



4 WEEK REAL ESTATE MARKET REPORT

Wednesday, February 19, 2025

As of: Thursday, February 20, 2025

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- 2 Cumulative Tampa Bay Report - Single Family Home
- 3 Cumulative Tampa Bay Report - Condominium
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4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Wednesday, February 19, 2025



as of: 2/20/2025

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

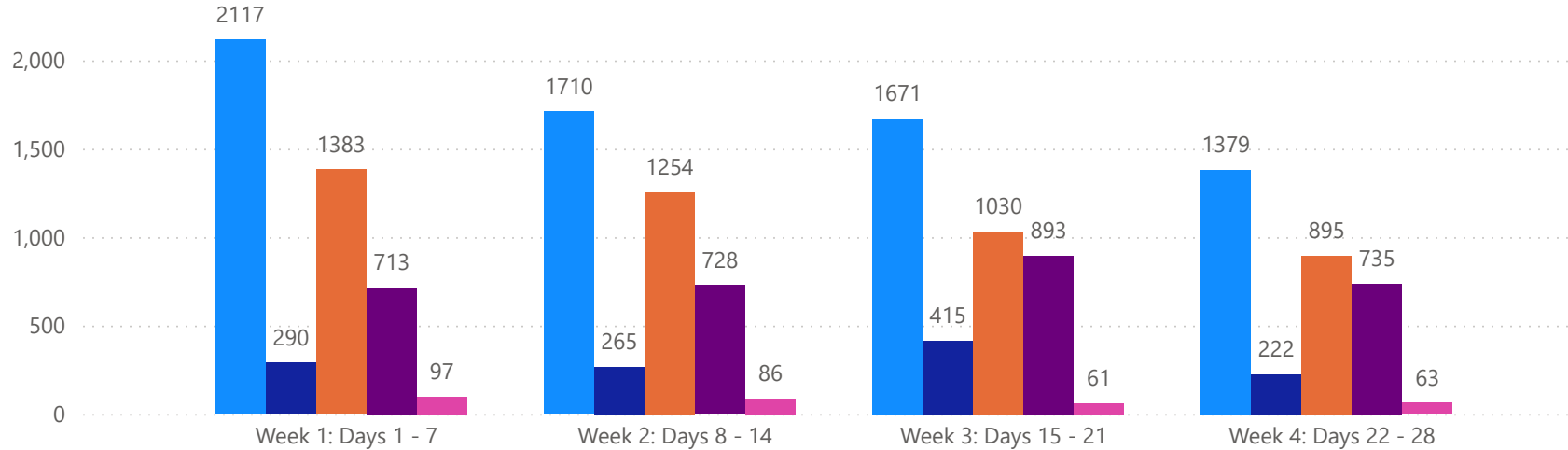
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOME

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	6877
Canceled	1192
Pending	4562
Sold	3069
Temporarily Off-Market	307

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
Wednesday, February 19, 2025	\$42,135,200	80	Monday, February 19, 2024	\$28,879,321	44
Tuesday, February 18, 2025	\$75,467,075	131	Sunday, February 18, 2024	\$2,728,909	7
Monday, February 17, 2025	\$13,123,947	27	Saturday, February 17, 2024	\$3,793,772	9
Sunday, February 16, 2025	\$2,599,000	3	Friday, February 16, 2024	\$164,940,647	281
Saturday, February 15, 2025	\$6,920,399	15	Thursday, February 15, 2024	\$116,879,247	209
Friday, February 14, 2025	\$154,899,329	288	Wednesday, February 14, 2024	\$73,778,712	144
Thursday, February 13, 2025	\$84,101,563	169	Tuesday, February 13, 2024	\$49,470,523	97
Total	\$379,246,513	713	Total	\$440,471,131	791

