



4 WEEK REAL ESTATE MARKET REPORT

Sunday, January 12, 2025

As of: Monday, January 13, 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
- 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

Sunday, January 12, 2025

as of: 1/13/2025



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

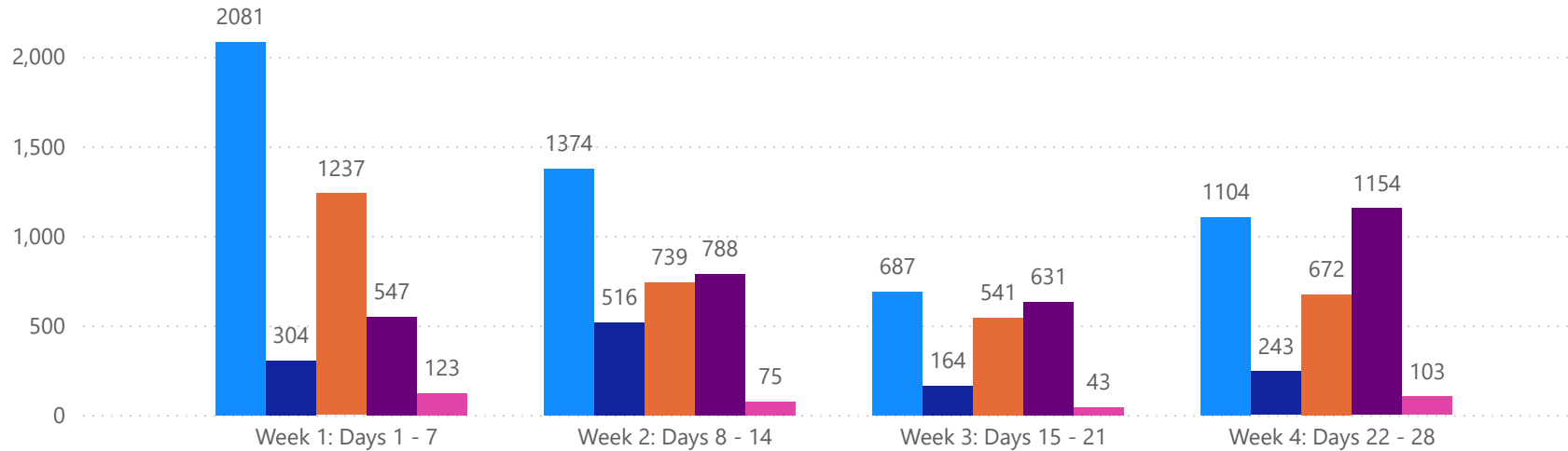
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOME

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	5246
Canceled	1227
Pending	3189
Sold	3120
Temporarily Off-Market	344

DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	24	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	85	
Price Decrease	148	
Price Increase	9	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count
Saturday, January 11, 2025	\$437,967	1
Friday, January 10, 2025	\$88,410,971	151
Thursday, January 09, 2025	\$40,913,719	69
Wednesday, January 08, 2025	\$47,455,822	91
Tuesday, January 07, 2025	\$60,160,199	113
Monday, January 06, 2025	\$72,779,478	122
Total	\$310,158,156	547

Closed Prior Year	Volume	Count
Friday, January 12, 2024	\$128,925,845	204
Thursday, January 11, 2024	\$63,105,659	107
Wednesday, January 10, 2024	\$67,427,633	105
Tuesday, January 09, 2024	\$40,451,655	82
Monday, January 08, 2024	\$64,304,000	114
Sunday, January 07, 2024	\$772,500	2
Saturday, January 06, 2024	\$5,133,979	7
Total	\$370,121,271	621

