



# 4 WEEK REAL ESTATE MARKET REPORT

Monday, February 10, 2025

*As of: Tuesday, February 11, 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

Monday, February 10, 2025

as of: 2/11/2025



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

### 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, February 10, 2025  
 Day 28: Monday, January 20, 2025

#### 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

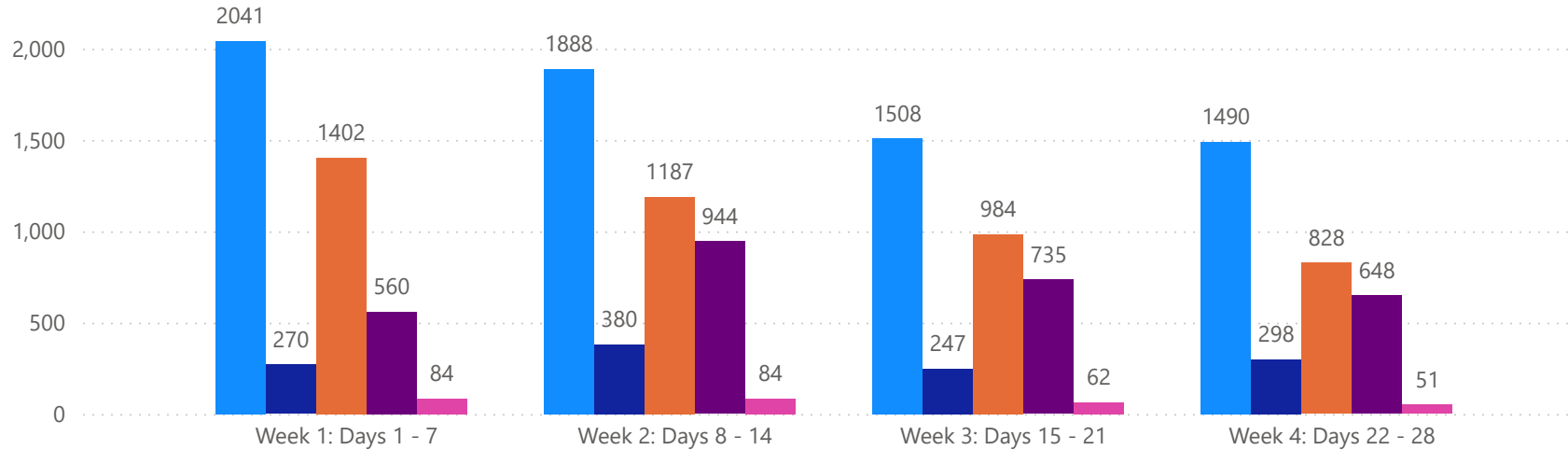
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOME

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	6927
Canceled	1195
Pending	4401
Sold	2887
Temporarily Off-Market	281

### DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	19	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	85	
Price Decrease	129	
Price Increase	19	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, February 10, 2025	\$31,864,999	56	Saturday, February 10, 2024	\$1,288,000	3
Sunday, February 09, 2025	\$500,000	2	Friday, February 09, 2024	\$142,766,559	236
Saturday, February 08, 2025	\$1,719,500	2	Thursday, February 08, 2024	\$66,295,750	121
Friday, February 07, 2025	\$116,085,348	203	Wednesday, February 07, 2024	\$47,995,385	97
Thursday, February 06, 2025	\$59,097,313	105	Tuesday, February 06, 2024	\$64,133,381	120
Wednesday, February 05, 2025	\$51,414,894	107	Monday, February 05, 2024	\$65,811,544	121
Tuesday, February 04, 2025	\$49,435,896	85	Sunday, February 04, 2024	\$2,560,730	4
<b>Total</b>	<b>\$310,117,950</b>	<b>560</b>	<b>Total</b>	<b>\$390,851,349</b>	<b>702</b>

