



# 4 WEEK REAL ESTATE MARKET REPORT

Monday, January 6, 2025

*As of: Tuesday, January 7, 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
- 6 Pasco County - Single Family Home
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- 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

Monday, January 6, 2025

as of: 1/7/2025



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

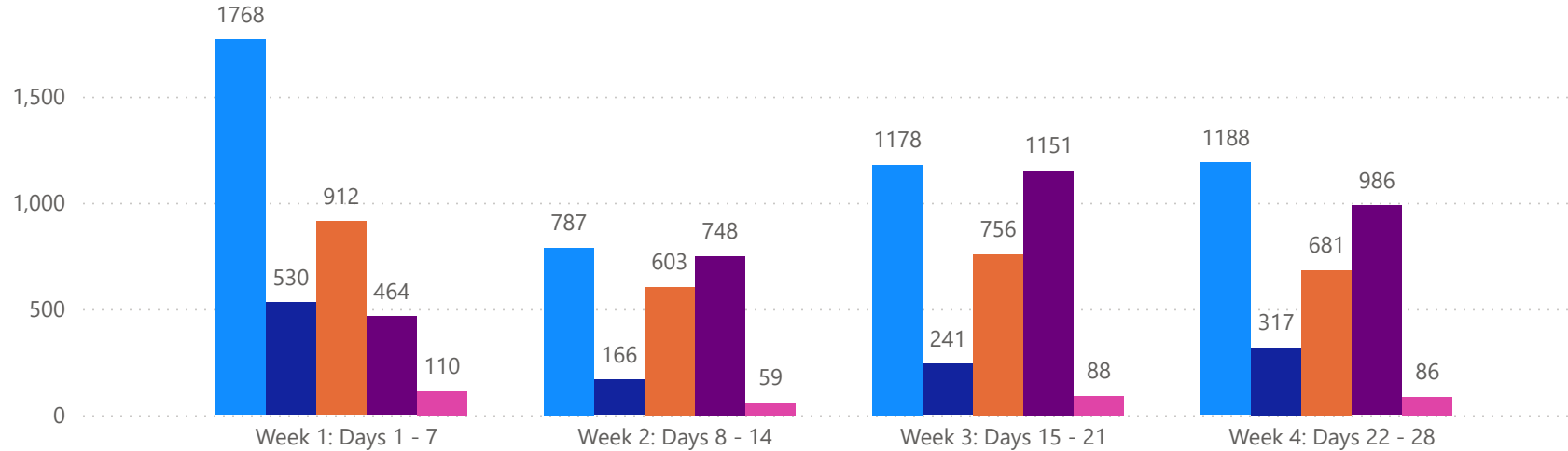
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOME

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	4921
Canceled	1254
Pending	2952
Sold	3349
Temporarily Off-Market	343

### DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	94	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	213	
Price Decrease	350	
Price Increase	195	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 06, 2025	\$48,091,702	64	Saturday, January 06, 2024	\$5,133,979	7
Saturday, January 04, 2025	\$2,100,000	1	Friday, January 05, 2024	\$120,389,162	189
Friday, January 03, 2025	\$64,704,210	128	Thursday, January 04, 2024	\$73,747,180	100
Thursday, January 02, 2025	\$46,547,956	83	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	\$101,002,523	186	Monday, January 01, 2024	\$4,946,580	7
<b>Total</b>	<b>\$262,900,291</b>	<b>464</b>	Sunday, December 31, 2023	\$9,452,181	15
			<b>Total</b>	<b>\$310,786,601</b>	<b>485</b>