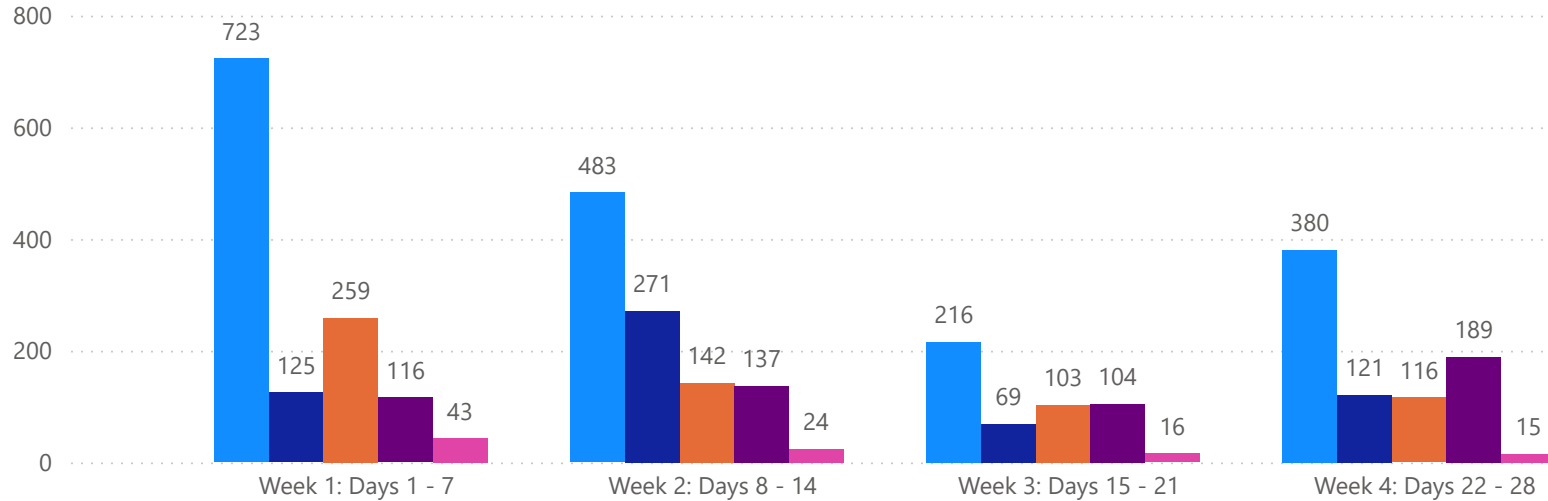


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDO

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	1802
Canceled	586
Pending	620
Sold	546
Temporarily Off-Market	98

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	39	
Price Decrease	51	
Price Increase	0	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 10, 2025	\$18,454,100	36	Friday, January 12, 2024	\$30,151,915	48
Thursday, January 09, 2025	\$10,089,000	14	Thursday, January 11, 2024	\$7,667,564	25
Wednesday, January 08, 2025	\$16,317,500	23	Wednesday, January 10, 2024	\$15,371,500	28
Tuesday, January 07, 2025	\$6,501,400	18	Tuesday, January 09, 2024	\$10,012,900	17
Monday, January 06, 2025	\$10,589,400	25	Monday, January 08, 2024	\$8,785,400	23
Total	\$61,951,400	116	Sunday, January 07, 2024	\$125,000	1
			Saturday, January 06, 2024	\$230,500	1
			Total	\$72,344,779	143

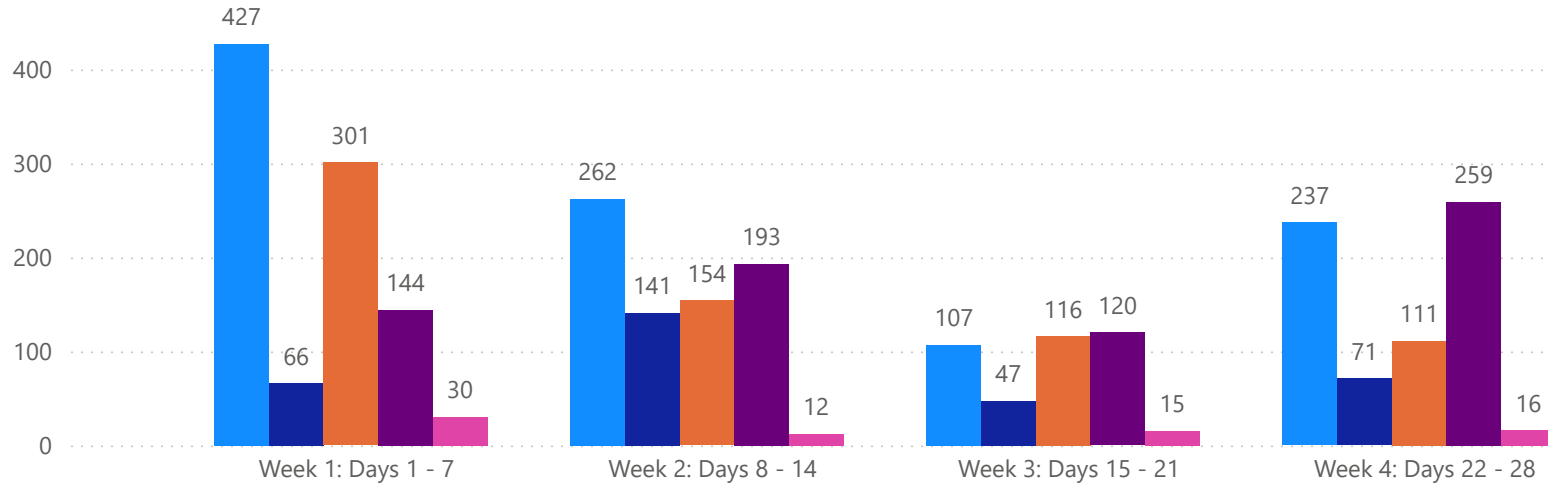


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOME

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	1033
Canceled	325
Pending	682
Sold	716
Temporarily Off-Market	73