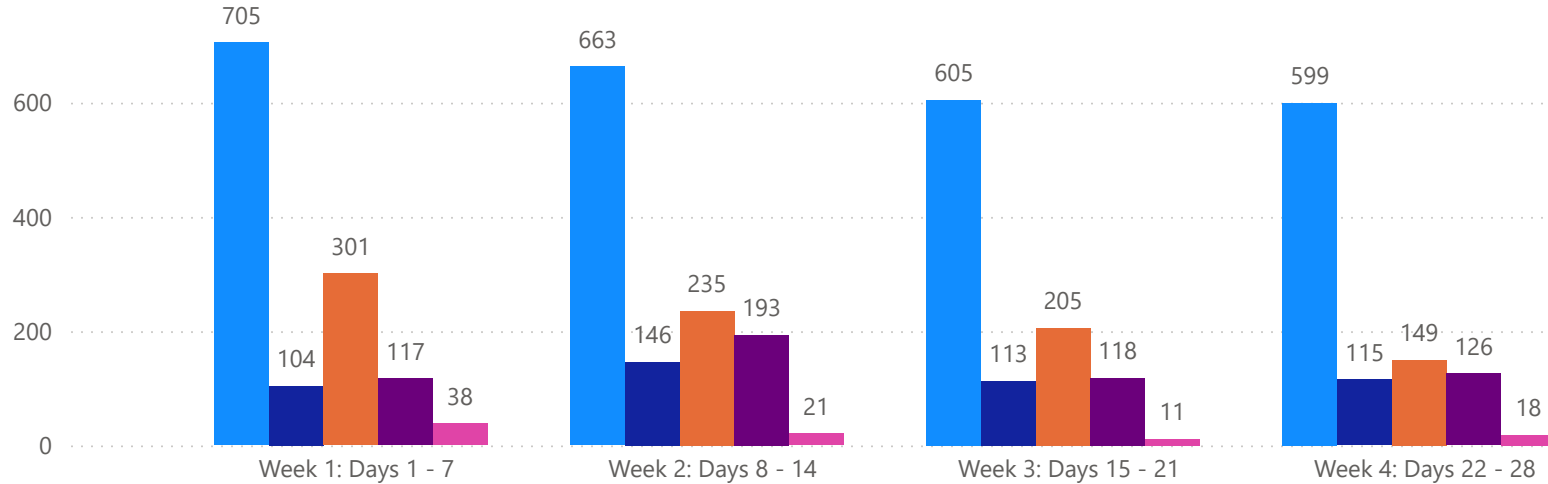


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDO

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	2572
Canceled	478
Pending	890
Sold	554
Temporarily Off-Market	88

### DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	7	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	20	
Price Decrease	36	
Price Increase	0	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, February 10, 2025	\$4,561,000	14	Friday, February 09, 2024	\$25,658,900	49
Friday, February 07, 2025	\$16,965,400	40	Thursday, February 08, 2024	\$11,094,399	30
Thursday, February 06, 2025	\$8,047,900	21	Wednesday, February 07, 2024	\$9,192,152	17
Wednesday, February 05, 2025	\$8,958,000	23	Tuesday, February 06, 2024	\$11,465,000	27
Tuesday, February 04, 2025	\$9,416,800	19	Monday, February 05, 2024	\$10,821,000	29
<b>Total</b>	<b>\$47,949,100</b>	<b>117</b>	<b>Total</b>	<b>\$68,231,451</b>	<b>152</b>

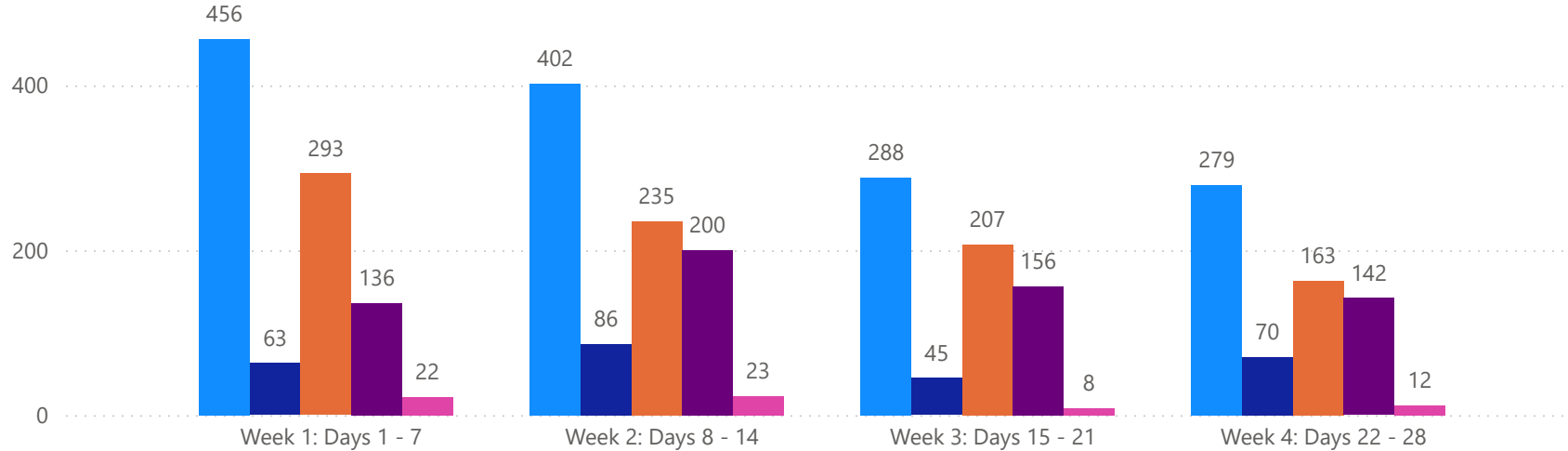


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOME

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1425
Canceled	264
Pending	898
Sold	634
Temporarily Off-Market	65

### DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	3
New Listings	19
Price Decrease	32
Price Increase	5

\*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, February 10, 2025	\$7,578,400	17	Saturday, February 10, 2024	\$243,000	1
Friday, February 07, 2025	\$25,987,570	43	Friday, February 09, 2024	\$37,786,076	51
Thursday, February 06, 2025	\$18,649,890	36	Thursday, February 08, 2024	\$17,422,150	33
Wednesday, February 05, 2025	\$12,414,100	22	Wednesday, February 07, 2024	\$11,478,455	20
Tuesday, February 04, 2025	\$8,299,393	18	Tuesday, February 06, 2024	\$18,005,599	33
<b>Total</b>	<b>\$72,929,353</b>	<b>136</b>	Monday, February 05, 2024	\$10,547,800	20
			Sunday, February 04, 2024	\$1,200,000	1
			<b>Total</b>	<b>\$96,683,080</b>	<b>159</b>

