



# 4 WEEK REAL ESTATE MARKET REPORT

Tuesday, February 25, 2025

*As of: Wednesday, February 26, 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

Tuesday, February 25, 2025

as of: 2/26/2025



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

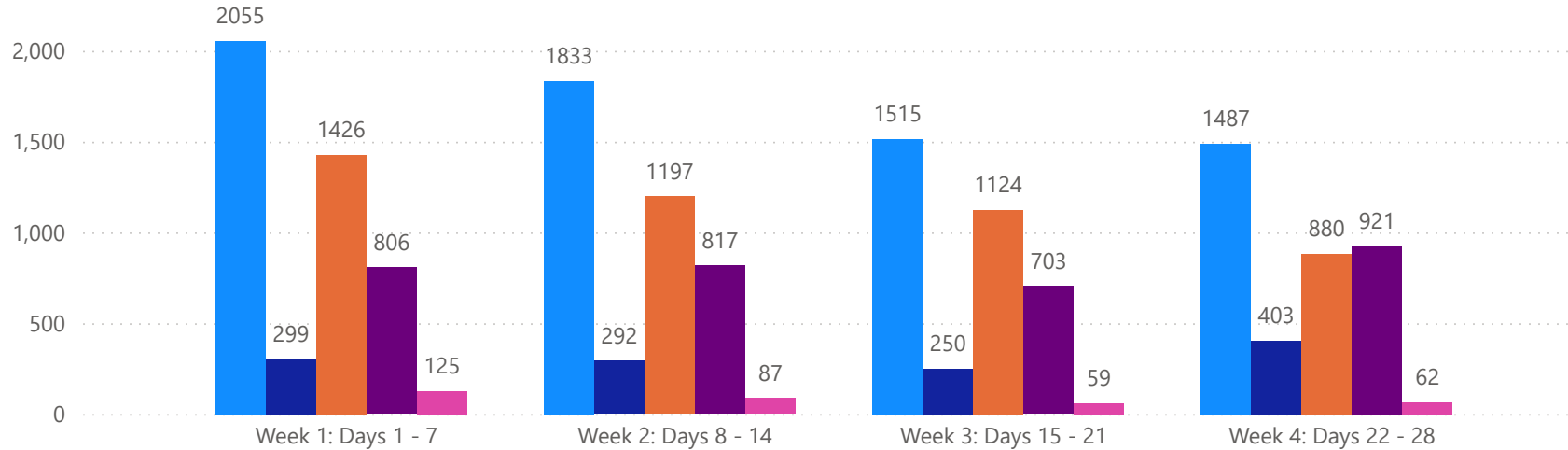
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - SINGLE FAMILY HOME

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	6890
Canceled	1244
Pending	4627
Sold	3247
Temporarily Off-Market	333

### DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	55	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	161	
Price Decrease	394	
Price Increase	18	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Tuesday, February 25, 2025	\$46,788,647	79	Sunday, February 25, 2024	\$2,718,310	5
Monday, February 24, 2025	\$80,553,385	138	Saturday, February 24, 2024	\$8,060,935	14
Sunday, February 23, 2025	\$306,080	1	Friday, February 23, 2024	\$201,679,929	329
Saturday, February 22, 2025	\$1,603,000	3	Thursday, February 22, 2024	\$92,325,297	160
Friday, February 21, 2025	\$162,318,421	284	Wednesday, February 21, 2024	\$79,642,793	140
Thursday, February 20, 2025	\$92,314,281	162	Tuesday, February 20, 2024	\$105,647,527	194
Wednesday, February 19, 2025	\$72,831,241	139	Monday, February 19, 2024	\$28,879,321	44
<b>Total</b>	<b>\$456,715,055</b>	<b>806</b>	<b>Total</b>	<b>\$518,954,112</b>	<b>886</b>