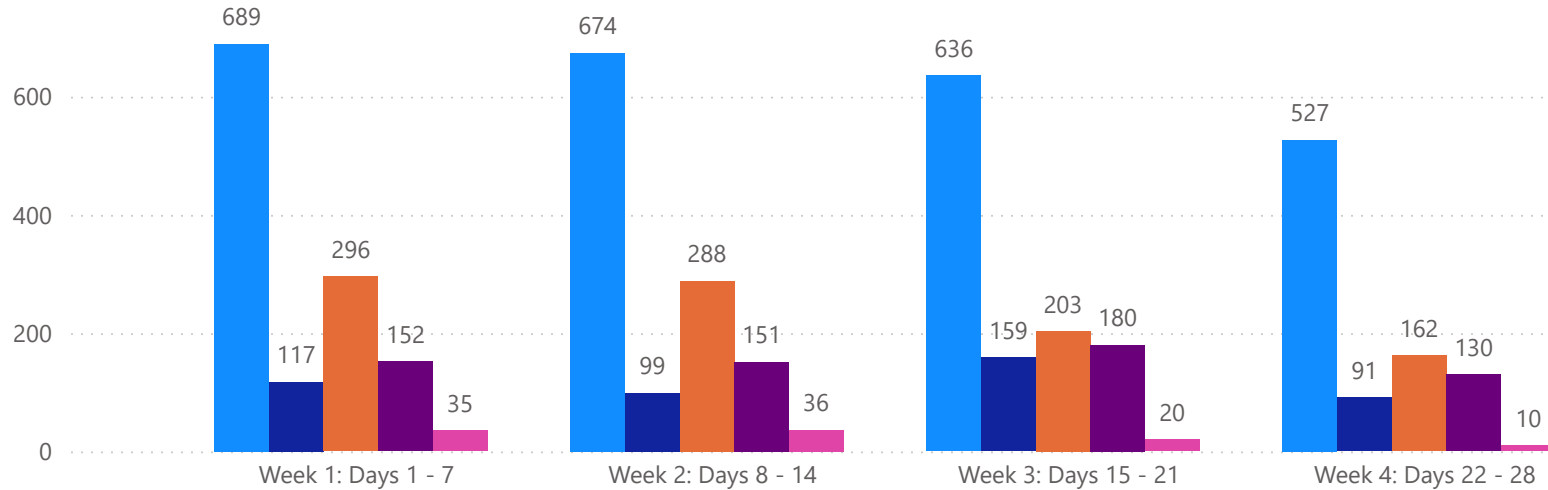


4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDO

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	2526
Canceled	466
Pending	949
Sold	613
Temporarily Off-Market	101

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
Wednesday, February 19, 2025	\$9,039,200	14	Monday, February 19, 2024	\$1,694,000	6
Tuesday, February 18, 2025	\$10,108,300	32	Saturday, February 17, 2024	\$400,000	2
Monday, February 17, 2025	\$2,423,450	7	Friday, February 16, 2024	\$31,404,750	60
Saturday, February 15, 2025	\$250,000	1	Thursday, February 15, 2024	\$23,194,800	51
Friday, February 14, 2025	\$35,193,100	72	Wednesday, February 14, 2024	\$9,991,910	27
Thursday, February 13, 2025	\$15,238,694	26	Tuesday, February 13, 2024	\$12,405,260	21
Total	\$72,252,744	152	Total	\$79,090,720	167

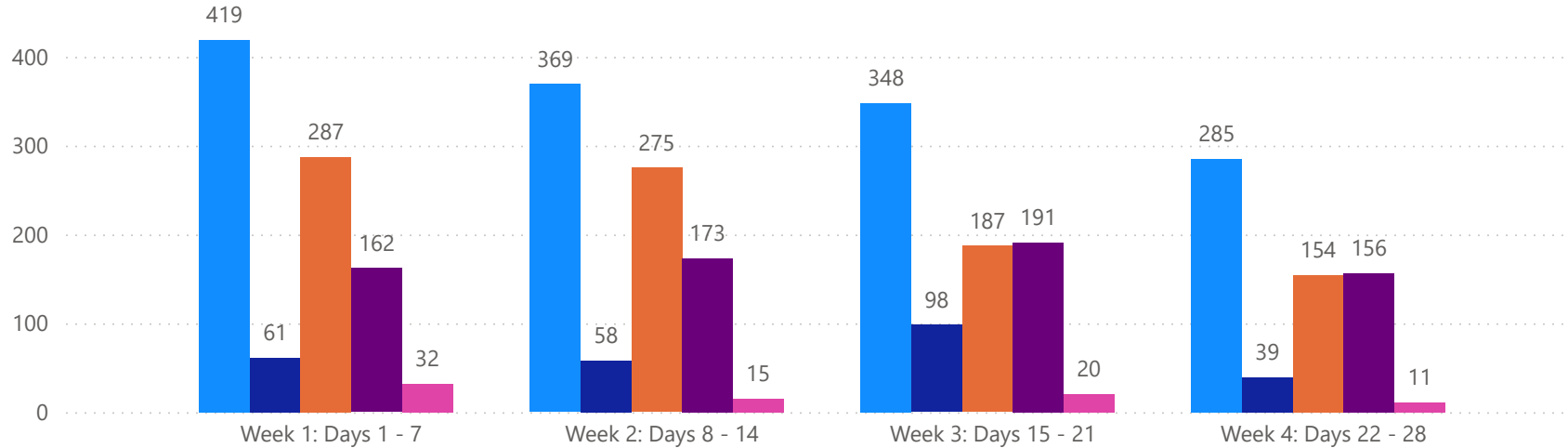


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOME

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	1421
Canceled	256
Pending	903
Sold	682
Temporarily Off-Market	78

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, Canceled and Expired Listing)

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Wednesday, February 19, 2025	\$10,363,500	22	Monday, February 19, 2024	\$1,659,045	3
Tuesday, February 18, 2025	\$23,440,000	36	Saturday, February 17, 2024	\$363,000	1
Monday, February 17, 2025	\$1,125,000	3	Friday, February 16, 2024	\$38,420,950	64
Sunday, February 16, 2025	\$1,560,000	1	Thursday, February 15, 2024	\$25,526,888	47
Saturday, February 15, 2025	\$734,000	2	Wednesday, February 14, 2024	\$14,300,000	26
Friday, February 14, 2025	\$32,270,495	61	Tuesday, February 13, 2024	\$11,297,100	23
Thursday, February 13, 2025	\$17,716,100	37	Total	\$91,566,983	164
Total	\$87,209,095	162			