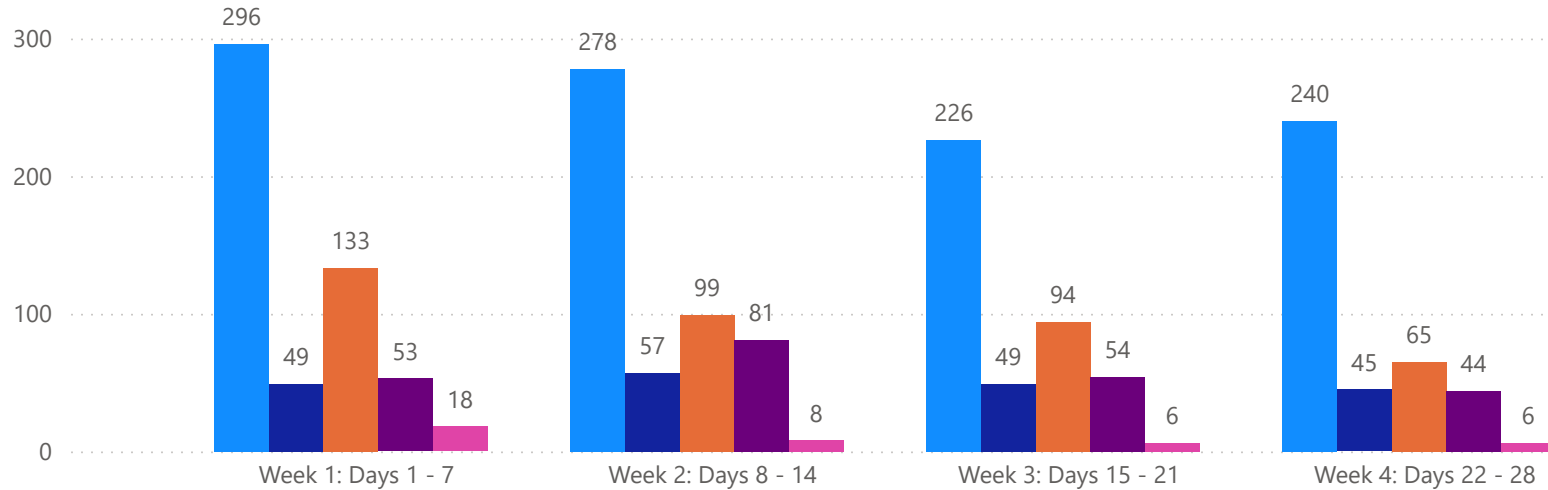


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDO

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1040
Canceled	200
Pending	391
Sold	232
Temporarily Off-Market	38

### DAILY MARKET CHANGE

Category	Sum of Pinellas
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
Monday, February 10, 2025	\$2,080,500	8	Friday, February 09, 2024	\$13,613,500	26
Friday, February 07, 2025	\$7,257,000	19	Thursday, February 08, 2024	\$7,422,999	18
Thursday, February 06, 2025	\$3,972,900	9	Wednesday, February 07, 2024	\$5,633,500	9
Wednesday, February 05, 2025	\$4,368,000	12	Tuesday, February 06, 2024	\$6,399,000	15
Tuesday, February 04, 2025	\$1,985,500	5	Monday, February 05, 2024	\$924,000	4
<b>Total</b>	<b>\$19,663,900</b>	<b>53</b>	<b>Total</b>	<b>\$33,992,999</b>	<b>72</b>

