

4th Quarter Comparison (Oct. through December)  
Existing R.I. Single-Family Home Sales Statistics

AREA	08 Sales	07Sales	Unit change	% CHANGE	Median 2008	Median 2007	\$ CHANGE	% CHANGE	DOM 08	DOM 07	%CHANGE	Dist. Prop.
RHODE ISLAND	1,570	1,549	21	1.36%	\$ 205,000	\$ 259,000	\$ (54,000)	-20.8%	96	90	6.7%	560
<b>NEWPORT COUNTY</b>												
TIVERTON	21	22	-1	-4.55%	\$ 223,500	\$ 336,000	\$ (112,500)	-33.5%	165	151	9.3%	9
LITTLE COMPTON	4	7	-3	-42.86%	\$ 1,057,500	\$ 878,000	\$ 179,500	20.4%	143	272	-47.4%	0
PORTSMOUTH	22	30	-8	-26.67%	\$ 298,500	\$ 339,000	\$ (40,500)	-11.9%	80	148	-45.9%	3
MIDDLETOWN	19	12	7	58.33%	\$ 395,000	\$ 387,750	\$ 7,250	1.9%	142	96	47.9%	2
NEWPORT	27	37	-10	-27.03%	\$ 400,000	\$ 425,000	\$ (25,000)	-5.9%	139	79	75.9%	2
JAMESTOWN	8	8	0	0.00%	\$ 477,500	\$ 902,500	\$ (425,000)	-47.1%	160	87	83.9%	1
<b>METRO &amp; EAST BAY</b>												
BARRINGTON	26	44	-18	-40.91%	\$ 370,000	\$ 413,500	\$ (43,500)	-10.5%	130	85	52.9%	2
WARREN	12	12	0	0.00%	\$ 257,500	\$ 278,000	\$ (20,500)	-7.4%	100	135	-25.9%	4
BRISTOL	25	27	-2	-7.41%	\$ 260,000	\$ 335,000	\$ (75,000)	-22.4%	95	100	-5.0%	4
EAST PROVIDENCE	56	77	-21	-27.27%	\$ 213,200	\$ 225,000	\$ (11,800)	-5.2%	94	77	22.1%	17
PROVIDENCE	164	99	65	65.66%	\$ 105,000	\$ 167,000	\$ (62,000)	-37.1%	89	93	-4.3%	105
EAST SIDE	16	37	-21	-56.76%	\$ 605,000	\$ 475,000	\$ 130,000	27.4%	101	64	57.8%	1
NORTH PROVIDENCE	61	47	14	29.79%	\$ 185,000	\$ 223,000	\$ (38,000)	-17.0%	73	78	-6.4%	32
JOHNSTON	71	44	27	61.36%	\$ 184,900	\$ 223,750	\$ (38,850)	-17.4%	92	95	-3.2%	33
CRANSTON	137	121	16	13.22%	\$ 186,000	\$ 222,500	\$ (36,500)	-16.4%	85	76	11.8%	50
<b>NORTH</b>												
LINCOLN	26	32	-6	-18.75%	\$ 282,450	\$ 311,000	\$ (28,550)	-9.2%	102	66	54.5%	9
CUMBERLAND	65	65	0	0.00%	\$ 239,000	\$ 321,000	\$ (82,000)	-25.5%	84	89	-5.6%	19
WOONSOCKET	32	35	-3	-8.57%	\$ 180,000	\$ 214,000	\$ (34,000)	-15.9%	87	88	-1.1%	15
PAWTUCKET	81	74	7	9.46%	\$ 160,500	\$ 205,000	\$ (44,500)	-21.7%	91	79	15.2%	40
CENTRAL FALLS	3	8	-5	-62.50%	\$ 52,000	\$ 208,500	\$ (156,500)	-75.1%	143	93	53.8%	2
NORTH SMITHFIELD	16	15	1	6.67%	\$ 265,000	\$ 290,000	\$ (25,000)	-8.6%	102	80	27.5%	3
SMITHFIELD	25	28	-3	-10.71%	\$ 225,000	\$ 295,500	\$ (70,500)	-23.9%	77	62	24.2%	6
BURRILLVILLE	24	30	-6	-20.00%	\$ 239,000	\$ 252,500	\$ (13,500)	-5.3%	98	100	-2.0%	6
GLOCESTER	15	18	-3	-16.67%	\$ 260,000	\$ 267,500	\$ (7,500)	-2.8%	122	153	-20.3%	6
FOSTER	10	8	2	25.00%	\$ 272,500	\$ 256,500	\$ 16,000	6.2%	76	96	-20.8%	2
SCITUATE	8	15	-7	-46.67%	\$ 217,500	\$ 299,900	\$ (82,400)	-27.5%	90	78	15.4%	1
<b>SOUTH COUNTY</b>												
EXETER	22	14	8	57.14%	\$ 347,500	\$ 261,000	\$ 86,500	33.1%	106	96	10.4%	6
HOPKINTON	15	12	3	25.00%	\$ 207,000	\$ 261,750	\$ (54,750)	-20.9%	123	70	75.7%	4
RICHMOND	18	16	2	12.50%	\$ 228,200	\$ 279,450	\$ (51,250)	-18.3%	71	95	-25.3%	4
CHARLESTOWN	18	15	3	20.00%	\$ 400,000	\$ 425,000	\$ (25,000)	-5.9%	146	102	43.1%	3
WESTERLY	37	38	-1	-2.63%	\$ 271,500	\$ 350,000	\$ (78,500)	-22.4%	125	108	15.7%	8
NEW SHOREHAM	0	0	0	-	-	-	-	-	-	-	-	0
SOUTH KINGSTOWN	41	65	-24	-36.92%	\$ 310,000	\$ 350,000	\$ (40,000)	-11.4%	108	134	-19.4%	7
NARRAGANSETT	34	45	-11	-24.44%	\$ 392,500	\$ 445,000	\$ (52,500)	-11.8%	104	115	-9.6%	3
NORTH KINGSTOWN	50	45	5	11.11%	\$ 337,500	\$ 335,000	\$ 2,500	0.7%	108	85	27.1%	7
<b>KENT COUNTY</b>												
EAST GREENWICH	27	33	-6	-18.18%	\$ 355,000	\$ 462,500	\$ (107,500)	-23.2%	97	115	-15.7%	6
WEST WARWICK	46	48	-2	-4.17%	\$ 162,000	\$ 234,000	\$ (72,000)	-30.8%	92	80	15.0%	22
WARWICK	205	169	36	21.30%	\$ 163,000	\$ 230,000	\$ (67,000)	-29.1%	90	70	28.6%	83
COVENTRY	75	88	-13	-14.77%	\$ 195,000	\$ 227,125	\$ (32,125)	-14.1%	80	77	3.9%	29
WEST GREENWICH	8	9	-1	-11.11%	\$ 215,000	\$ 335,000	\$ (120,000)	-35.8%	149	100	49.0%	4
	1570	1549										560
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 — generally reflects the quality and the mix (type and size) of the properties being sold at the time and is not an true measure of home values. Information deemed reliable but is not guaranteed												