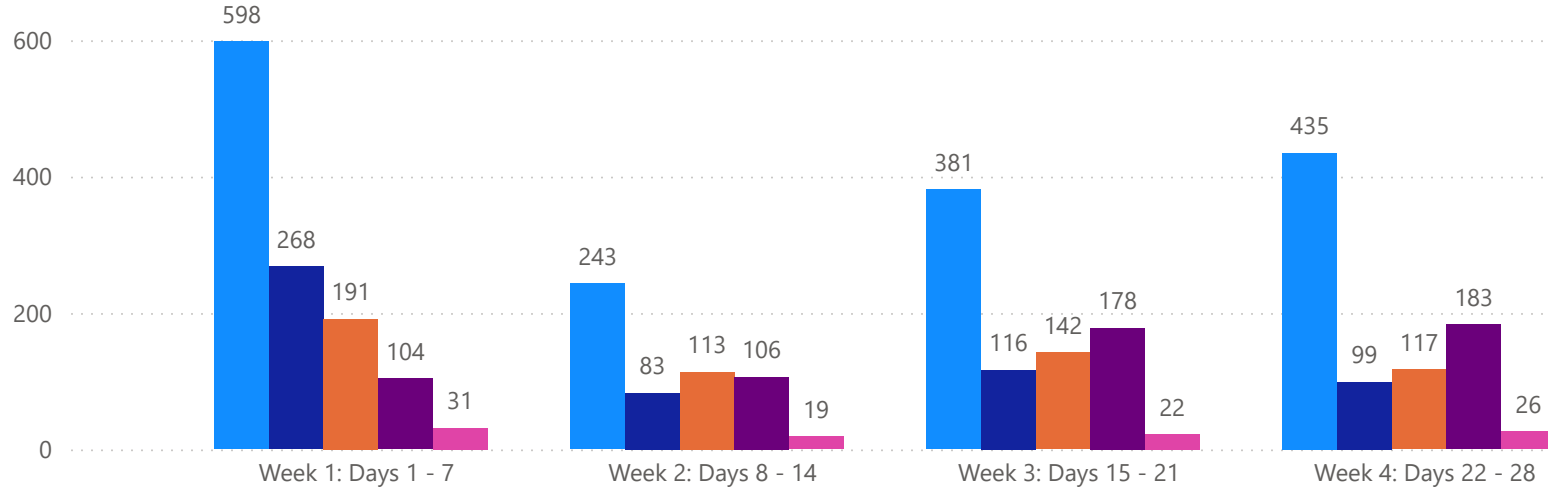


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDO

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1657
Canceled	566
Pending	563
Sold	571
Temporarily Off-Market	98

### DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	18	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	86	
Price Decrease	129	
Price Increase	1	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 06, 2025	\$7,103,900	15	Saturday, January 06, 2024	\$230,500	1
Friday, January 03, 2025	\$54,658,175	33	Friday, January 05, 2024	\$22,103,400	45
Thursday, January 02, 2025	\$3,180,500	17	Thursday, January 04, 2024	\$12,774,317	28
Tuesday, December 31, 2024	\$13,006,752	39	Wednesday, January 03, 2024	\$11,952,650	23
<b>Total</b>	<b>\$77,949,327</b>	<b>104</b>	Tuesday, January 02, 2024	\$11,193,500	25
			Monday, January 01, 2024	\$280,000	1
			Sunday, December 31, 2023	\$6,042,450	4
			<b>Total</b>	<b>\$64,576,817</b>	<b>127</b>

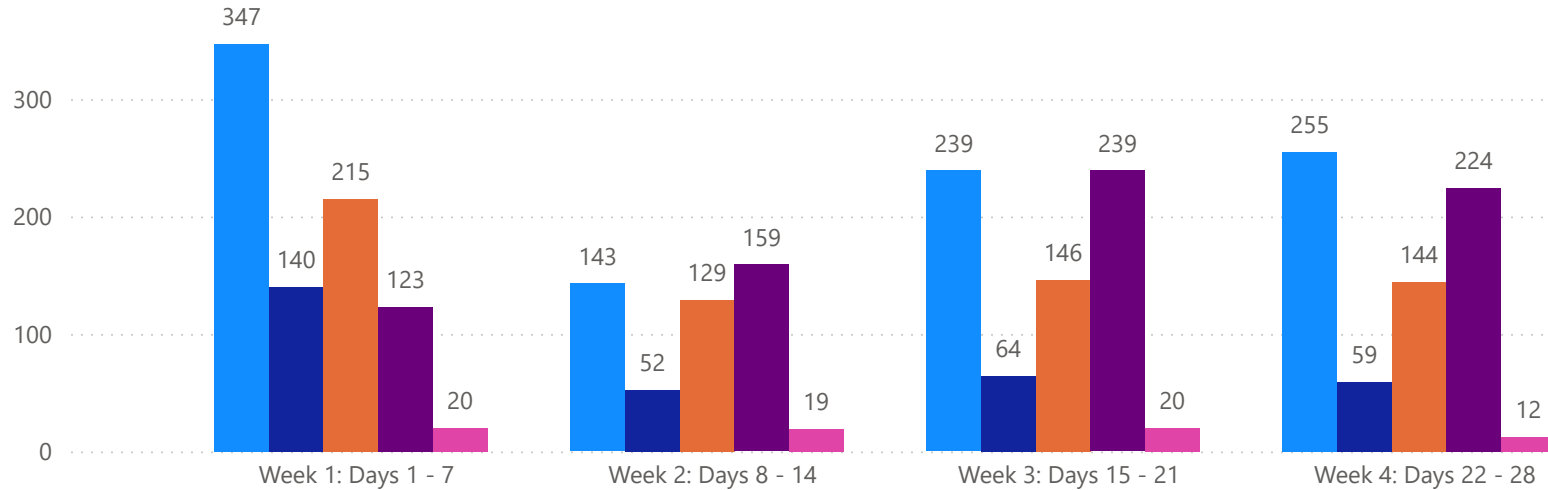


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOME

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	984
Canceled	315
Pending	634
Sold	745
Temporarily Off-Market	71

### DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	13
New Listings	47
Price Decrease	78
Price Increase	3

\*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
Monday, January 06, 2025	\$16,074,000	14
Friday, January 03, 2025	\$19,348,000	34
Thursday, January 02, 2025	\$12,194,500	24
Tuesday, December 31, 2024	\$29,916,500	51
<b>Total</b>	<b>\$77,533,000</b>	<b>123</b>

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
<b>Total</b>	<b>\$68,032,129</b>	<b>111</b>

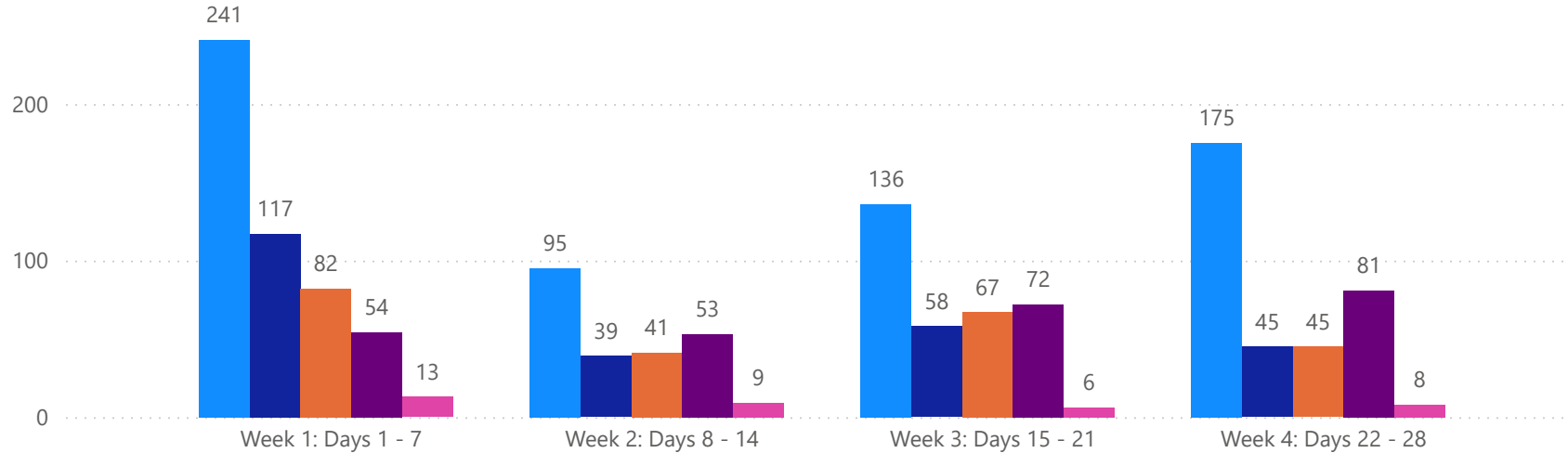


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDO

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	647
Canceled	259
Pending	235
Sold	260
Temporarily Off-Market	36

### DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	7
New Listings	33
Price Decrease	59
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
Monday, January 06, 2025	\$3,949,900	9
Friday, January 03, 2025	\$7,329,000	12
Thursday, January 02, 2025	\$2,103,500	13
Tuesday, December 31, 2024	\$6,774,300	20
<b>Total</b>	<b>\$20,156,700</b>	<b>54</b>

Closed Prior Year	Volume	Count
Saturday, January 06, 2024	\$230,500	1
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
<b>Total</b>	<b>\$23,423,047</b>	<b>53</b>

