



4 WEEK REAL ESTATE MARKET REPORT

Monday, January 13, 2025

As of: Tuesday, January 14, 2025

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- 2 Cumulative Tampa Bay Report - Single Family Home
- 3 Cumulative Tampa Bay Report - Condominium
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- 13 Manatee County - Condominium

4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Monday, January 13, 2025

as of: 1/14/2025



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

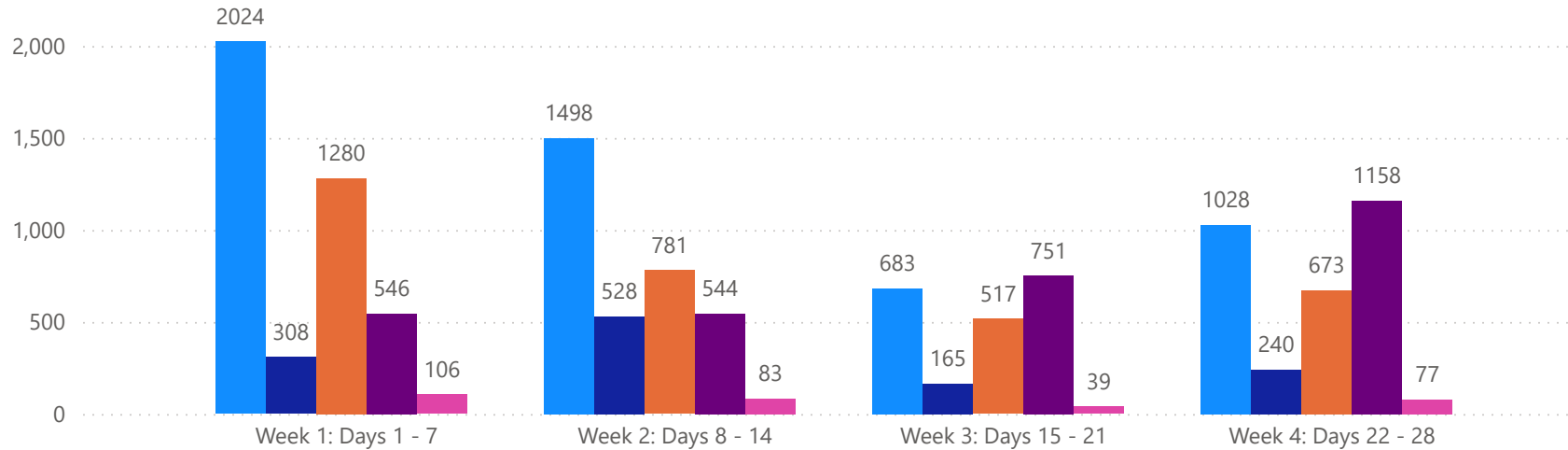
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOME

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	5233
Canceled	1241
Pending	3251
Sold	2999
Temporarily Off-Market	305

DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	51	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	194	
Price Decrease	283	
Price Increase	145	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count
Monday, January 13, 2025	\$38,656,824	58
Saturday, January 11, 2025	\$437,967	1
Friday, January 10, 2025	\$116,954,239	201
Thursday, January 09, 2025	\$46,016,879	82
Wednesday, January 08, 2025	\$47,455,822	91
Tuesday, January 07, 2025	\$60,160,199	113
Total	\$309,681,930	546

Closed Prior Year	Volume	Count
Saturday, January 13, 2024	\$2,597,990	6
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
Total	\$367,585,282	620

