



# 4 WEEK REAL ESTATE MARKET REPORT

Tuesday, February 11, 2025

*As of: Wednesday, February 12, 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
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- 10 Sarasota County - Single Family Home
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- 12 Manatee County - Single Family Home
- 13 Manatee County - Condominium

# 4 WEEK REAL ESTATE MARKET REPORT

## REPORT BREAKDOWN

Tuesday, February 11, 2025

as of: 2/12/2025



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

Day 28: Tuesday, January 21, 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

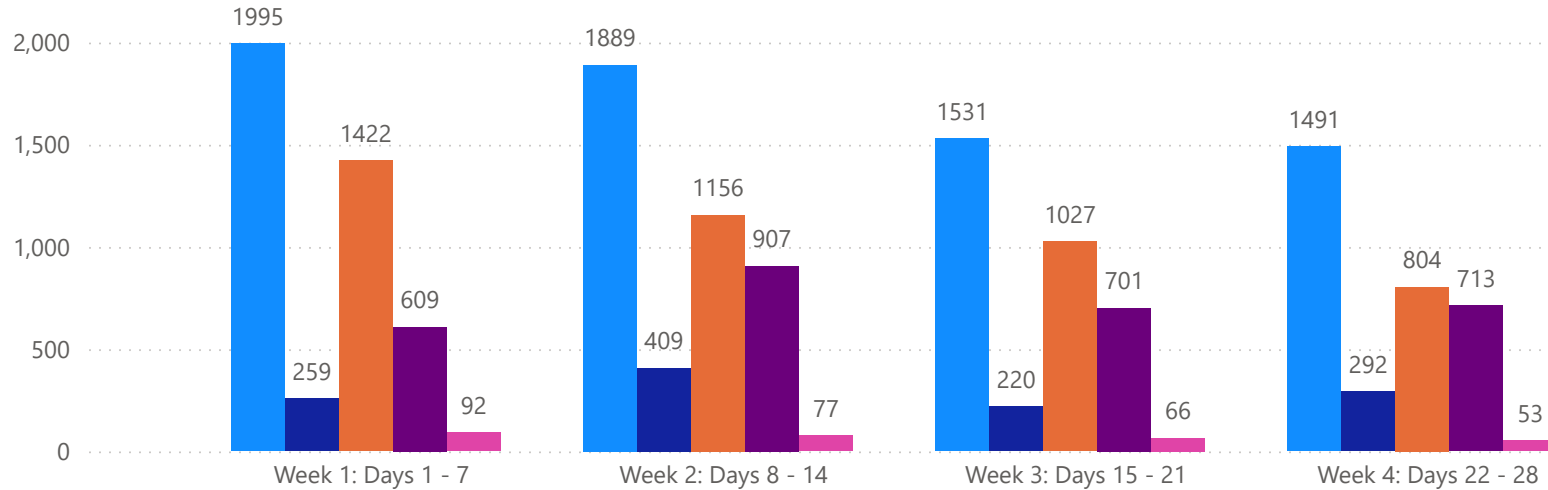
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOME

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	6906
Canceled	1180
Pending	4409
Sold	2930
Temporarily Off-Market	288

### 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
Tuesday, February 11, 2025	\$39,959,084	65	Sunday, February 11, 2024	\$1,087,000	3
Monday, February 10, 2025	\$50,021,334	94	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	\$3,803,000	4	Thursday, February 08, 2024	\$66,295,750	121
Friday, February 07, 2025	\$127,780,282	231	Wednesday, February 07, 2024	\$47,995,385	97
Thursday, February 06, 2025	\$60,418,268	106	Tuesday, February 06, 2024	\$64,133,381	120
Wednesday, February 05, 2025	\$51,414,894	107	Monday, February 05, 2024	\$65,811,544	121
<b>Total</b>	<b>\$333,896,862</b>	<b>609</b>	<b>Total</b>	<b>\$389,377,619</b>	<b>701</b>