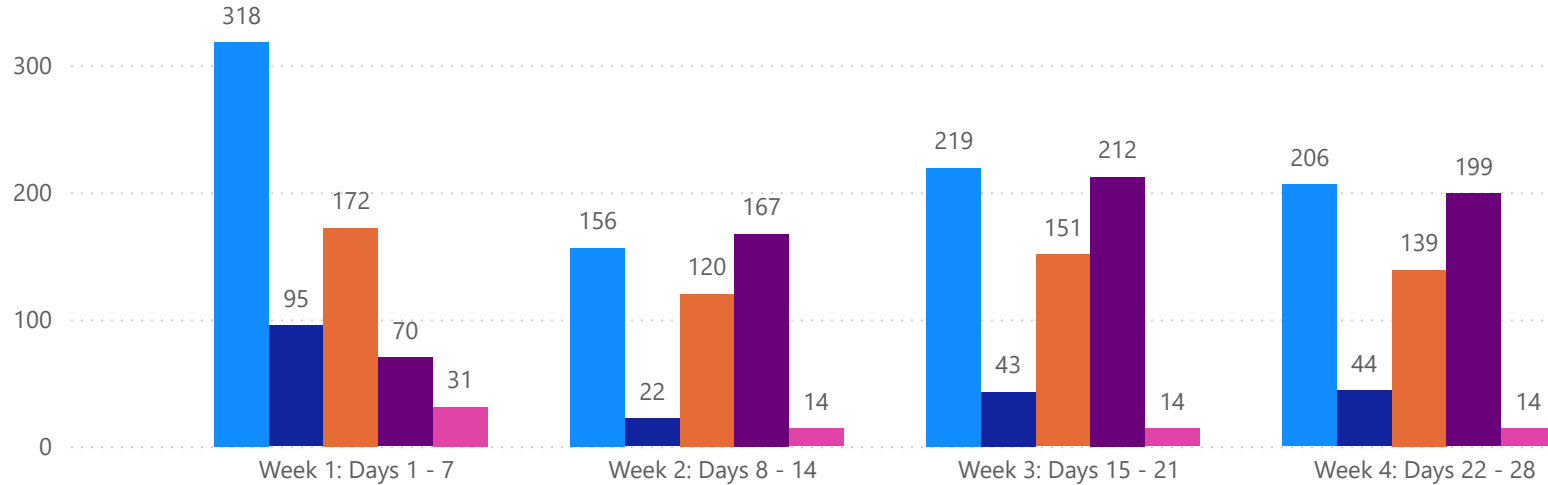


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOME

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	899
Canceled	204
Pending	582
Sold	648
Temporarily Off-Market	73

### DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	12
New Listings	30
Price Decrease	57
Price Increase	63

\*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
Monday, January 06, 2025	\$3,677,102	8
Friday, January 03, 2025	\$7,761,780	20
Thursday, January 02, 2025	\$4,989,681	15
Tuesday, December 31, 2024	\$10,810,299	27
<b>Total</b>	<b>\$27,238,862</b>	<b>70</b>

Closed Prior Year	Volume	Count
Saturday, January 06, 2024	\$762,990	2
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
<b>Total</b>	<b>\$41,633,177</b>	<b>94</b>

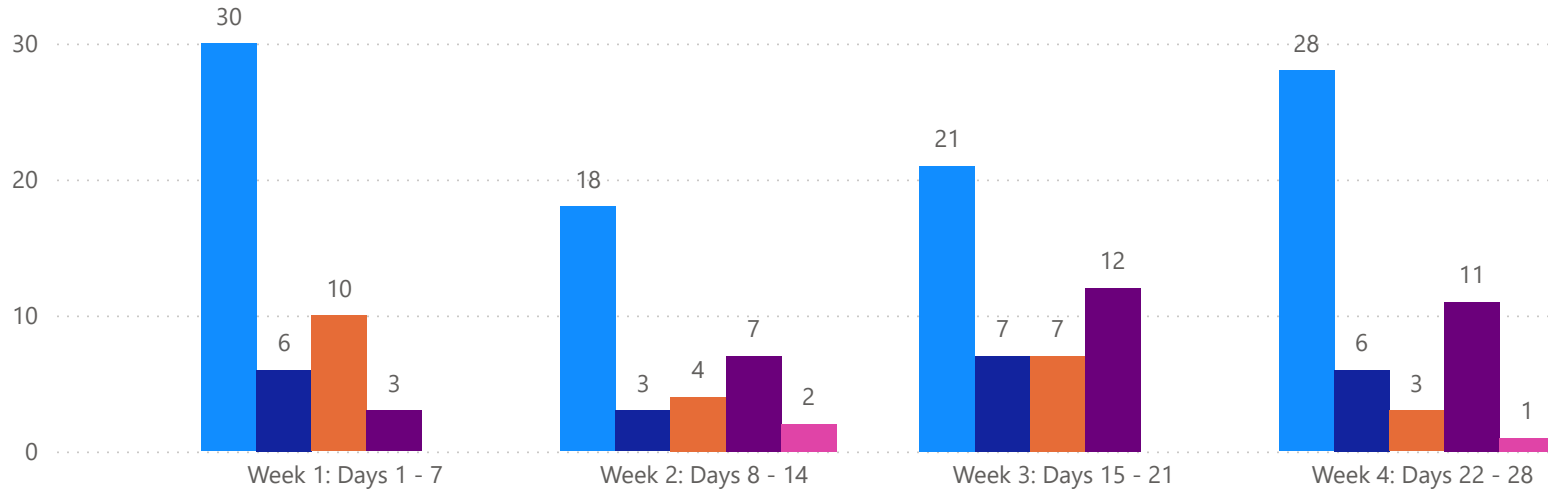


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDO

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	97
Canceled	22
Pending	24
Sold	33
Temporarily Off-Market	3

### DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	1
New Listings	7
Price Decrease	3
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	\$262,000	1
Tuesday, December 31, 2024	\$225,000	2
<b>Total</b>	<b>\$487,000</b>	<b>3</b>

Closed Prior Year	Volume	Count
Friday, January 05, 2024	\$627,000	4
Thursday, January 04, 2024	\$327,000	2
Tuesday, January 02, 2024	\$200,000	1
<b>Total</b>	<b>\$1,154,000</b>	<b>7</b>



