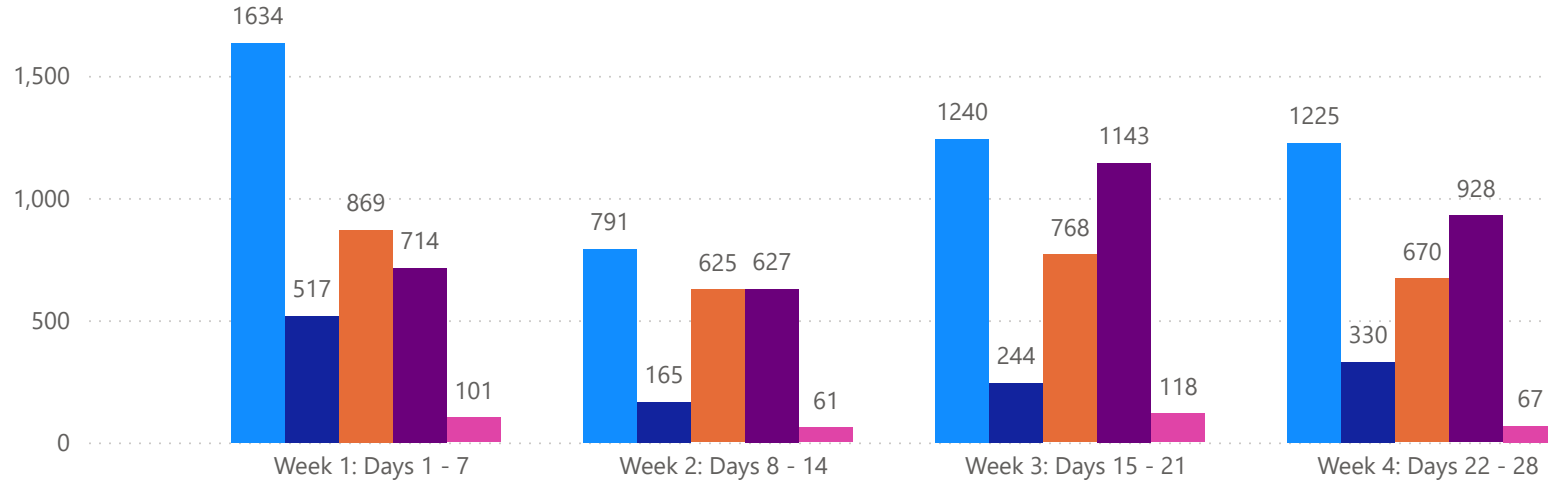
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOME

1/5/2025

MLS Status ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	4890
Canceled	1256
Pending	2932
Sold	3412
Temporarily Off-Market	347

DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	27	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	80	
Price Decrease	90	
Price Increase	5	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Saturday, January 04, 2025	\$2,100,000	1	Friday, January 05, 2024	\$120,389,162	189
Friday, January 03, 2025	\$46,927,371	89	Thursday, January 04, 2024	\$73,747,180	100
Thursday, January 02, 2025	\$41,894,257	73	Wednesday, January 03, 2024	\$50,394,242	90
Wednesday, January 01, 2025	\$453,900	2	Tuesday, January 02, 2024	\$46,723,277	77
Tuesday, December 31, 2024	\$99,410,533	183	Monday, January 01, 2024	\$4,946,580	7
Monday, December 30, 2024	\$212,333,572	366	Sunday, December 31, 2023	\$9,452,181	15
Total	\$403,119,633	714	Saturday, December 30, 2023	\$18,895,040	34
			Total	\$324,547,662	512

