

SUNCOAST TAMPA
ASSOCIATION OF
REALTORS®

4 WEEK REAL ESTATE MARKET REPORT

Monday, December 8, 2025

As of: Tuesday, December 9, 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, December 8, 2025

SUNCOAST TAMPA
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as of: 12/9/2025

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

Day 28: Monday, November 17, 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

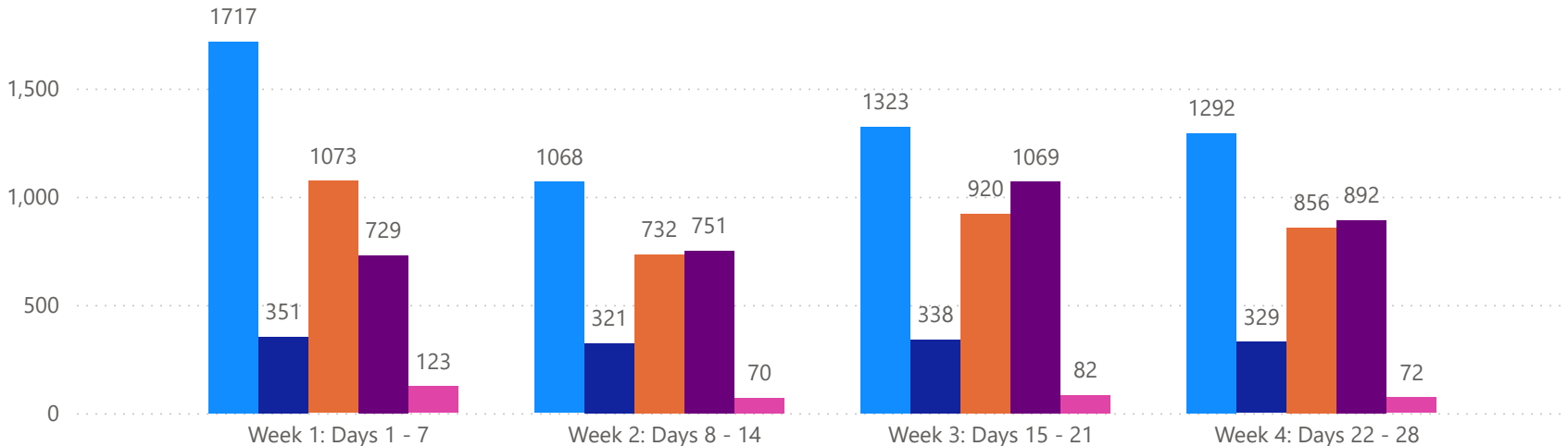
Compares the sold amount and volume in the last 7 days against the same timeframe in the prior year and days 8 - days 14.

4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - SINGLE FAMILY HOME

12/8/2025

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	5400
Canceled	1339
Pending	3581
Sold	3441
Temporarily Off-Market	347

DAILY MARKET CHANGE

Category	Sum of Total
Back on the Market	46
New Listings	194
Price Decrease	309
Price Increase	24

*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, December 08, 2025	\$46,988,924	75	Saturday, December 07, 2024	\$2,610,960	5
Saturday, December 06, 2025	\$1,539,000	5	Friday, December 06, 2024	\$157,656,116	293
Friday, December 05, 2025	\$148,298,619	246	Thursday, December 05, 2024	\$83,165,808	155
Thursday, December 04, 2025	\$89,190,292	141	Wednesday, December 04, 2024	\$78,171,346	134
Wednesday, December 03, 2025	\$80,478,858	119	Tuesday, December 03, 2024	\$84,583,576	146
Tuesday, December 02, 2025	\$81,036,873	143	Monday, December 02, 2024	\$122,867,342	185
Total	\$447,532,566	729	Sunday, December 01, 2024	\$5,320,153	11
			Total	\$534,375,301	929

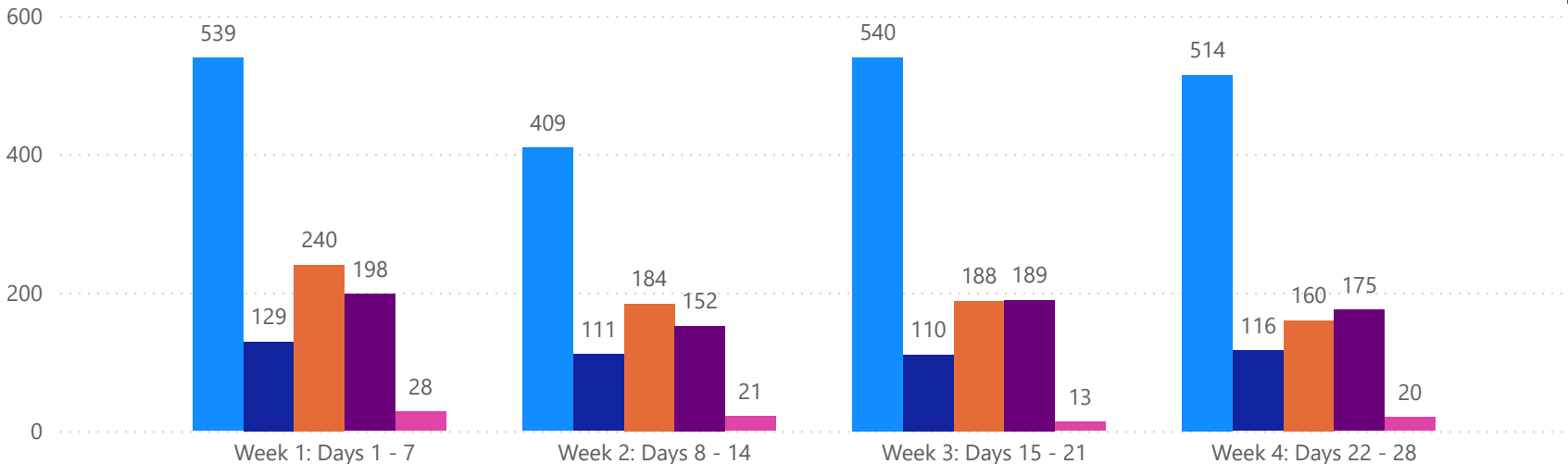
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4 WEEK REAL ESTATE MARKET REPORT