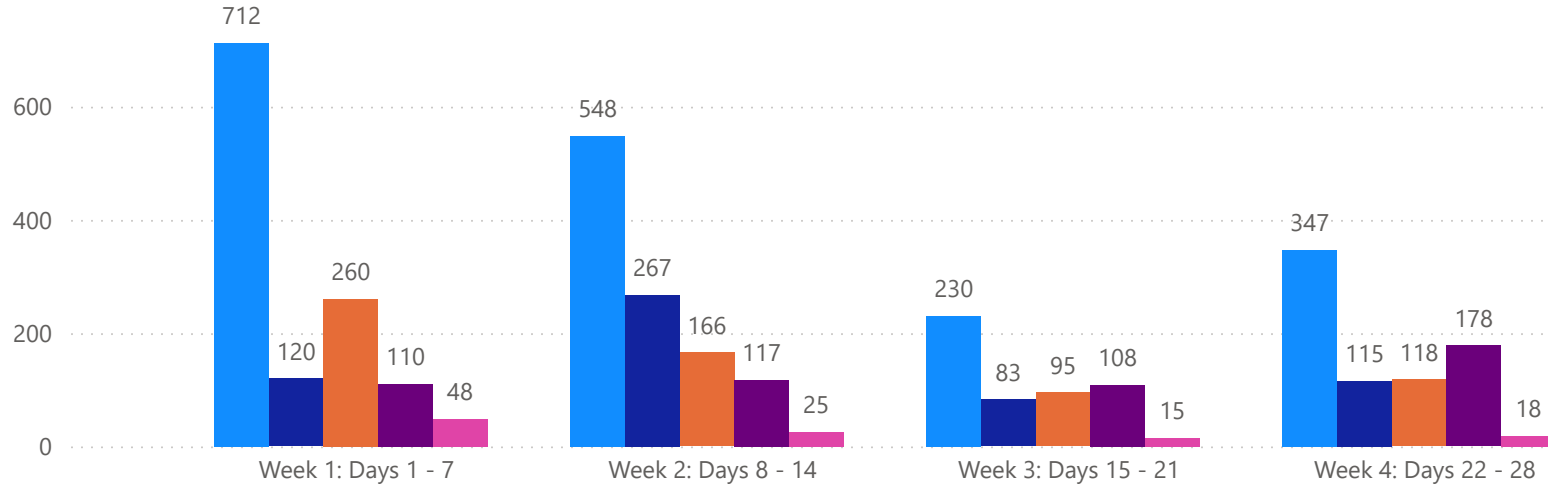


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDO

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	1837
Canceled	585
Pending	639
Sold	513
Temporarily Off-Market	106

DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	11	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	80	
Price Decrease	109	
Price Increase	3	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 13, 2025	\$3,841,500	11	Saturday, January 13, 2024	\$465,900	2
Friday, January 10, 2025	\$23,454,100	43	Friday, January 12, 2024	\$30,151,915	48
Thursday, January 09, 2025	\$10,479,000	15	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
Total	\$60,593,500	110	Monday, January 08, 2024	\$8,785,400	23
			Sunday, January 07, 2024	\$125,000	1
			Total	\$72,580,179	144

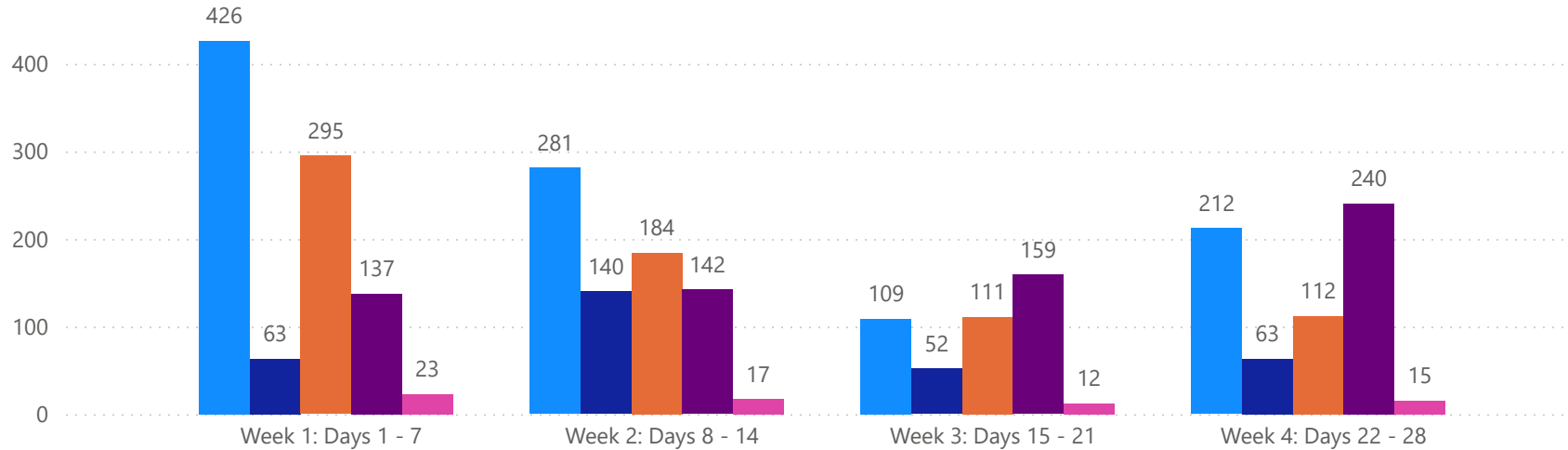


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOME

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	1028
Canceled	318
Pending	702
Sold	678
Temporarily Off-Market	67

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	17
New Listings	43
Price Decrease	65
Price Increase	4

*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 13, 2025	\$4,454,995	9	Saturday, January 13, 2024	\$285,000	1
Friday, January 10, 2025	\$33,996,789	54	Friday, January 12, 2024	\$25,793,950	43
Thursday, January 09, 2025	\$10,209,395	20	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
Total	\$77,115,130	137	Monday, January 08, 2024	\$10,635,600	20
			Total	\$76,633,749	121