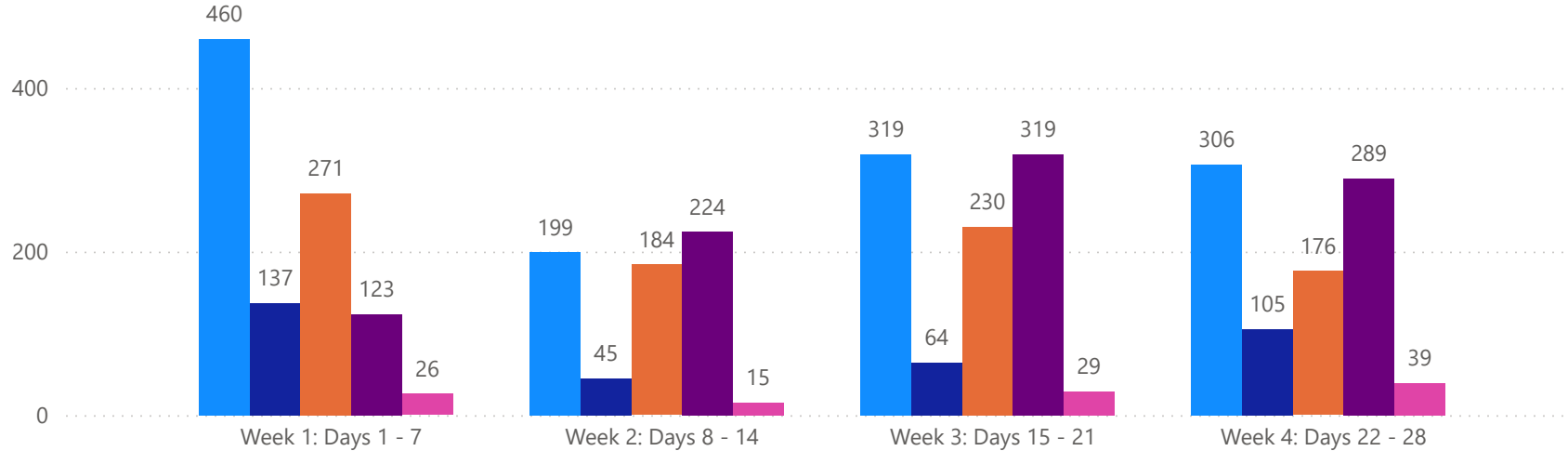


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1284
Canceled	351
Pending	861
Sold	955
Temporarily Off-Market	109

### 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	28	
New Listings	54	
Price Decrease	91	
Price Increase	16	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 06, 2025	\$7,032,900	13	Saturday, January 06, 2024	\$1,326,689	2
Saturday, January 04, 2025	\$2,100,000	1	Friday, January 05, 2024	\$26,584,139	50
Friday, January 03, 2025	\$13,758,381	34	Thursday, January 04, 2024	\$26,105,149	30
Thursday, January 02, 2025	\$10,313,750	21	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	\$24,630,406	53	Monday, January 01, 2024	\$560,000	1
<b>Total</b>	<b>\$58,049,437</b>	<b>123</b>	Sunday, December 31, 2023	\$1,207,235	2
			<b>Total</b>	<b>\$79,612,677</b>	<b>139</b>