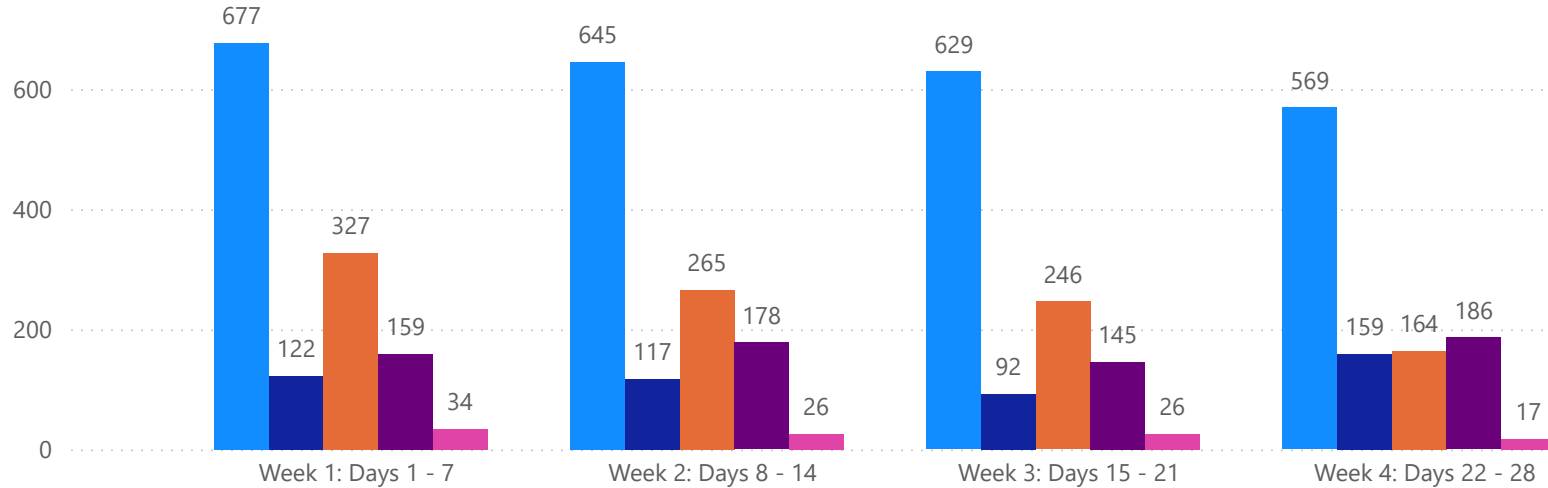


# 4 WEEK REAL ESTATE MARKET REPORT

## TAMPA BAY - CONDO

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	2520
Canceled	490
Pending	1002
Sold	668
Temporarily Off-Market	103

### DAILY MARKET CHANGE

Category	Sum of Total	
Back on the Market	14	*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)
New Listings	54	
Price Decrease	126	
Price Increase	1	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Tuesday, February 25, 2025	\$6,392,000	15	Saturday, February 24, 2024	\$767,000	3
Monday, February 24, 2025	\$8,508,389	23	Friday, February 23, 2024	\$17,520,299	52
Friday, February 21, 2025	\$19,988,400	60	Thursday, February 22, 2024	\$13,380,550	39
Thursday, February 20, 2025	\$15,021,723	37	Wednesday, February 21, 2024	\$8,586,831	27
Wednesday, February 19, 2025	\$14,422,100	24	Tuesday, February 20, 2024	\$21,776,400	47
<b>Total</b>	<b>\$64,332,612</b>	<b>159</b>	Monday, February 19, 2024	\$1,694,000	6
			<b>Total</b>	<b>\$63,725,080</b>	<b>174</b>

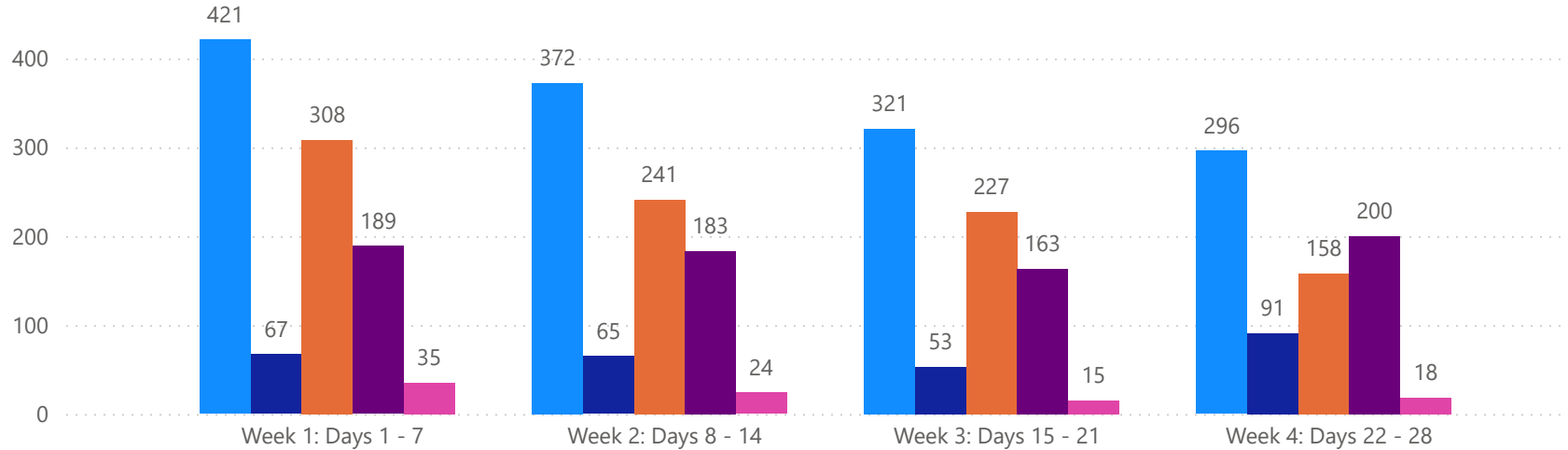


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - SINGLE FAMILY HOME

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	1410
Canceled	276
Pending	934
Sold	735
Temporarily Off-Market	92

### DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	14
New Listings	36
Price Decrease	79
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
Tuesday, February 25, 2025	\$14,467,050	27	Saturday, February 24, 2024	\$916,000	3
Monday, February 24, 2025	\$13,171,750	22	Friday, February 23, 2024	\$36,103,800	64
Friday, February 21, 2025	\$38,434,725	64	Thursday, February 22, 2024	\$14,388,625	29
Thursday, February 20, 2025	\$26,987,800	43	Wednesday, February 21, 2024	\$8,960,500	19
Wednesday, February 19, 2025	\$15,450,500	33	Tuesday, February 20, 2024	\$19,773,200	35
<b>Total</b>	<b>\$108,511,825</b>	<b>189</b>	Monday, February 19, 2024	\$1,659,045	3
			<b>Total</b>	<b>\$81,801,170</b>	<b>153</b>