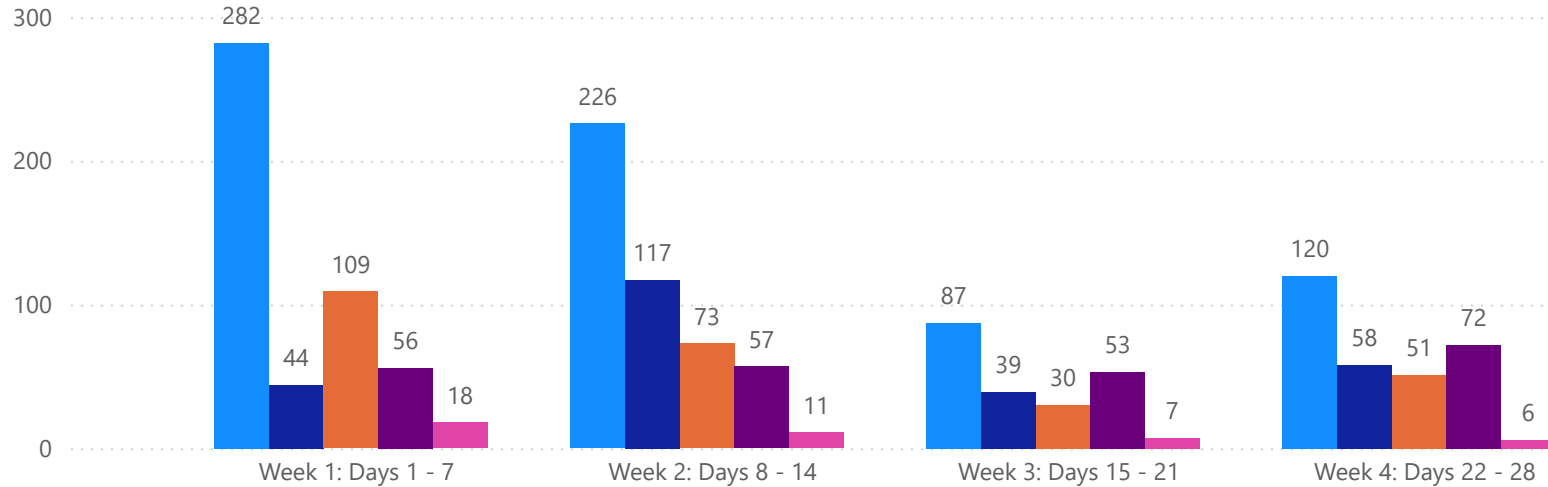


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDO

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	715
Canceled	258
Pending	263
Sold	238
Temporarily Off-Market	42

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	7
New Listings	36
Price Decrease	49
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
Monday, January 13, 2025	\$465,000	3	Friday, January 12, 2024	\$10,148,400	19
Friday, January 10, 2025	\$13,669,600	25	Thursday, January 11, 2024	\$2,945,400	11
Thursday, January 09, 2025	\$4,319,000	9	Wednesday, January 10, 2024	\$11,059,000	15
Wednesday, January 08, 2025	\$1,766,500	7	Tuesday, January 09, 2024	\$5,679,000	8
Tuesday, January 07, 2025	\$2,968,900	12	Monday, January 08, 2024	\$3,125,000	7
Total	\$23,189,000	56	Sunday, January 07, 2024	\$125,000	1
			Total	\$33,081,800	61