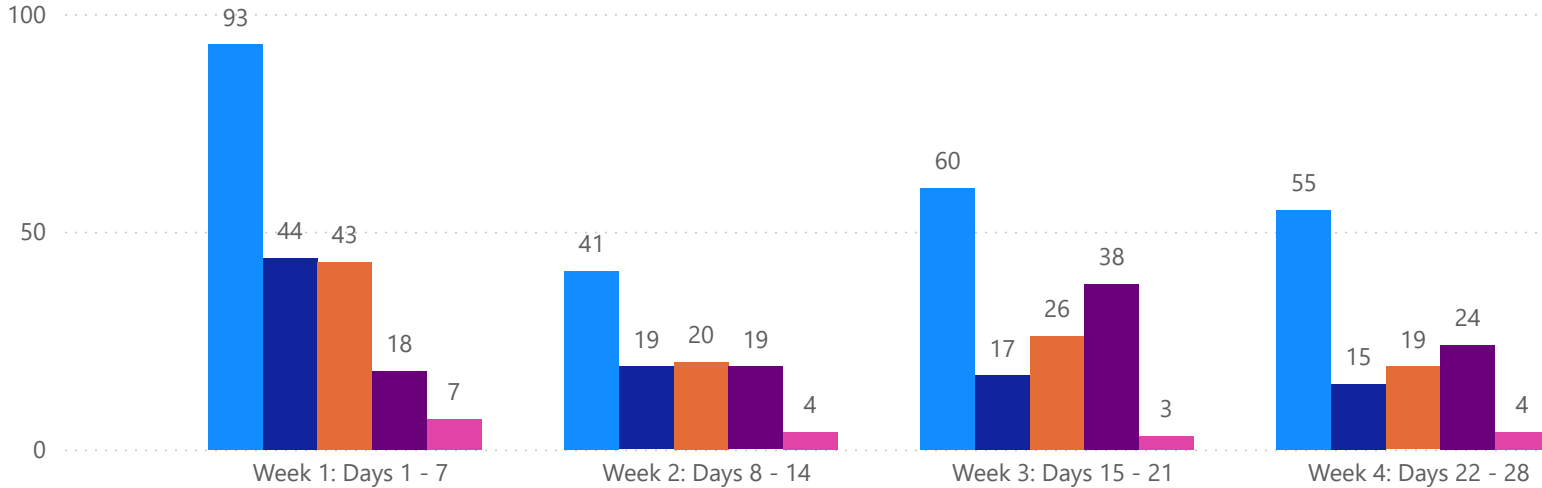


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDO

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	249
Canceled	95
Pending	108
Sold	99
Temporarily Off-Market	18

### 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	11	
Price Decrease	19	
Price Increase	0	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 06, 2025	\$855,000	2	Friday, January 05, 2024	\$2,357,700	6
Friday, January 03, 2025	\$1,386,075	7	Thursday, January 04, 2024	\$588,000	2
Thursday, January 02, 2025	\$482,000	2	Wednesday, January 03, 2024	\$772,400	3
Tuesday, December 31, 2024	\$1,712,900	7	Tuesday, January 02, 2024	\$967,500	4
<b>Total</b>	<b>\$4,435,975</b>	<b>18</b>	<b>Total</b>	<b>\$4,685,600</b>	<b>15</b>

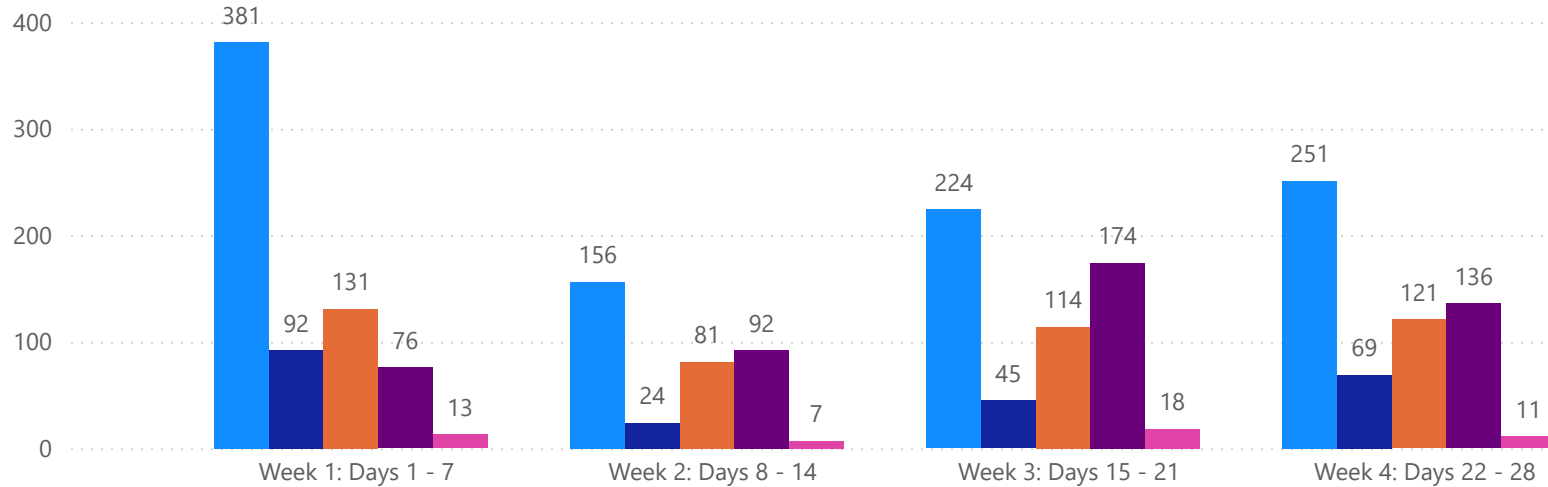


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOME

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1012
Canceled	230
Pending	447
Sold	478
Temporarily Off-Market	49

### DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	22
New Listings	42
Price Decrease	68
Price Increase	80

\*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
Monday, January 06, 2025	\$9,691,900	14	Saturday, January 06, 2024	\$3,044,300	3
Friday, January 03, 2025	\$15,059,769	25	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
<b>Total</b>	<b>\$51,443,567</b>	<b>76</b>	Monday, January 01, 2024	\$2,200,000	1
			Sunday, December 31, 2023	\$3,314,340	6
			<b>Total</b>	<b>\$84,784,111</b>	<b>91</b>