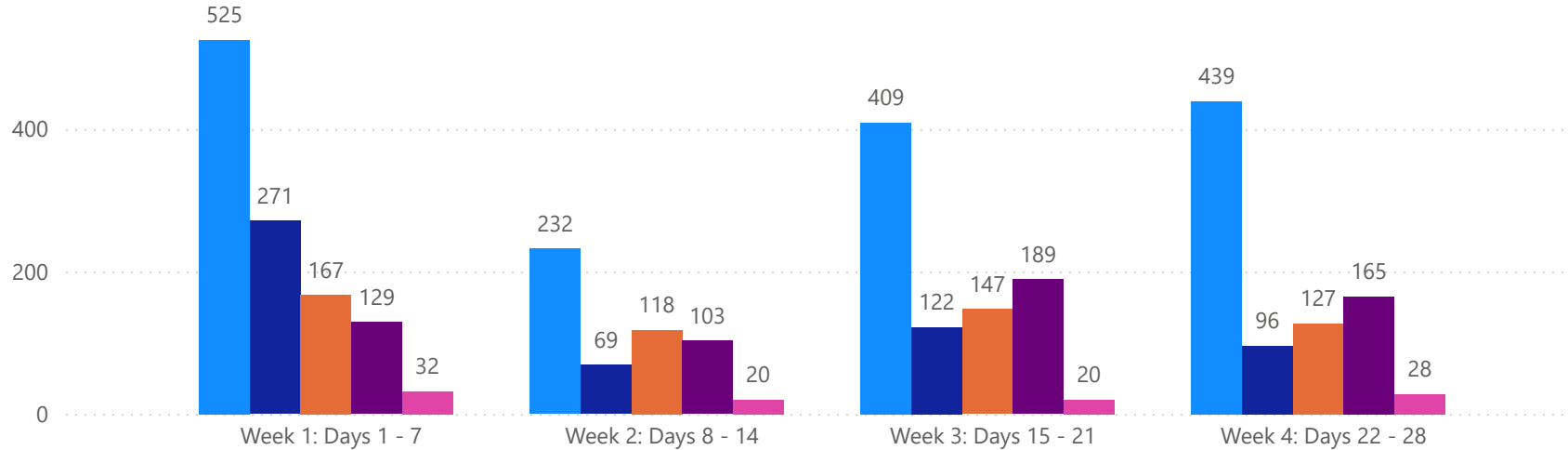


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDO

1/5/2025

MLS Status ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	1605
Canceled	558
Pending	559
Sold	586
Temporarily Off-Market	100

DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	5	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	24	
Price Decrease	18	
Price Increase	0	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$54,078,175	31	Friday, January 05, 2024	\$22,103,400	45
Thursday, January 02, 2025	\$2,752,500	15	Thursday, January 04, 2024	\$12,774,317	28
Tuesday, December 31, 2024	\$13,006,752	39	Wednesday, January 03, 2024	\$11,952,650	23
Monday, December 30, 2024	\$18,821,400	44	Tuesday, January 02, 2024	\$11,193,500	25
Total	\$88,658,827	129	Monday, January 01, 2024	\$280,000	1
			Sunday, December 31, 2023	\$6,042,450	4
			Saturday, December 30, 2023	\$4,236,080	6
			Total	\$68,582,397	132

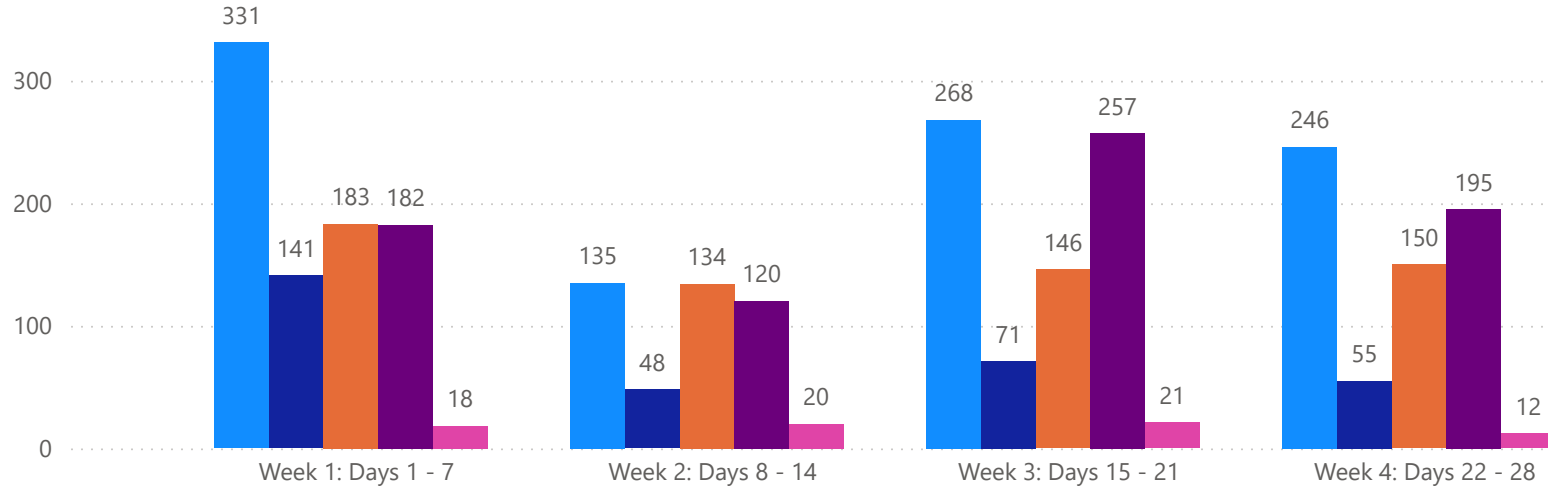


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOME

1/5/2025

MLSStatus ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	980
Canceled	315
Pending	613
Sold	754
Temporarily Off-Market	71

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	5
New Listings	17
Price Decrease	20
Price Increase	0

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

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$16,277,500	29
Thursday, January 02, 2025	\$11,847,000	23
Tuesday, December 31, 2024	\$29,351,500	50
Monday, December 30, 2024	\$50,148,974	80
Total	\$107,624,974	182

Closed Prior Year	Volume	Count
Friday, January 05, 2024	\$31,087,200	50
Thursday, January 04, 2024	\$13,010,133	19
Wednesday, January 03, 2024	\$8,549,000	17
Tuesday, January 02, 2024	\$13,287,797	20
Monday, January 01, 2024	\$1,380,000	3
Sunday, December 31, 2023	\$717,999	2
Saturday, December 30, 2023	\$4,754,500	6
Total	\$72,786,629	117