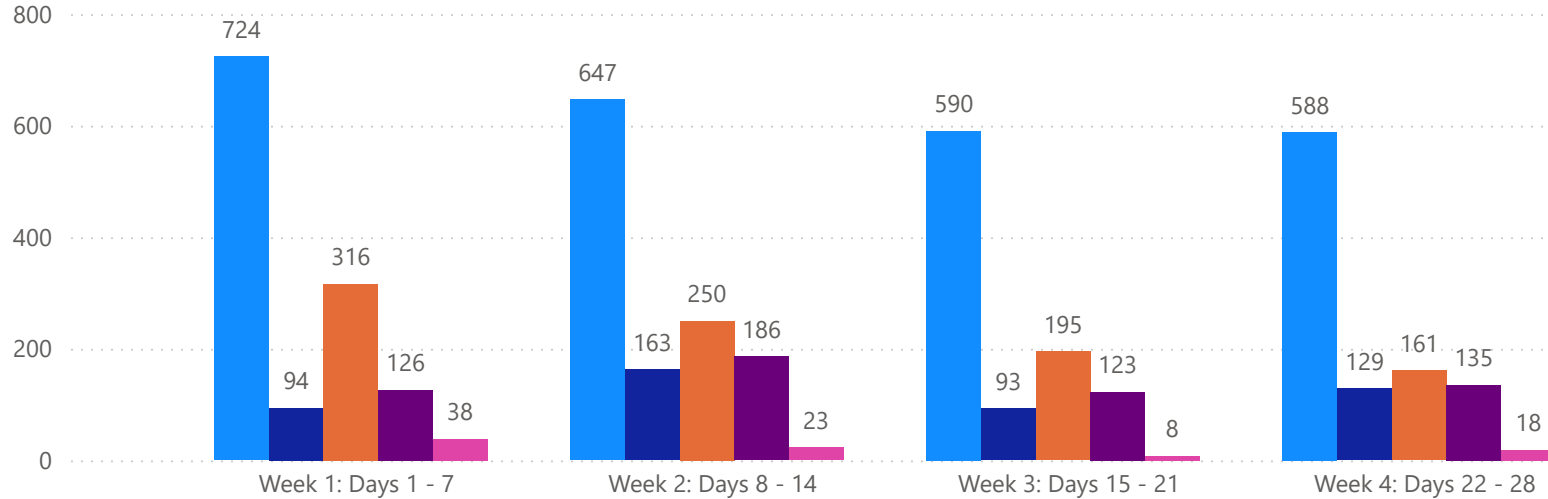


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDO

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	2549
Canceled	479
Pending	922
Sold	570
Temporarily Off-Market	87

### 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
Tuesday, February 11, 2025	\$4,365,500	14	Sunday, February 11, 2024	\$420,000	1
Monday, February 10, 2025	\$7,301,500	22	Friday, February 09, 2024	\$25,658,900	49
Friday, February 07, 2025	\$18,630,200	46	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
<b>Total</b>	<b>\$47,303,100</b>	<b>126</b>	Monday, February 05, 2024	\$10,821,000	29
			<b>Total</b>	<b>\$68,651,451</b>	<b>153</b>

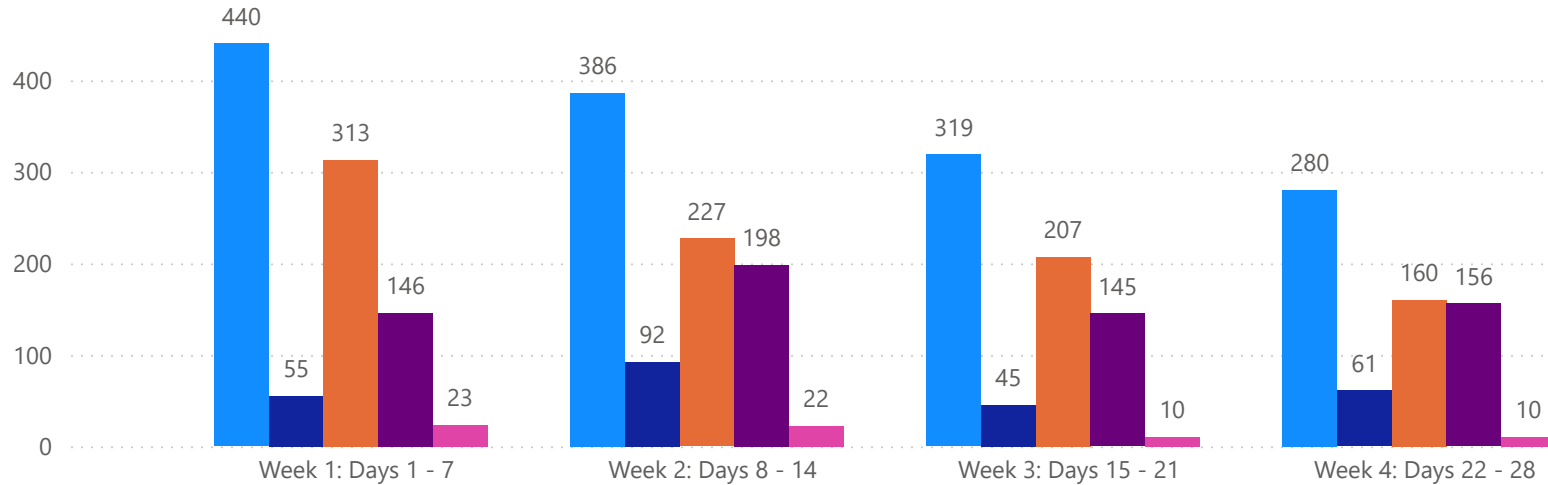


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOME

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1425
Canceled	253
Pending	907
Sold	645
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
Tuesday, February 11, 2025	\$6,912,385	12	Saturday, February 10, 2024	\$243,000	1
Monday, February 10, 2025	\$11,409,900	24	Friday, February 09, 2024	\$37,786,076	51
Saturday, February 08, 2025	\$2,083,500	2	Thursday, February 08, 2024	\$17,422,150	33
Friday, February 07, 2025	\$29,796,470	50	Wednesday, February 07, 2024	\$11,478,455	20
Thursday, February 06, 2025	\$18,649,890	36	Tuesday, February 06, 2024	\$18,005,599	33
Wednesday, February 05, 2025	\$12,414,100	22	Monday, February 05, 2024	\$10,547,800	20
<b>Total</b>	<b>\$81,266,245</b>	<b>146</b>	<b>Total</b>	<b>\$95,483,080</b>	<b>158</b>

