

SUNCOAST TAMPA
ASSOCIATION OF
REALTORS®

4 WEEK REAL ESTATE MARKET REPORT

Monday, August 25, 2025

As of: Tuesday, August 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**
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- 12 Manatee County - Single Family Home**
- 13 Manatee County - Condominium**

4 WEEK REAL ESTATE MARKET REPORT

REPORT BREAKDOWN

Monday, August 25, 2025



as of: 8/26/2025

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

Day 28: Monday, August 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

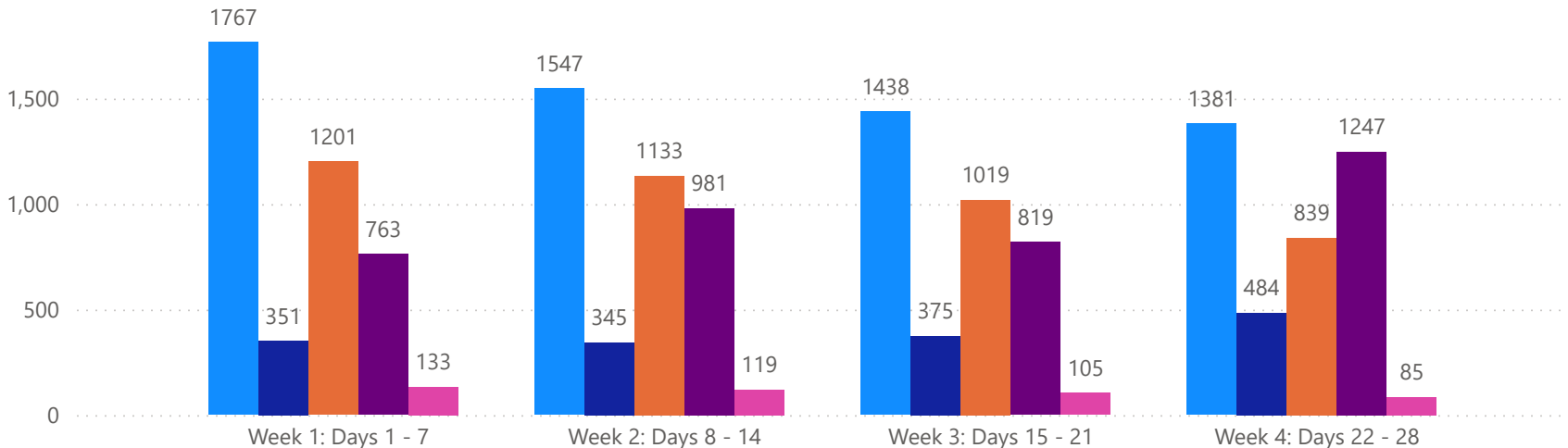
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOME

8/25/2025

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	6133
Canceled	1555
Pending	4192
Sold	3810
Temporarily Off-Market	442

DAILY MARKET CHANGE

Category	Sum of Total
Back on the Market	63
New Listings	158
Price Decrease	307
Price Increase	41

*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
Monday, August 25, 2025	\$40,742,540	66
Sunday, August 24, 2025	\$228,000	2
Saturday, August 23, 2025	\$900,000	2
Friday, August 22, 2025	\$157,123,572	261
Thursday, August 21, 2025	\$75,127,112	146
Wednesday, August 20, 2025	\$108,533,160	157
Tuesday, August 19, 2025	\$63,541,245	129
Total	\$446,195,629	763

Closed Prior Year	Volume	Count
Saturday, August 24, 2024	\$8,404,020	21
Friday, August 23, 2024	\$148,902,981	279
Thursday, August 22, 2024	\$101,837,803	181
Wednesday, August 21, 2024	\$89,398,271	132
Tuesday, August 20, 2024	\$113,514,376	165
Monday, August 19, 2024	\$103,160,049	178
Sunday, August 18, 2024	\$925,490	3
Total	\$566,142,990	959