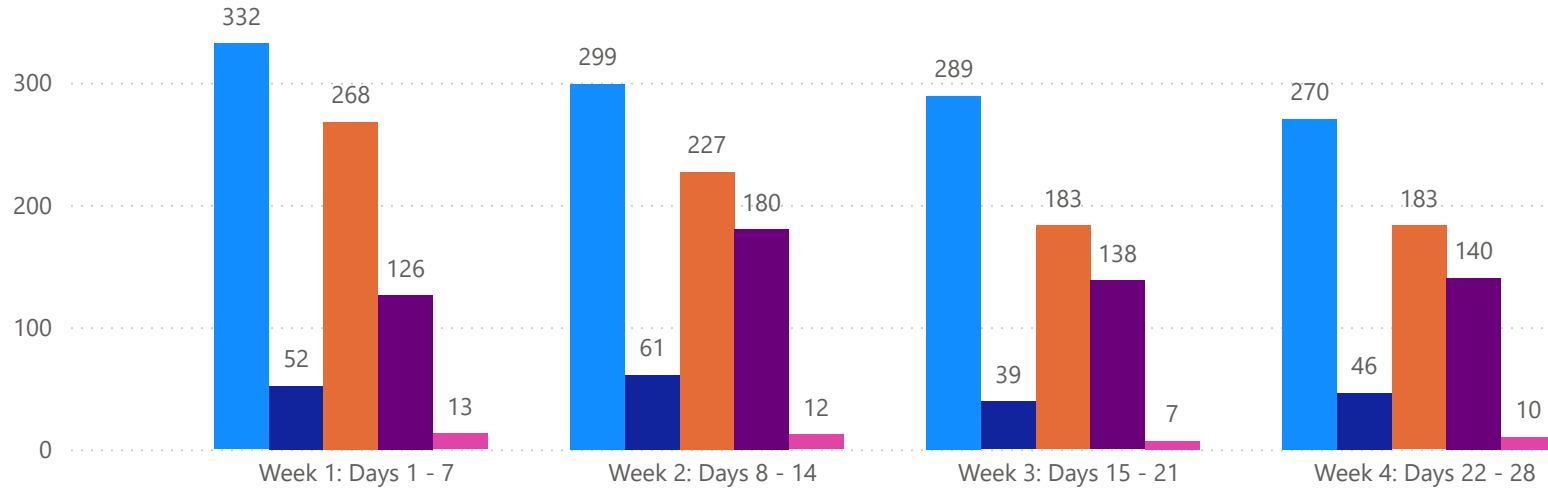


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOME

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1190
Canceled	198
Pending	861
Sold	584
Temporarily Off-Market	42

### DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	6
New Listings	7
Price Decrease	26
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
Monday, February 10, 2025	\$4,704,900	7	Friday, February 09, 2024	\$19,934,765	51
Saturday, February 08, 2025	\$920,000	1	Thursday, February 08, 2024	\$12,468,004	26
Friday, February 07, 2025	\$16,710,057	45	Wednesday, February 07, 2024	\$7,437,910	18
Thursday, February 06, 2025	\$11,430,237	28	Tuesday, February 06, 2024	\$11,481,670	30
Wednesday, February 05, 2025	\$10,488,861	27	Monday, February 05, 2024	\$8,885,190	20
Tuesday, February 04, 2025	\$7,121,360	18	Sunday, February 04, 2024	\$460,740	1
<b>Total</b>	<b>\$51,375,415</b>	<b>126</b>	<b>Total</b>	<b>\$60,668,279</b>	<b>146</b>

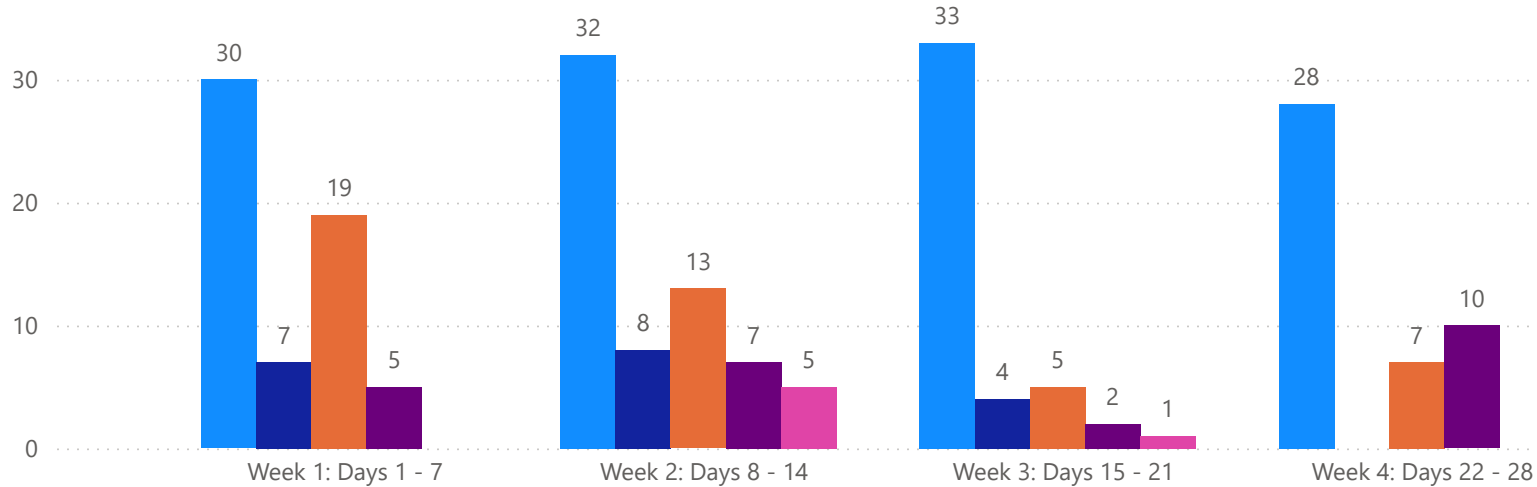


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDO

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	123
Canceled	19
Pending	44
Sold	24
Temporarily Off-Market	6

### DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	1
New Listings	6
Price Decrease	12
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, February 10, 2025	\$158,500	1	Friday, February 09, 2024	\$270,000	2
Friday, February 07, 2025	\$65,000	1	Thursday, February 08, 2024	\$379,000	2
Wednesday, February 05, 2025	\$115,000	1	Tuesday, February 06, 2024	\$457,000	2
Tuesday, February 04, 2025	\$295,000	2	Monday, February 05, 2024	\$640,500	3
<b>Total</b>	<b>\$633,500</b>	<b>5</b>	<b>Total</b>	<b>\$1,746,500</b>	<b>9</b>