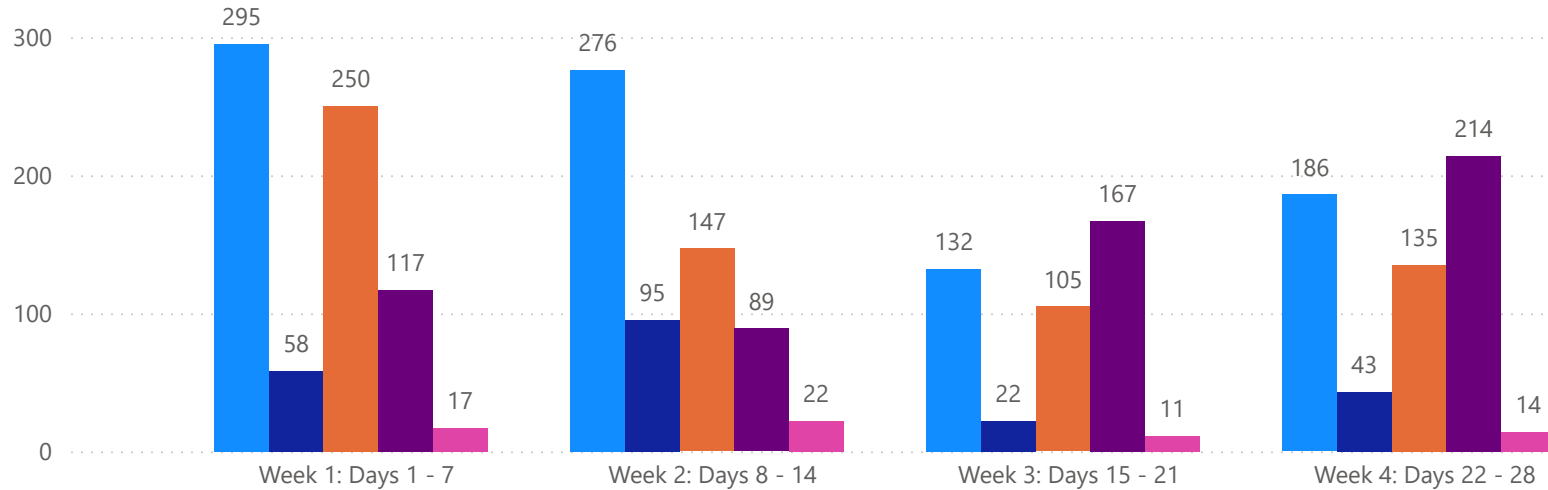


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOME

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	889
Canceled	218
Pending	637
Sold	587
Temporarily Off-Market	64

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	5
New Listings	40
Price Decrease	53
Price Increase	95

*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 13, 2025	\$6,078,890	13	Saturday, January 13, 2024	\$357,000	1
Friday, January 10, 2025	\$16,639,900	42	Friday, January 12, 2024	\$17,329,616	41
Thursday, January 09, 2025	\$5,753,480	16	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
Total	\$44,961,609	117	Monday, January 08, 2024	\$8,506,790	19
			Sunday, January 07, 2024	\$377,500	1
			Total	\$47,048,887	114

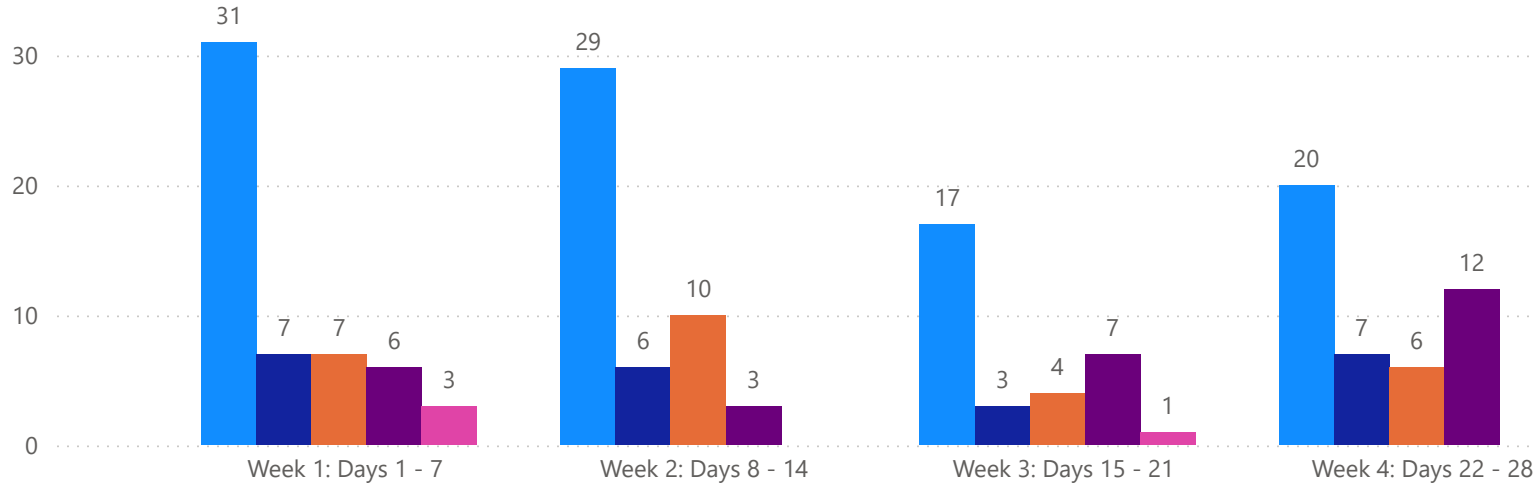


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDO

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	97
Canceled	23
Pending	27
Sold	28
Temporarily Off-Market	4