TAMPA BAY - CONDO

12/8/2025

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	2002
Canceled	466
Pending	772
Sold	714
Temporarily Off-Market	82

DAILY MARKET CHANGE

Category	Sum of Total
Back on the Market	11
New Listings	65
Price Decrease	69
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	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$19,361,100	25	Saturday, December 07, 2024	\$514,000	3
Friday, December 05, 2025	\$30,924,259	57	Friday, December 06, 2024	\$28,893,499	58
Thursday, December 04, 2025	\$21,580,031	44	Thursday, December 05, 2024	\$13,644,900	28
Wednesday, December 03, 2025	\$13,313,890	33	Wednesday, December 04, 2024	\$32,453,126	38
Tuesday, December 02, 2025	\$20,385,857	39	Tuesday, December 03, 2024	\$21,490,508	34
Total	\$105,565,137	198	Monday, December 02, 2024	\$39,154,217	58
			Total	\$136,150,250	219

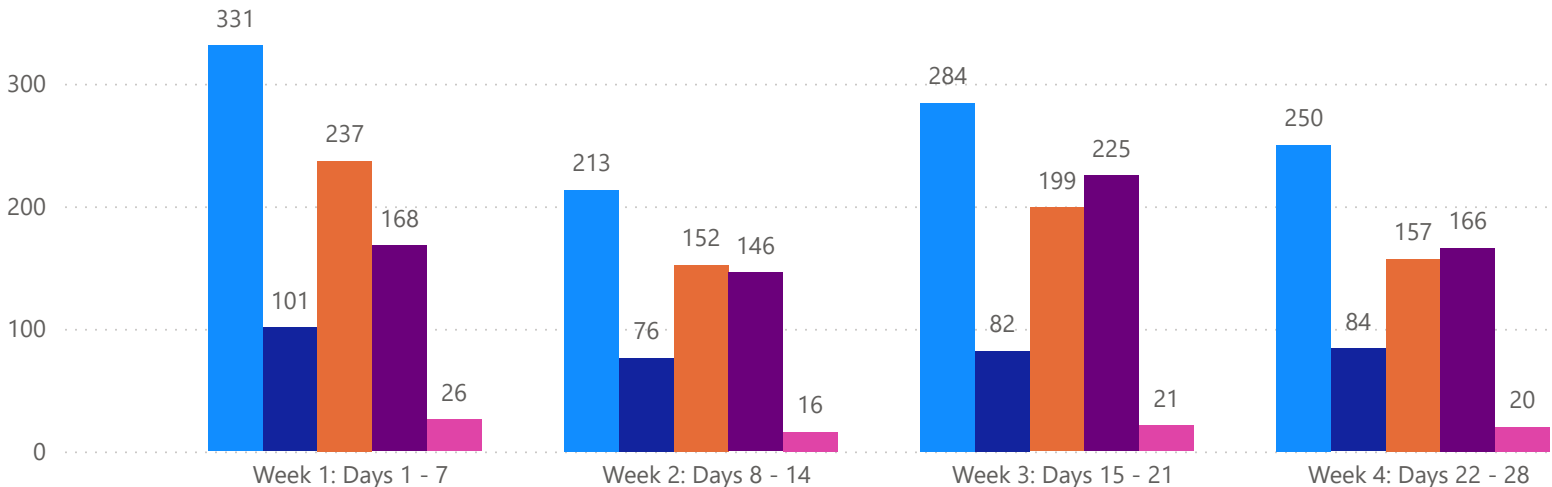
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4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - SINGLE FAMILY HOME

12/8/2025

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	1078
Canceled	343
Pending	745
Sold	705
Temporarily Off-Market	83

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	14
New Listings	29
Price Decrease	53
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	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$12,706,150	19	Saturday, December 07, 2024	\$445,000	1
Saturday, December 06, 2025	\$275,000	1	Friday, December 06, 2024	\$44,133,922	76
Friday, December 05, 2025	\$35,149,405	59	Thursday, December 05, 2024	\$26,682,000	39
Thursday, December 04, 2025	\$18,615,899	33	Wednesday, December 04, 2024	\$14,001,674	29
Wednesday, December 03, 2025	\$15,447,777	29	Tuesday, December 03, 2024	\$17,249,250	25
Tuesday, December 02, 2025	\$18,531,900	27	Monday, December 02, 2024	\$28,516,006	39
Total	\$100,726,131	168	Total	\$131,027,852	209