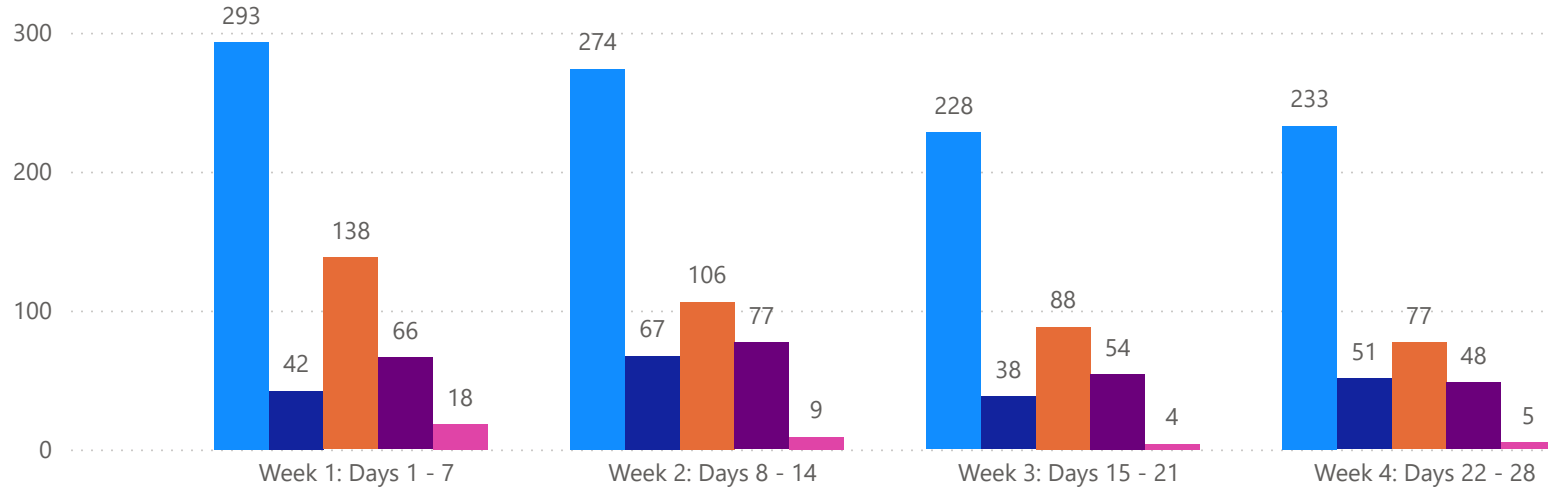


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDO

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1028
Canceled	198
Pending	409
Sold	245
Temporarily Off-Market	36

### 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
Tuesday, February 11, 2025	\$1,671,500	7	Sunday, February 11, 2024	\$420,000	1
Monday, February 10, 2025	\$3,770,000	14	Friday, February 09, 2024	\$13,613,500	26
Friday, February 07, 2025	\$8,771,900	24	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
<b>Total</b>	<b>\$22,554,300</b>	<b>66</b>	Monday, February 05, 2024	\$924,000	4
			<b>Total</b>	<b>\$34,412,999</b>	<b>73</b>