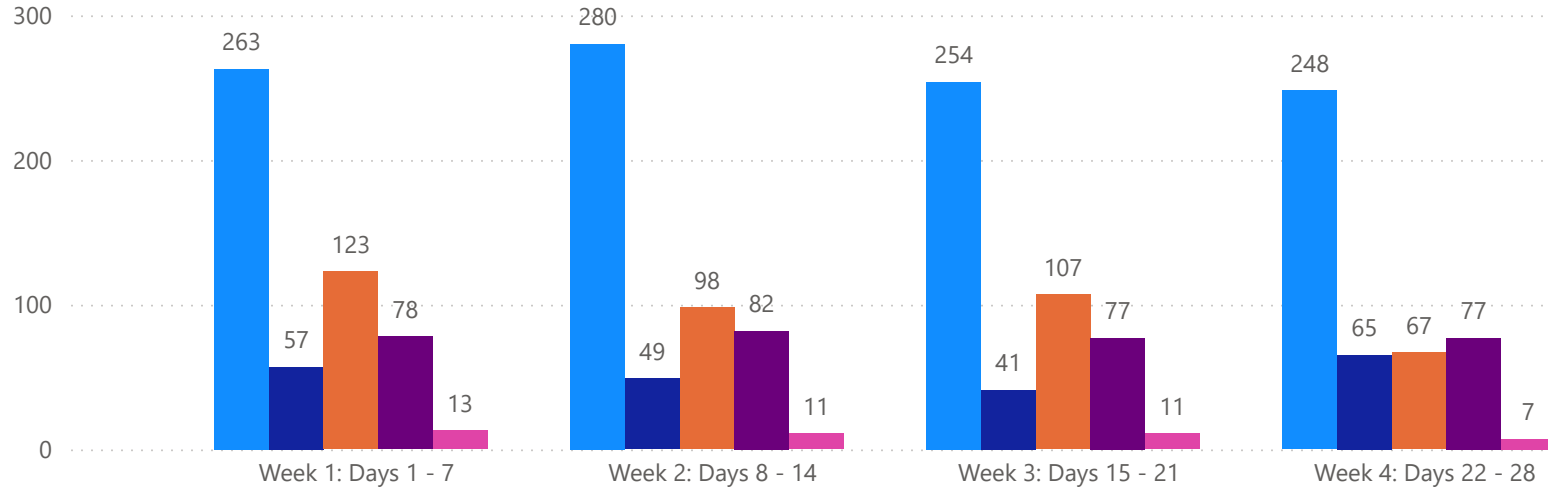


# 4 WEEK REAL ESTATE MARKET REPORT

## PINELLAS COUNTY - CONDO

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	1045
Canceled	212
Pending	395
Sold	314
Temporarily Off-Market	42

### DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	3
New Listings	23
Price Decrease	35
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
Tuesday, February 25, 2025	\$1,325,500	3	Saturday, February 24, 2024	\$357,000	2
Monday, February 24, 2025	\$3,765,599	9	Friday, February 23, 2024	\$9,230,399	24
Friday, February 21, 2025	\$9,085,200	31	Thursday, February 22, 2024	\$3,922,400	14
Thursday, February 20, 2025	\$8,671,723	25	Wednesday, February 21, 2024	\$4,036,331	12
Wednesday, February 19, 2025	\$6,184,000	10	Tuesday, February 20, 2024	\$13,076,400	26
<b>Total</b>	<b>\$29,032,022</b>	<b>78</b>	Monday, February 19, 2024	\$1,035,000	3
			<b>Total</b>	<b>\$31,657,530</b>	<b>81</b>