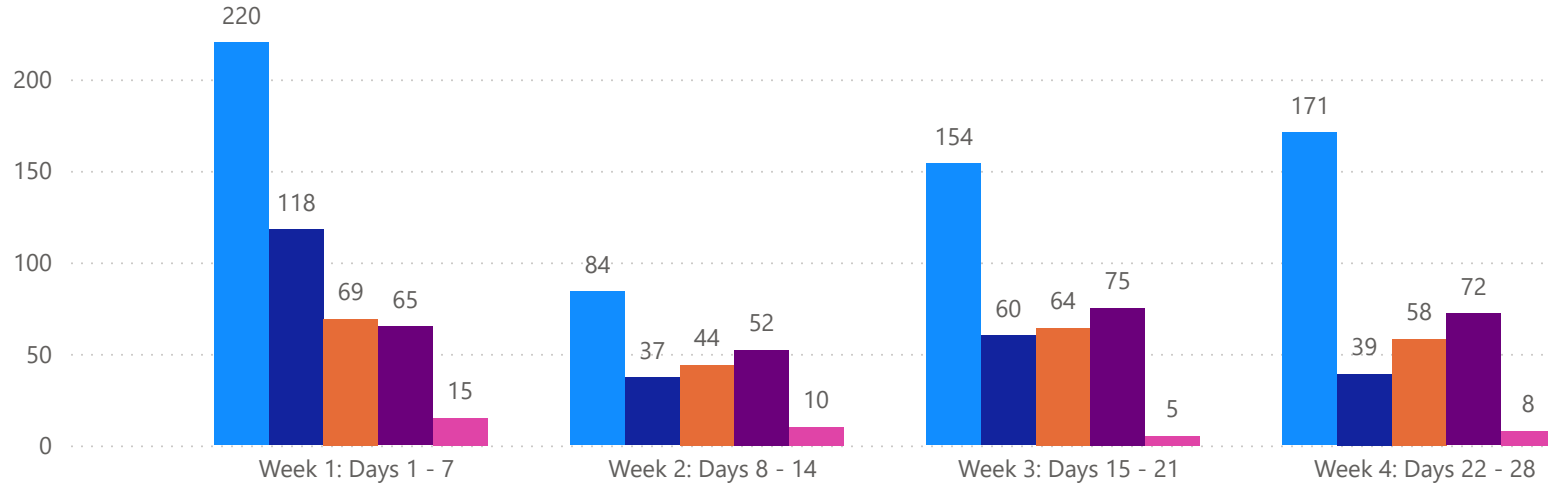


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDO

1/5/2025

MLSStatus ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	629
Canceled	254
Pending	235
Sold	264
Temporarily Off-Market	38

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	4
New Listings	9
Price Decrease	4
Price Increase	0

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

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$6,749,000	10
Thursday, January 02, 2025	\$1,675,500	11
Tuesday, December 31, 2024	\$6,774,300	20
Monday, December 30, 2024	\$11,551,500	24
Total	\$26,750,300	65

Closed Prior Year	Volume	Count
Friday, January 05, 2024	\$6,398,200	18
Thursday, January 04, 2024	\$4,347,097	12
Wednesday, January 03, 2024	\$5,041,250	9
Tuesday, January 02, 2024	\$5,675,000	11
Sunday, December 31, 2023	\$1,731,000	2
Saturday, December 30, 2023	\$535,000	3
Total	\$23,727,547	55