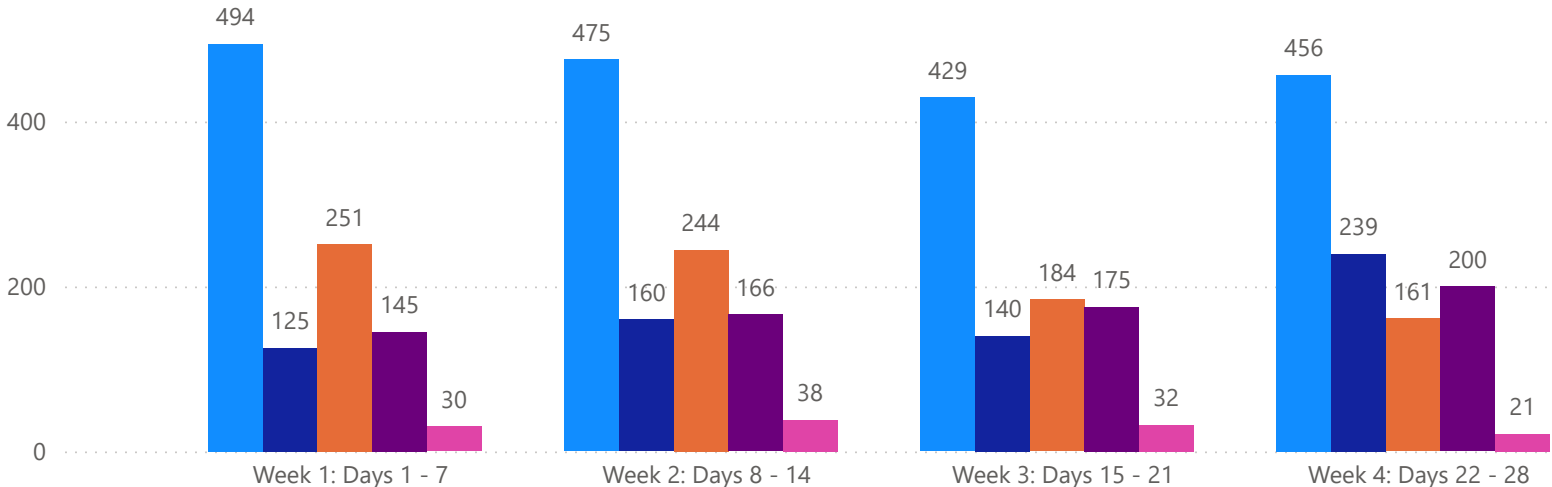
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4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDO

8/25/2025

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	1854
Canceled	664
Pending	840
Sold	686
Temporarily Off-Market	121

DAILY MARKET CHANGE

Category	Sum of Total
Back on the Market	13
New Listings	44
Price Decrease	72
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
Monday, August 25, 2025	\$4,125,800	10
Friday, August 22, 2025	\$20,886,398	55
Thursday, August 21, 2025	\$11,886,500	26
Wednesday, August 20, 2025	\$7,002,500	26
Tuesday, August 19, 2025	\$11,160,664	28
Total	\$55,061,862	145

Closed Prior Year	Volume	Count
Saturday, August 24, 2024	\$615,000	2
Friday, August 23, 2024	\$17,386,385	47
Thursday, August 22, 2024	\$12,498,000	25
Wednesday, August 21, 2024	\$10,098,600	35
Tuesday, August 20, 2024	\$11,869,400	26
Monday, August 19, 2024	\$21,464,249	39
Sunday, August 18, 2024	\$4,827,500	5
Total	\$78,759,134	179

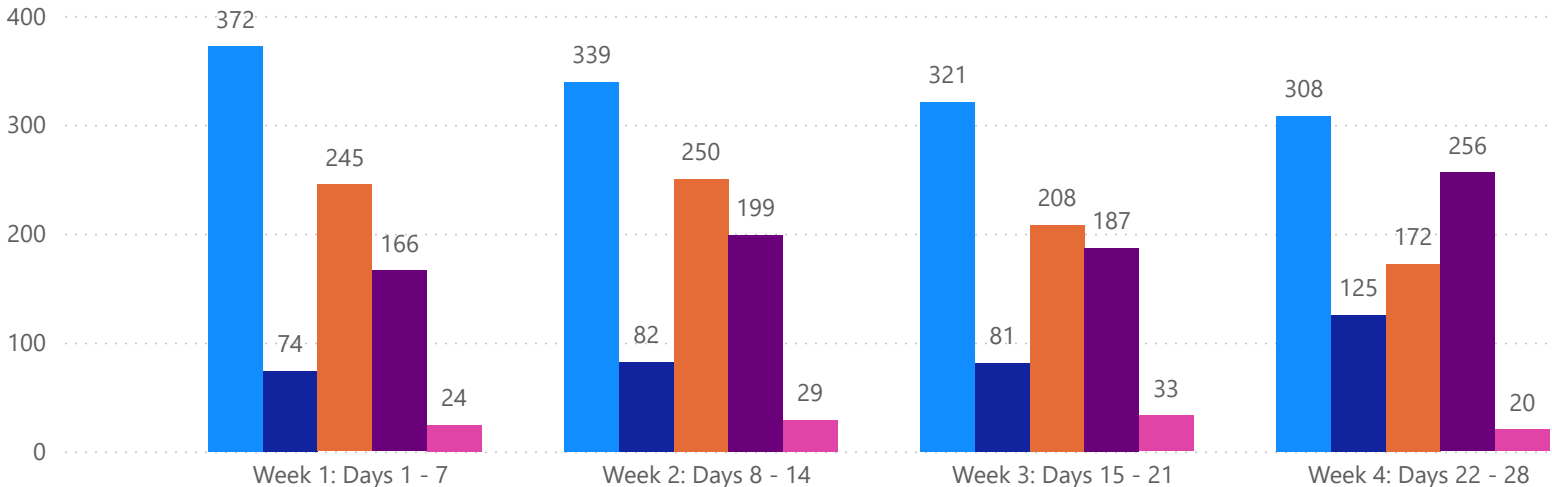
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4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOME

8/25/2025

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	1340
Canceled	362
Pending	875
Sold	808
Temporarily Off-Market	106