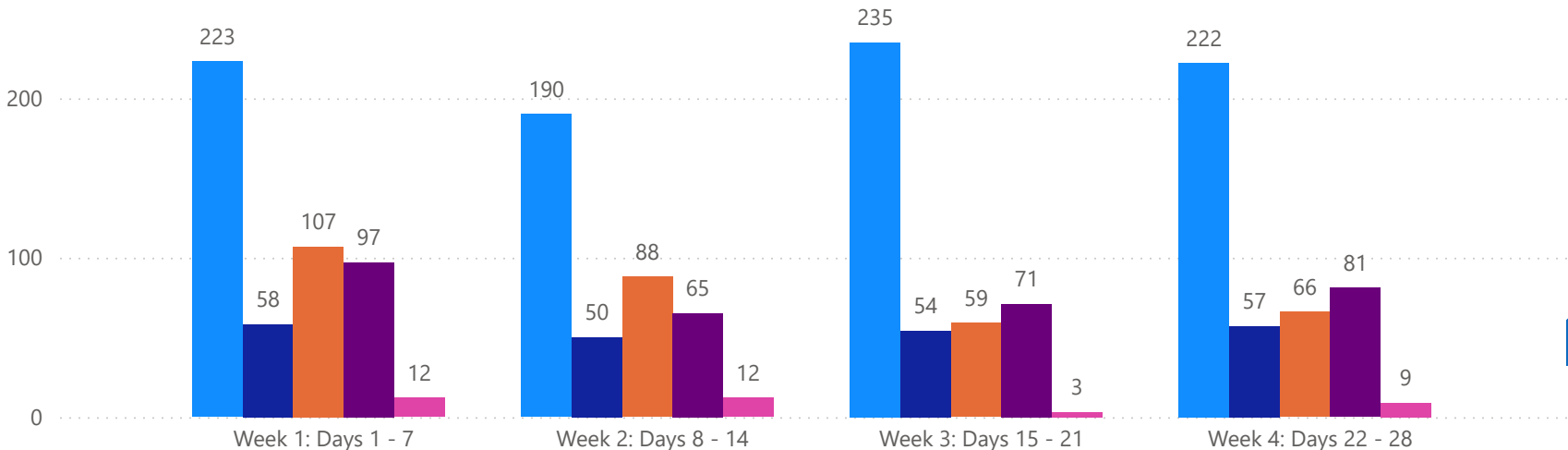
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4 WEEK REAL ESTATE MARKET REPORT

PINELLAS COUNTY - CONDO

12/8/2025

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	870
Canceled	219
Pending	320
Sold	314
Temporarily Off-Market	36

DAILY MARKET CHANGE

Category	Sum of Pinellas
Back on the Market	3
New Listings	26
Price Decrease	28
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	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$13,669,300	13	Saturday, December 07, 2024	\$514,000	3
Friday, December 05, 2025	\$22,084,484	29	Friday, December 06, 2024	\$7,048,250	23
Thursday, December 04, 2025	\$16,736,306	25	Thursday, December 05, 2024	\$2,469,400	11
Wednesday, December 03, 2025	\$4,897,900	13	Wednesday, December 04, 2024	\$9,585,500	14
Tuesday, December 02, 2025	\$12,192,857	17	Tuesday, December 03, 2024	\$7,068,508	18
Total	\$69,580,847	97	Monday, December 02, 2024	\$11,616,000	26
			Total	\$38,301,658	95

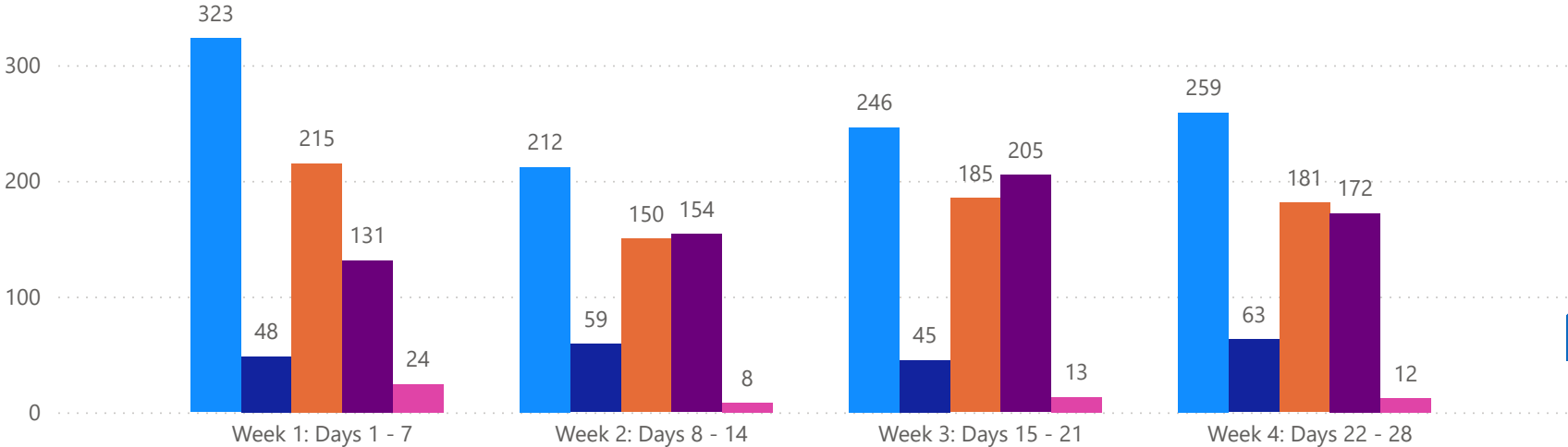
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4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - SINGLE FAMILY HOME