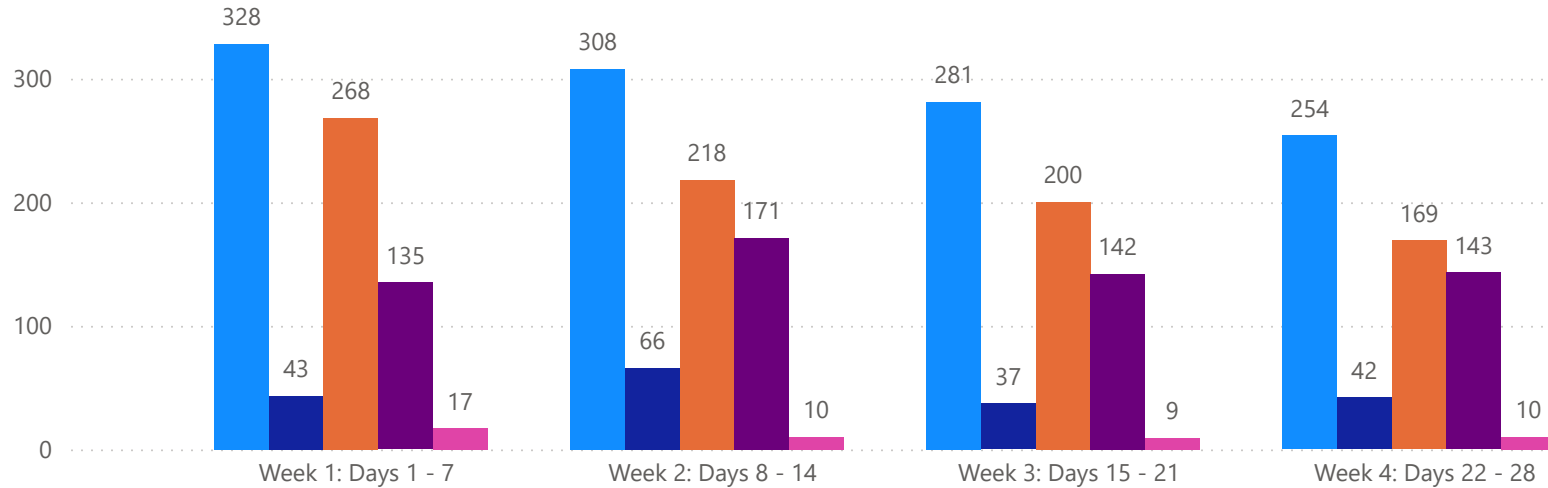


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOME

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1171
Canceled	188
Pending	855
Sold	591
Temporarily Off-Market	46

### 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, Cancelled and Expired Listing)

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count
Tuesday, February 11, 2025	\$4,889,900	12
Monday, February 10, 2025	\$6,797,400	12
Saturday, February 08, 2025	\$920,000	1
Friday, February 07, 2025	\$19,717,862	54
Thursday, February 06, 2025	\$12,751,192	29
Wednesday, February 05, 2025	\$10,488,861	27
<b>Total</b>	<b>\$55,565,215</b>	<b>135</b>

Closed Prior Year	Volume	Count
Friday, February 09, 2024	\$19,934,765	51
Thursday, February 08, 2024	\$12,468,004	26
Wednesday, February 07, 2024	\$7,437,910	18
Tuesday, February 06, 2024	\$11,481,670	30
Monday, February 05, 2024	\$8,885,190	20
<b>Total</b>	<b>\$60,207,539</b>	<b>145</b>

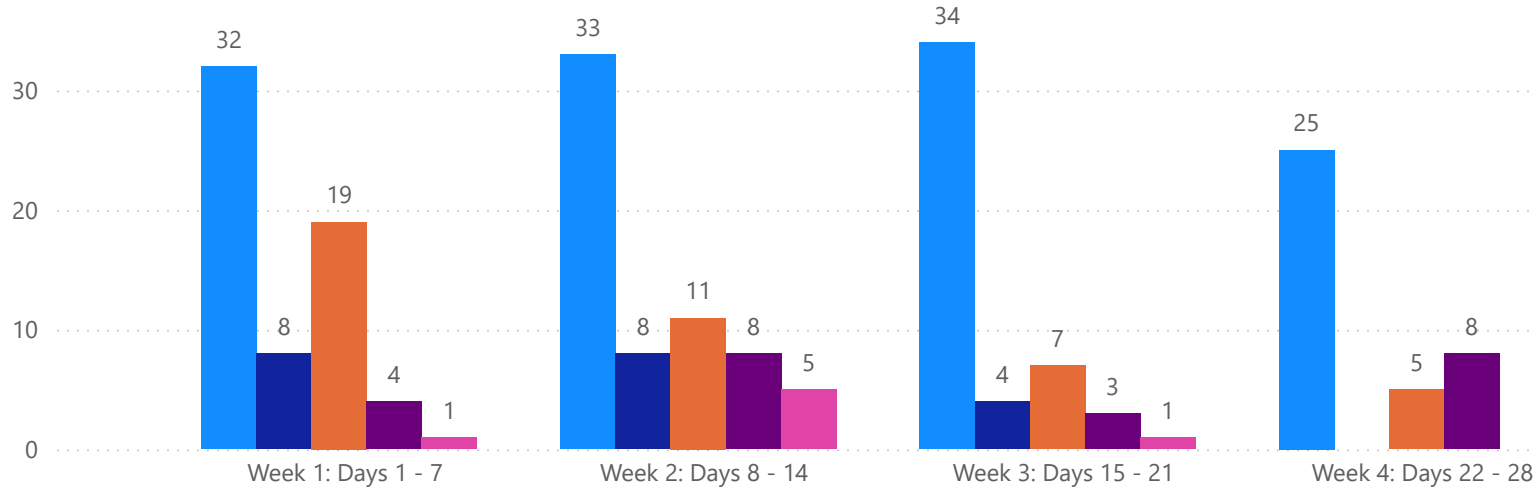


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDO

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	124
Canceled	20
Pending	42
Sold	23
Temporarily Off-Market	7