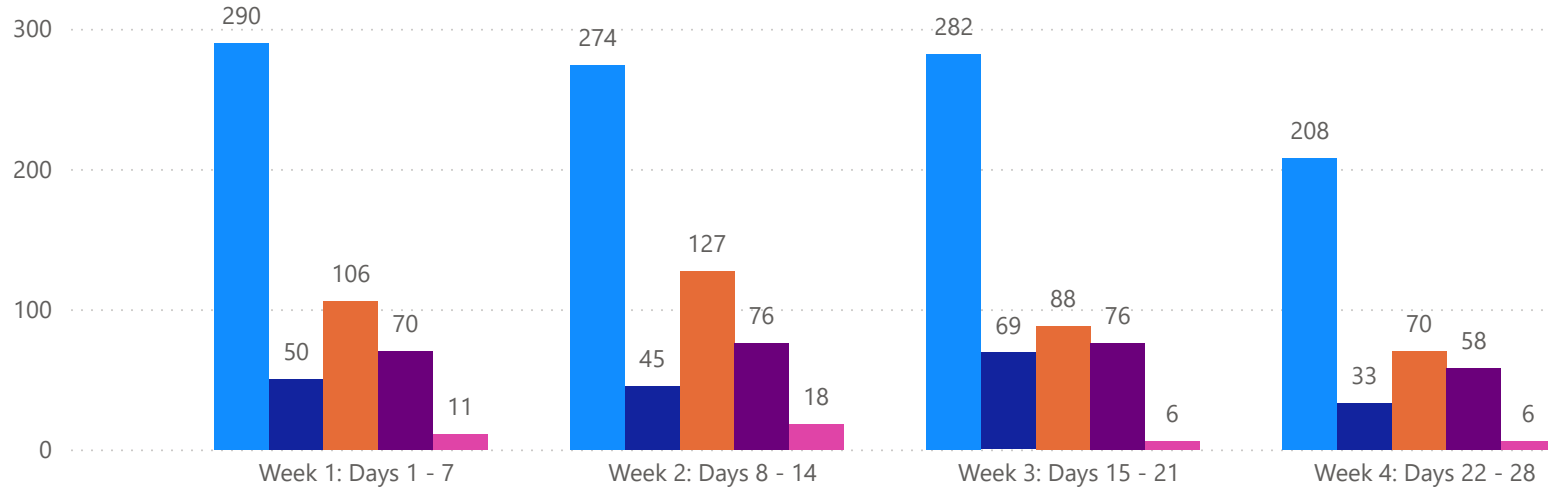


4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDO

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	1054
Canceled	197
Pending	391
Sold	280
Temporarily Off-Market	41

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
Wednesday, February 19, 2025	\$2,556,000	4	Monday, February 19, 2024	\$1,035,000	3
Tuesday, February 18, 2025	\$3,628,900	11	Friday, February 16, 2024	\$13,512,750	34
Monday, February 17, 2025	\$1,062,500	3	Thursday, February 15, 2024	\$9,312,500	23
Friday, February 14, 2025	\$15,568,200	34	Wednesday, February 14, 2024	\$3,745,500	13
Thursday, February 13, 2025	\$11,049,794	18	Tuesday, February 13, 2024	\$1,769,000	6
Total	\$33,865,394	70	Total	\$29,374,750	79

