

## August 2022 and 2021 Comparison Single-Family Home Sales

AREA	Sales 2022	Sales 2021	Change	% Change	Median Price 2022	Median Price 2021	Median % Change	Average DOM 2022	Average DOM 2021	DOM % Change	Distressed Properties 2022	Distressed Properties 2021	% Change Distressed Properties
RHODE ISLAND	970	1115	-145	-13.00%	\$405,000	\$389,000	4.11%	29	29	0.00%	9	9	0.00%
<b>NEWPORT COUNTY</b>													
TIVERTON	13	24	-11	-45.83%	\$460,000	\$402,500	14.29%	51	22	131.82%	0	1	-100.00%
LITTLE COMPTON	7	6	1	16.67%	\$800,000	\$858,500	-6.81%	42	68	-38.24%	0	0	-
PORTSMOUTH	22	22	0	0.00%	\$670,000	\$662,000	1.21%	52	72	-27.78%	0	0	-
MIDDLETOWN	7	23	-16	-69.57%	\$822,500	\$700,000	17.50%	25	39	-35.90%	0	0	-
NEWPORT	14	21	-7	-33.33%	\$815,000	\$775,000	5.16%	54	43	25.58%	0	0	-
JAMESTOWN	4	9	-5	-55.56%	\$2,513,750	\$725,000	246.72%	138	42	228.57%	0	0	-
<b>METRO &amp; EAST BAY</b>													
BARRINGTON	21	38	-17	-44.74%	\$659,900	\$601,000	9.80%	24	28	-14.29%	1	0	-
WARREN	8	15	-7	-46.67%	\$375,000	\$430,000	-12.79%	17	24	-29.17%	1	0	-
BRISTOL	12	11	1	9.09%	\$503,000	\$480,000	4.79%	20	34	-41.18%	0	0	-
EAST PROVIDENCE	46	43	3	6.98%	\$363,290	\$307,500	18.14%	18	22	-18.18%	1	1	0.00%
PROVIDENCE	82	100	-18	-18.00%	\$337,000	\$325,500	3.53%	22	26	-15.38%	1	1	0.00%
NORTH PROVIDENCE	32	56	-24	-42.86%	\$327,500	\$341,500	-4.10%	20	23	-13.04%	0	0	-
JOHNSTON	36	46	-10	-21.74%	\$392,500	\$347,750	12.87%	19	23	-17.39%	0	2	-100.00%
CRANSTON	80	91	-11	-12.09%	\$375,000	\$355,000	5.63%	22	27	-18.52%	0	0	-
<b>NORTH</b>													
LINCOLN	20	23	-3	-13.04%	\$557,500	\$450,000	23.89%	34	17	100.00%	0	1	-100.00%
CUMBERLAND	54	49	5	10.20%	\$442,500	\$429,000	3.15%	24	30	-20.00%	0	0	-
WOONSOCKET	21	30	-9	-30.00%	\$345,000	\$305,000	13.11%	31	14	121.43%	1	0	-
PAWTUCKET	41	42	-1	-2.38%	\$330,000	\$301,500	9.45%	21	26	-19.23%	0	0	-
CENTRAL FALLS	1	3	-2	-66.67%	\$250,000	\$245,000	2.04%	96	45	113.33%	0	0	-
NORTH SMITHFIELD	10	12	-2	-16.67%	\$454,750	\$552,450	-17.68%	24	36	-33.33%	0	1	-100.00%
SMITHFIELD	18	19	-1	-5.26%	\$448,750	\$416,000	7.87%	19	48	-60.42%	0	0	-
BURRILLVILLE	18	16	2	12.50%	\$390,000	\$465,000	-16.13%	15	20	-25.00%	0	0	-
GLOCESTER	14	13	1	7.69%	\$483,000	\$389,000	24.16%	41	22	86.36%	1	0	-
FOSTER	9	4	5	125.00%	\$575,000	\$523,000	9.94%	23	34	-32.35%	0	0	-
SCITUATE	15	16	-1	-6.25%	\$445,000	\$397,500	11.95%	41	40	2.50%	0	0	-
<b>SOUTH COUNTY</b>													
EXETER	9	4	5	125.00%	\$533,000	\$540,000	-1.30%	28	22	27.27%	0	0	-
HOPKINTON	6	8	-2	-25.00%	\$457,500	\$425,000	7.65%	94	24	291.67%	0	0	-
RICHMOND	13	10	3	30.00%	\$385,000	\$455,000	-15.38%	38	12	216.67%	0	0	-
CHARLESTOWN	8	16	-8	-50.00%	\$740,000	\$415,000	78.31%	32	35	-8.57%	0	0	-
WESTERLY	17	29	-12	-41.38%	\$398,500	\$452,500	-11.93%	55	30	83.33%	0	0	-
BLOCK ISLAND	0	2	-2	-100.00%	-	\$915,000	0.00%	-	235	0.00%	0	0	-
SOUTH KINGSTOWN	23	24	-1	-4.17%	\$500,000	\$487,450	2.57%	45	31	45.16%	1	0	-
NARRAGANSETT	22	23	-1	-4.35%	\$946,750	\$590,000	60.47%	35	31	12.90%	0	0	-
NORTH KINGSTOWN	34	36	-2	-5.56%	\$586,000	\$614,500	-4.64%	29	24	20.83%	0	0	-
<b>KENT COUNTY</b>													
EAST GREENWICH	26	27	-1	-3.70%	\$732,500	\$638,500	14.72%	30	32	-6.25%	0	0	-
WEST WARWICK	30	17	13	76.47%	\$325,000	\$279,900	16.11%	26	30	-13.33%	0	0	-
WARWICK	121	123	-2	-1.63%	\$355,000	\$325,000	9.23%	30	27	11.11%	1	0	-
COVENTRY	50	60	-10	-16.67%	\$327,750	\$305,000	7.46%	29	25	16.00%	1	2	-50.00%
WEST GREENWICH	6	4	2	50.00%	\$612,500	\$297,000	106.23%	31	25	24.00%	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.