### 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, Canceled and Expired Listing)

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Tuesday, February 11, 2025	\$288,000	1	Friday, February 09, 2024	\$270,000	2
Monday, February 10, 2025	\$158,500	1	Thursday, February 08, 2024	\$379,000	2
Friday, February 07, 2025	\$65,000	1	Tuesday, February 06, 2024	\$457,000	2
Wednesday, February 05, 2025	\$115,000	1	Monday, February 05, 2024	\$640,500	3
<b>Total</b>	<b>\$626,500</b>	<b>4</b>	<b>Total</b>	<b>\$1,746,500</b>	<b>9</b>



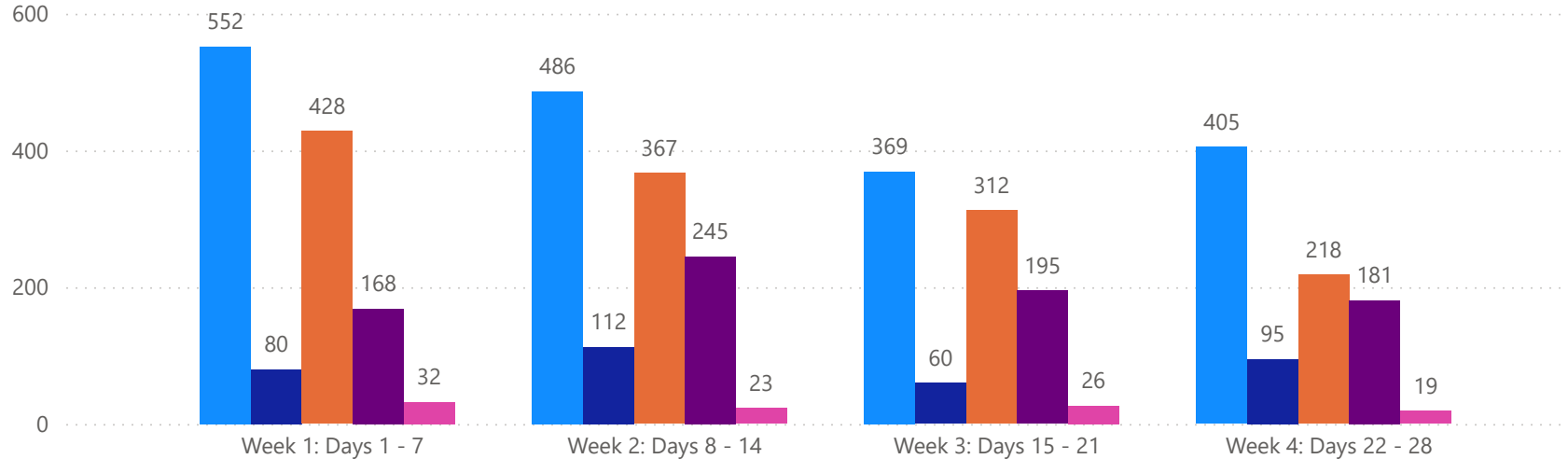


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1812
Canceled	347
Pending	1325
Sold	789
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
Tuesday, February 11, 2025	\$11,116,799	21	Sunday, February 11, 2024	\$420,000	1
Monday, February 10, 2025	\$19,054,804	34	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	\$29,059,199	58	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
<b>Total</b>	<b>\$88,333,767</b>	<b>168</b>	Monday, February 05, 2024	\$19,584,025	40
			<b>Total</b>	<b>\$97,903,711</b>	<b>192</b>