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	8
New Listings	18
Price Decrease	30
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	Closed Prior Year	Volume	Count
Friday, January 10, 2025	\$24,467,789	43	Friday, January 12, 2024	\$25,793,950	43
Thursday, January 09, 2025	\$9,814,395	19	Thursday, January 11, 2024	\$12,842,999	20
Wednesday, January 08, 2025	\$9,284,951	19	Wednesday, January 10, 2024	\$20,681,700	24
Tuesday, January 07, 2025	\$19,169,000	35	Tuesday, January 09, 2024	\$6,394,500	13
Monday, January 06, 2025	\$21,245,900	28	Monday, January 08, 2024	\$10,635,600	20
Total	\$83,982,035	144	Total	\$76,348,749	120

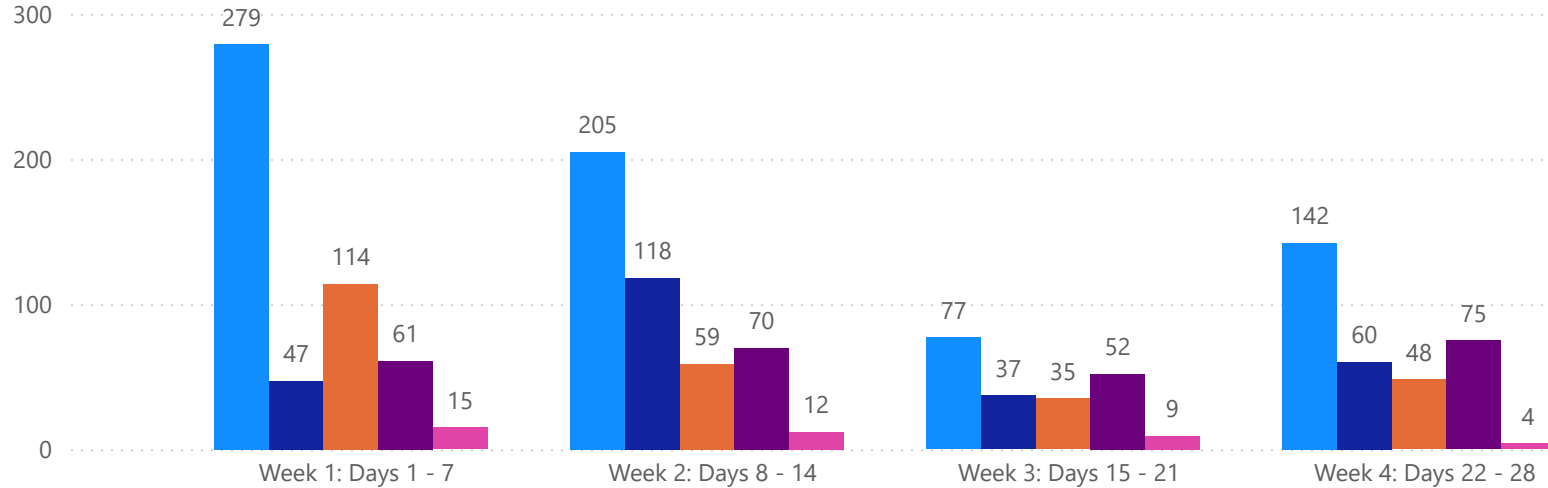


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDO

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	703
Canceled	262
Pending	256
Sold	258
Temporarily Off-Market	40

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	3
New Listings	9
Price Decrease	17
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 10, 2025	\$12,629,600	22	Friday, January 12, 2024	\$10,148,400	19
Thursday, January 09, 2025	\$4,319,000	9	Thursday, January 11, 2024	\$2,945,400	11
Wednesday, January 08, 2025	\$1,766,500	7	Wednesday, January 10, 2024	\$11,059,000	15
Tuesday, January 07, 2025	\$2,968,900	12	Tuesday, January 09, 2024	\$5,679,000	8
Monday, January 06, 2025	\$5,008,900	11	Monday, January 08, 2024	\$3,125,000	7
Total	\$26,692,900	61	Sunday, January 07, 2024	\$125,000	1
			Saturday, January 06, 2024	\$230,500	1
			Total	\$33,312,300	62