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	0
New Listings	4
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	Closed Prior Year	Volume	Count
Monday, January 13, 2025	\$216,000	1	Saturday, January 13, 2024	\$170,000	1
Friday, January 10, 2025	\$425,000	2	Friday, January 12, 2024	\$485,985	3
Wednesday, January 08, 2025	\$517,000	3	Thursday, January 11, 2024	\$209,000	1
Total	\$1,158,000	6	Wednesday, January 10, 2024	\$587,000	3
			Monday, January 08, 2024	\$490,000	3
			Total	\$1,941,985	11

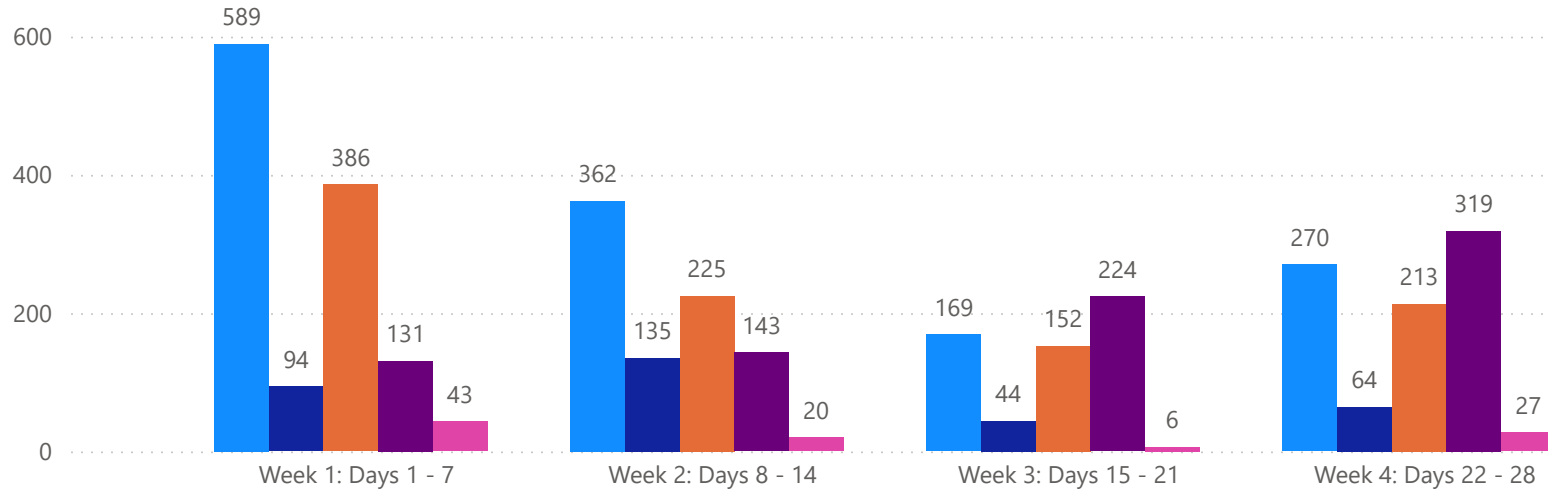


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	1390
Canceled	337
Pending	976
Sold	817
Temporarily Off-Market	96

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	20	
New Listings	58	
Price Decrease	82	
Price Increase	33	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 13, 2025	\$7,391,100	14	Saturday, January 13, 2024	\$537,000	1
Friday, January 10, 2025	\$30,852,670	53	Friday, January 12, 2024	\$27,145,154	58
Thursday, January 09, 2025	\$8,579,814	20	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
Total	\$70,316,665	131	Monday, January 08, 2024	\$23,167,300	43
			Sunday, January 07, 2024	\$395,000	1
			Total	\$92,586,755	190