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	13
New Listings	31
Price Decrease	66
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
Monday, August 25, 2025	\$10,495,900	16
Sunday, August 24, 2025	\$200,000	1
Saturday, August 23, 2025	\$485,000	1
Friday, August 22, 2025	\$29,194,425	54
Thursday, August 21, 2025	\$17,776,050	30
Wednesday, August 20, 2025	\$31,317,000	35
Tuesday, August 19, 2025	\$13,123,690	29
Total	\$102,592,065	166

Closed Prior Year	Volume	Count
Saturday, August 24, 2024	\$1,129,900	3
Friday, August 23, 2024	\$33,083,700	58
Thursday, August 22, 2024	\$20,952,900	29
Wednesday, August 21, 2024	\$27,185,479	24
Tuesday, August 20, 2024	\$24,795,810	35
Monday, August 19, 2024	\$23,725,500	36
Total	\$130,873,289	185

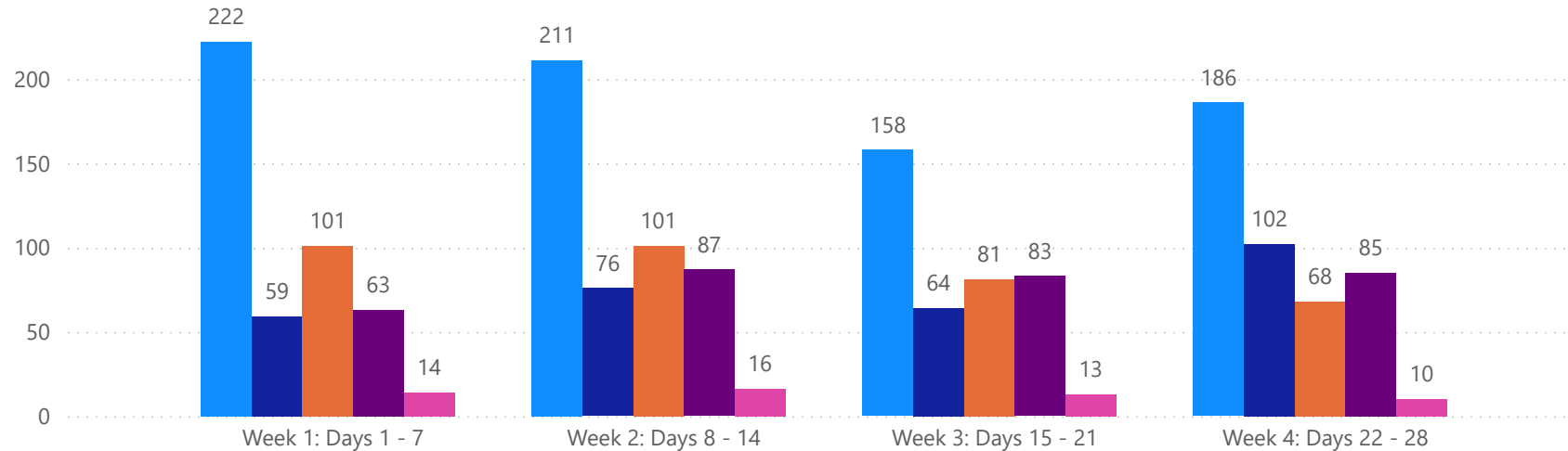
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4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDO

8/25/2025

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	777
Canceled	301
Pending	351
Sold	318
Temporarily Off-Market	53

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	4
New Listings	11
Price Decrease	32
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, August 25, 2025	\$891,000	4	Saturday, August 24, 2024	\$340,000	1
Friday, August 22, 2025	\$8,468,400	26	Friday, August 23, 2024	\$8,848,085	27
Thursday, August 21, 2025	\$5,243,600	15	Thursday, August 22, 2024	\$4,962,000	9
Wednesday, August 20, 2025	\$2,514,500	9	Wednesday, August 21, 2024	\$5,143,400	18
Tuesday, August 19, 2025	\$4,233,000	9	Tuesday, August 20, 2024	\$6,887,900	14
Total	\$21,350,500	63	Monday, August 19, 2024	\$13,334,900	23
			Sunday, August 18, 2024	\$4,625,000	4
			Total	\$44,141,285	96