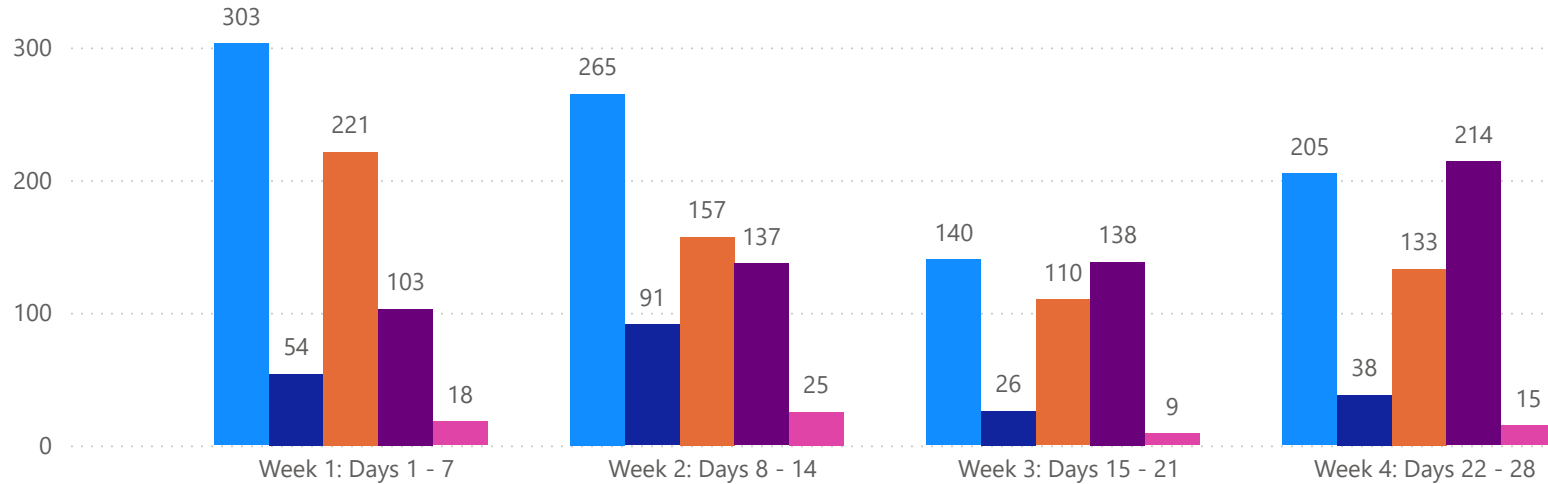


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOME

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	913
Canceled	209
Pending	621
Sold	592
Temporarily Off-Market	67

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	5
New Listings	11
Price Decrease	44
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	Closed Prior Year	Volume	Count
Friday, January 10, 2025	\$11,244,760	27	Friday, January 12, 2024	\$17,329,616	41
Thursday, January 09, 2025	\$3,025,800	9	Thursday, January 11, 2024	\$6,139,345	16
Wednesday, January 08, 2025	\$7,543,970	23	Wednesday, January 10, 2024	\$8,384,975	23
Tuesday, January 07, 2025	\$8,945,369	23	Tuesday, January 09, 2024	\$5,953,661	13
Monday, January 06, 2025	\$8,721,062	21	Monday, January 08, 2024	\$8,506,790	19
Total	\$39,480,961	103	Sunday, January 07, 2024	\$377,500	1
			Saturday, January 06, 2024	\$762,990	2
			Total	\$47,454,877	115

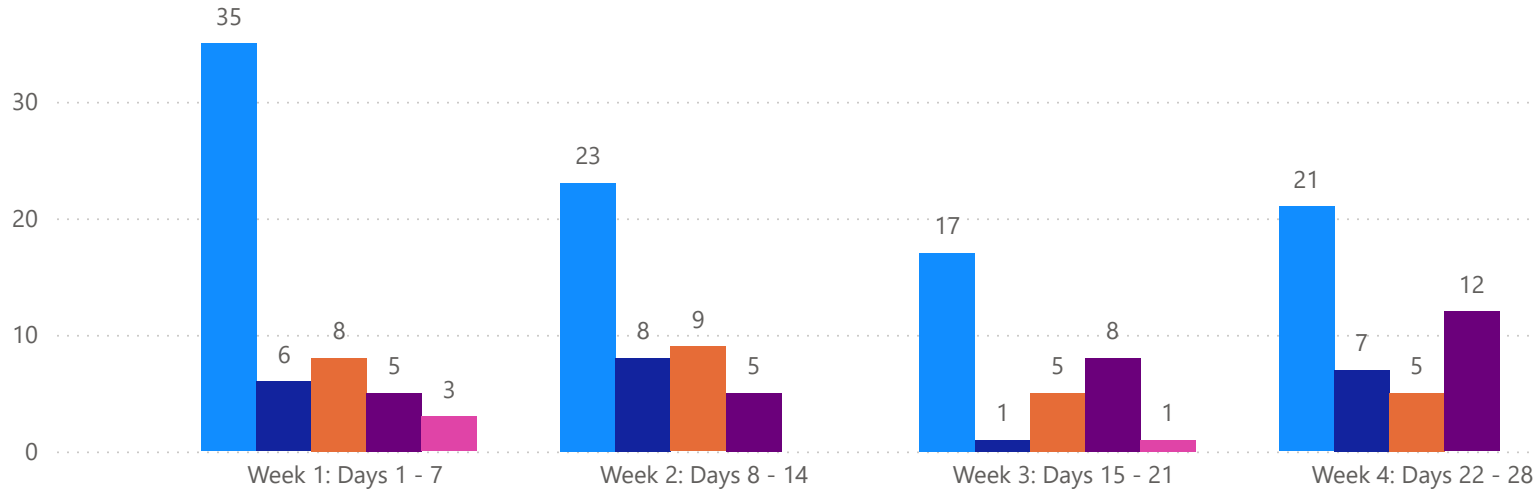


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDO

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	96
Canceled	22
Pending	27
Sold	30
Temporarily Off-Market	4

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	0
New Listings	1
Price Decrease	5
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 10, 2025	\$425,000	2
Wednesday, January 08, 2025	\$517,000	3
Total	\$942,000	5