12/8/2025

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



TOTALS

MLS Status	4 Week Total
Active	1040
Canceled	215
Pending	731
Sold	662
Temporarily Off-Market	57

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	7
New Listings	42
Price Decrease	86
Price Increase	5

*Back on Market can be from these sources - Pending, Temp Off Market, Cancelled and Expired Listing)

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7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$4,876,000	13	Saturday, December 07, 2024	\$480,000	1
Saturday, December 06, 2025	\$395,000	2	Friday, December 06, 2024	\$23,019,384	55
Friday, December 05, 2025	\$19,814,233	47	Thursday, December 05, 2024	\$8,607,305	22
Thursday, December 04, 2025	\$9,891,689	23	Wednesday, December 04, 2024	\$10,877,980	28
Wednesday, December 03, 2025	\$8,125,615	22	Tuesday, December 03, 2024	\$11,671,300	31
Tuesday, December 02, 2025	\$9,661,738	24	Monday, December 02, 2024	\$17,201,290	36
Total	\$52,764,275	131	Sunday, December 01, 2024	\$2,223,344	6
			Total	\$74,080,603	179

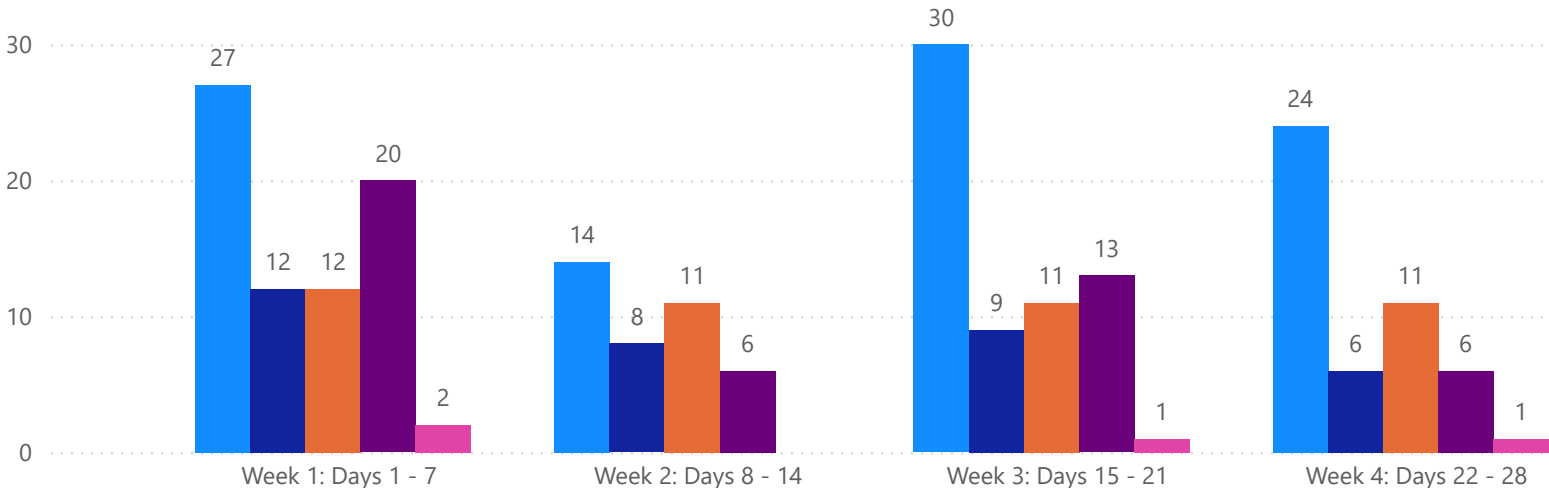
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4 WEEK REAL ESTATE MARKET REPORT

PASCO COUNTY - CONDO

12/8/2025

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	95
Canceled	35
Pending	45
Sold	45
Temporarily Off-Market	4

DAILY MARKET CHANGE

Category	Sum of Pasco
Back on the Market	2
New Listings	3
Price Decrease	4
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, December 08, 2025	\$190,000	2
Friday, December 05, 2025	\$1,090,900	7
Thursday, December 04, 2025	\$299,900	2
Wednesday, December 03, 2025	\$739,000	5
Tuesday, December 02, 2025	\$665,000	4
Total	\$2,984,800	20