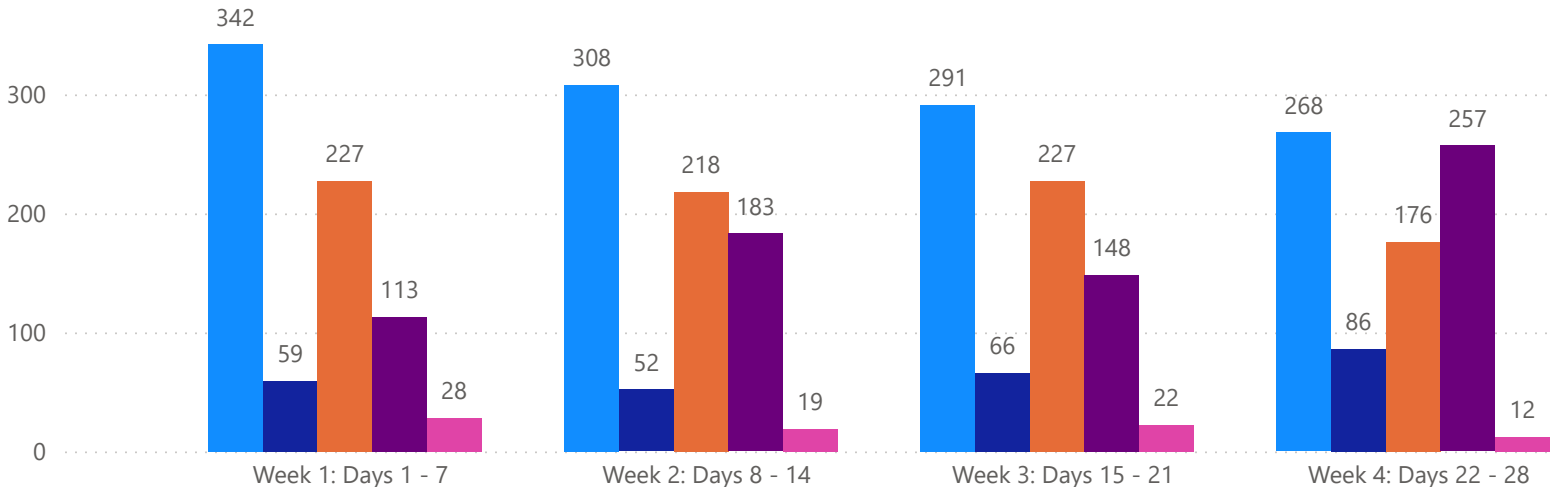
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4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOME

8/25/2025

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	1209
Canceled	263
Pending	848
Sold	701
Temporarily Off-Market	81

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	10
New Listings	32
Price Decrease	58
Price Increase	8

*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, August 25, 2025	\$4,525,484	11	Saturday, August 24, 2024	\$1,920,820	5
Sunday, August 24, 2025	\$28,000	1	Friday, August 23, 2024	\$23,408,696	53
Saturday, August 23, 2025	\$415,000	1	Thursday, August 22, 2024	\$17,921,014	38
Friday, August 22, 2025	\$14,633,985	37	Wednesday, August 21, 2024	\$13,778,968	30
Thursday, August 21, 2025	\$11,695,220	28	Tuesday, August 20, 2024	\$16,039,635	36
Wednesday, August 20, 2025	\$7,067,900	16	Monday, August 19, 2024	\$11,678,675	28
Tuesday, August 19, 2025	\$7,745,547	19	Sunday, August 18, 2024	\$210,000	1
Total	\$46,111,136	113	Total	\$84,957,808	191

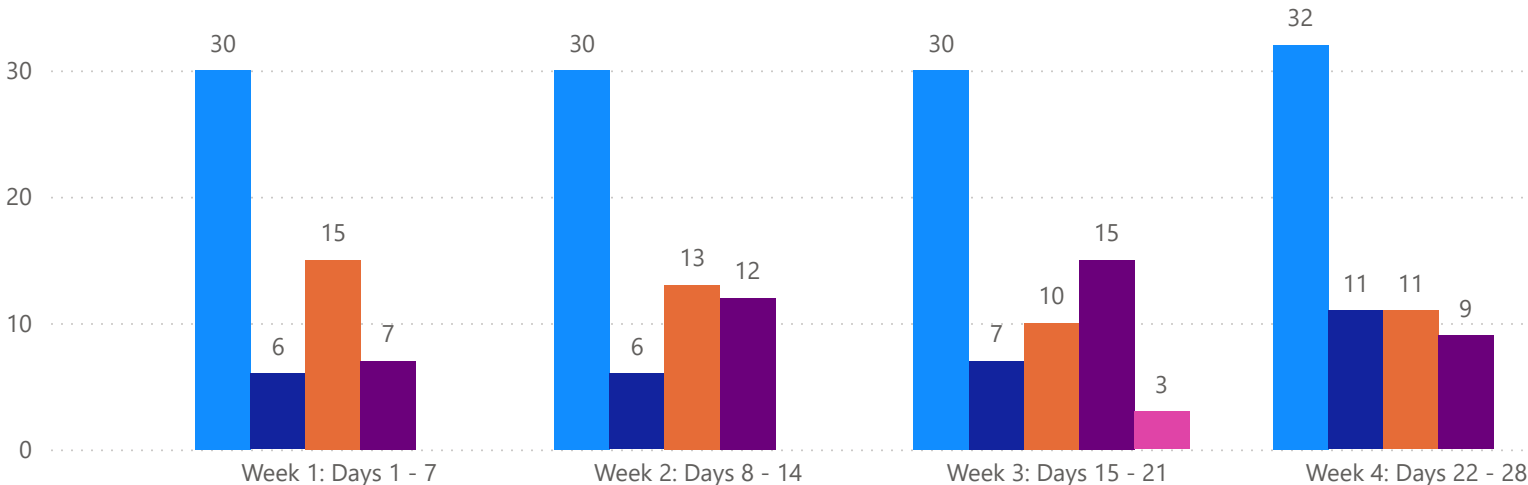
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4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDO