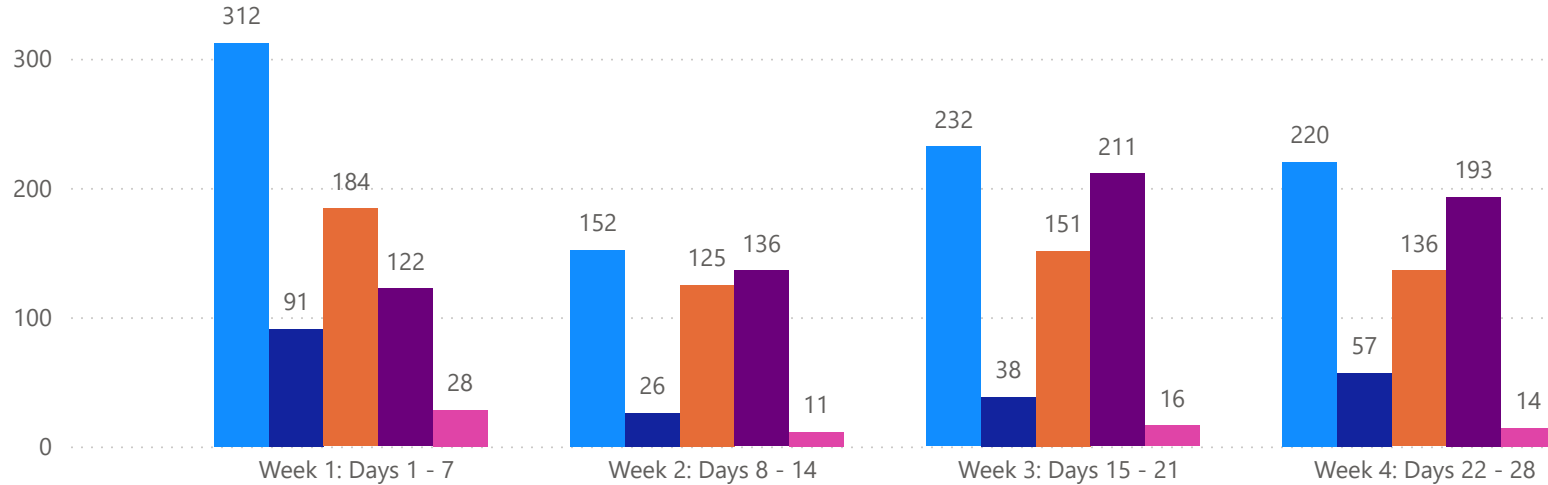


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOME

1/5/2025

MLS Status ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	916
Canceled	212
Pending	596
Sold	662
Temporarily Off-Market	69

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	6
New Listings	25
Price Decrease	15
Price Increase	1

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

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$5,008,900	13
Thursday, January 02, 2025	\$4,175,681	13
Tuesday, December 31, 2024	\$10,363,309	26
Monday, December 30, 2024	\$29,757,125	70
Total	\$49,305,015	122

Closed Prior Year	Volume	Count
Friday, January 05, 2024	\$18,544,041	42
Thursday, January 04, 2024	\$11,345,503	18
Wednesday, January 03, 2024	\$4,287,970	15
Tuesday, January 02, 2024	\$5,422,384	13
Monday, January 01, 2024	\$419,590	1
Sunday, December 31, 2023	\$850,699	3
Saturday, December 30, 2023	\$3,623,060	7
Total	\$44,493,247	99

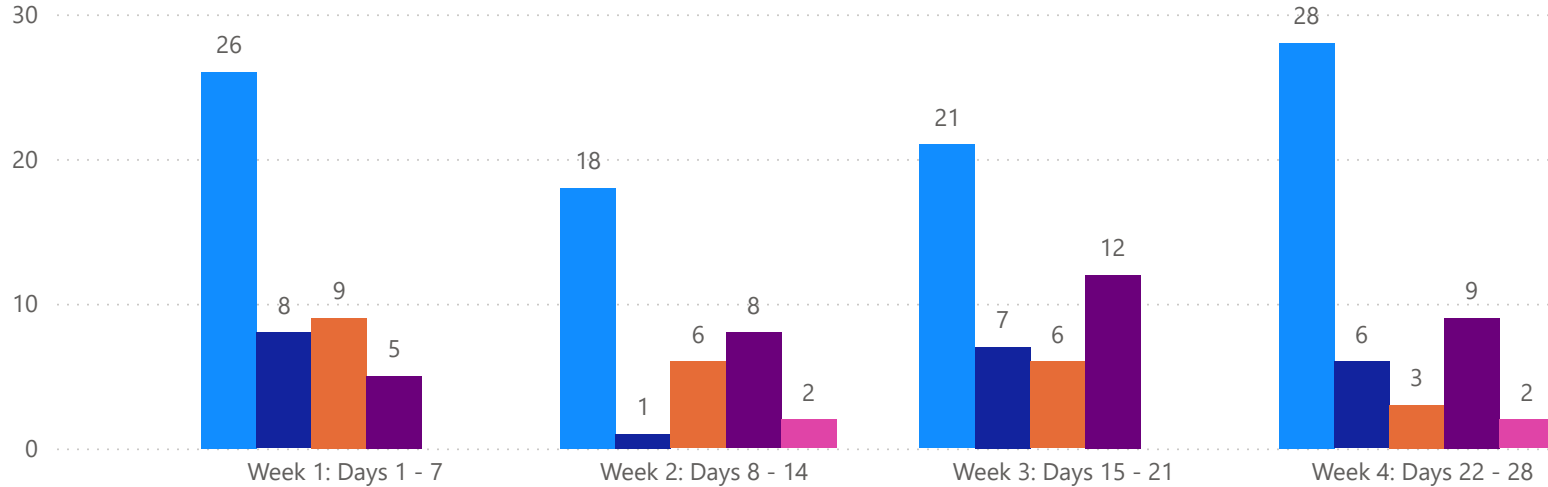


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDO

1/5/2025

MLSStatus ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	93
Canceled	22
Pending	24
Sold	34
Temporarily Off-Market	4

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	0
New Listings	2
Price Decrease	2
Price Increase	0

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

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$262,000	1	Friday, January 05, 2024	\$627,000	4
Tuesday, December 31, 2024	\$225,000	2	Thursday, January 04, 2024	\$327,000	2
Monday, December 30, 2024	\$326,000	2	Tuesday, January 02, 2024	\$200,000	1
Total	\$813,000	5	Total	\$1,154,000	7