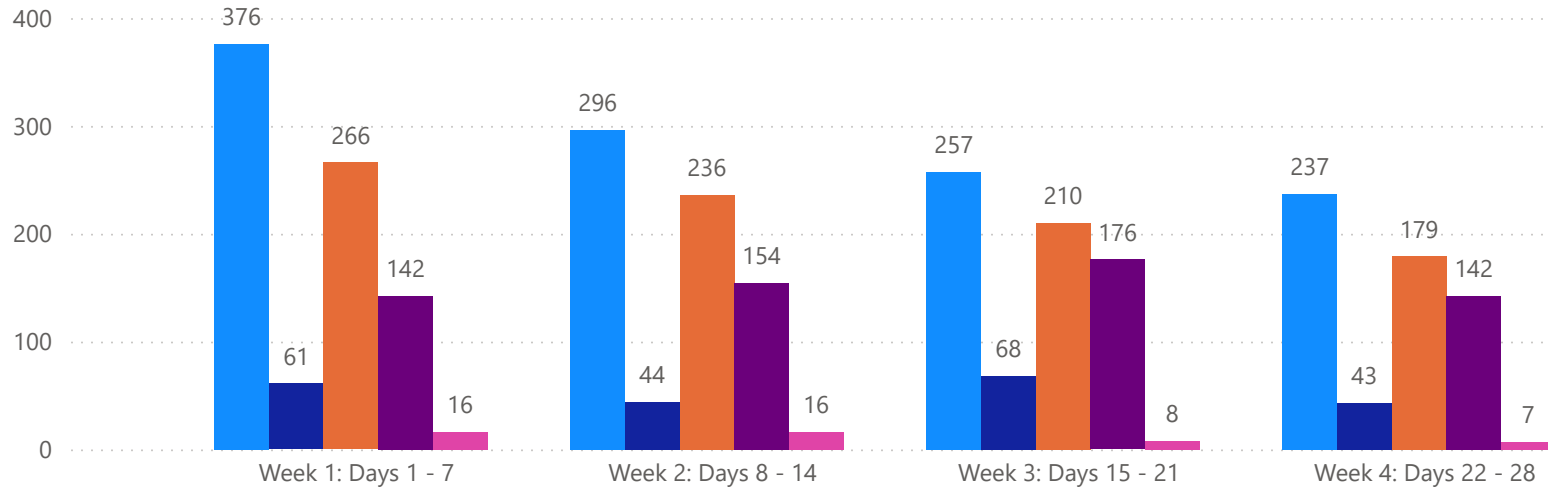


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOME

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	1166
Canceled	216
Pending	891
Sold	614
Temporarily Off-Market	47

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
Wednesday, February 19, 2025	\$6,688,923	15	Monday, February 19, 2024	\$6,577,170	15
Tuesday, February 18, 2025	\$9,186,063	25	Sunday, February 18, 2024	\$145,000	1
Monday, February 17, 2025	\$1,506,990	5	Saturday, February 17, 2024	\$1,456,272	4
Saturday, February 15, 2025	\$862,899	3	Friday, February 16, 2024	\$31,536,525	68
Friday, February 14, 2025	\$22,713,751	49	Thursday, February 15, 2024	\$20,940,102	45
Thursday, February 13, 2025	\$19,754,666	45	Wednesday, February 14, 2024	\$13,991,929	32
Total	\$60,713,292	142	Tuesday, February 13, 2024	\$11,479,594	25
			Total	\$86,126,592	190

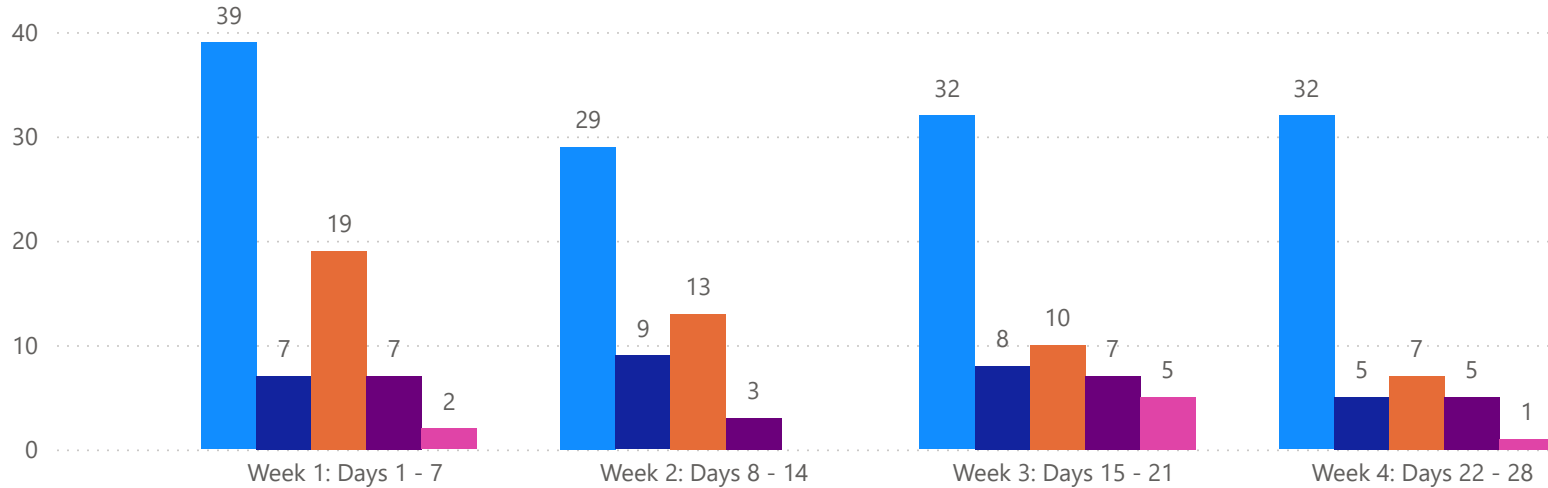


4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDO

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	132
Canceled	29
Pending	49
Sold	22
Temporarily Off-Market	8

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
Wednesday, February 19, 2025	\$140,000	1	Friday, February 16, 2024	\$611,000	3
Tuesday, February 18, 2025	\$481,900	4	Thursday, February 15, 2024	\$465,000	3
Friday, February 14, 2025	\$45,000	1	Wednesday, February 14, 2024	\$255,500	2
Thursday, February 13, 2025	\$155,000	1	Total	\$1,331,500	8
Total	\$821,900	7			