8/25/2025

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	122
Canceled	30
Pending	49
Sold	43
Temporarily Off-Market	3

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	0
New Listings	6
Price Decrease	7
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
Monday, August 25, 2025	\$85,000	1
Friday, August 22, 2025	\$195,000	2
Wednesday, August 20, 2025	\$657,500	4
Total	\$937,500	7

Closed Prior Year	Volume	Count
Friday, August 23, 2024	\$453,400	4
Thursday, August 22, 2024	\$234,000	2
Wednesday, August 21, 2024	\$325,000	2
Monday, August 19, 2024	\$305,000	2
Total	\$1,317,400	10

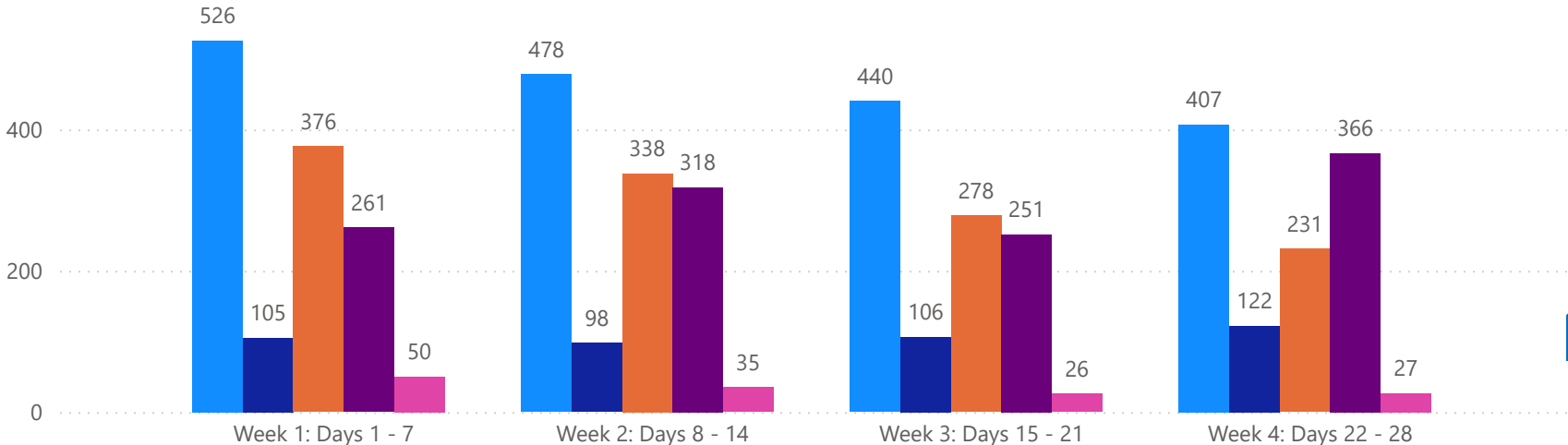
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4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

8/25/2025

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	1851
Canceled	431
Pending	1223
Sold	1196
Temporarily Off-Market	138

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	18	
New Listings	41	
Price Decrease	82	
Price Increase	4	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, August 25, 2025	\$11,333,241	17	Saturday, August 24, 2024	\$4,245,300	10
Friday, August 22, 2025	\$57,928,924	95	Friday, August 23, 2024	\$44,919,847	85
Thursday, August 21, 2025	\$20,404,941	46	Thursday, August 22, 2024	\$29,055,989	56
Wednesday, August 20, 2025	\$27,482,786	53	Wednesday, August 21, 2024	\$29,027,889	51
Tuesday, August 19, 2025	\$25,136,755	50	Tuesday, August 20, 2024	\$26,082,184	45
Total	\$142,286,647	261	Monday, August 19, 2024	\$36,202,705	61
			Sunday, August 18, 2024	\$715,490	2
			Total	\$170,249,404	310

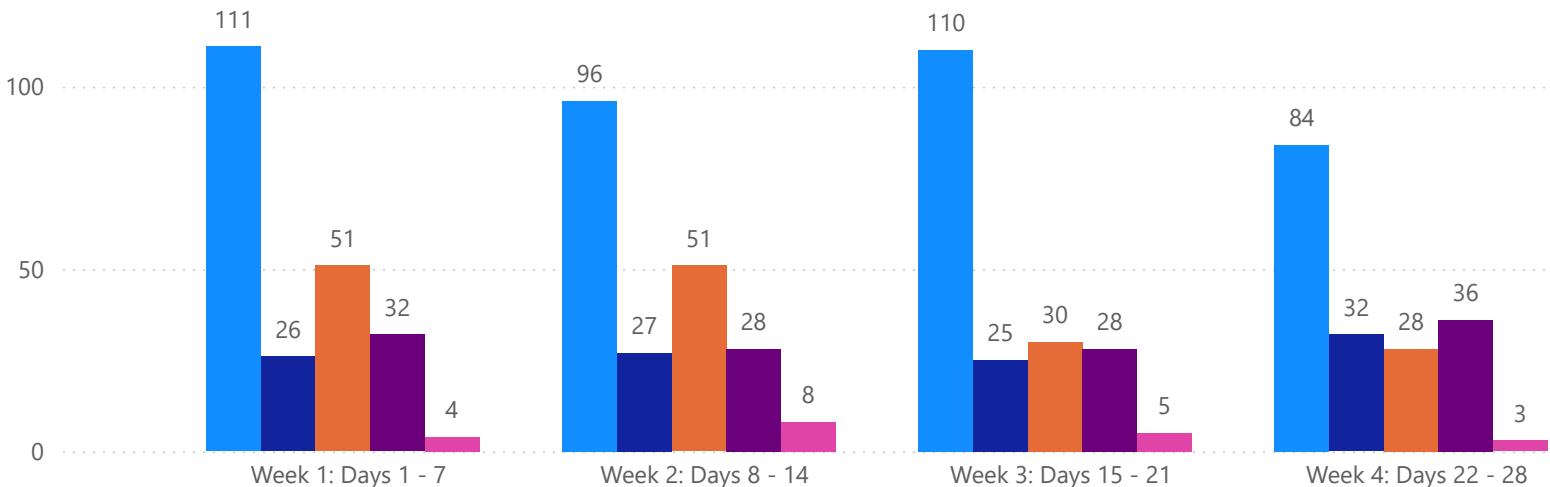
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4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDO