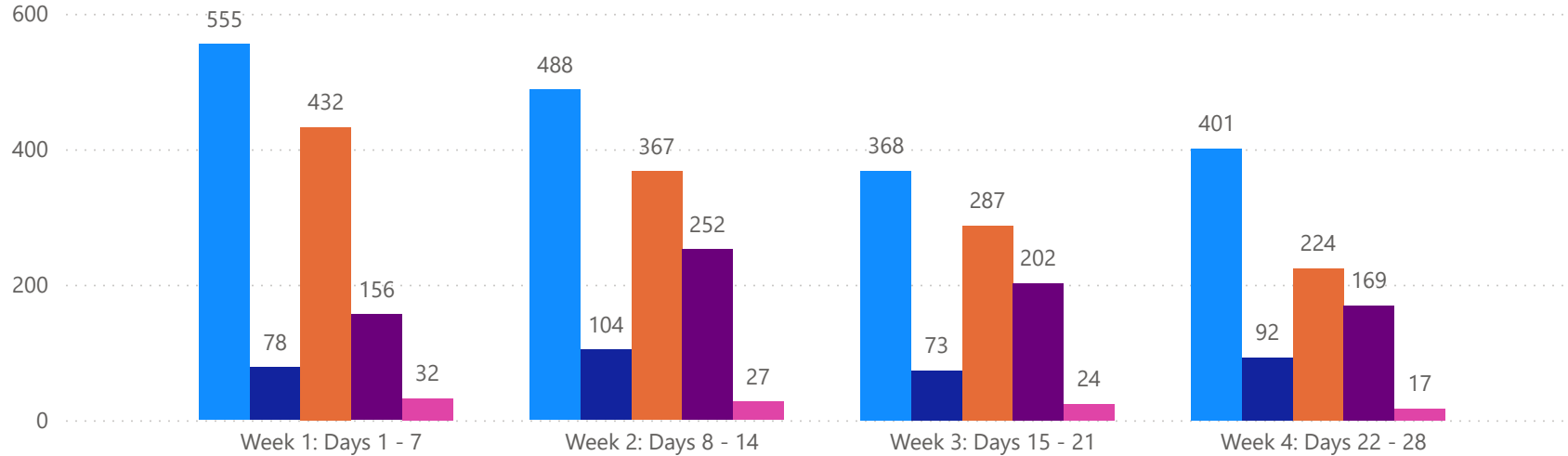


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1812
Canceled	347
Pending	1310
Sold	779
Temporarily Off-Market	100

### 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	4	
New Listings	24	
Price Decrease	32	
Price Increase	7	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, February 10, 2025	\$12,538,299	21	Saturday, February 10, 2024	\$695,000	1
Sunday, February 09, 2025	\$500,000	2	Friday, February 09, 2024	\$36,988,320	71
Friday, February 07, 2025	\$26,870,199	52	Thursday, February 08, 2024	\$16,597,277	30
Thursday, February 06, 2025	\$13,707,056	20	Wednesday, February 07, 2024	\$12,098,299	24
Wednesday, February 05, 2025	\$14,895,909	33	Tuesday, February 06, 2024	\$11,520,790	25
Tuesday, February 04, 2025	\$19,672,280	28	Monday, February 05, 2024	\$19,584,025	40
<b>Total</b>	<b>\$88,183,743</b>	<b>156</b>	Sunday, February 04, 2024	\$395,000	1
			<b>Total</b>	<b>\$97,878,711</b>	<b>192</b>