Closed Prior Year	Volume	Count
Friday, December 06, 2024	\$889,500	5
Thursday, December 05, 2024	\$140,000	1
Wednesday, December 04, 2024	\$611,000	4
Tuesday, December 03, 2024	\$380,000	3
Total	\$2,020,500	13

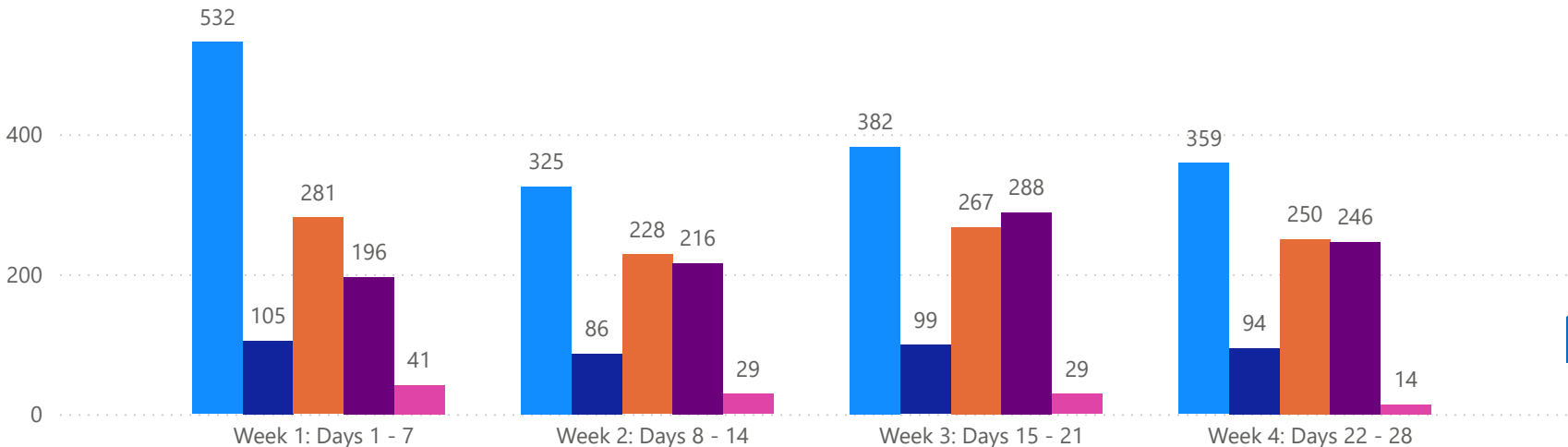
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4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - SINGLE FAMILY HOME

12/8/2025

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	1598
Canceled	384
Pending	1026
Sold	946
Temporarily Off-Market	113

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	12	
New Listings	45	
Price Decrease	94	
Price Increase	7	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$7,359,355	15	Saturday, December 07, 2024	\$445,000	1
Saturday, December 06, 2025	\$869,000	2	Friday, December 06, 2024	\$46,122,380	90
Friday, December 05, 2025	\$39,878,368	73	Thursday, December 05, 2024	\$21,879,093	46
Thursday, December 04, 2025	\$25,286,940	35	Wednesday, December 04, 2024	\$25,765,235	48
Wednesday, December 03, 2025	\$18,927,915	33	Tuesday, December 03, 2024	\$18,972,766	40
Tuesday, December 02, 2025	\$21,205,300	38	Monday, December 02, 2024	\$36,193,445	60
Total	\$113,526,878	196	Sunday, December 01, 2024	\$800,000	2
			Total	\$150,177,919	287

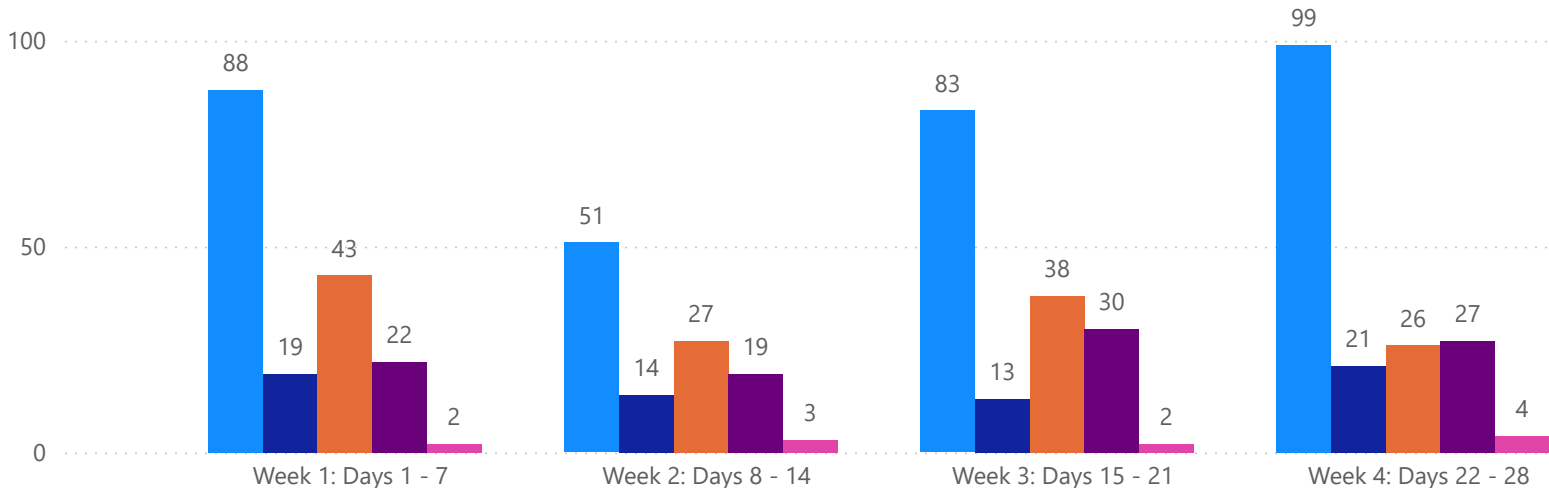
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4 WEEK REAL ESTATE MARKET REPORT