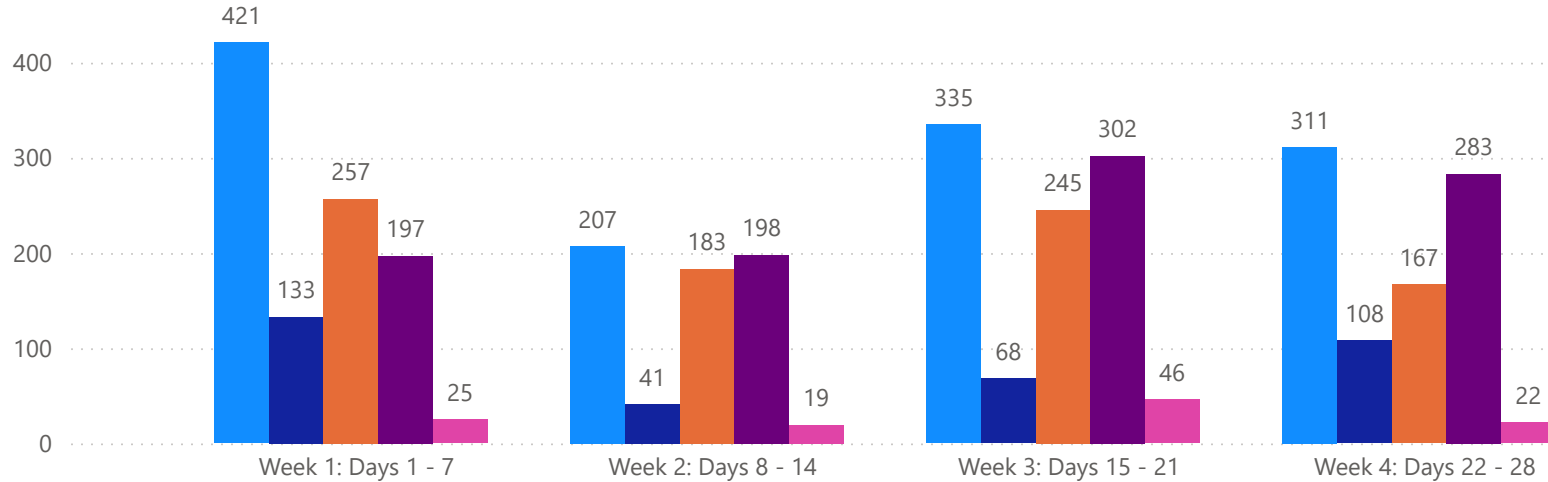


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

1/5/2025

MLS Status ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	1274
Canceled	350
Pending	852
Sold	980
Temporarily Off-Market	112

DAILY MARKET CHANGE

Category	Sum of Hillsborough	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
Back on the Market	8	
New Listings	15	
Price Decrease	24	
Price Increase	2	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Saturday, January 04, 2025	\$2,100,000	1	Friday, January 05, 2024	\$26,584,139	50
Friday, January 03, 2025	\$7,365,201	19	Thursday, January 04, 2024	\$26,105,149	30
Thursday, January 02, 2025	\$8,398,750	18	Wednesday, January 03, 2024	\$15,738,985	33
Wednesday, January 01, 2025	\$214,000	1	Tuesday, January 02, 2024	\$8,090,480	21
Tuesday, December 31, 2024	\$24,050,406	52	Monday, January 01, 2024	\$560,000	1
Monday, December 30, 2024	\$56,968,241	106	Sunday, December 31, 2023	\$1,207,235	2
Total	\$99,096,598	197	Saturday, December 30, 2023	\$5,945,000	12
			Total	\$84,230,988	149