8/25/2025

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	401
Canceled	110
Pending	160
Sold	124
Temporarily Off-Market	20

DAILY MARKET CHANGE

Category	Sum of Hillsborough
Back on the Market	4
New Listings	12
Price Decrease	16
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
Monday, August 25, 2025	\$265,000	1
Friday, August 22, 2025	\$7,613,000	16
Thursday, August 21, 2025	\$1,752,900	5
Wednesday, August 20, 2025	\$564,000	4
Tuesday, August 19, 2025	\$1,164,900	6
Total	\$11,359,800	32

Closed Prior Year	Volume	Count
Friday, August 23, 2024	\$3,529,500	8
Thursday, August 22, 2024	\$1,689,000	4
Wednesday, August 21, 2024	\$1,073,000	4
Tuesday, August 20, 2024	\$2,362,000	4
Monday, August 19, 2024	\$5,795,849	7
Sunday, August 18, 2024	\$202,500	1
Total	\$14,651,849	28

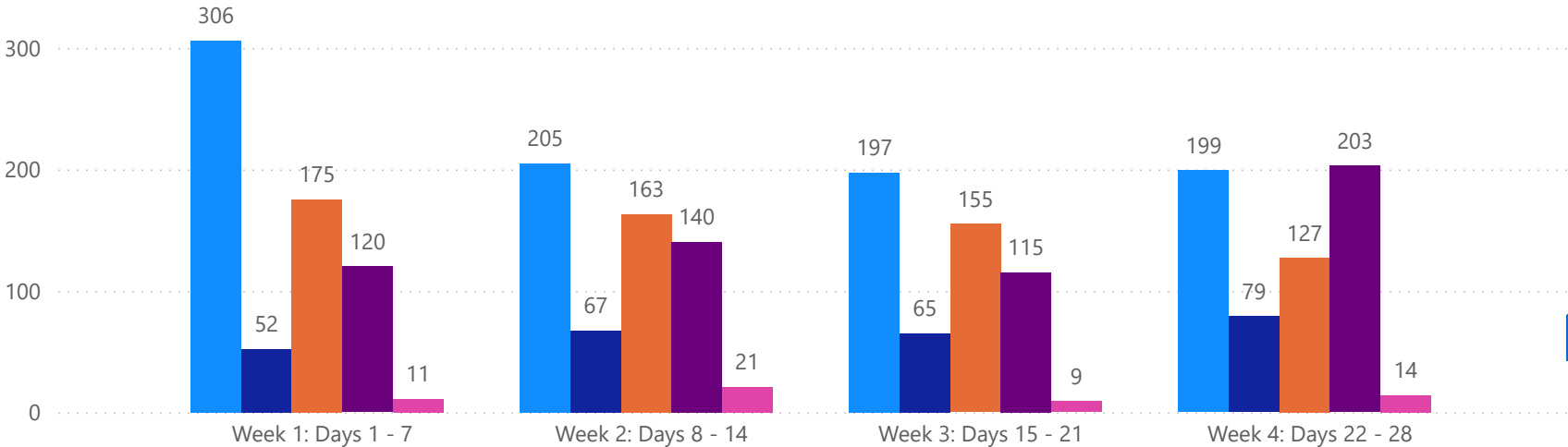
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4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOME

8/25/2025

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	907
Canceled	263
Pending	620
Sold	578
Temporarily Off-Market	55

DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	18
New Listings	25
Price Decrease	43
Price Increase	2

*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, August 25, 2025	\$7,440,400	12	Friday, August 23, 2024	\$21,235,787	38
Friday, August 22, 2025	\$22,980,739	38	Thursday, August 22, 2024	\$14,729,219	26
Thursday, August 21, 2025	\$15,153,451	24	Wednesday, August 21, 2024	\$11,070,836	14
Wednesday, August 20, 2025	\$21,092,124	29	Tuesday, August 20, 2024	\$30,997,000	25
Tuesday, August 19, 2025	\$7,751,230	17	Monday, August 19, 2024	\$12,867,337	23
Total	\$74,417,944	120	Total	\$90,900,179	126