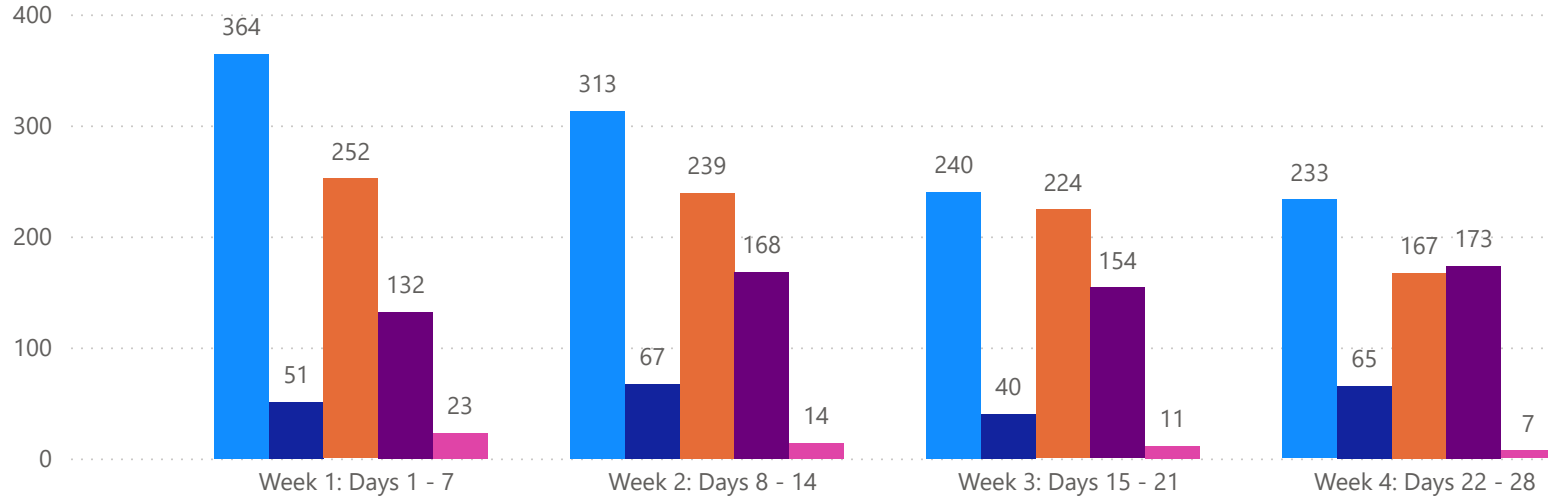


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - SINGLE FAMILY HOME

### 2/25/2025

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



*All data is current as of today, though some MLS statuses may have changed from prior days.*

### TOTALS

MLS Status	4 Week Total
Active	1150
Canceled	223
Pending	882
Sold	627
Temporarily Off-Market	55

### DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	10
New Listings	24
Price Decrease	59
Price Increase	6

\*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 25, 2025	\$1,984,935	4	Sunday, February 25, 2024	\$904,435	2
Monday, February 24, 2025	\$8,802,251	22	Saturday, February 24, 2024	\$1,783,305	4
Sunday, February 23, 2025	\$306,080	1	Friday, February 23, 2024	\$27,699,849	70
Saturday, February 22, 2025	\$383,000	1	Thursday, February 22, 2024	\$10,343,146	27
Friday, February 21, 2025	\$20,102,967	49	Wednesday, February 21, 2024	\$16,451,127	37
Thursday, February 20, 2025	\$11,913,390	30	Tuesday, February 20, 2024	\$18,156,230	43
Wednesday, February 19, 2025	\$11,033,183	25	Monday, February 19, 2024	\$6,577,170	15
<b>Total</b>	<b>\$54,525,806</b>	<b>132</b>	<b>Total</b>	<b>\$81,915,262</b>	<b>198</b>

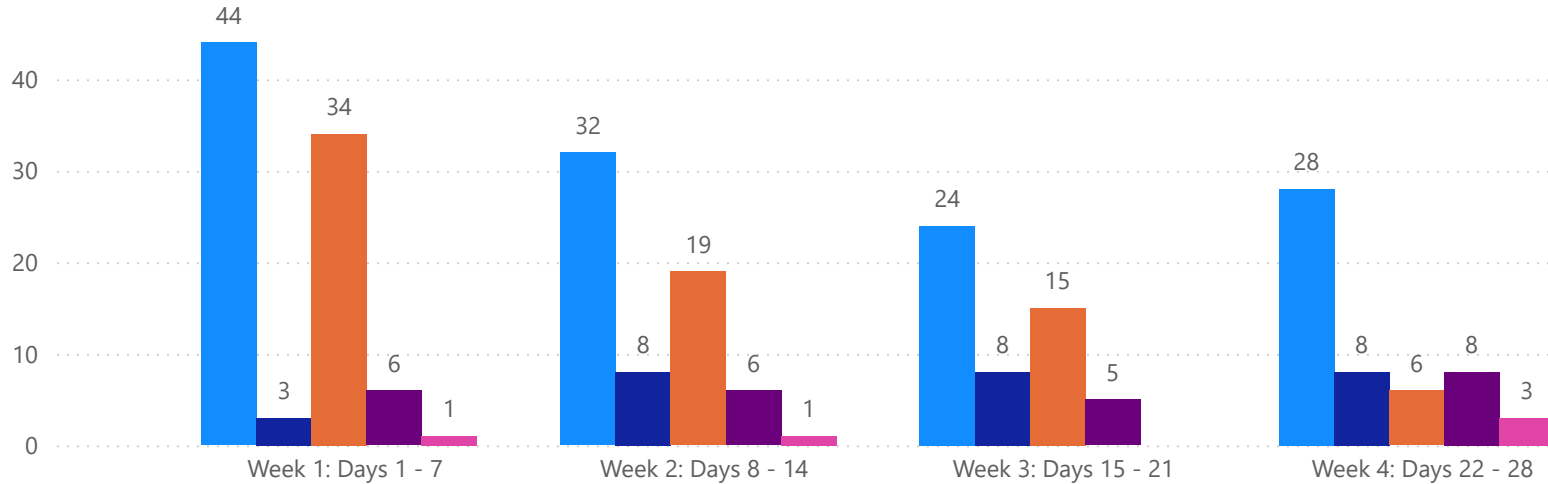


# 4 WEEK REAL ESTATE MARKET REPORT

## PASCO COUNTY - CONDO

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	128
Canceled	27
Pending	74
Sold	25
Temporarily Off-Market	5

### DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	1
New Listings	5
Price Decrease	9
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
Tuesday, February 25, 2025	\$139,000	1	Friday, February 23, 2024	\$462,500	3
Monday, February 24, 2025	\$464,900	2	Thursday, February 22, 2024	\$419,900	3
Friday, February 21, 2025	\$152,000	1	Wednesday, February 21, 2024	\$722,000	4
Thursday, February 20, 2025	\$89,000	1	Tuesday, February 20, 2024	\$194,500	1
Wednesday, February 19, 2025	\$140,000	1	<b>Total</b>	<b>\$1,798,900</b>	<b>11</b>
<b>Total</b>	<b>\$984,900</b>	<b>6</b>			



