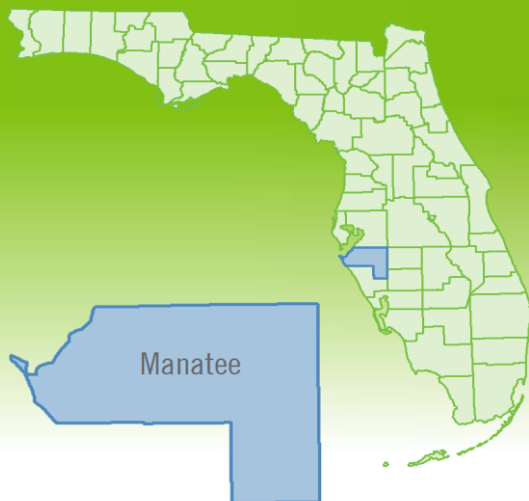


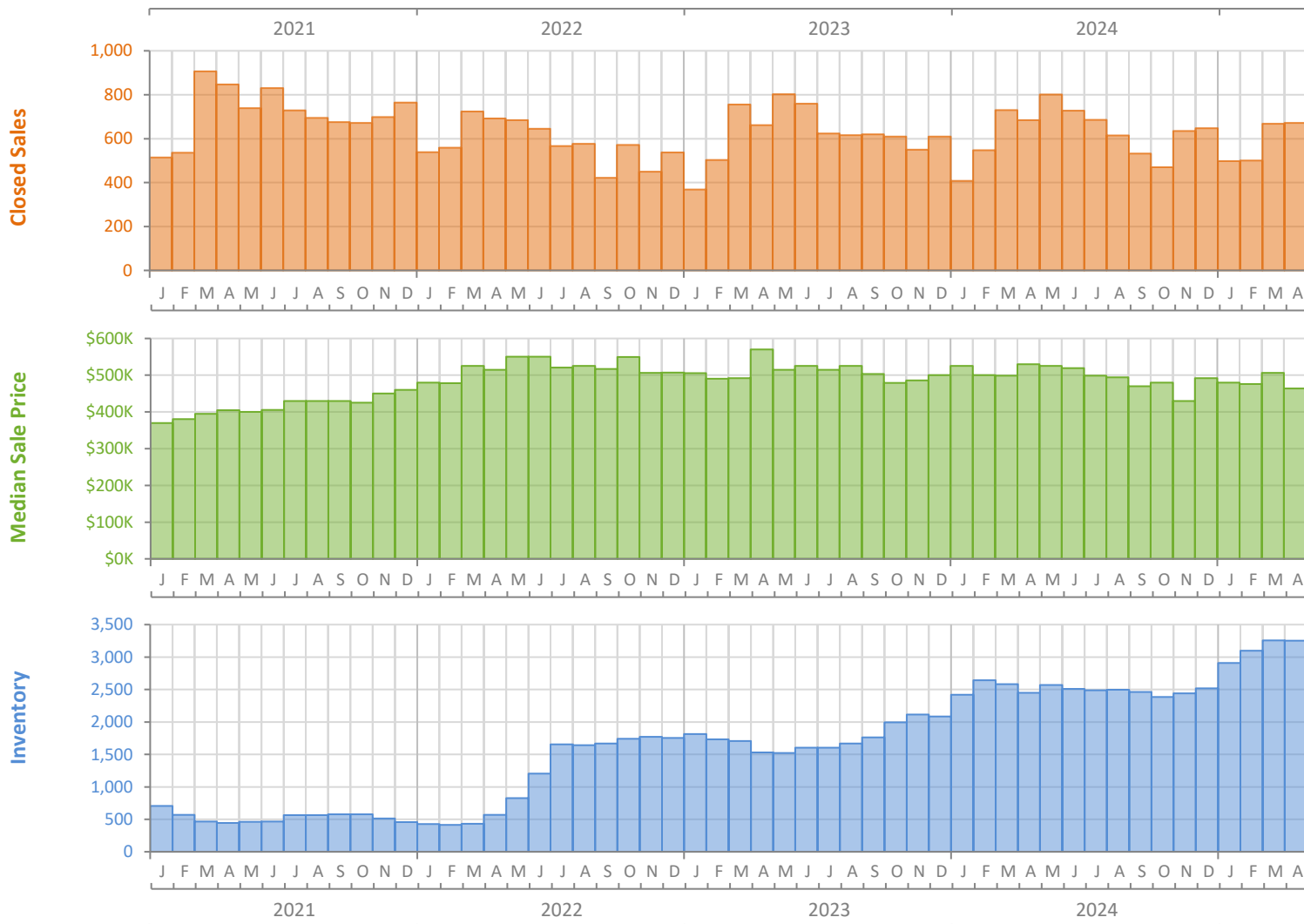
# Monthly Market Summary - April 2025

## Single-Family Homes

### Manatee County



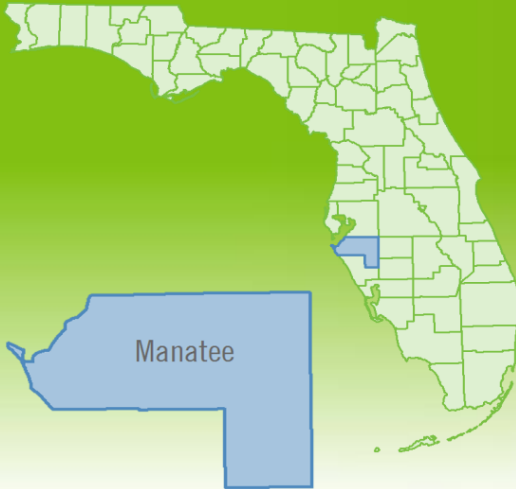
	April 2025	April 2024	Percent Change Year-over-Year
Closed Sales	672	685	-1.9%
Paid in Cash	201	216	-6.9%
Median Sale Price	\$464,000	\$530,000	-12.5%
Average Sale Price	\$618,422	\$718,603	-13.9%
Dollar Volume	\$415.6 Million	\$492.2 Million	-15.6%
Med. Pct. of Orig. List Price Received	94.0%	95.7%	-1.8%
Median Time to Contract	50 Days	44 Days	13.6%
Median Time to Sale	92 Days	88 Days	4.5%
New Pending Sales	785	811	-3.2%
New Listings	979	858	14.1%
Pending Inventory	1,085	1,162	-6.6%
Inventory (Active Listings)	3,251	2,450	32.7%
Months Supply of Inventory	5.2	3.9	33.3%



# Monthly Distressed Market - April 2025

## Single-Family Homes

### Manatee County



		April 2025	April 2024	Percent Change Year-over-Year
Traditional	Closed Sales	668	683	-2.2%
	Median Sale Price	\$464,000	\$530,390	-12.5%
Foreclosure/REO	Closed Sales	4	2	100.0%
	Median Sale Price	\$390,000	\$332,950	17.1%
Short Sale	Closed Sales	0	0	N/A
	Median Sale Price	(No Sales)	(No Sales)	N/A