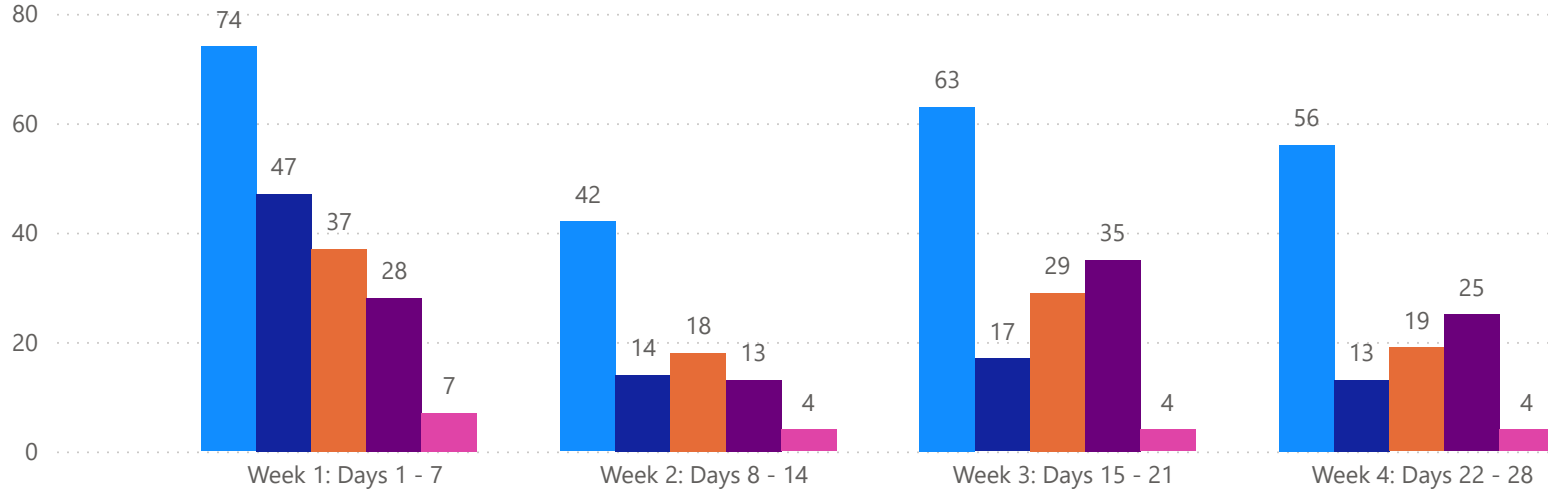


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDO

1/5/2025

MLSStatus ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	235
Canceled	91
Pending	103
Sold	101
Temporarily Off-Market	19

DAILY MARKET CHANGE

Category	Sum of Hillsborough	*Back on Market can be from these sources - Pending, Temp Off Market, Canceled and Expired Listing)
Back on the Market	0	
New Listings	3	
Price Decrease	2	
Price Increase	0	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$1,386,075	7	Friday, January 05, 2024	\$2,357,700	6
Thursday, January 02, 2025	\$482,000	2	Thursday, January 04, 2024	\$588,000	2
Tuesday, December 31, 2024	\$1,712,900	7	Wednesday, January 03, 2024	\$772,400	3
Monday, December 30, 2024	\$3,411,400	12	Tuesday, January 02, 2024	\$967,500	4
Total	\$6,992,375	28	Saturday, December 30, 2023	\$279,900	1
			Total	\$4,965,500	16

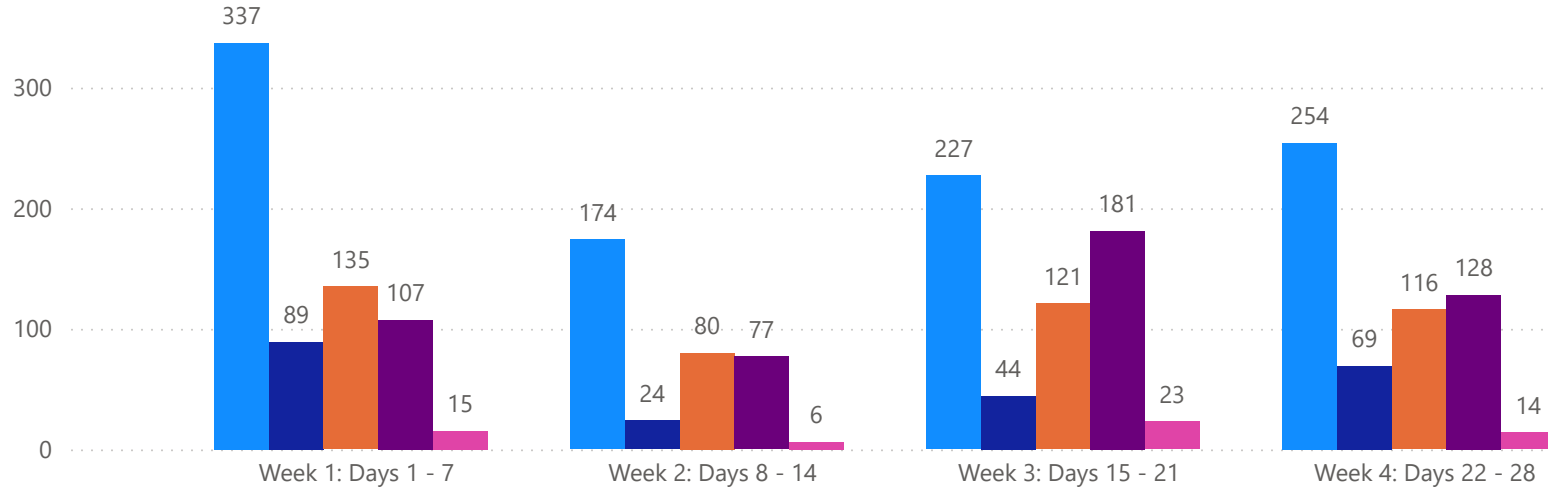


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOME

1/5/2025

MLS Status ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	992
Canceled	226
Pending	452
Sold	493
Temporarily Off-Market	58

DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	6
New Listings	12
Price Decrease	23
Price Increase	2

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

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$12,465,800	19	Friday, January 05, 2024	\$33,020,162	29
Thursday, January 02, 2025	\$13,172,400	13	Thursday, January 04, 2024	\$13,010,205	16
Wednesday, January 01, 2025	\$239,900	1	Wednesday, January 03, 2024	\$15,266,602	19
Tuesday, December 31, 2024	\$13,279,598	23	Tuesday, January 02, 2024	\$14,928,502	17
Monday, December 30, 2024	\$45,238,207	51	Monday, January 01, 2024	\$2,200,000	1
Total	\$84,395,905	107	Sunday, December 31, 2023	\$3,314,340	6
			Saturday, December 30, 2023	\$2,617,480	5
			Total	\$84,357,291	93