Closed Prior Year	Volume	Count
Friday, January 12, 2024	\$485,985	3
Thursday, January 11, 2024	\$209,000	1
Wednesday, January 10, 2024	\$587,000	3
Monday, January 08, 2024	\$490,000	3
Total	\$1,771,985	10

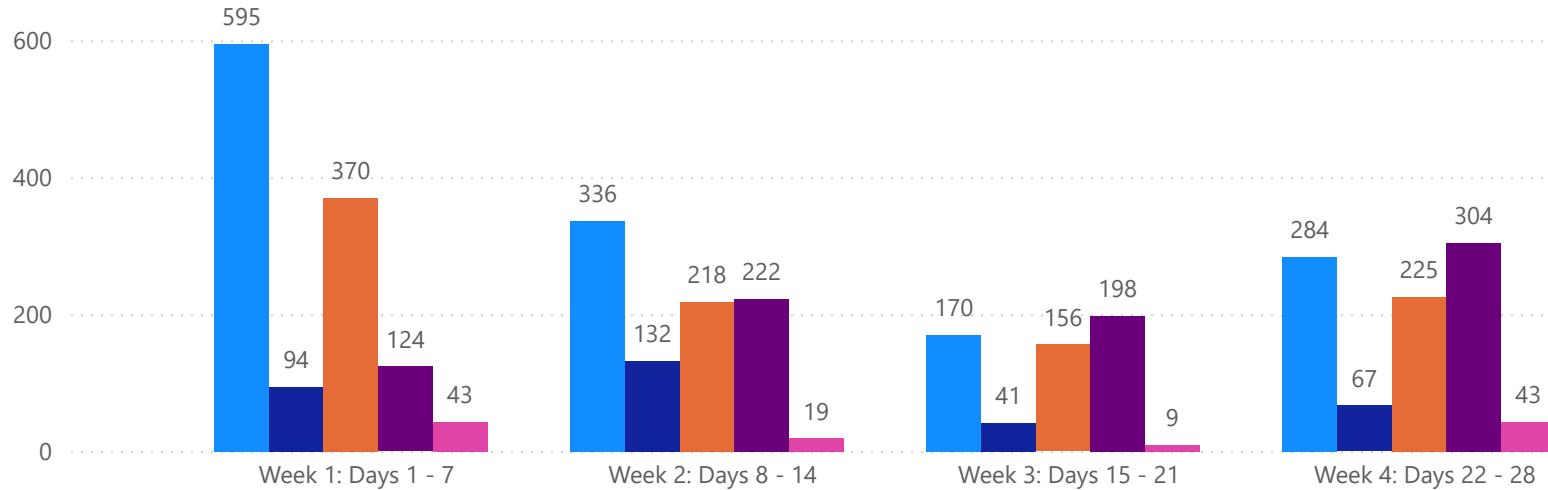


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	1385
Canceled	334
Pending	969
Sold	848
Temporarily Off-Market	114

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	3	
New Listings	25	
Price Decrease	18	
Price Increase	5	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 10, 2025	\$21,699,290	36	Friday, January 12, 2024	\$27,145,154	58
Thursday, January 09, 2025	\$7,139,334	16	Thursday, January 11, 2024	\$12,470,513	31
Wednesday, January 08, 2025	\$11,536,901	20	Wednesday, January 10, 2024	\$15,384,873	27
Tuesday, January 07, 2025	\$11,956,180	24	Tuesday, January 09, 2024	\$13,486,915	29
Monday, January 06, 2025	\$12,349,395	28	Monday, January 08, 2024	\$23,167,300	43
Total	\$64,681,100	124	Sunday, January 07, 2024	\$395,000	1
			Saturday, January 06, 2024	\$1,326,689	2
			Total	\$93,376,444	191