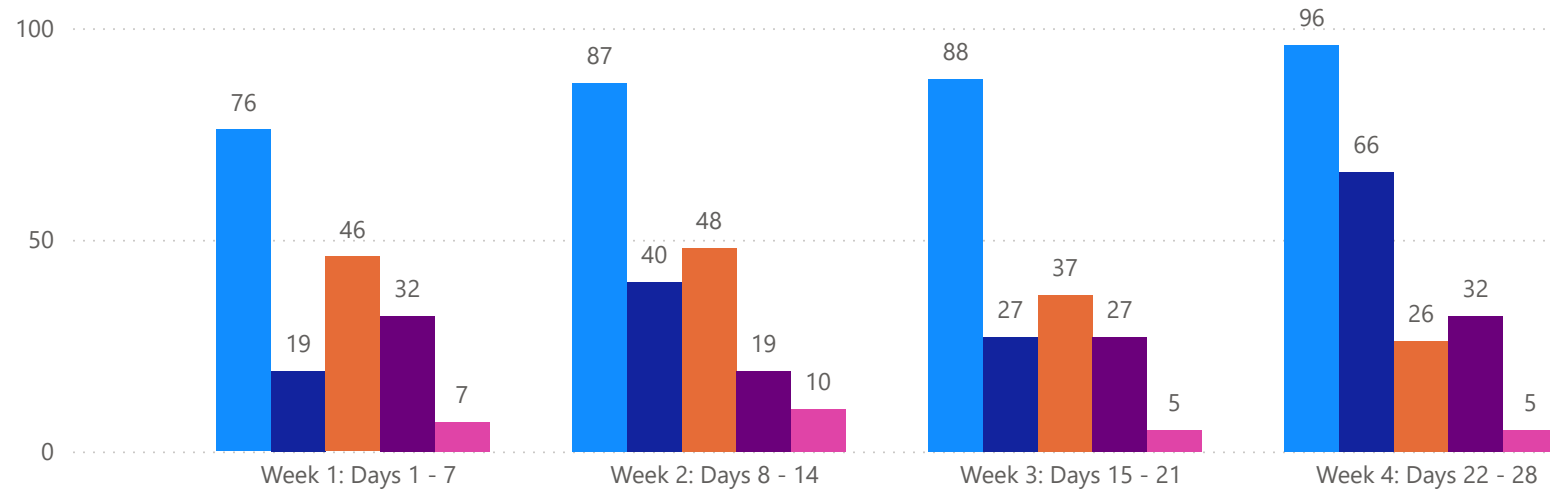
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4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDO

8/25/2025

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	347
Canceled	152
Pending	157
Sold	110
Temporarily Off-Market	27

DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	3
New Listings	8
Price Decrease	8
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, August 25, 2025	\$2,599,900	3	Friday, August 23, 2024	\$2,205,400	6
Friday, August 22, 2025	\$4,021,998	9	Thursday, August 22, 2024	\$3,480,000	4
Thursday, August 21, 2025	\$4,890,000	6	Wednesday, August 21, 2024	\$1,484,500	5
Wednesday, August 20, 2025	\$2,105,000	6	Tuesday, August 20, 2024	\$1,618,500	4
Tuesday, August 19, 2025	\$4,897,000	8	Monday, August 19, 2024	\$667,500	3
Total	\$18,513,898	32	Total	\$9,455,900	22

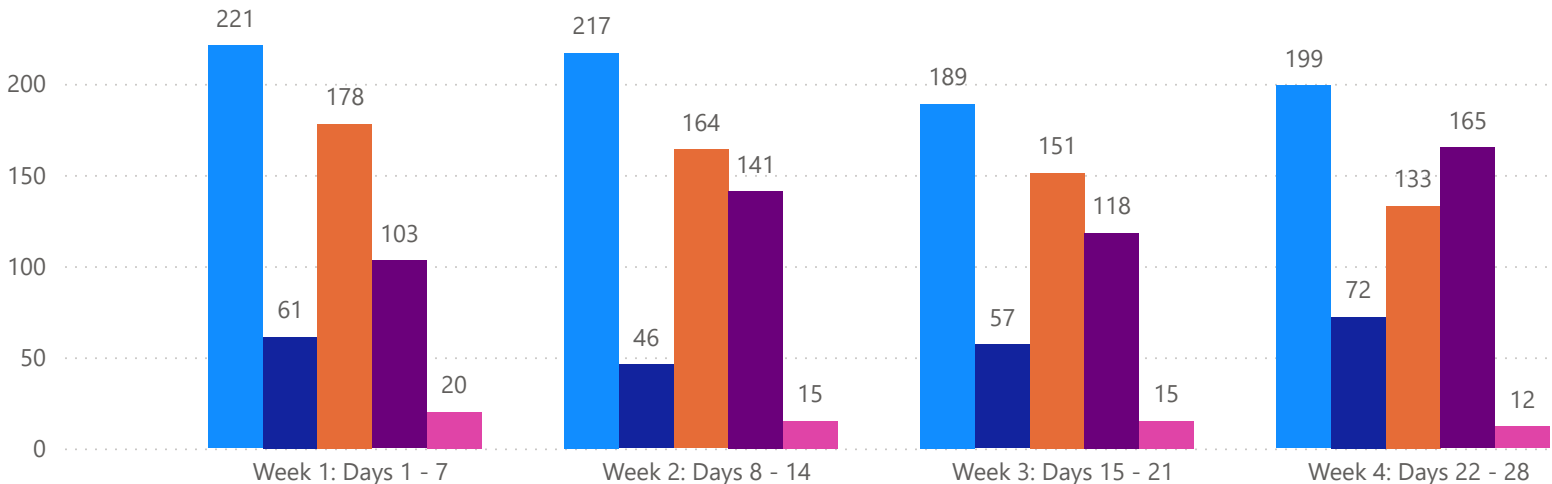
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4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOME