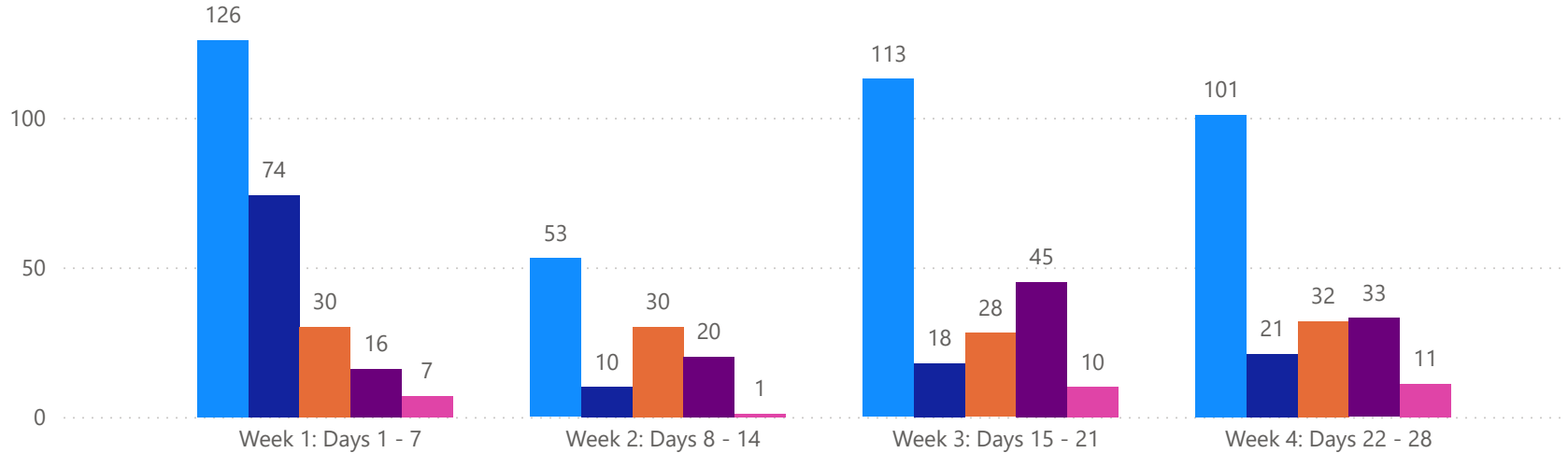


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDO

1/5/2025

MLS Status ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	393
Canceled	123
Pending	120
Sold	114
Temporarily Off-Market	29

DAILY MARKET CHANGE

Category	Sum of Sarasota	
Back on the Market	0	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	9	
Price Decrease	9	
Price Increase	0	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$44,959,900	9	Friday, January 05, 2024	\$9,123,500	11
Thursday, January 02, 2025	\$595,000	2	Thursday, January 04, 2024	\$6,267,220	7
Tuesday, December 31, 2024	\$795,000	3	Wednesday, January 03, 2024	\$5,193,000	9
Monday, December 30, 2024	\$1,999,000	2	Tuesday, January 02, 2024	\$2,549,000	3
Total	\$48,348,900	16	Sunday, December 31, 2023	\$4,311,450	2
			Saturday, December 30, 2023	\$3,421,180	2
			Total	\$30,865,350	34