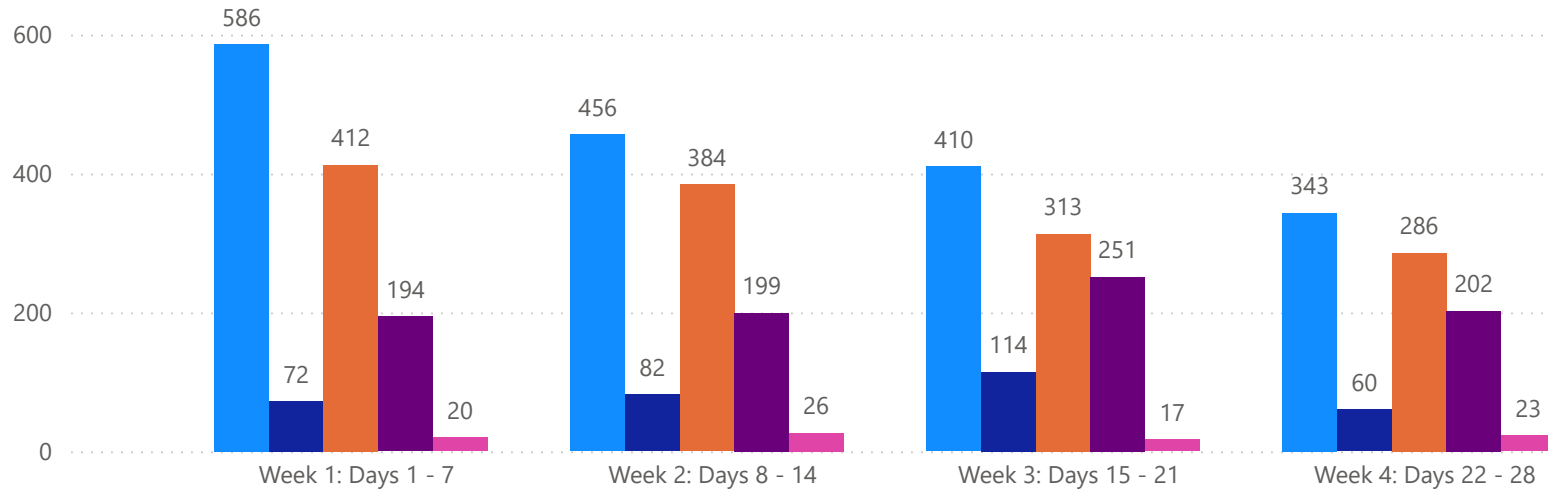


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	1795
Canceled	328
Pending	1395
Sold	846
Temporarily Off-Market	86

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
Wednesday, February 19, 2025	\$12,598,697	21	Monday, February 19, 2024	\$4,071,950	9
Tuesday, February 18, 2025	\$15,772,607	28	Sunday, February 18, 2024	\$1,254,000	4
Monday, February 17, 2025	\$4,736,000	10	Saturday, February 17, 2024	\$970,500	2
Saturday, February 15, 2025	\$2,585,000	6	Friday, February 16, 2024	\$31,137,468	60
Friday, February 14, 2025	\$49,181,739	93	Thursday, February 15, 2024	\$32,082,950	60
Thursday, February 13, 2025	\$17,215,540	36	Wednesday, February 14, 2024	\$25,120,780	47
Total	\$102,089,583	194	Tuesday, February 13, 2024	\$15,439,766	31
			Total	\$110,077,414	213