HILLSBOROUGH COUNTY - CONDO

12/8/2025

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	321
Canceled	67
Pending	134
Sold	98
Temporarily Off-Market	11

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	1	
New Listings	13	
Price Decrease	12	
Price Increase	0	

7 DAY SOLD COMPARISON

Closed Prior Year	Volume	Count	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$1,456,900	4	Friday, December 06, 2024	\$7,462,899	14
Friday, December 05, 2025	\$915,000	2	Thursday, December 05, 2024	\$4,245,000	7
Thursday, December 04, 2025	\$1,772,825	8	Wednesday, December 04, 2024	\$1,670,000	3
Wednesday, December 03, 2025	\$1,638,000	7	Tuesday, December 03, 2024	\$912,000	4
Tuesday, December 02, 2025	\$142,000	1	Monday, December 02, 2024	\$1,492,850	7
Total	\$5,924,725	22	Total	\$15,782,749	35

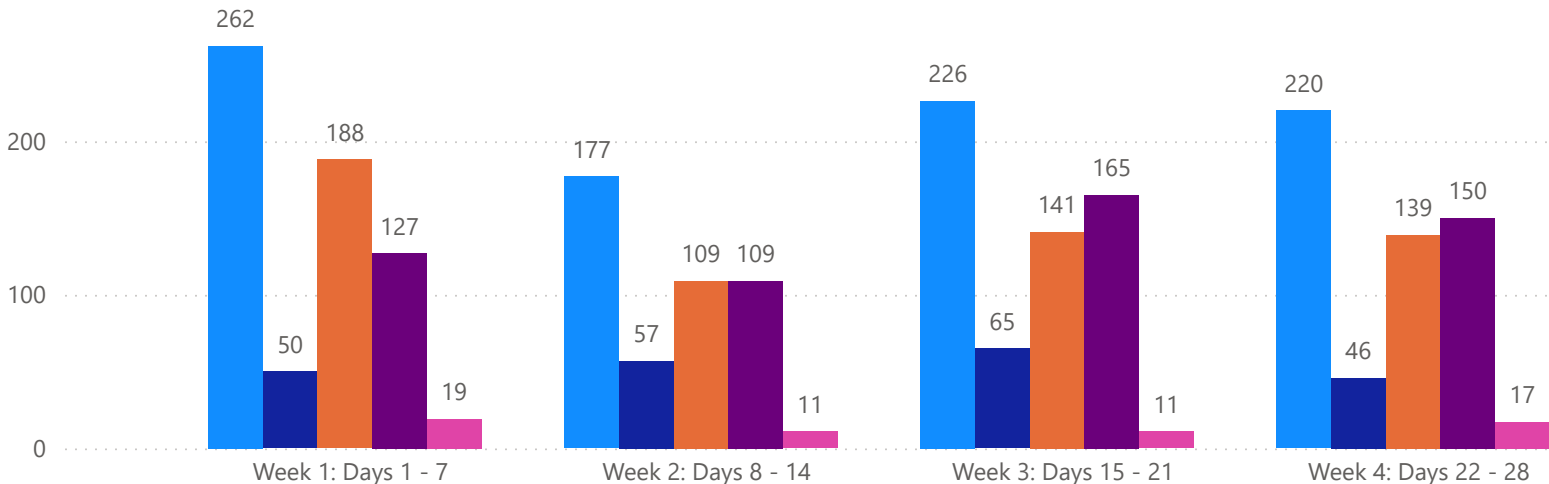
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4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - SINGLE FAMILY HOME

12/8/2025

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	885
Canceled	218
Pending	577
Sold	551
Temporarily Off-Market	58

DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	8
New Listings	34
Price Decrease	39
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	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$12,604,000	13	Saturday, December 07, 2024	\$767,970	1
Friday, December 05, 2025	\$35,953,866	38	Friday, December 06, 2024	\$22,922,445	39
Thursday, December 04, 2025	\$18,939,750	25	Thursday, December 05, 2024	\$11,424,900	24
Wednesday, December 03, 2025	\$22,467,916	20	Wednesday, December 04, 2024	\$12,347,657	12
Tuesday, December 02, 2025	\$17,336,136	31	Tuesday, December 03, 2024	\$17,752,881	24
Total	\$107,301,668	127	Monday, December 02, 2024	\$26,431,701	30
			Sunday, December 01, 2024	\$690,000	1
			Total	\$92,337,554	131