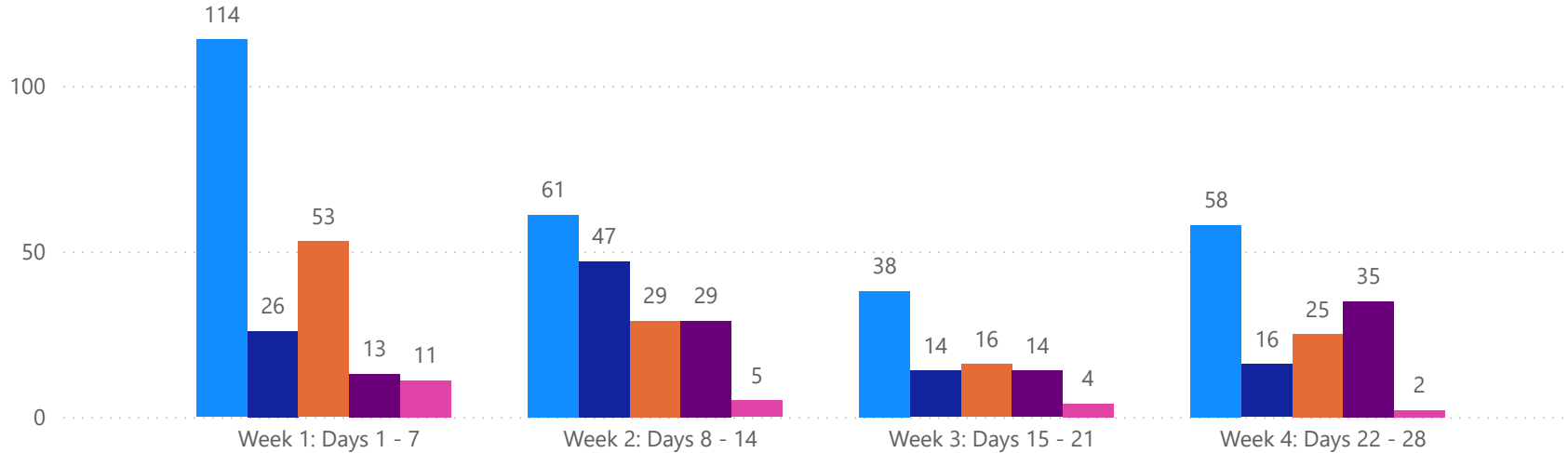


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDO

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	271
Canceled	103
Pending	123
Sold	91
Temporarily Off-Market	22

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	5	
Price Decrease	3	
Price Increase	0	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Friday, January 10, 2025	\$1,149,500	3	Friday, January 12, 2024	\$3,372,530	10
Wednesday, January 08, 2025	\$540,000	3	Thursday, January 11, 2024	\$1,205,900	5
Tuesday, January 07, 2025	\$2,650,000	2	Wednesday, January 10, 2024	\$773,000	3
Monday, January 06, 2025	\$1,657,500	5	Tuesday, January 09, 2024	\$868,900	4
Total	\$5,997,000	13	Monday, January 08, 2024	\$748,500	3
			Total	\$6,968,830	25

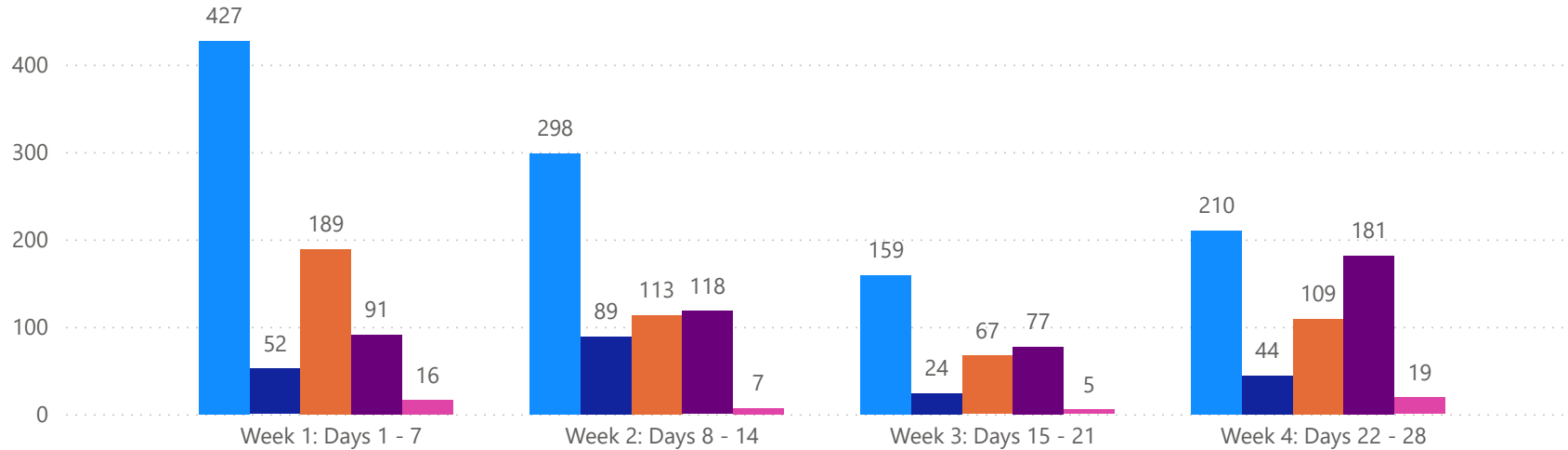


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOME

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	1094
Canceled	209
Pending	478
Sold	467
Temporarily Off-Market	47

DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	4
New Listings	23
Price Decrease	26
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
Friday, January 10, 2025	\$16,511,580	26	Friday, January 12, 2024	\$23,328,090	34
Thursday, January 09, 2025	\$8,932,586	10	Thursday, January 11, 2024	\$24,643,805	26
Wednesday, January 08, 2025	\$9,314,600	16	Wednesday, January 10, 2024	\$15,087,210	18
Tuesday, January 07, 2025	\$10,505,000	18	Tuesday, January 09, 2024	\$6,328,899	13
Monday, January 06, 2025	\$13,824,600	21	Monday, January 08, 2024	\$14,010,000	20
Total	\$59,088,366	91	Saturday, January 06, 2024	\$3,044,300	3
			Total	\$86,442,304	114