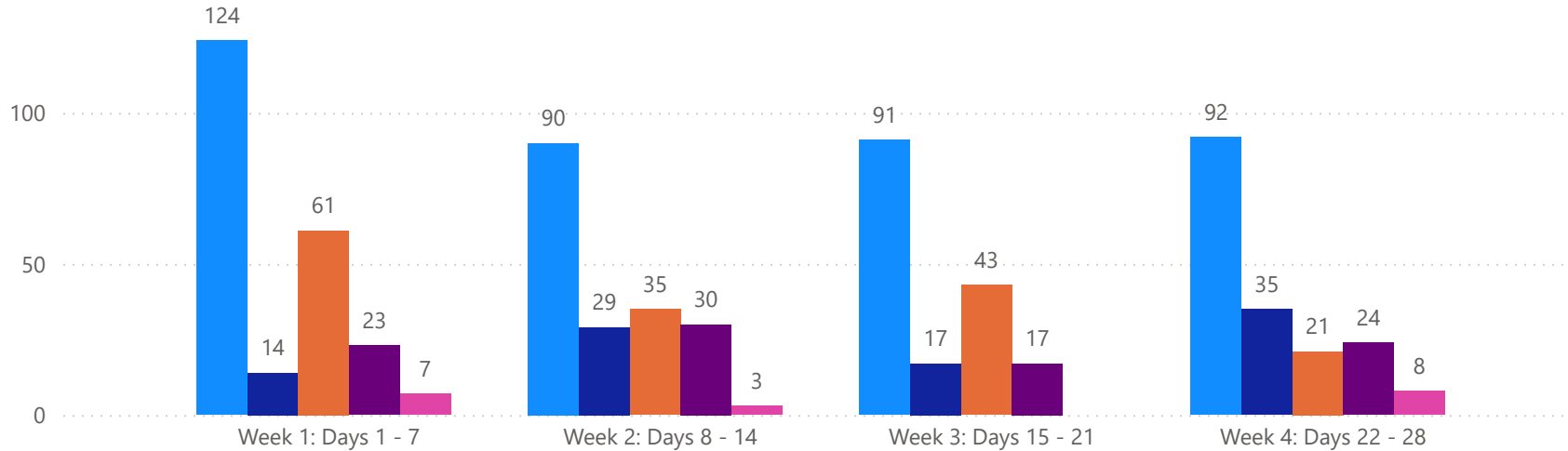


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDO

2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	397
Canceled	95
Pending	160
Sold	94
Temporarily Off-Market	18

### 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	2	
New Listings	4	
Price Decrease	8	
Price Increase	0	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Tuesday, February 11, 2025	\$476,000	2	Friday, February 09, 2024	\$936,900	4
Monday, February 10, 2025	\$1,675,000	3	Thursday, February 08, 2024	\$607,400	3
Friday, February 07, 2025	\$4,604,900	8	Wednesday, February 07, 2024	\$1,450,000	4
Thursday, February 06, 2025	\$2,640,000	7	Tuesday, February 06, 2024	\$1,154,000	4
Wednesday, February 05, 2025	\$1,165,000	3	Monday, February 05, 2024	\$1,584,000	6
<b>Total</b>	<b>\$10,560,900</b>	<b>23</b>	<b>Total</b>	<b>\$5,732,300</b>	<b>21</b>

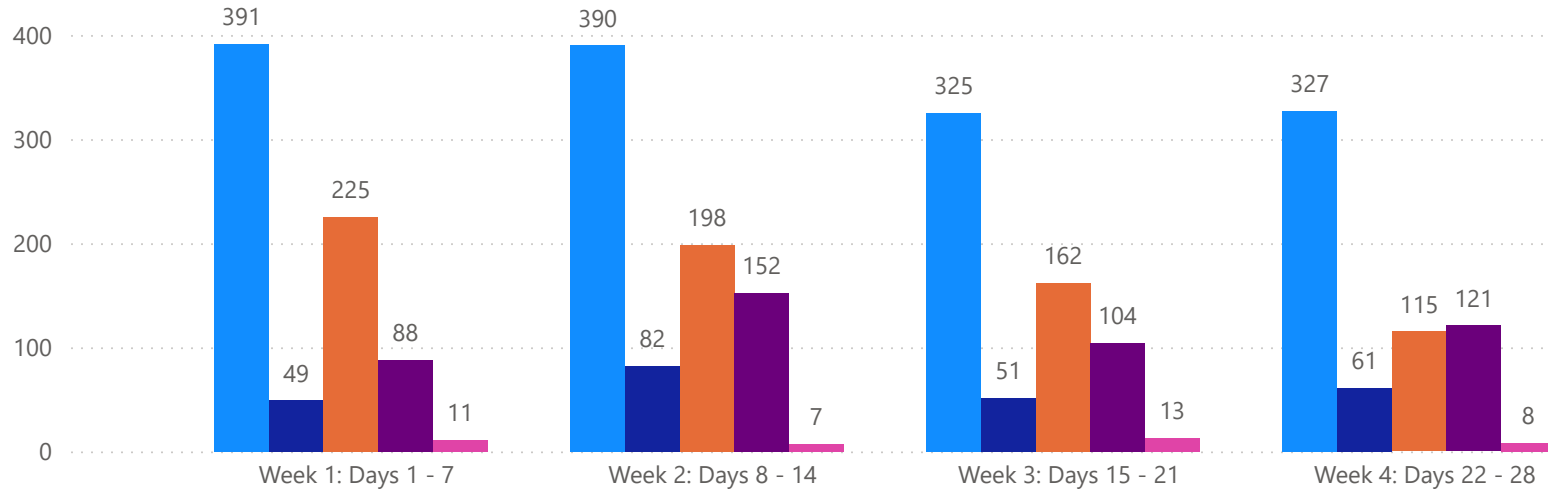


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOME

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1433
Canceled	243
Pending	700
Sold	465
Temporarily Off-Market	39

### 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
Tuesday, February 11, 2025	\$11,444,000	11	Sunday, February 11, 2024	\$667,000	2
Monday, February 10, 2025	\$8,828,900	15	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	\$29,907,307	40	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
<b>Total</b>	<b>\$61,079,667</b>	<b>88</b>	<b>Total</b>	<b>\$66,875,648</b>	<b>108</b>