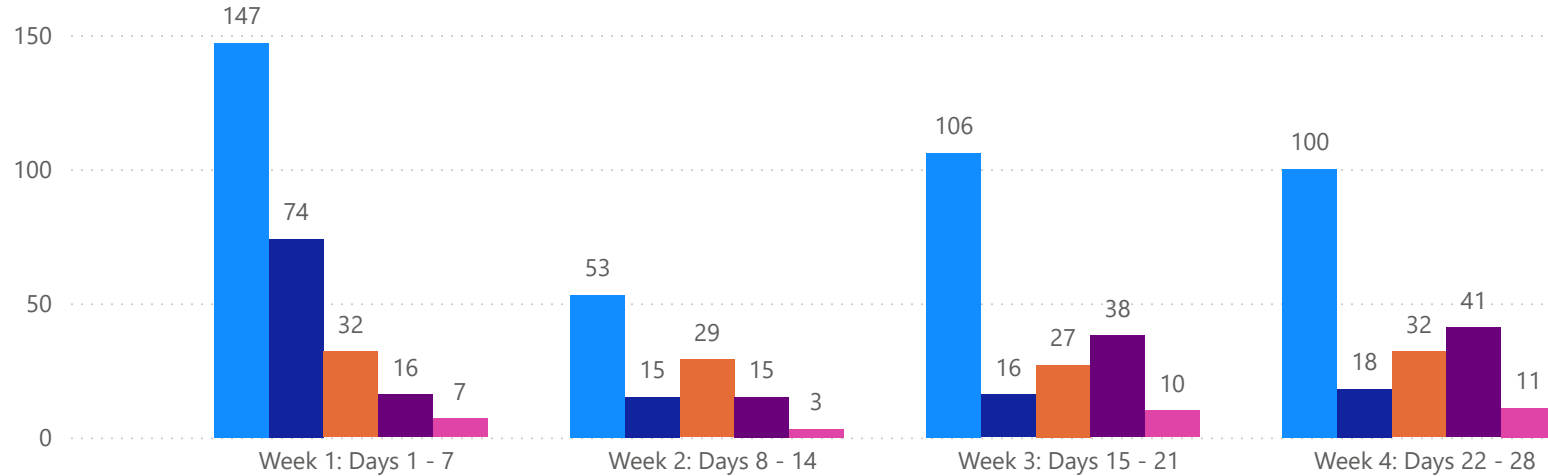


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDO

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	406
Canceled	123
Pending	120
Sold	110
Temporarily Off-Market	31

### DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	0
New Listings	22
Price Decrease	23
Price Increase	0

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

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 06, 2025	\$1,792,000	2	Friday, January 05, 2024	\$9,123,500	11
Friday, January 03, 2025	\$44,959,900	9	Thursday, January 04, 2024	\$6,267,220	7
Thursday, January 02, 2025	\$595,000	2	Wednesday, January 03, 2024	\$5,193,000	9
Tuesday, December 31, 2024	\$795,000	3	Tuesday, January 02, 2024	\$2,549,000	3
<b>Total</b>	<b>\$48,141,900</b>	<b>16</b>	Sunday, December 31, 2023	\$4,311,450	2
			<b>Total</b>	<b>\$27,444,170</b>	<b>32</b>

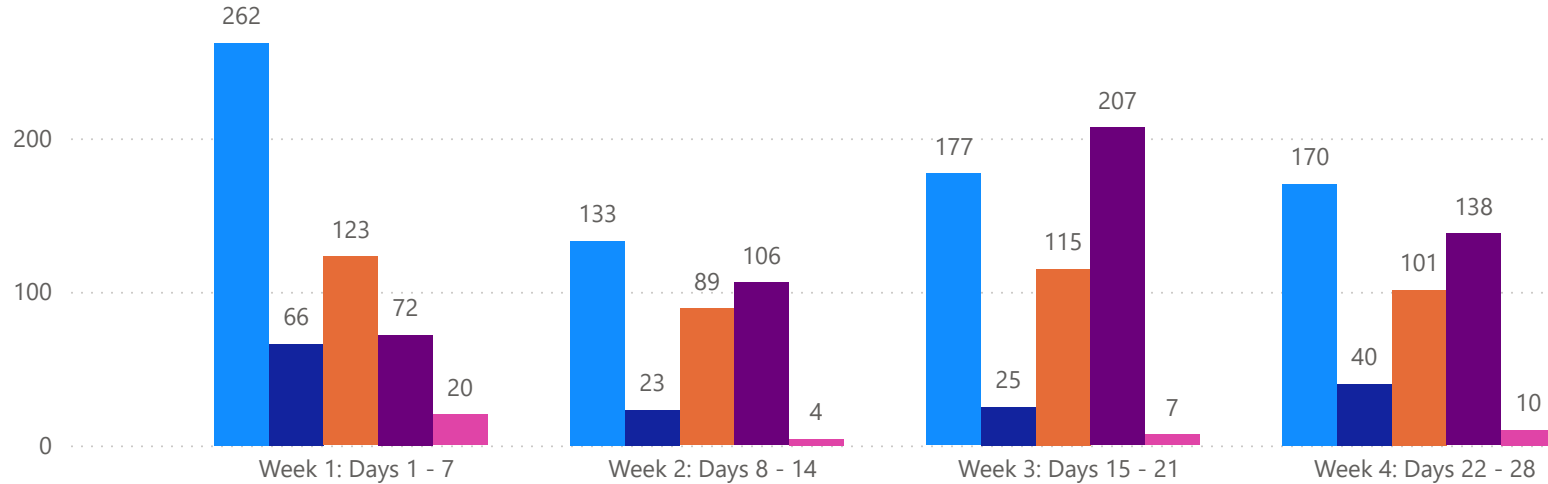


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOME

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	742
Canceled	154
Pending	428
Sold	523
Temporarily Off-Market	41

### DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	19
New Listings	40
Price Decrease	56
Price Increase	33

\*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
Monday, January 06, 2025	\$11,615,800	15	Friday, January 05, 2024	\$11,153,620	18
Friday, January 03, 2025	\$8,776,280	15	Thursday, January 04, 2024	\$10,276,190	17
Thursday, January 02, 2025	\$5,877,625	10	Wednesday, January 03, 2024	\$6,551,685	6
Tuesday, December 31, 2024	\$22,365,720	32	Tuesday, January 02, 2024	\$4,994,114	6
<b>Total</b>	<b>\$48,635,425</b>	<b>72</b>	Monday, January 01, 2024	\$386,990	1
			Sunday, December 31, 2023	\$3,361,908	2
			<b>Total</b>	<b>\$36,724,507</b>	<b>50</b>

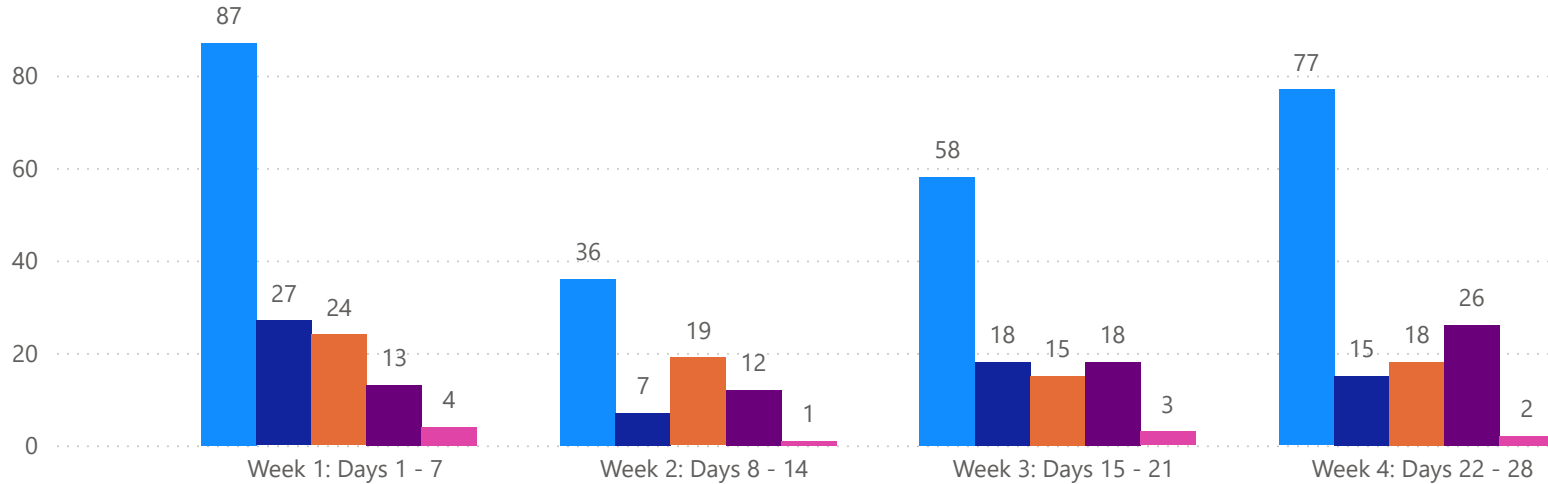


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDO

### 1/6/2025

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



### TOTALS

MLS Status	4 Week Total
Active	258
Canceled	67
Pending	76
Sold	69
Temporarily Off-Market	10

### DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	2
New Listings	13
Price Decrease	25
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
Monday, January 06, 2025	\$507,000	2	Friday, January 05, 2024	\$3,597,000	6
Friday, January 03, 2025	\$721,200	4	Thursday, January 04, 2024	\$1,245,000	5
Tuesday, December 31, 2024	\$3,499,552	7	Wednesday, January 03, 2024	\$946,000	2
<b>Total</b>	<b>\$4,727,752</b>	<b>13</b>	Tuesday, January 02, 2024	\$1,802,000	6
			Monday, January 01, 2024	\$280,000	1
			<b>Total</b>	<b>\$7,870,000</b>	<b>20</b>