8/25/2025

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	826
Canceled	236
Pending	626
Sold	527
Temporarily Off-Market	62

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	4
New Listings	29
Price Decrease	58
Price Increase	22

*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
Monday, August 25, 2025	\$6,947,515	10
Friday, August 22, 2025	\$32,385,499	37
Thursday, August 21, 2025	\$10,097,450	18
Wednesday, August 20, 2025	\$21,573,350	24
Tuesday, August 19, 2025	\$9,784,023	14
Total	\$80,787,837	103

Closed Prior Year	Volume	Count
Saturday, August 24, 2024	\$1,108,000	3
Friday, August 23, 2024	\$26,254,951	45
Thursday, August 22, 2024	\$19,178,681	32
Wednesday, August 21, 2024	\$8,335,099	13
Tuesday, August 20, 2024	\$15,599,747	24
Monday, August 19, 2024	\$18,685,832	30
Total	\$89,162,310	147

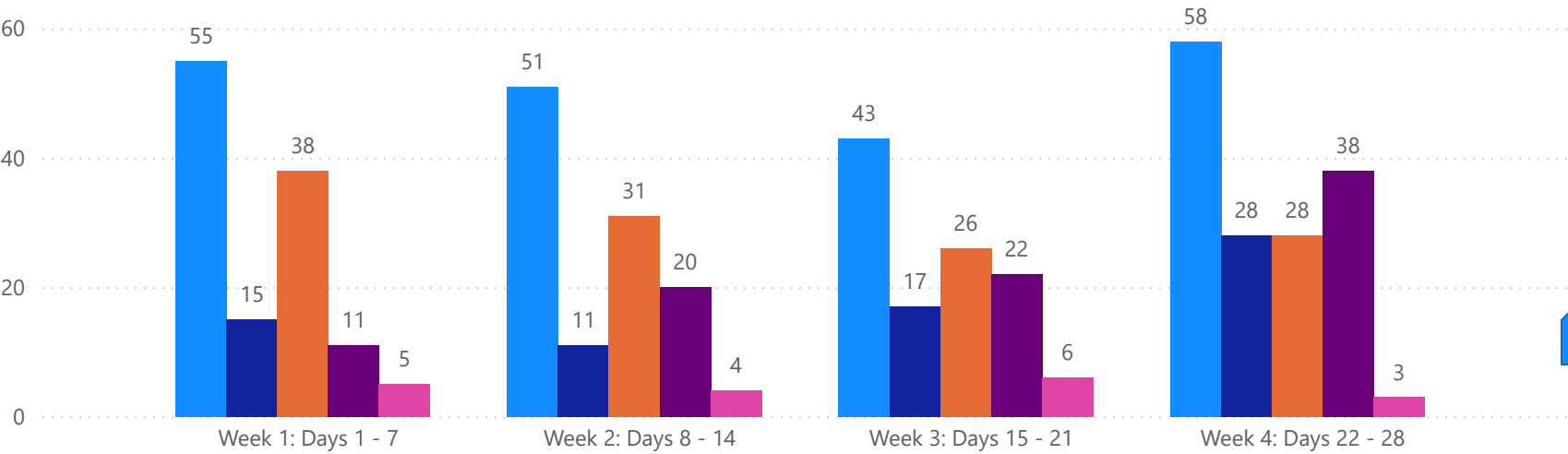
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4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDO

8/25/2025

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



TOTALS

MLS Status	4 Week Total
Active	207
Canceled	71
Pending	123
Sold	91
Temporarily Off-Market	18

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	2
New Listings	7
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
Monday, August 25, 2025	\$284,900	1
Friday, August 22, 2025	\$588,000	2
Wednesday, August 20, 2025	\$1,161,500	3
Tuesday, August 19, 2025	\$865,764	5
Total	\$2,900,164	11

Closed Prior Year	Volume	Count
Saturday, August 24, 2024	\$275,000	1
Friday, August 23, 2024	\$2,350,000	2
Thursday, August 22, 2024	\$2,133,000	6
Wednesday, August 21, 2024	\$2,072,700	6
Tuesday, August 20, 2024	\$1,001,000	4
Monday, August 19, 2024	\$1,361,000	4
Total	\$9,192,700	23

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