

1st Quarter 2025 and 2024 Comparison by County Multifamily Home Sales

AREA	Sales 2025	Sales 2024	Change	% Change	Median Price 2025	Median Price 2024	Median % Change	Average DOM 2025	Average DOM 2024	DOM % Change	Distressed Properties 2025	Distressed Properties 2024	% Change Distressed Properties
RHODE ISLAND	303	288	15	5.21%	\$570,000	\$509,000	11.98%	34	33	3.03%	1	1	0.00%
<u>BRISTOL COUNTY</u>	9	6	3	50.00%	\$649,000	\$652,000	-0.46%	20	-	0.00%	0	0	-
BARRINGTON	1	0	1	0.00%	\$649,000	-	0.00%	38	-	0.00%	0	0	-
BRISTOL	4	5	-1	-20.00%	\$735,500	\$654,000	12.46%	12	24	-50.00%	0	0	-
WARREN	4	1	3	300.00%	\$687,500	\$576,000	19.36%	24	9	166.67%	0	0	-
<u>KENT COUNTY</u>	26	23	3	13.04%	\$482,450	\$420,000	14.87%	32	22	45.45%	0	0	-
COVENTRY	2	5	-3	-60.00%	\$390,000	\$425,000	-8.24%	38	16	137.50%	0	0	-
EAST GREENWICH	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
WARWICK	8	6	2	33.33%	\$503,750	\$412,500	22.12%	32	22	45.45%	0	0	-
WEST GREENWICH	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
WEST WARWICK	16	12	4	33.33%	\$482,450	\$406,500	18.68%	31	24	29.17%	0	0	-
<u>NEWPORT COUNTY</u>	14	11	3	27.27%	\$1,052,625	\$1,150,000	-8.47%	59	57	3.51%	0	0	-
JAMESTOWN	1	0	1	0.00%	\$1,050,000	-	0.00%	1	-	0.00%	0	0	-
LITTLE COMPTON	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
MIDDLETOWN	3	1	2	200.00%	\$1,267,500	\$860,000	47.38%	57	114	-50.00%	0	0	-
NEWPORT	7	8	-1	-12.50%	\$1,055,250	\$1,307,500	-19.29%	60	51	17.65%	0	0	-
PORTSMOUTH	1	1	0	0.00%	\$1,225,000	\$974,000	25.77%	99	39	153.85%	0	0	-
TIVERTON	2	1	1	100.00%	\$476,500	\$580,000	-17.84%	64	63	1.59%	0	0	-
<u>PROVIDENCE COUNTY</u>	240	238	2	0.84%	\$570,000	\$510,000	11.76%	34	31	9.68%	1	1	0.00%
BURRILLVILLE	4	3	1	33.33%	\$437,500	\$475,000	-7.89%	48	7	585.71%	0	0	-
CENTRAL FALLS	10	15	-5	-33.33%	\$570,000	\$510,000	11.76%	36	23	56.52%	0	0	-
CRANSTON	26	19	7	36.84%	\$552,500	\$508,000	8.76%	33	21	57.14%	0	0	-
CUMBERLAND	8	8	0	0.00%	\$608,750	\$487,500	24.87%	24	26	-7.69%	0	0	-
EAST PROVIDENCE	15	12	3	25.00%	\$515,000	\$495,950	3.84%	42	34	23.53%	0	0	-
FOSTER	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
GLOCESTER	0	2	-2	-100.00%	-	\$467,700	0.00%	-	8	0.00%	0	0	-
JOHNSTON	5	4	1	25.00%	\$520,000	\$480,000	8.33%	69	26	165.38%	0	0	-
LINCOLN	5	6	-1	-16.67%	\$550,000	\$495,000	11.11%	16	50	-68.00%	0	0	-
NORTH PROVIDENCE	7	4	3	75.00%	\$500,000	\$425,500	17.51%	28	17	64.71%	0	1	-100.00%
NORTH SMITHFIELD	0	2	-2	-100.00%	-	\$687,500	0.00%	-	8	0.00%	0	0	-
PAWTUCKET	37	31	6	19.35%	\$579,555	\$530,000	9.35%	29	24	20.83%	0	0	-
PROVIDENCE	97	103	-6	-5.83%	\$640,000	\$530,000	20.75%	33	37	-10.81%	1	0	-
SCITUATE	3	1	2	200.00%	\$550,000	\$675,000	-18.52%	3	42	-92.86%	0	0	-
SMITHFIELD	1	2	-1	-50.00%	\$529,000	\$497,500	6.33%	63	11	472.73%	0	0	-
WOONSOCKET	22	26	-4	-15.38%	\$505,000	\$502,500	0.50%	40	37	8.11%	0	0	-
<u>WASHINGTON COUNTY</u>	14	10	4	40.00%	\$465,000	\$492,500	-5.58%	32	75	-57.33%	0	0	-
BLOCK ISLAND	0	1	-1	-100.00%	-	\$2,100,000	0.00%	-	489	0.00%	0	0	-
CHARLESTOWN	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
EXETER	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
HOPKINTON	1	0	1	0.00%	\$442,000	-	0.00%	6	-	0.00%	0	0	-
NARRAGANSETT	1	0	1	0.00%	\$1,441,900	-	0.00%	94	-	0.00%	0	0	-
NORTH KINGSTOWN	3	2	1	50.00%	\$474,000	\$440,000	7.73%	24	40	-40.00%	0	0	-
RICHMOND	1	0	1	0.00%	\$400,000	-	0.00%	67	-	0.00%	0	0	-
SOUTH KINGSTOWN	0	2	-2	-100.00%	-	\$602,000	0.00%	-	65	0.00%	0	0	-
WESTERLY	8	5	3	60.00%	\$473,000	\$355,000	33.24%	25	9	177.78%	0	0	-

Information is provided by State-Wide Multiple Listing Service, Inc. Readers are cautioned that the median sales price --- with half the prices higher and half lower --- is not a measure of appreciation/depreciation in individual home values. Also, please note: Statewide data may vary marginally from town-by-town data as the latter continues to be updated with later closing transactions after the statewide data is pulled. This information is deemed reliable but not guaranteed. Note: As of 9/1/2021 East Side of Providence was removed from the city list.