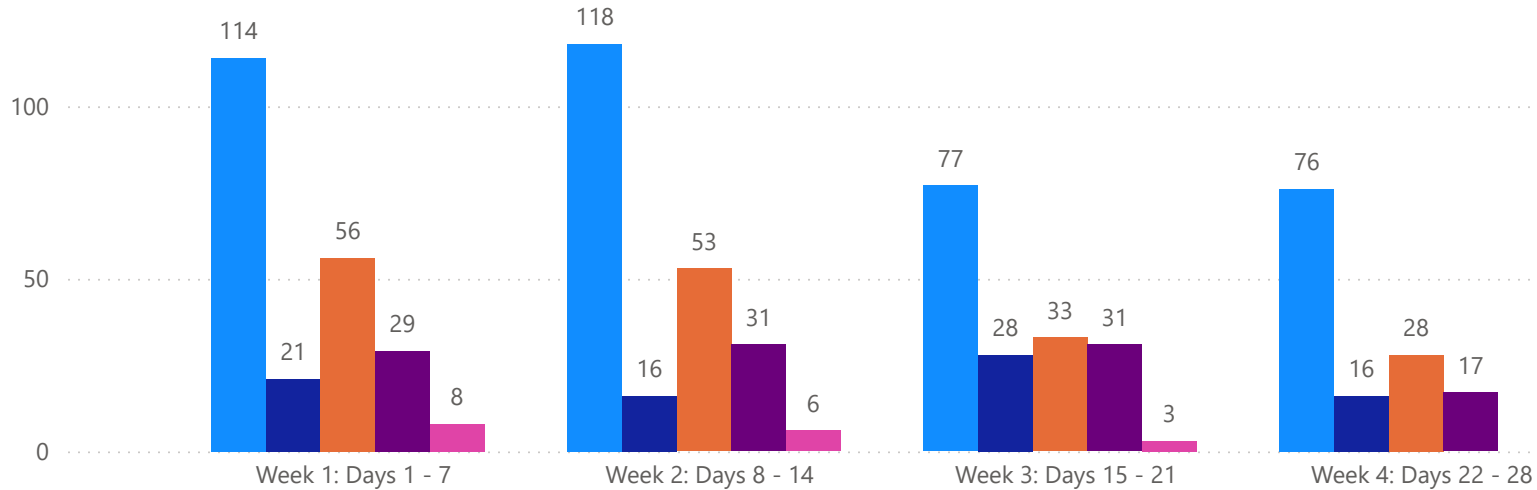


4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDO

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	385
Canceled	81
Pending	170
Sold	108
Temporarily Off-Market	17

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
Wednesday, February 19, 2025	\$512,300	2	Monday, February 19, 2024	\$195,000	1
Tuesday, February 18, 2025	\$3,742,000	7	Saturday, February 17, 2024	\$400,000	2
Monday, February 17, 2025	\$496,000	2	Friday, February 16, 2024	\$2,109,000	7
Friday, February 14, 2025	\$5,910,400	16	Thursday, February 15, 2024	\$1,052,900	4
Thursday, February 13, 2025	\$2,640,000	2	Wednesday, February 14, 2024	\$2,822,000	5
Total	\$13,300,700	29	Tuesday, February 13, 2024	\$864,800	3
			Total	\$7,443,700	22

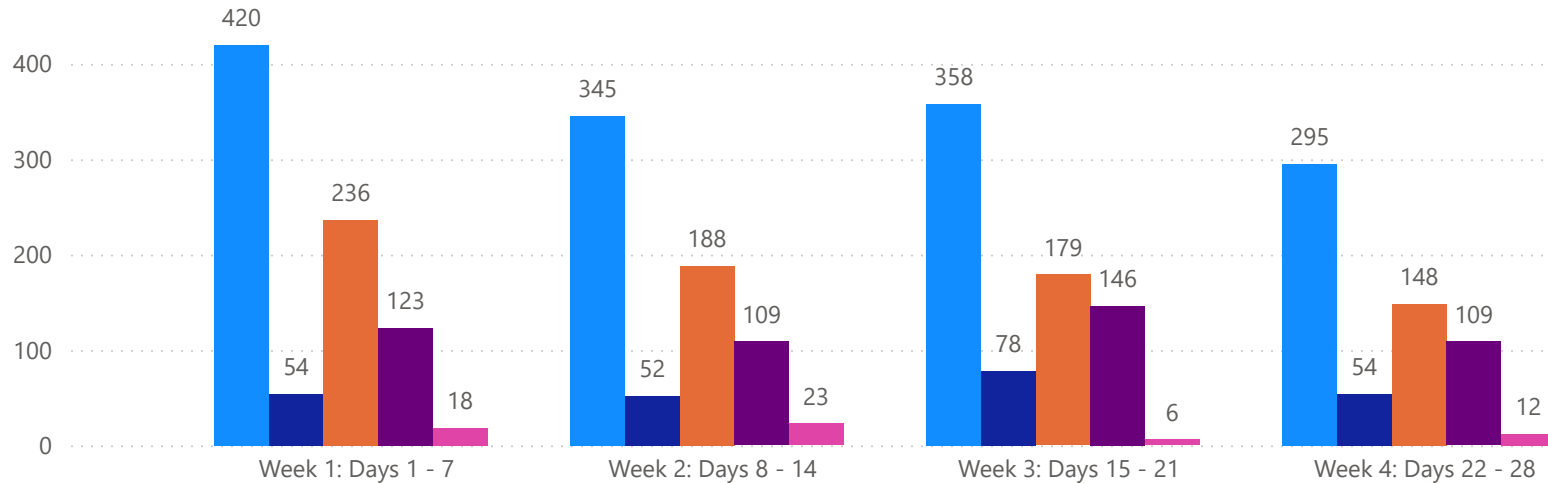


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOME

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	1418
Canceled	238
Pending	751
Sold	487
Temporarily Off-Market	59

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
Wednesday, February 19, 2025	\$4,960,295	10	Monday, February 19, 2024	\$11,777,700	8
Tuesday, February 18, 2025	\$14,205,645	25	Sunday, February 18, 2024	\$1,329,909	2
Monday, February 17, 2025	\$3,723,350	4	Friday, February 16, 2024	\$36,637,870	49
Sunday, February 16, 2025	\$1,039,000	2	Thursday, February 15, 2024	\$22,773,612	32
Saturday, February 15, 2025	\$1,807,500	2	Wednesday, February 14, 2024	\$6,175,375	16
Friday, February 14, 2025	\$32,598,815	51	Tuesday, February 13, 2024	\$5,556,550	8
Thursday, February 13, 2025	\$16,744,476	29	Total	\$84,251,016	115
Total	\$75,079,081	123			