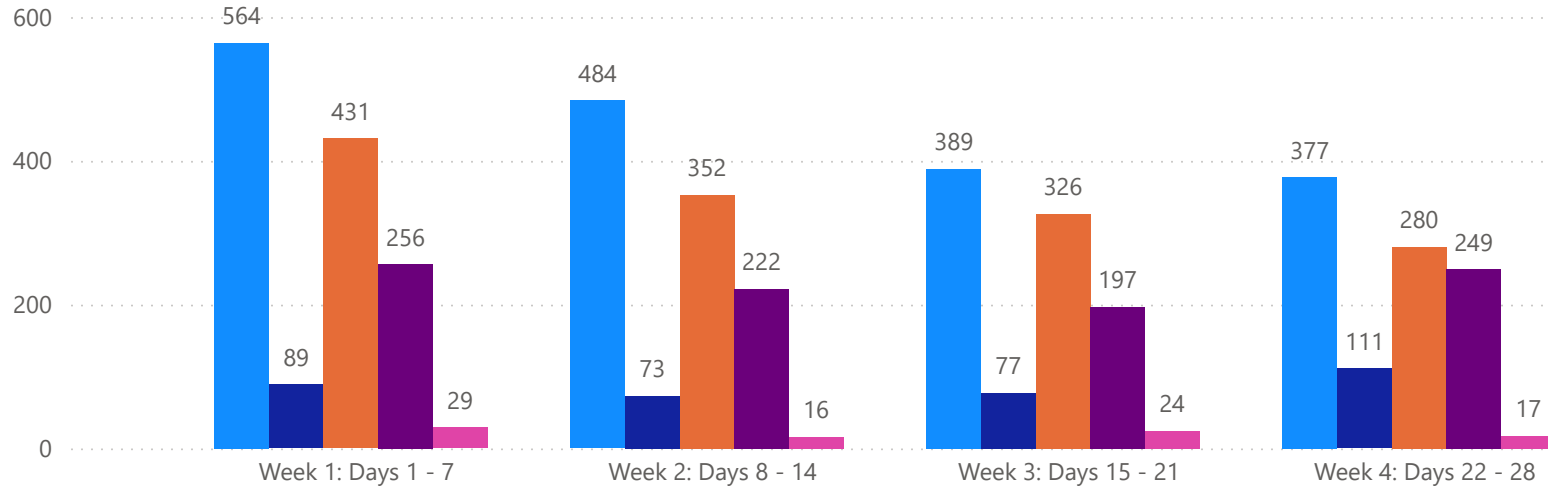


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	1814
Canceled	350
Pending	1389
Sold	924
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	17	
New Listings	42	
Price Decrease	95	
Price Increase	6	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Tuesday, February 25, 2025	\$11,976,762	25	Saturday, February 24, 2024	\$1,048,440	2
Monday, February 24, 2025	\$26,386,990	47	Friday, February 23, 2024	\$44,630,440	88
Saturday, February 22, 2025	\$1,220,000	2	Thursday, February 22, 2024	\$22,911,265	48
Friday, February 21, 2025	\$48,105,661	92	Wednesday, February 21, 2024	\$24,565,625	43
Thursday, February 20, 2025	\$28,353,847	50	Tuesday, February 20, 2024	\$25,034,687	48
Wednesday, February 19, 2025	\$20,077,477	40	Monday, February 19, 2024	\$4,071,950	9
<b>Total</b>	<b>\$136,120,737</b>	<b>256</b>	<b>Total</b>	<b>\$122,262,407</b>	<b>238</b>