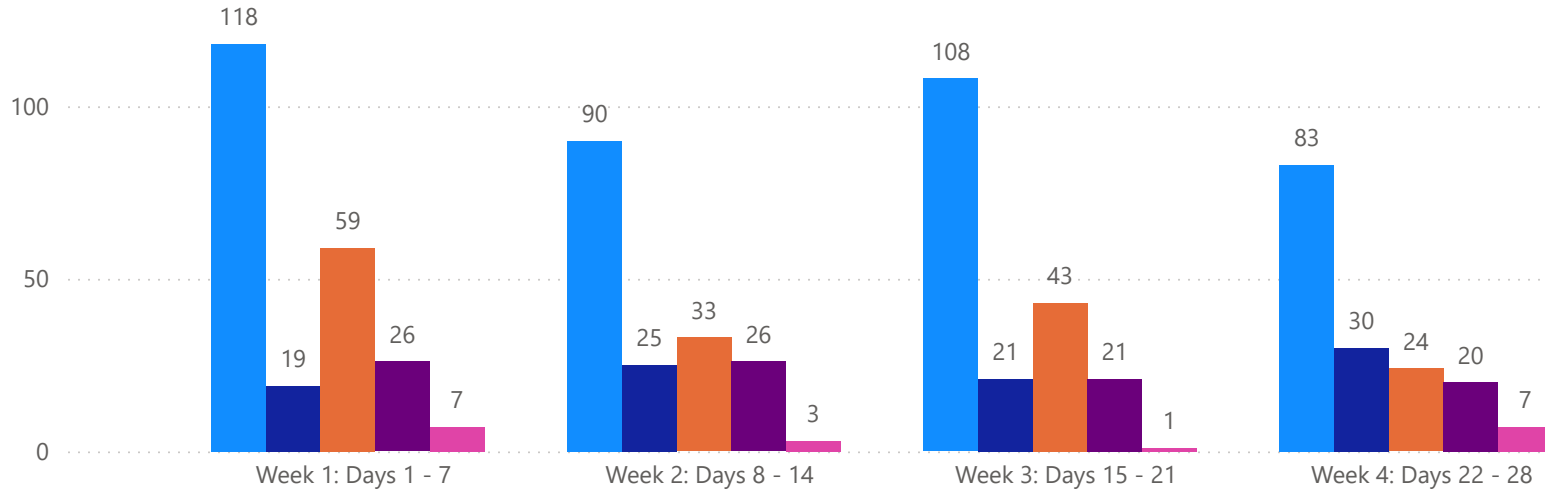


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDO

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	399
Canceled	95
Pending	159
Sold	93
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	2	
New Listings	4	
Price Decrease	8	
Price Increase	0	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, February 10, 2025	\$1,675,000	3	Friday, February 09, 2024	\$936,900	4
Friday, February 07, 2025	\$4,455,000	7	Thursday, February 08, 2024	\$607,400	3
Thursday, February 06, 2025	\$2,640,000	7	Wednesday, February 07, 2024	\$1,450,000	4
Wednesday, February 05, 2025	\$1,165,000	3	Tuesday, February 06, 2024	\$1,154,000	4
Tuesday, February 04, 2025	\$3,514,000	6	Monday, February 05, 2024	\$1,584,000	6
<b>Total</b>	<b>\$13,449,000</b>	<b>26</b>	<b>Total</b>	<b>\$5,732,300</b>	<b>21</b>

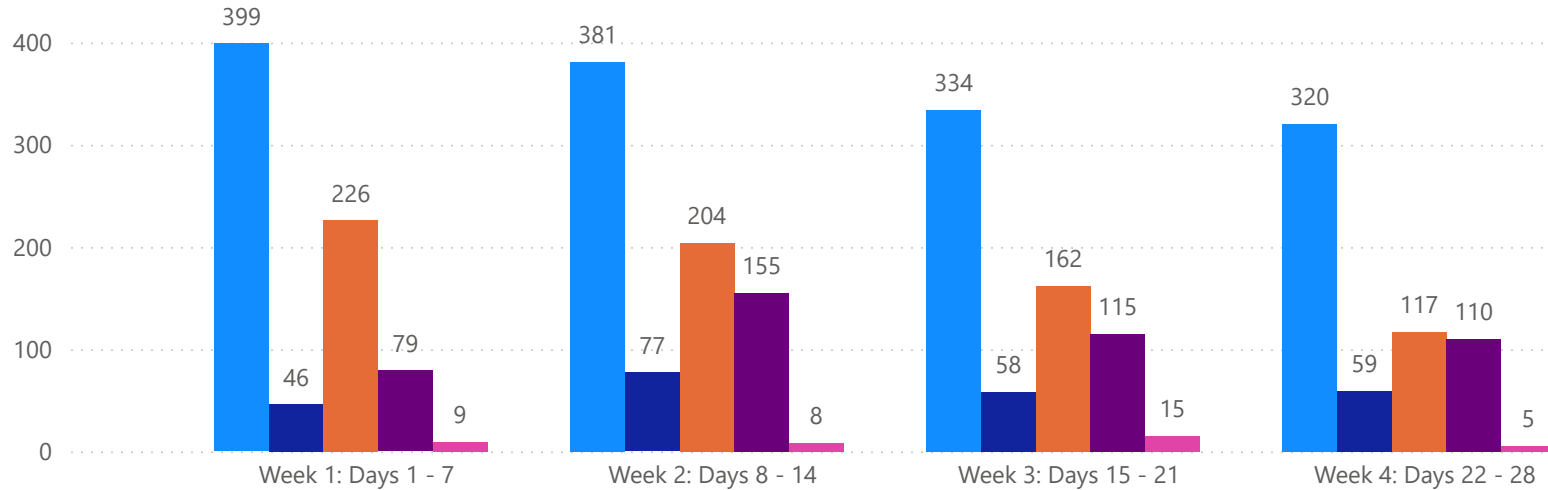


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOME

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1434
Canceled	240
Pending	709
Sold	459
Temporarily Off-Market	37

### DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	3
New Listings	27
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, February 10, 2025	\$5,525,900	8	Friday, February 09, 2024	\$17,188,118	28
Saturday, February 08, 2025	\$799,500	1	Thursday, February 08, 2024	\$11,430,201	17
Friday, February 07, 2025	\$28,824,307	37	Wednesday, February 07, 2024	\$9,446,900	20
Thursday, February 06, 2025	\$5,066,900	8	Tuesday, February 06, 2024	\$15,356,390	18
Wednesday, February 05, 2025	\$5,033,060	13	Monday, February 05, 2024	\$12,787,039	23
Tuesday, February 04, 2025	\$7,624,463	12	<b>Total</b>	<b>\$66,208,648</b>	<b>106</b>
<b>Total</b>	<b>\$52,874,130</b>	<b>79</b>			