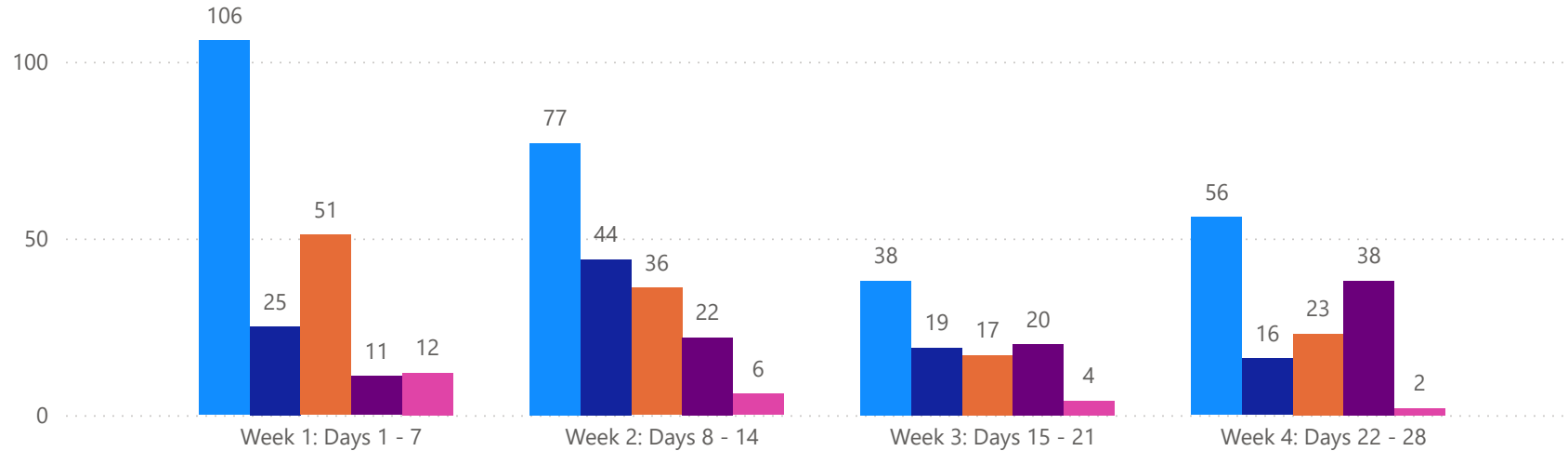


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDO

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	277
Canceled	104
Pending	127
Sold	91
Temporarily Off-Market	24

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	3	
New Listings	8	
Price Decrease	11	
Price Increase	0	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 13, 2025	\$1,069,000	3	Friday, January 12, 2024	\$3,372,530	10
Friday, January 10, 2025	\$1,149,500	3	Thursday, January 11, 2024	\$1,205,900	5
Wednesday, January 08, 2025	\$540,000	3	Wednesday, January 10, 2024	\$773,000	3
Tuesday, January 07, 2025	\$2,650,000	2	Tuesday, January 09, 2024	\$868,900	4
Total	\$5,408,500	11	Monday, January 08, 2024	\$748,500	3
			Total	\$6,968,830	25

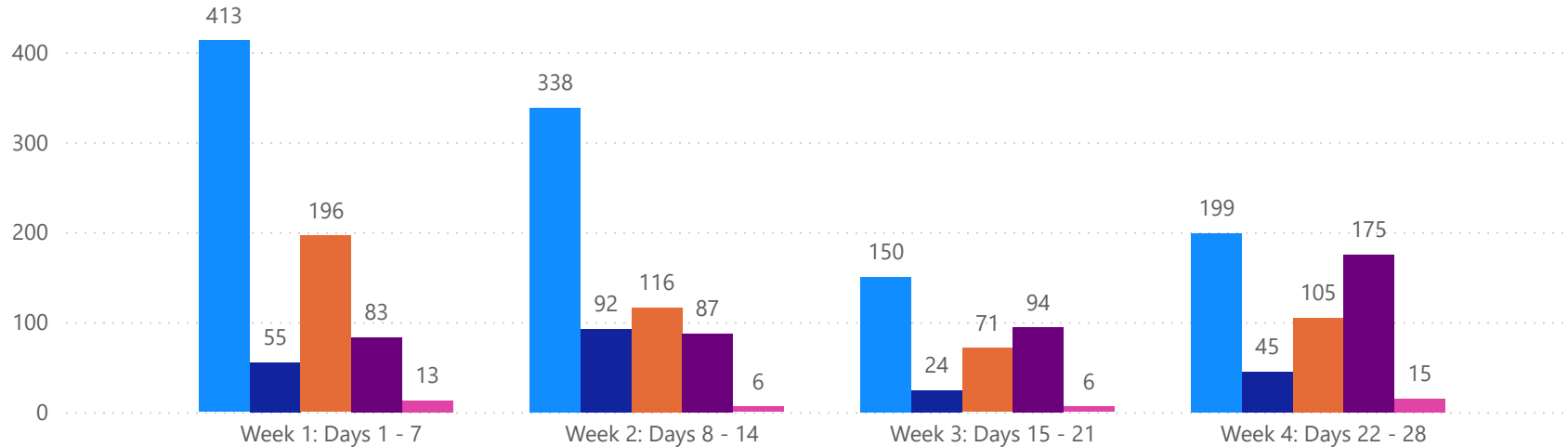


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOME

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	1100
Canceled	216
Pending	488
Sold	439
Temporarily Off-Market	40

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, Canceled and Expired Listing)

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 13, 2025	\$12,854,890	10	Saturday, January 13, 2024	\$499,000	1
Friday, January 10, 2025	\$19,021,328	29	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
Total	\$60,628,404	83	Monday, January 08, 2024	\$14,010,000	20
			Total	\$83,897,004	112