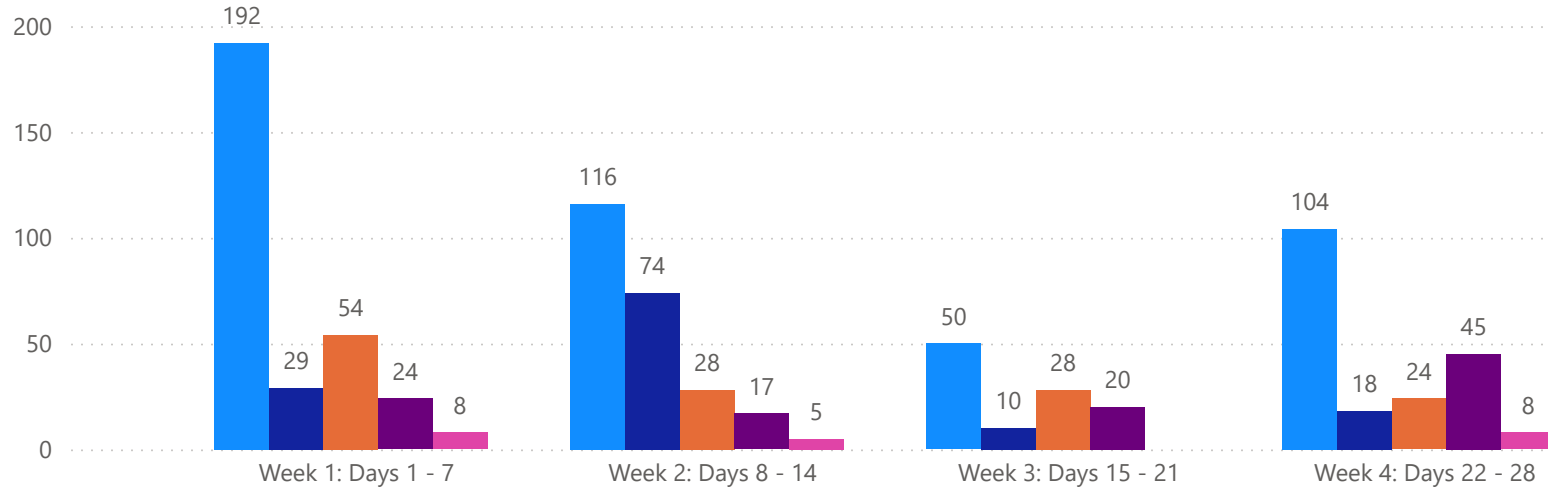


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDO

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	462
Canceled	131
Pending	134
Sold	106
Temporarily Off-Market	21

DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	2
New Listings	11
Price Decrease	13
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 10, 2025	\$3,680,000	7	Friday, January 12, 2024	\$10,825,000	9
Thursday, January 09, 2025	\$5,085,000	3	Thursday, January 11, 2024	\$2,435,264	6
Wednesday, January 08, 2025	\$13,049,000	8	Wednesday, January 10, 2024	\$1,845,500	5
Tuesday, January 07, 2025	\$457,500	2	Tuesday, January 09, 2024	\$2,860,000	3
Monday, January 06, 2025	\$2,387,000	4	Monday, January 08, 2024	\$2,124,900	4
Total	\$24,658,500	24	Total	\$20,090,664	27