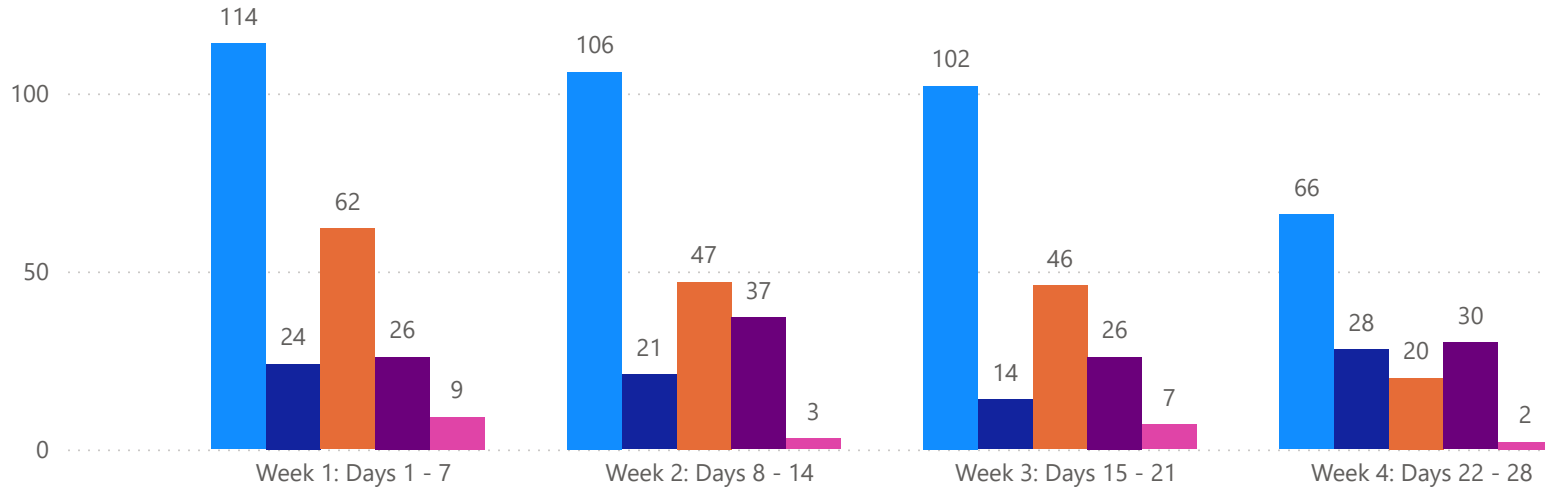


# 4 WEEK REAL ESTATE MARKET REPORT

## HILLSBOROUGH COUNTY - CONDO

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	388
Canceled	87
Pending	175
Sold	119
Temporarily Off-Market	21

### 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	20	
Price Increase	0	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Tuesday, February 25, 2025	\$1,300,000	4	Friday, February 23, 2024	\$1,746,000	8
Monday, February 24, 2025	\$801,990	4	Thursday, February 22, 2024	\$3,054,250	9
Friday, February 21, 2025	\$1,999,200	9	Wednesday, February 21, 2024	\$239,000	1
Thursday, February 20, 2025	\$1,326,000	5	Tuesday, February 20, 2024	\$4,555,000	9
Wednesday, February 19, 2025	\$802,300	4	Monday, February 19, 2024	\$195,000	1
<b>Total</b>	<b>\$6,229,490</b>	<b>26</b>	<b>Total</b>	<b>\$9,789,250</b>	<b>28</b>

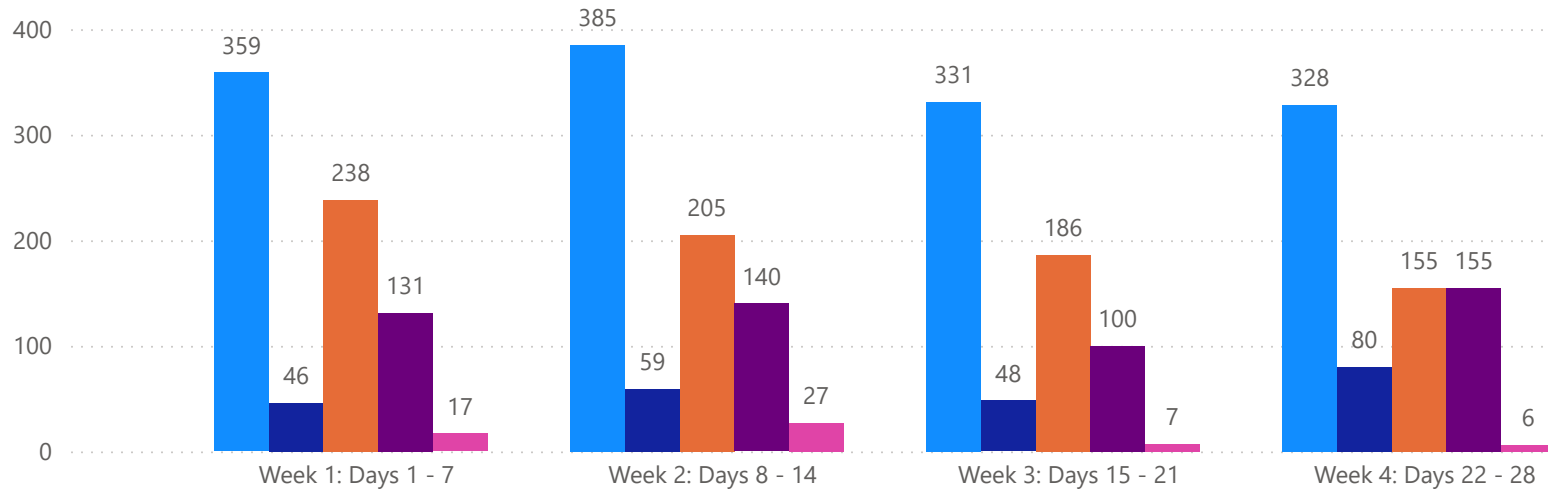


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - SINGLE FAMILY HOME

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	1403
Canceled	233
Pending	784
Sold	526
Temporarily Off-Market	57

### DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	9
New Listings	34
Price Decrease	91
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
Tuesday, February 25, 2025	\$16,564,900	20	Sunday, February 25, 2024	\$1,813,875	3
Monday, February 24, 2025	\$22,526,919	27	Saturday, February 24, 2024	\$3,344,204	3
Friday, February 21, 2025	\$33,515,845	43	Friday, February 23, 2024	\$41,779,061	45
Thursday, February 20, 2025	\$10,585,341	19	Thursday, February 22, 2024	\$22,790,231	26
Wednesday, February 19, 2025	\$12,992,406	22	Wednesday, February 21, 2024	\$16,600,442	22
<b>Total</b>	<b>\$96,185,411</b>	<b>131</b>	Tuesday, February 20, 2024	\$22,403,233	39
			Monday, February 19, 2024	\$11,777,700	8
			<b>Total</b>	<b>\$120,508,746</b>	<b>146</b>