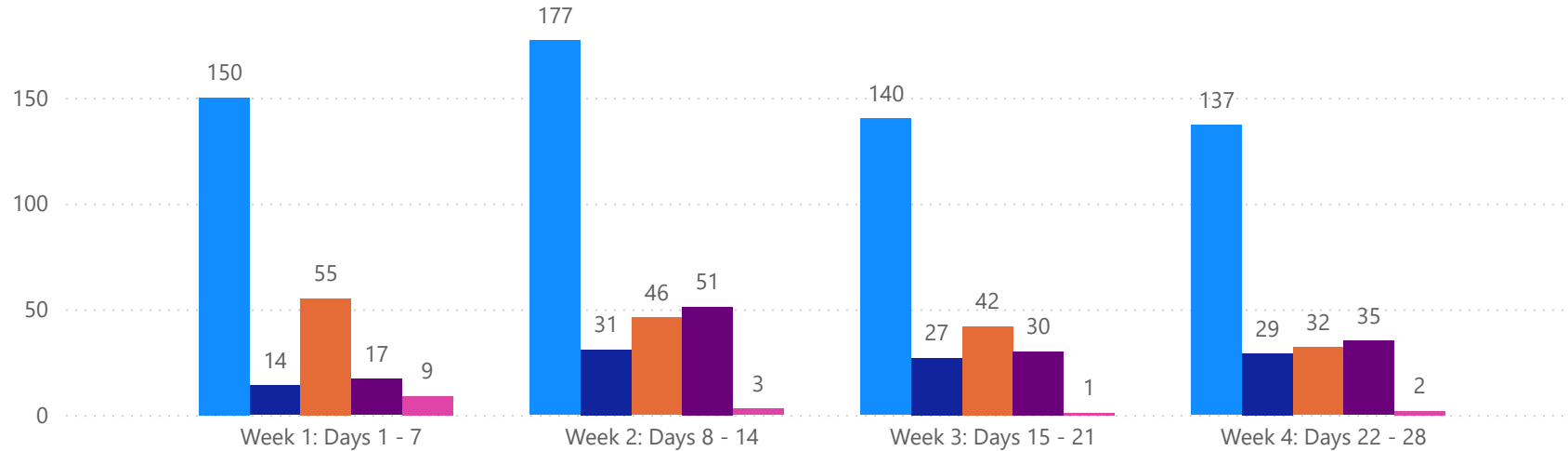


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDO

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	604
Canceled	101
Pending	175
Sold	133
Temporarily Off-Market	15

### DAILY MARKET CHANGE

Category	Sum of Sarasota	
Back on the Market	1	*Back on Market can be from these sources - Pending, Temp Off Market, Canceled and Expired Listing)
New Listings	4	
Price Decrease	6	
Price Increase	0	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, February 10, 2025	\$647,000	2	Friday, February 09, 2024	\$6,132,500	7
Friday, February 07, 2025	\$2,734,400	5	Thursday, February 08, 2024	\$1,555,500	3
Thursday, February 06, 2025	\$800,000	3	Wednesday, February 07, 2024	\$1,230,000	2
Wednesday, February 05, 2025	\$1,863,000	4	Tuesday, February 06, 2024	\$2,003,000	4
Tuesday, February 04, 2025	\$2,172,500	3	Monday, February 05, 2024	\$5,052,000	9
<b>Total</b>	<b>\$8,216,900</b>	<b>17</b>	<b>Total</b>	<b>\$15,973,000</b>	<b>25</b>