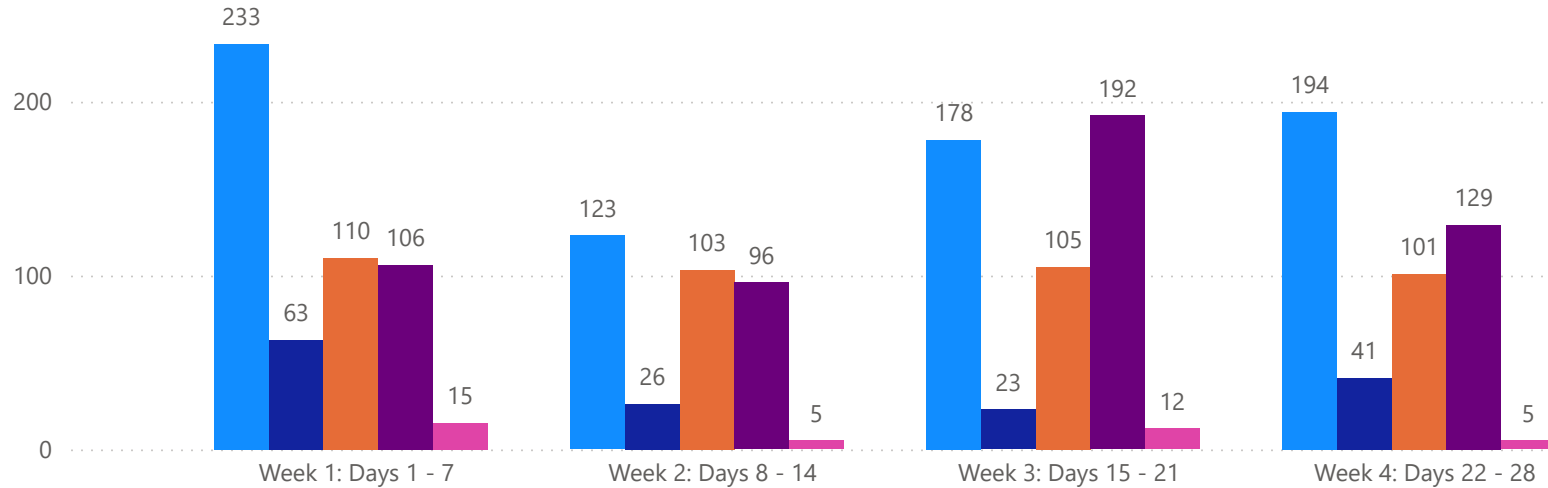


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOME

1/5/2025

MLS Status ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	728
Canceled	153
Pending	419
Sold	523
Temporarily Off-Market	37

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	2
New Listings	11
Price Decrease	8
Price Increase	0

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

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$5,809,970	9	Friday, January 05, 2024	\$11,153,620	18
Thursday, January 02, 2025	\$4,300,426	6	Thursday, January 04, 2024	\$10,276,190	17
Tuesday, December 31, 2024	\$22,365,720	32	Wednesday, January 03, 2024	\$6,551,685	6
Monday, December 30, 2024	\$30,221,025	59	Tuesday, January 02, 2024	\$4,994,114	6
Total	\$62,697,141	106	Monday, January 01, 2024	\$386,990	1
			Sunday, December 31, 2023	\$3,361,908	2
			Saturday, December 30, 2023	\$1,955,000	4
			Total	\$38,679,507	54

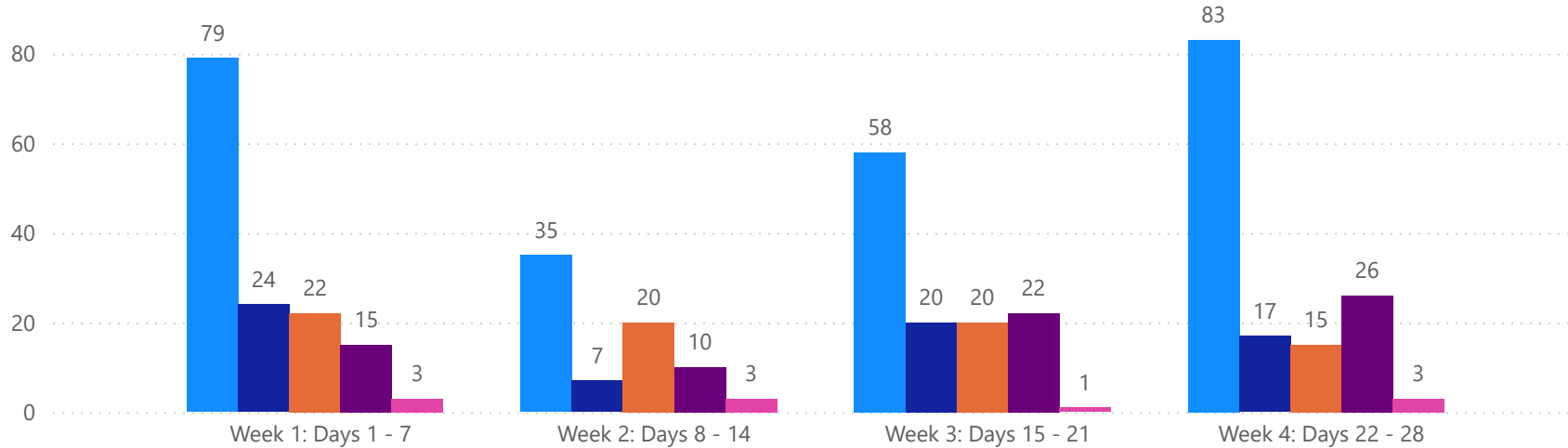


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDO

1/5/2025

MLSStatus ● Active ● Canceled ● Pending ● Sold ● Temporarily Off-Market



TOTALS

MLS Status	4 Week Total
Active	255
Canceled	68
Pending	77
Sold	73
Temporarily Off-Market	10

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	1
New Listings	1
Price Decrease	1
Price Increase	0

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

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 03, 2025	\$721,200	4	Friday, January 05, 2024	\$3,597,000	6
Tuesday, December 31, 2024	\$3,499,552	7	Thursday, January 04, 2024	\$1,245,000	5
Monday, December 30, 2024	\$1,533,500	4	Wednesday, January 03, 2024	\$946,000	2
Total	\$5,754,252	15	Tuesday, January 02, 2024	\$1,802,000	6
			Monday, January 01, 2024	\$280,000	1
			Total	\$7,870,000	20