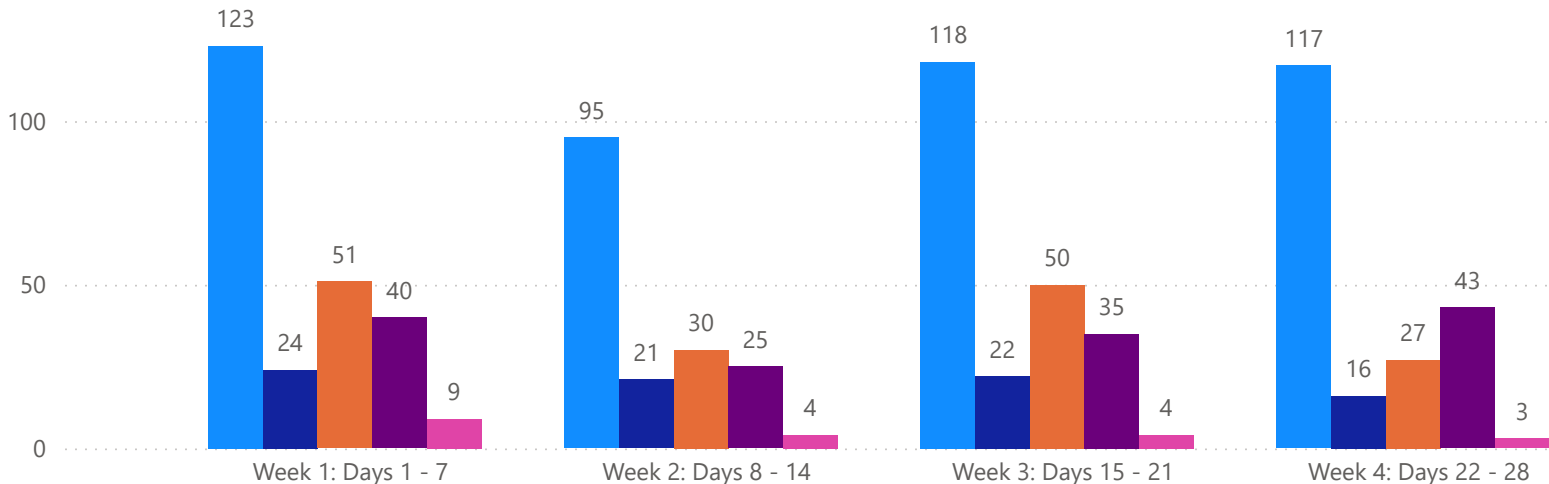
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4 WEEK REAL ESTATE MARKET REPORT

SARASOTA COUNTY - CONDO

12/8/2025

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	453
Canceled	83
Pending	158
Sold	143
Temporarily Off-Market	20

DAILY MARKET CHANGE

Category	Sum of Sarasota
Back on the Market	2
New Listings	21
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	Closed Prior Year	Volume	Count
Monday, December 08, 2025	\$3,505,000	5	Friday, December 06, 2024	\$12,335,350	12
Friday, December 05, 2025	\$3,918,875	12	Thursday, December 05, 2024	\$6,185,500	7
Thursday, December 04, 2025	\$1,956,000	7	Wednesday, December 04, 2024	\$18,274,190	10
Wednesday, December 03, 2025	\$3,904,000	4	Tuesday, December 03, 2024	\$11,300,000	4
Tuesday, December 02, 2025	\$5,166,000	12	Monday, December 02, 2024	\$25,017,500	20
Total	\$18,449,875	40	Total	\$73,112,540	53

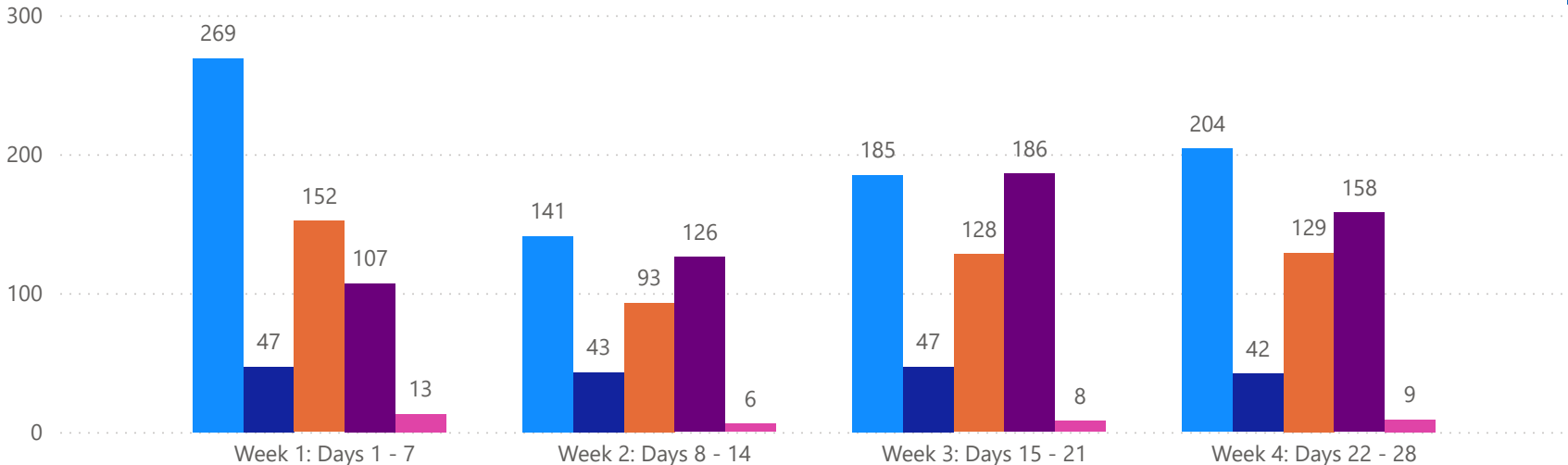
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4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - SINGLE FAMILY HOME