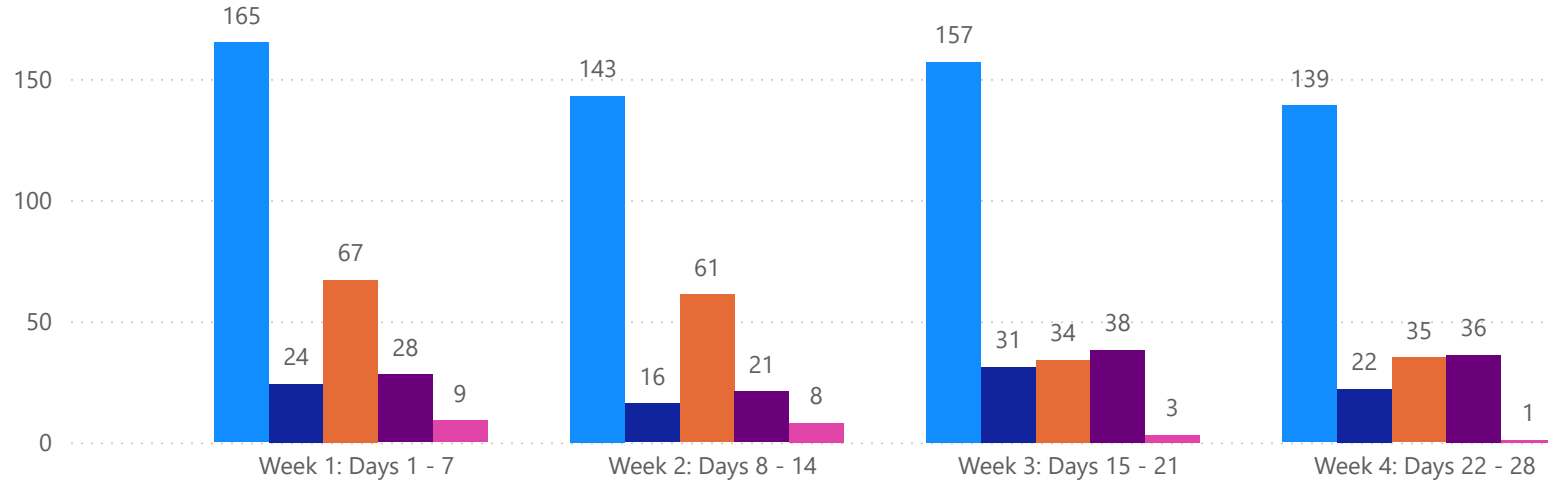


4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDO

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	604
Canceled	93
Pending	197
Sold	123
Temporarily Off-Market	21

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
Wednesday, February 19, 2025	\$5,656,900	6	Monday, February 19, 2024	\$299,000	1
Tuesday, February 18, 2025	\$842,000	4	Friday, February 16, 2024	\$12,589,000	11
Saturday, February 15, 2025	\$250,000	1	Thursday, February 15, 2024	\$9,311,900	14
Friday, February 14, 2025	\$11,119,500	13	Wednesday, February 14, 2024	\$2,037,000	4
Thursday, February 13, 2025	\$1,065,000	4	Tuesday, February 13, 2024	\$7,456,000	6
Total	\$18,933,400	28	Total	\$31,692,900	36