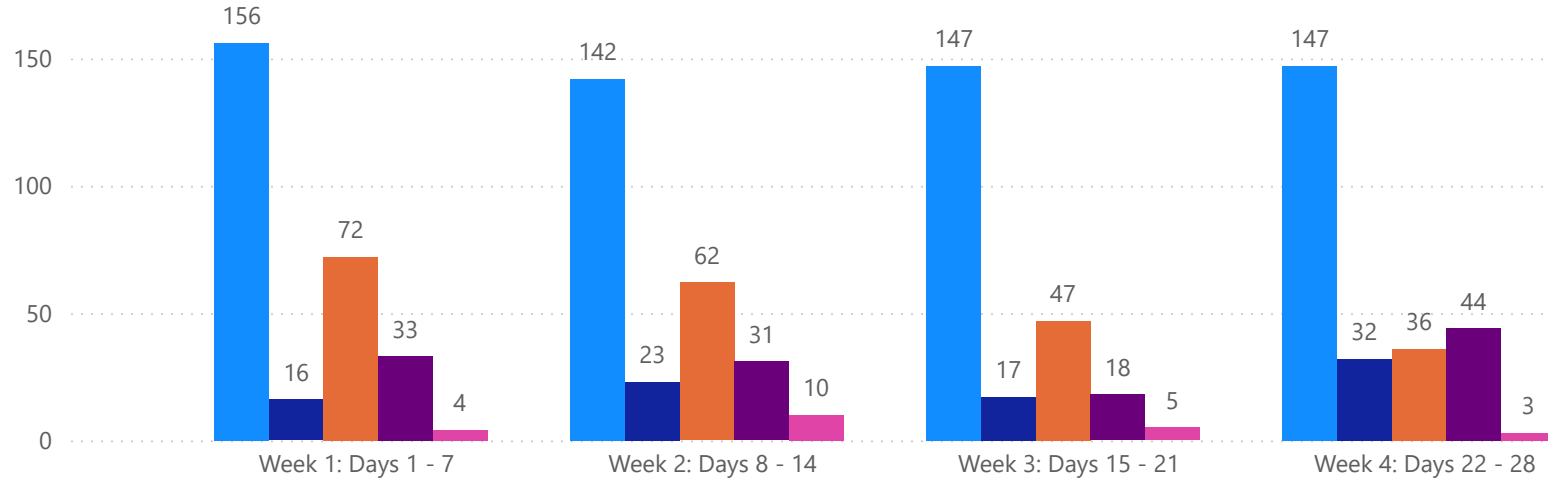


# 4 WEEK REAL ESTATE MARKET REPORT

## SARASOTA COUNTY - CONDO

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	592
Canceled	88
Pending	217
Sold	126
Temporarily Off-Market	22

### DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	7
New Listings	12
Price Decrease	40
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 25, 2025	\$2,552,500	4	Friday, February 23, 2024	\$3,381,000	7
Monday, February 24, 2025	\$2,092,900	5	Thursday, February 22, 2024	\$4,088,000	7
Friday, February 21, 2025	\$5,958,500	13	Wednesday, February 21, 2024	\$2,527,000	7
Thursday, February 20, 2025	\$4,140,000	4	Tuesday, February 20, 2024	\$2,099,000	5
Wednesday, February 19, 2025	\$6,781,900	7	Monday, February 19, 2024	\$299,000	1
<b>Total</b>	<b>\$21,525,800</b>	<b>33</b>	<b>Total</b>	<b>\$12,394,000</b>	<b>27</b>

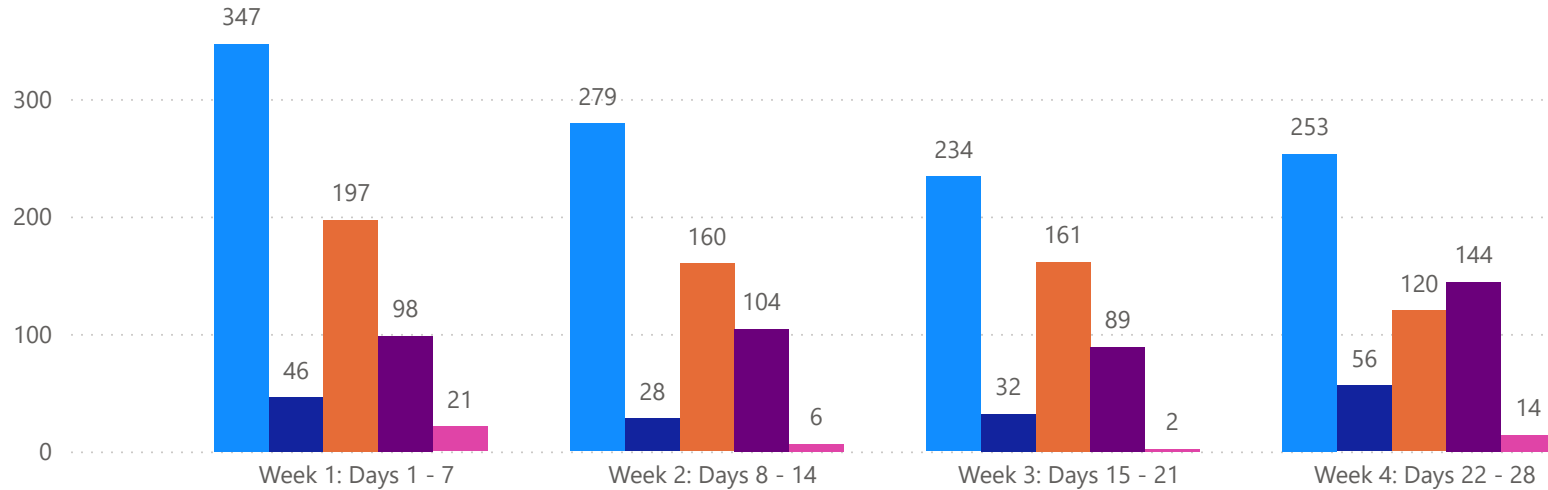


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - SINGLE FAMILY HOME

### 2/25/2025

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



All data is current as of today, though some MLS statuses may have changed from prior days.