12/8/2025

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	799
Canceled	179
Pending	502
Sold	577
Temporarily Off-Market	36

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	5
New Listings	44
Price Decrease	37
Price Increase	6

*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, December 08, 2025	\$9,443,419	15	Saturday, December 07, 2024	\$472,990	1
Friday, December 05, 2025	\$17,502,747	29	Friday, December 06, 2024	\$21,457,985	33
Thursday, December 04, 2025	\$16,456,014	25	Thursday, December 05, 2024	\$14,572,510	24
Wednesday, December 03, 2025	\$15,509,635	15	Wednesday, December 04, 2024	\$15,178,800	17
Tuesday, December 02, 2025	\$14,301,799	23	Tuesday, December 03, 2024	\$18,937,379	26
Total	\$73,213,614	107	Monday, December 02, 2024	\$14,524,900	20
			Sunday, December 01, 2024	\$1,606,809	2
			Total	\$86,751,373	123

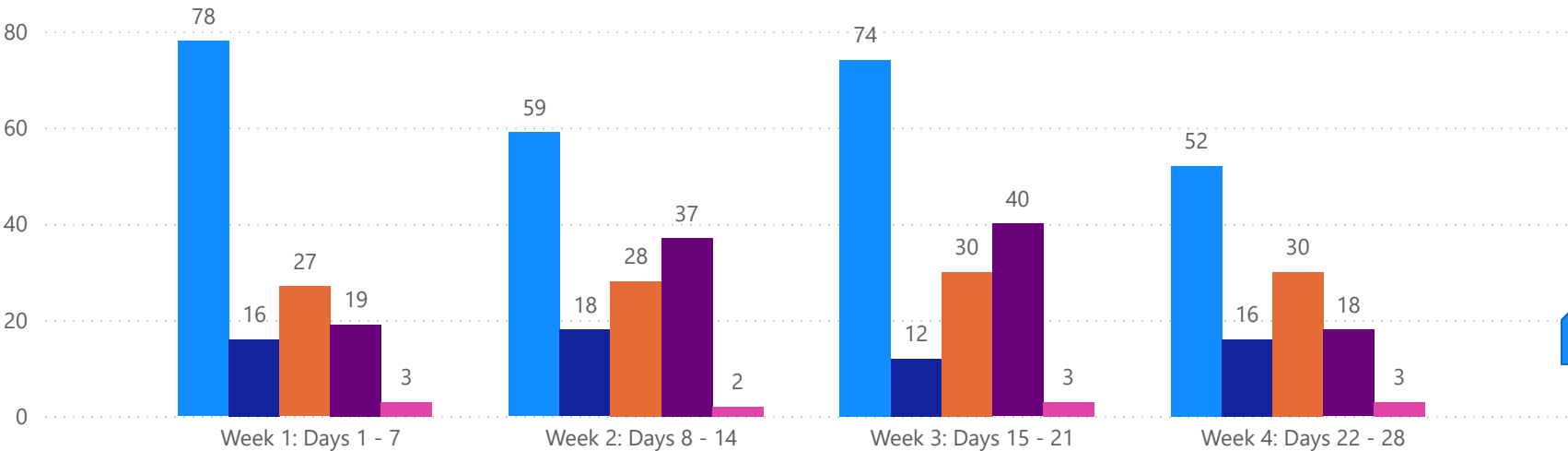
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4 WEEK REAL ESTATE MARKET REPORT

MANATEE COUNTY - CONDO

12/8/2025

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



TOTALS

MLS Status	4 Week Total
Active	263
Canceled	62
Pending	115
Sold	114
Temporarily Off-Market	11

DAILY MARKET CHANGE

Category	Sum of Manatee
Back on the Market	3
New Listings	2
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, December 08, 2025	\$539,900	1
Friday, December 05, 2025	\$2,915,000	7
Thursday, December 04, 2025	\$815,000	2
Wednesday, December 03, 2025	\$2,134,990	4
Tuesday, December 02, 2025	\$2,220,000	5
Total	\$8,624,890	19

Closed Prior Year	Volume	Count
Friday, December 06, 2024	\$1,157,500	4
Thursday, December 05, 2024	\$605,000	2
Wednesday, December 04, 2024	\$2,312,436	7
Tuesday, December 03, 2024	\$1,830,000	5
Monday, December 02, 2024	\$1,027,867	5
Total	\$6,932,803	23

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