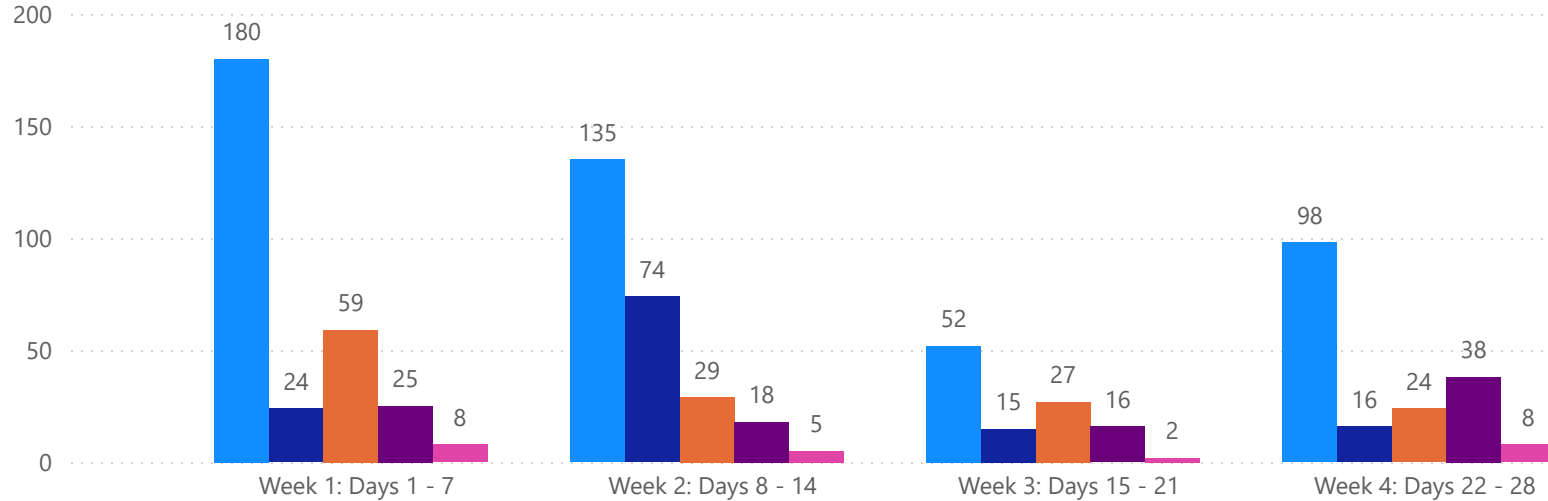


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDO

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	465
Canceled	129
Pending	139
Sold	97
Temporarily Off-Market	23

DAILY MARKET CHANGE

Category	Sum of Sarasota	
Back on the Market	0	*Back on Market can be from these sources - Pending, Temp Off Market, Canceled and Expired Listing)
New Listings	13	
Price Decrease	23	
Price Increase	1	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, January 13, 2025	\$1,849,500	3	Saturday, January 13, 2024	\$295,900	1
Friday, January 10, 2025	\$6,000,000	9	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
Total	\$26,441,000	25	Monday, January 08, 2024	\$2,124,900	4
			Total	\$20,386,564	28