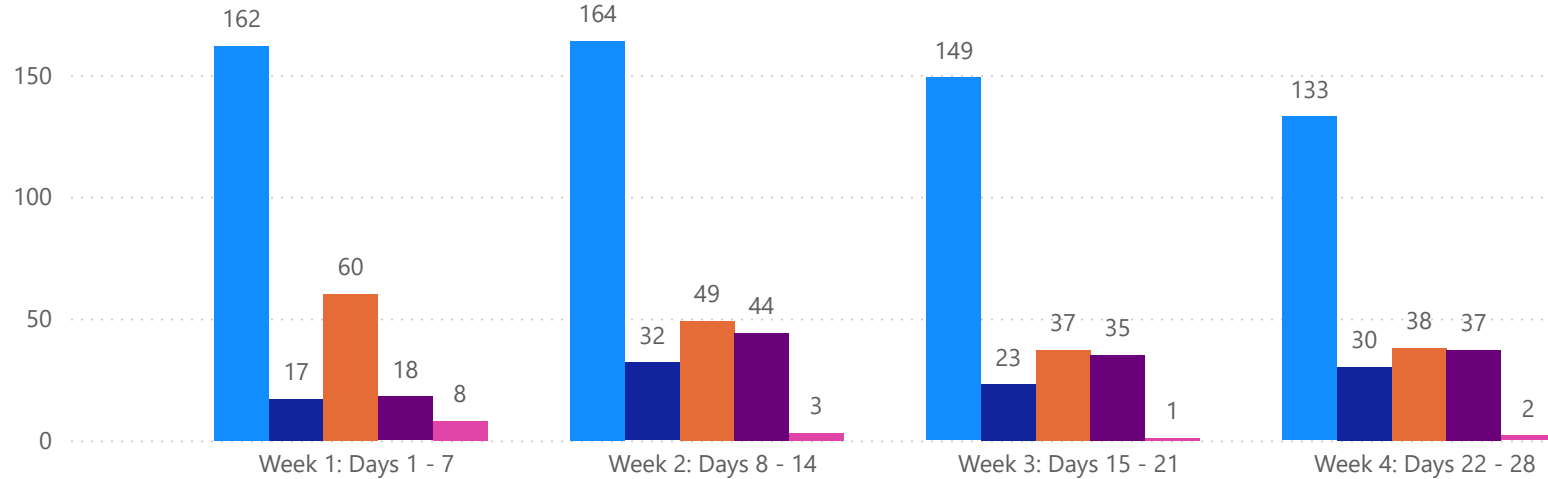


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDO

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	608
Canceled	102
Pending	184
Sold	134
Temporarily Off-Market	14

### DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	1
New Listings	4
Price Decrease	6
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
Tuesday, February 11, 2025	\$520,000	2	Friday, February 09, 2024	\$6,132,500	7
Monday, February 10, 2025	\$1,698,000	4	Thursday, February 08, 2024	\$1,555,500	3
Friday, February 07, 2025	\$2,734,400	5	Wednesday, February 07, 2024	\$1,230,000	2
Thursday, February 06, 2025	\$800,000	3	Tuesday, February 06, 2024	\$2,003,000	4
Wednesday, February 05, 2025	\$1,863,000	4	Monday, February 05, 2024	\$5,052,000	9
<b>Total</b>	<b>\$7,615,400</b>	<b>18</b>	<b>Total</b>	<b>\$15,973,000</b>	<b>25</b>