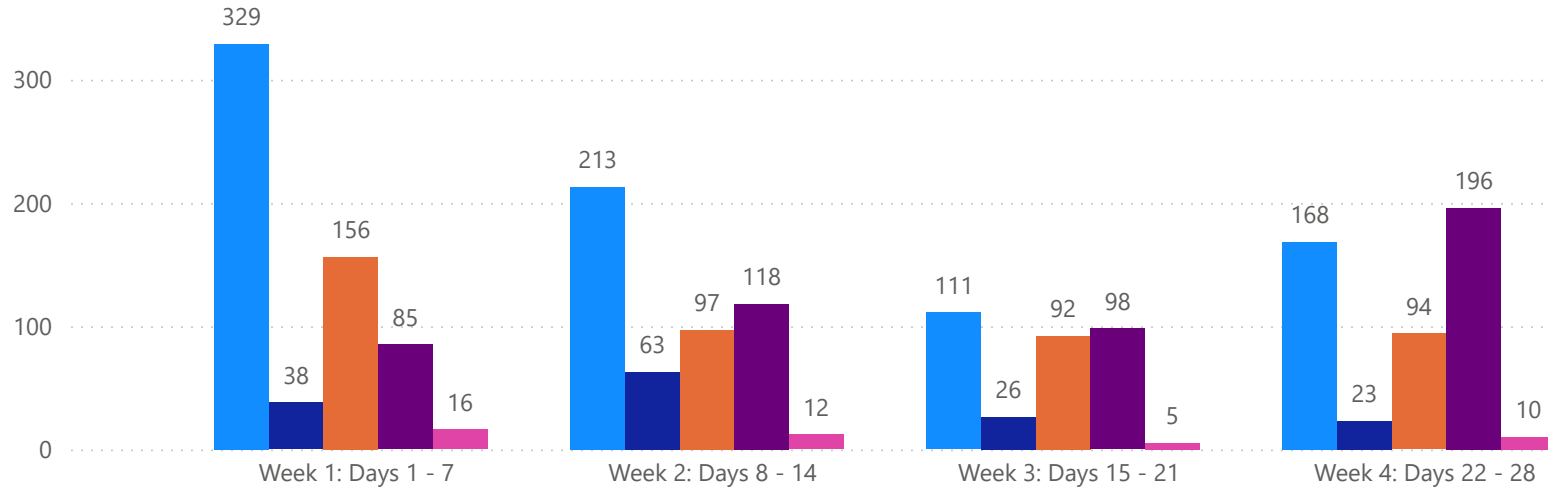


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOME

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	821
Canceled	150
Pending	439
Sold	497
Temporarily Off-Market	43

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	4
New Listings	8
Price Decrease	30
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
Saturday, January 11, 2025	\$437,967	1	Friday, January 12, 2024	\$35,329,035	28
Friday, January 10, 2025	\$14,487,552	19	Thursday, January 11, 2024	\$7,008,997	14
Thursday, January 09, 2025	\$12,001,604	15	Wednesday, January 10, 2024	\$7,888,875	13
Wednesday, January 08, 2025	\$9,775,400	13	Tuesday, January 09, 2024	\$8,287,680	14
Tuesday, January 07, 2025	\$9,584,650	13	Monday, January 08, 2024	\$7,984,310	12
Monday, January 06, 2025	\$16,638,521	24	Total	\$66,498,897	81
Total	\$62,925,694	85			

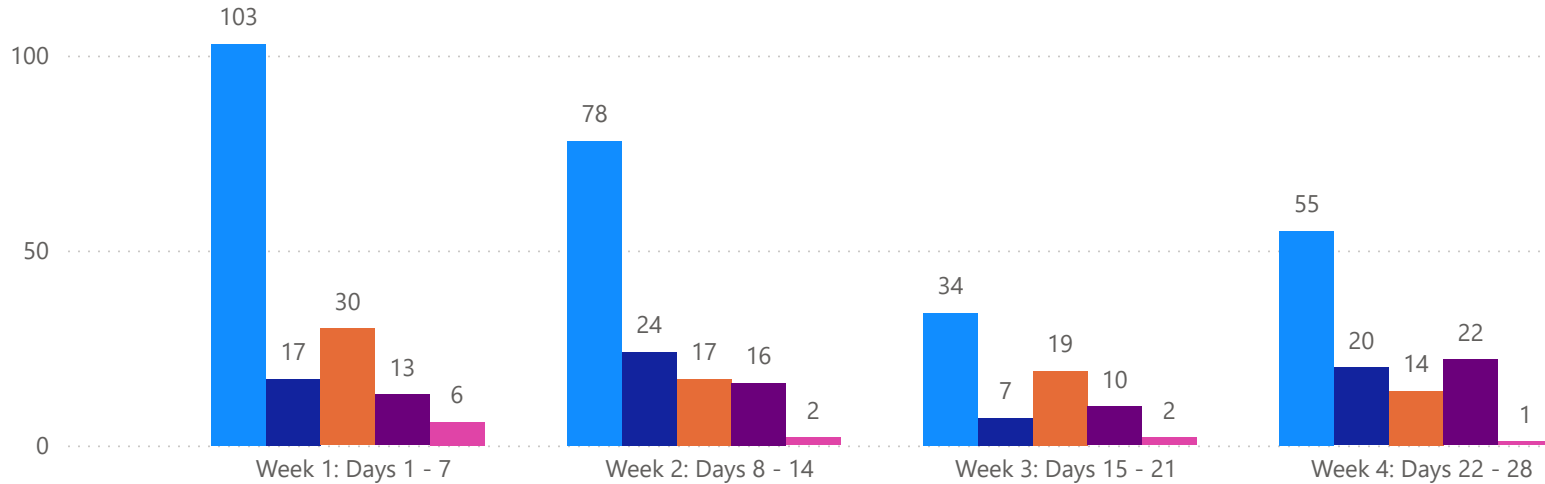


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDO

1/12/2025

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



TOTALS

MLS Status	4 Week Total
Active	270
Canceled	68
Pending	80
Sold	61
Temporarily Off-Market	11

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	0
New Listings	13
Price Decrease	13
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 10, 2025	\$570,000	2	Friday, January 12, 2024	\$5,320,000	7
Thursday, January 09, 2025	\$685,000	2	Thursday, January 11, 2024	\$872,000	2
Wednesday, January 08, 2025	\$445,000	2	Wednesday, January 10, 2024	\$1,107,000	2
Tuesday, January 07, 2025	\$425,000	2	Tuesday, January 09, 2024	\$605,000	2
Monday, January 06, 2025	\$1,536,000	5	Monday, January 08, 2024	\$2,297,000	6
Total	\$3,661,000	13	Total	\$10,201,000	19