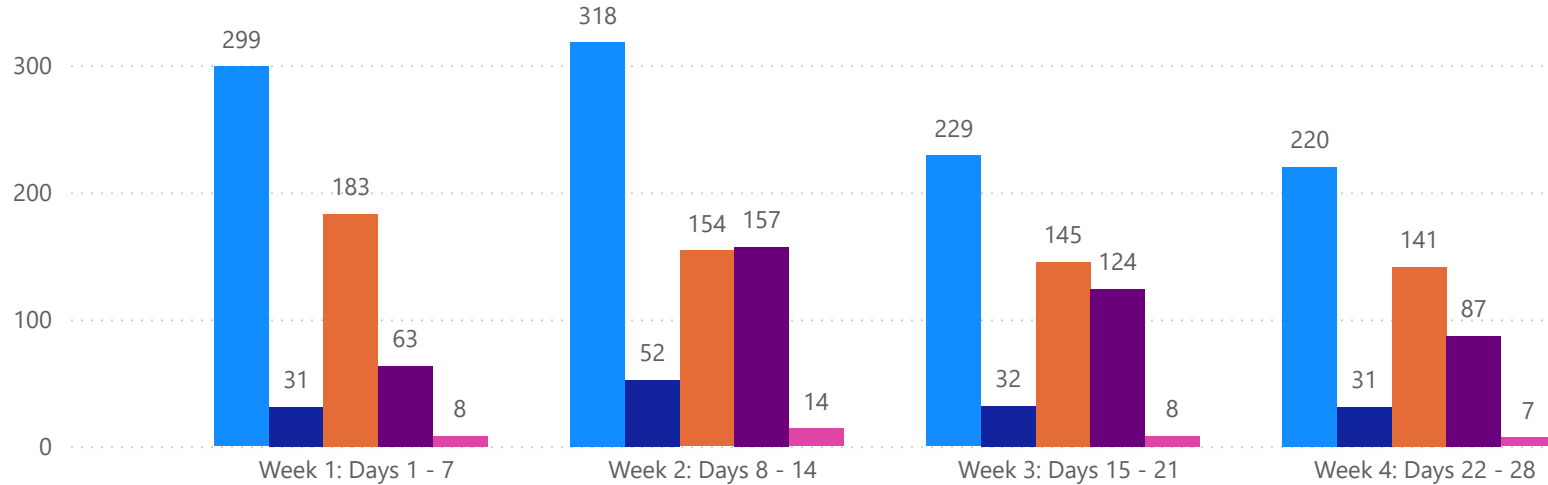


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOME

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1066
Canceled	146
Pending	623
Sold	431
Temporarily Off-Market	37

### DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	3
New Listings	8
Price Decrease	17
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, February 10, 2025	\$1,517,500	3	Saturday, February 10, 2024	\$350,000	1
Friday, February 07, 2025	\$17,693,215	26	Friday, February 09, 2024	\$30,869,280	35
Thursday, February 06, 2025	\$10,243,230	13	Thursday, February 08, 2024	\$8,378,118	15
Wednesday, February 05, 2025	\$8,582,964	12	Wednesday, February 07, 2024	\$7,533,821	15
Tuesday, February 04, 2025	\$6,718,400	9	Tuesday, February 06, 2024	\$7,768,932	14
<b>Total</b>	<b>\$44,755,309</b>	<b>63</b>	Monday, February 05, 2024	\$14,007,490	18
			Sunday, February 04, 2024	\$504,990	1
			<b>Total</b>	<b>\$69,412,631</b>	<b>99</b>

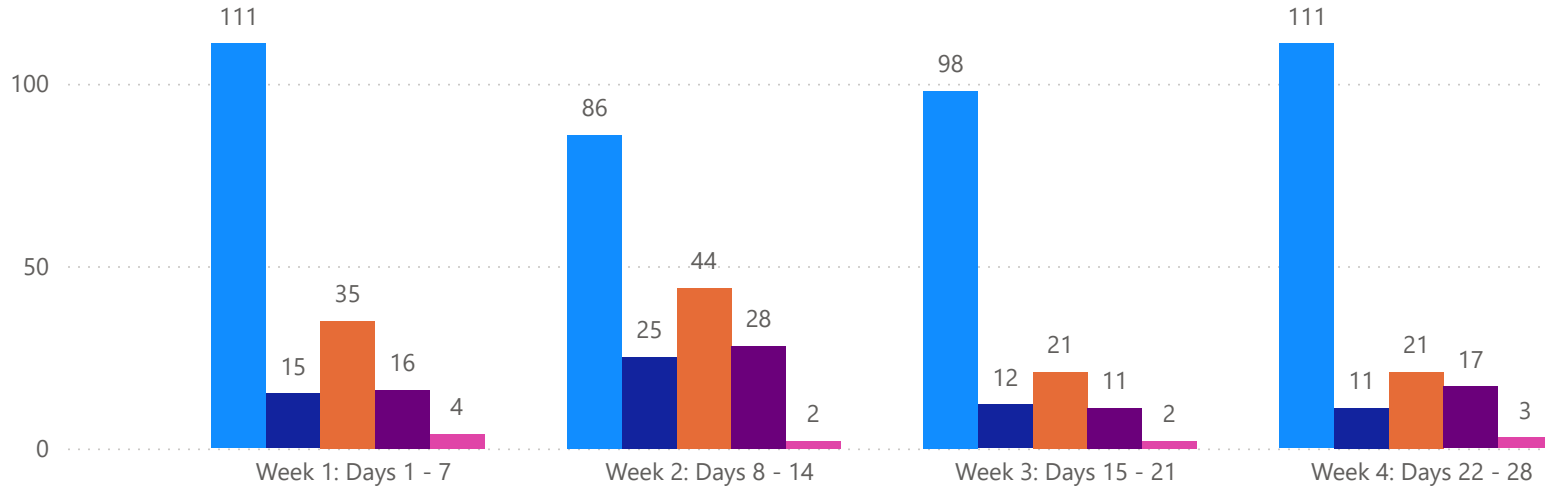


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDO

### 2/10/2025

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



### TOTALS

MLS Status	4 Week Total
Active	406
Canceled	63
Pending	121
Sold	72
Temporarily Off-Market	11

### DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	3
New Listings	4
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, February 07, 2025	\$2,454,000	8	Friday, February 09, 2024	\$4,706,000	10
Thursday, February 06, 2025	\$635,000	2	Thursday, February 08, 2024	\$1,129,500	4
Wednesday, February 05, 2025	\$1,447,000	3	Wednesday, February 07, 2024	\$878,652	2
Tuesday, February 04, 2025	\$1,449,800	3	Tuesday, February 06, 2024	\$1,452,000	2
<b>Total</b>	<b>\$5,985,800</b>	<b>16</b>	Monday, February 05, 2024	\$2,620,500	7
			<b>Total</b>	<b>\$10,786,652</b>	<b>25</b>