### TOTALS

MLS Status	4 Week Total
Active	1113
Canceled	162
Pending	638
Sold	435
Temporarily Off-Market	43

### DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	5
New Listings	25
Price Decrease	70
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
Tuesday, February 25, 2025	\$1,795,000	3	Saturday, February 24, 2024	\$968,986	2
Monday, February 24, 2025	\$9,665,475	20	Friday, February 23, 2024	\$51,466,779	62
Friday, February 21, 2025	\$22,159,223	36	Thursday, February 22, 2024	\$21,892,030	30
Thursday, February 20, 2025	\$14,473,903	20	Wednesday, February 21, 2024	\$13,065,099	19
Wednesday, February 19, 2025	\$13,277,675	19	Tuesday, February 20, 2024	\$20,280,177	29
<b>Total</b>	<b>\$61,371,276</b>	<b>98</b>	Monday, February 19, 2024	\$4,793,456	9
			<b>Total</b>	<b>\$112,466,527</b>	<b>151</b>

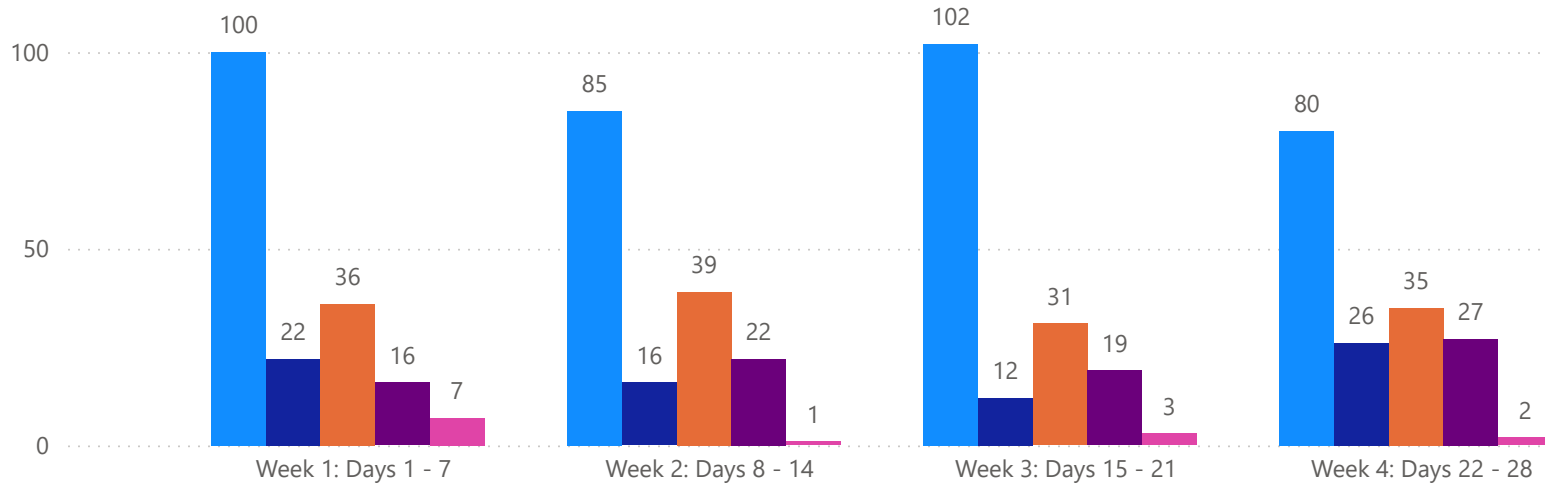


# 4 WEEK REAL ESTATE MARKET REPORT

## MANATEE COUNTY - CONDO

### 2/25/2025

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



### TOTALS

MLS Status	4 Week Total
Active	367
Canceled	76
Pending	141
Sold	84
Temporarily Off-Market	13

### DAILY MARKET CHANGE

Category	Sum of Manatee	
Back on the Market	0	*Back on Market can be from these sources - Pending, Temp Off Market, Canceled and Expired Listing)
New Listings	6	
Price Decrease	22	
Price Increase	0	

### 7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Tuesday, February 25, 2025	\$1,075,000	3	Saturday, February 24, 2024	\$410,000	1
Monday, February 24, 2025	\$1,383,000	3	Friday, February 23, 2024	\$2,700,400	10
Friday, February 21, 2025	\$2,793,500	6	Thursday, February 22, 2024	\$1,896,000	6
Thursday, February 20, 2025	\$795,000	2	Wednesday, February 21, 2024	\$1,062,500	3
Wednesday, February 19, 2025	\$513,900	2	Tuesday, February 20, 2024	\$1,851,500	6
<b>Total</b>	<b>\$6,560,400</b>	<b>16</b>	Monday, February 19, 2024	\$165,000	1
			<b>Total</b>	<b>\$8,085,400</b>	<b>27</b>