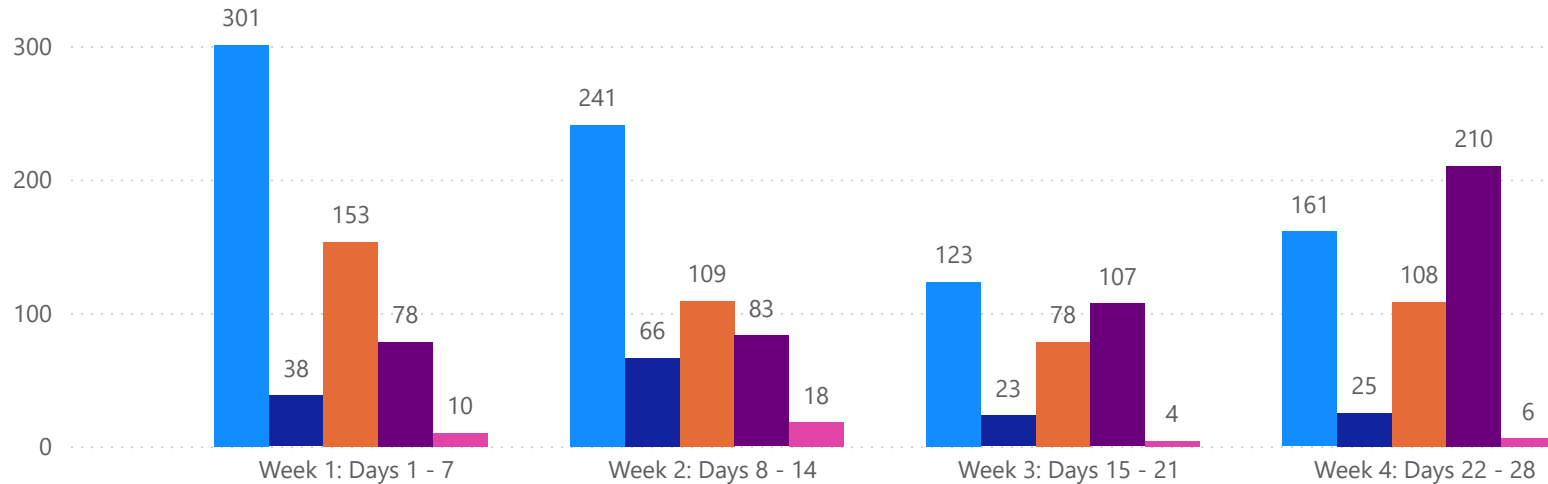


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOME

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	826
Canceled	152
Pending	448
Sold	478
Temporarily Off-Market	38

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	5
New Listings	30
Price Decrease	57
Price Increase	13

*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 13, 2025	\$7,876,949	12	Saturday, January 13, 2024	\$919,990	2
Saturday, January 11, 2025	\$437,967	1	Friday, January 12, 2024	\$35,329,035	28
Friday, January 10, 2025	\$16,443,552	23	Thursday, January 11, 2024	\$7,008,997	14
Thursday, January 09, 2025	\$12,541,604	16	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
Total	\$56,660,122	78	Total	\$67,418,887	83

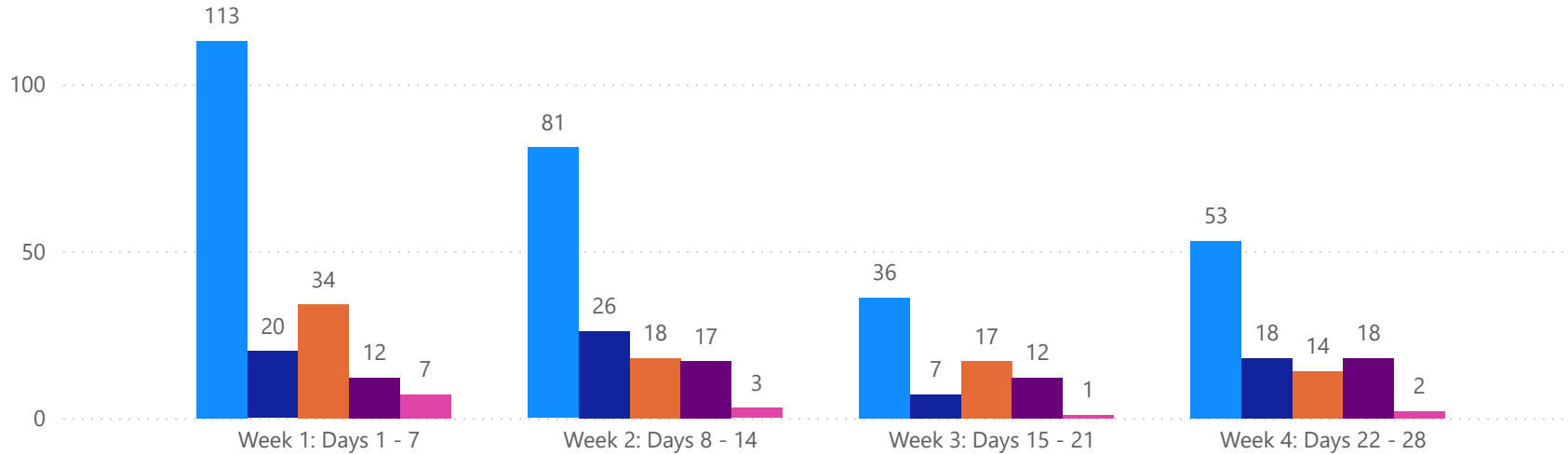


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDO

1/13/2025

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



TOTALS

MLS Status	4 Week Total
Active	283
Canceled	71
Pending	83
Sold	59
Temporarily Off-Market	13

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	1
New Listings	19
Price Decrease	22
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 13, 2025	\$242,000	1	Friday, January 12, 2024	\$5,320,000	7
Friday, January 10, 2025	\$2,210,000	4	Thursday, January 11, 2024	\$872,000	2
Thursday, January 09, 2025	\$1,075,000	3	Wednesday, January 10, 2024	\$1,107,000	2
Wednesday, January 08, 2025	\$445,000	2	Tuesday, January 09, 2024	\$605,000	2
Tuesday, January 07, 2025	\$425,000	2	Monday, January 08, 2024	\$2,297,000	6
Total	\$4,397,000	12	Total	\$10,201,000	19