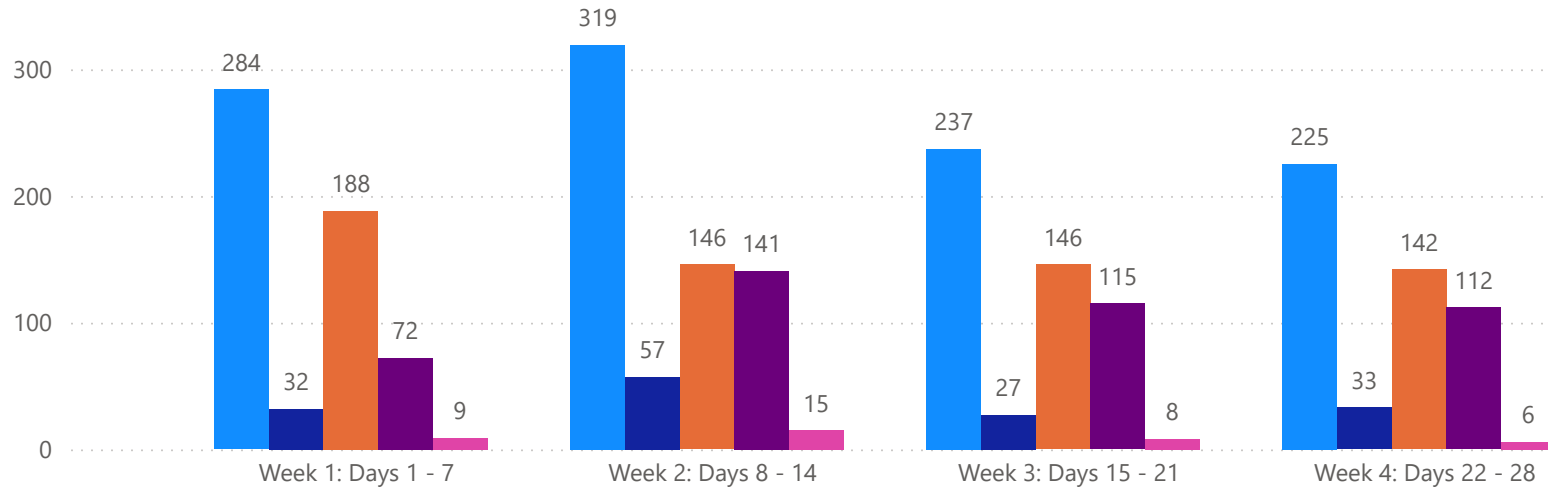


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOME

2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	1065
Canceled	149
Pending	622
Sold	440
Temporarily Off-Market	38

### 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
Tuesday, February 11, 2025	\$5,596,000	9	Saturday, February 10, 2024	\$350,000	1
Monday, February 10, 2025	\$3,930,330	9	Friday, February 09, 2024	\$30,869,280	35
Friday, February 07, 2025	\$19,299,444	29	Thursday, February 08, 2024	\$8,378,118	15
Thursday, February 06, 2025	\$10,243,230	13	Wednesday, February 07, 2024	\$7,533,821	15
Wednesday, February 05, 2025	\$8,582,964	12	Tuesday, February 06, 2024	\$7,768,932	14
<b>Total</b>	<b>\$47,651,968</b>	<b>72</b>	Monday, February 05, 2024	\$14,007,490	18
			<b>Total</b>	<b>\$68,907,641</b>	<b>98</b>

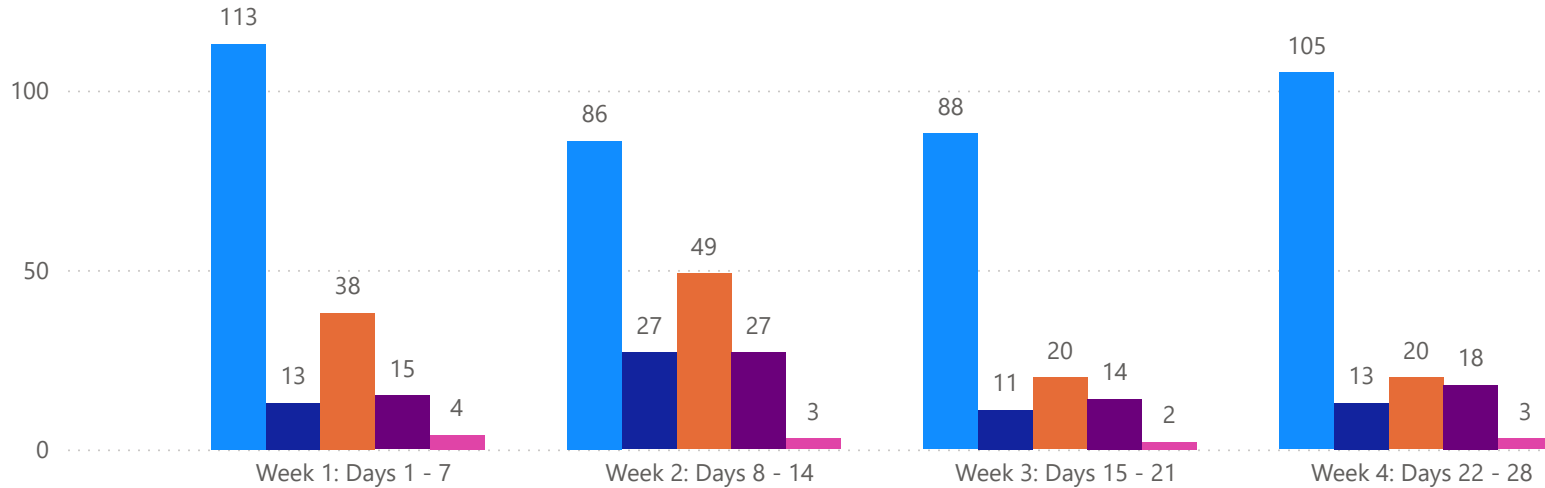


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDO

### 2/11/2025

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



### TOTALS

MLS Status	4 Week Total
Active	392
Canceled	64
Pending	127
Sold	74
Temporarily Off-Market	12

### 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
Tuesday, February 11, 2025	\$1,410,000	2	Friday, February 09, 2024	\$4,706,000	10
Friday, February 07, 2025	\$2,454,000	8	Thursday, February 08, 2024	\$1,129,500	4
Thursday, February 06, 2025	\$635,000	2	Wednesday, February 07, 2024	\$878,652	2
Wednesday, February 05, 2025	\$1,447,000	3	Tuesday, February 06, 2024	\$1,452,000	2
<b>Total</b>	<b>\$5,946,000</b>	<b>15</b>	Monday, February 05, 2024	\$2,620,500	7
			<b>Total</b>	<b>\$10,786,652</b>	<b>25</b>