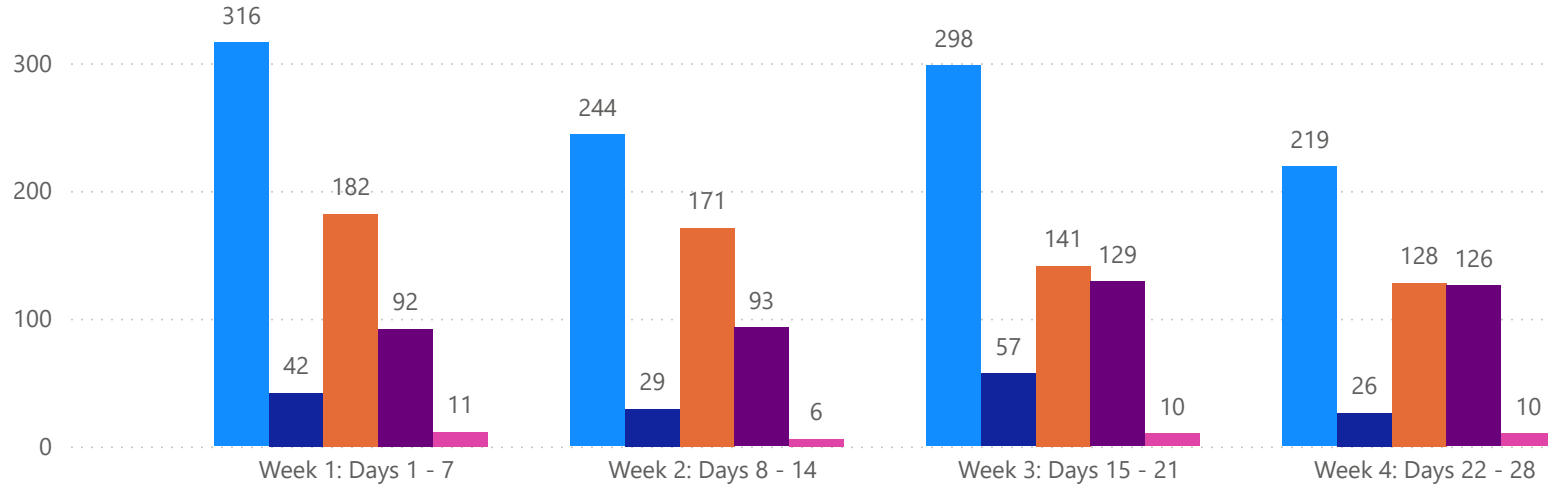


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOME

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	1077
Canceled	154
Pending	622
Sold	440
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, Cancelled and Expired Listing)

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Wednesday, February 19, 2025	\$7,523,785	12	Monday, February 19, 2024	\$4,793,456	9
Tuesday, February 18, 2025	\$12,862,760	17	Saturday, February 17, 2024	\$1,004,000	2
Monday, February 17, 2025	\$2,032,607	5	Friday, February 16, 2024	\$27,207,834	40
Saturday, February 15, 2025	\$931,000	2	Thursday, February 15, 2024	\$15,555,695	25
Friday, February 14, 2025	\$18,134,529	34	Wednesday, February 14, 2024	\$14,190,628	23
Thursday, February 13, 2025	\$12,670,781	22	Tuesday, February 13, 2024	\$5,697,513	10
Total	\$54,155,462	92	Total	\$68,449,126	109

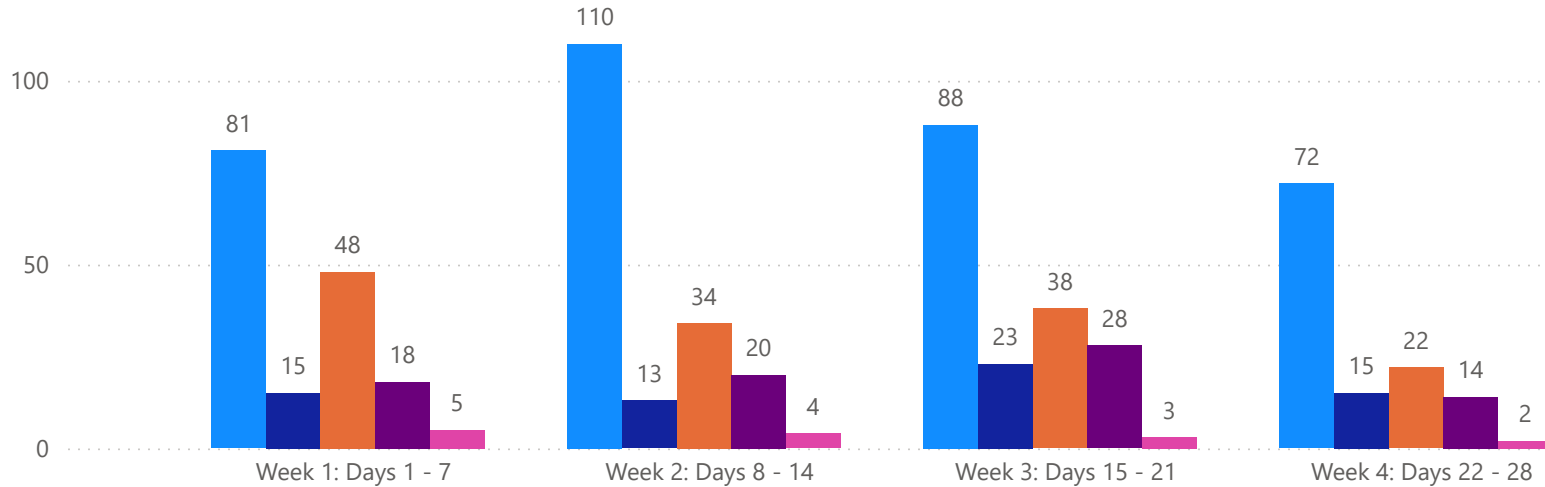


4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDO

2/19/2025

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



TOTALS

MLS Status	4 Week Total
Active	351
Canceled	66
Pending	142
Sold	80
Temporarily Off-Market	14

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
Wednesday, February 19, 2025	\$174,000	1	Monday, February 19, 2024	\$165,000	1
Tuesday, February 18, 2025	\$1,413,500	6	Friday, February 16, 2024	\$2,583,000	5
Monday, February 17, 2025	\$864,950	2	Thursday, February 15, 2024	\$3,052,500	7
Friday, February 14, 2025	\$2,550,000	8	Wednesday, February 14, 2024	\$1,131,910	3
Thursday, February 13, 2025	\$328,900	1	Tuesday, February 13, 2024	\$2,315,460	6
Total	\$5,331,350	18	Total	\$9,247,870	22

