

**December 2008 and 2009 Comparison
Single Family Home Sales**

<u>AREA</u>	<u>Sales 2009</u>	<u>Sales 2008</u>	<u>Change</u>	<u>% Change</u>	<u>Median Price 2009</u>	<u>Median Price 2008</u>	<u>Median % Change</u>	<u>Average DOM 2009</u>	<u>Average DOM 2008</u>	<u>DOM % Change</u>	<u>Distressed Properties 2009</u>	<u>Distressed Properties 2008</u>	<u>% Change Distressed Properties</u>
RHODE ISLAND	583	492	91	18.50%	\$200,001	\$190,000	5.26%	95	102	-6.86%	194	224	-13.39%
<u>NEWPORT COUNTY</u>													
TIVERTON	6	8	-2	-25.00%	\$223,500	\$184,400	21.20%	122	169	-27.81%	1	5	-80.00%
LITTLE COMPTON	3	2	1	50.00%	\$370,000	\$907,500	-59.23%	275	114	141.23%	1	0	-
PORTSMOUTH	7	4	3	75.00%	\$290,000	\$352,000	-17.61%	118	76	55.26%	0	1	-100.00%
MIDDLETOWN	5	8	-3	-37.50%	\$282,000	\$342,500	-17.66%	35	129	-72.87%	2	1	100.00%
NEWPORT	14	6	8	133.33%	\$485,000	\$382,000	26.96%	119	91	30.77%	3	2	50.00%
JAMESTOWN	4	2	2	100.00%	\$440,000	\$324,000	35.80%	197	151	30.46%	0	0	-
<u>METRO & EAST BAY</u>													
BARRINGTON	10	8	2	25.00%	\$300,500	\$410,750	-26.84%	186	172	8.14%	3	3	0.00%
WARREN	4	4	0	0.00%	\$264,500	\$260,000	1.73%	317	149	112.75%	0	2	-100.00%
BRISTOL	12	5	7	140.00%	\$252,500	\$210,000	20.24%	156	103	51.46%	3	1	200.00%
EAST PROVIDENCE	25	19	6	31.58%	\$175,000	\$190,000	-7.89%	63	79	-20.25%	9	6	50.00%
PROVIDENCE	46	64	-18	-28.13%	\$115,000	\$105,000	9.52%	68	89	-23.60%	24	42	-42.86%
EAST SIDE of Prov	9	7	2	28.57%	\$360,000	\$730,000	-50.68%	64	156	-58.97%	2	0	-
NORTH PROVIDENCE	13	23	-10	-43.48%	\$170,000	\$176,900	-3.90%	73	89	-17.98%	6	15	-60.00%
JOHNSTON	23	20	3	15.00%	\$157,000	\$177,500	-11.55%	43	92	-53.26%	12	13	-7.69%
CRANSTON	51	43	8	18.60%	\$183,000	\$175,000	4.57%	89	95	-6.32%	12	24	-50.00%
<u>NORTH</u>													
LINCOLN	15	12	3	25.00%	\$190,000	\$311,000	-38.91%	107	60	78.33%	6	4	50.00%
CUMBERLAND	25	13	12	92.31%	\$225,000	\$223,500	0.67%	58	91	-36.26%	11	4	175.00%
WOONSOCKET	17	8	9	112.50%	\$144,000	\$188,500	-23.61%	340	82	314.63%	11	3	266.67%
PAWTUCKET	35	32	3	9.38%	\$140,000	\$160,000	-12.50%	77	105	-26.67%	13	17	-23.53%
CENTRAL FALLS	2	1	1	100.00%	\$58,850	\$27,000	117.96%	89	213	-58.22%	2	1	100.00%
NORTH SMITHFIELD	4	7	-3	-42.86%	\$282,500	\$260,000	8.65%	91	119	-23.53%	1	4	-75.00%
SMITHFIELD	11	5	6	120.00%	\$214,000	\$214,500	-0.23%	107	124	-13.71%	2	2	0.00%
BURRILLVILLE	6	7	-1	-14.29%	\$202,500	\$300,000	-32.50%	89	130	-31.54%	0	1	-100.00%
GLOCESTER	8	4	4	100.00%	\$303,750	\$343,500	-11.57%	31	199	-84.42%	1	1	0.00%
FOSTER	2	1	1	100.00%	\$234,000	\$270,000	-13.33%	66	155	-57.42%	0	0	-
SCITUATE	5	2	3	150.00%	\$290,000	\$335,000	-13.43%	58	108	-46.30%	2	0	-
<u>SOUTH COUNTY</u>													
EXETER	7	10	-3	-30.00%	\$293,200	\$367,450	-20.21%	83	87	-4.60%	1	3	-66.67%
HOPKINTON	6	6	0	0.00%	\$214,500	\$249,500	-14.03%	90	128	-29.69%	1	2	-50.00%
RICHMOND	2	5	-3	-60.00%	\$310,500	\$275,000	12.91%	71	68	4.41%	1	1	0.00%
CHARLESTOWN	7	4	3	75.00%	\$372,500	\$413,450	-9.90%	94	186	-49.46%	1	1	0.00%
WESTERLY	16	16	0	0.00%	\$376,000	\$334,500	12.41%	147	153	-3.92%	1	4	-75.00%
NEW SHOREHAM	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
SOUTH KINGSTOWN	17	16	1	6.25%	\$312,000	\$332,250	-6.09%	125	119	5.04%	4	5	-20.00%
NARRAGANSETT	15	9	6	66.67%	\$412,500	\$350,000	17.86%	167	128	30.47%	0	1	-100.00%
NORTH KINGSTOWN	16	9	7	77.78%	\$348,500	\$287,000	21.43%	77	92	-16.30%	4	5	-20.00%
<u>KENT COUNTY</u>													
EAST GREENWICH	12	7	5	71.43%	\$442,500	\$430,000	2.91%	109	117	-6.84%	4	1	300.00%
WEST WARWICK	13	13	0	0.00%	\$150,000	\$155,000	-3.23%	67	85	-21.18%	8	7	14.29%
WARWICK	73	59	14	23.73%	\$161,000	\$140,000	15.00%	65	90	-27.78%	31	29	6.90%
COVENTRY	32	23	9	39.13%	\$164,950	\$220,150	-25.07%	64	75	-14.67%	10	13	-23.08%
WEST GREENWICH	5	0	5	0.00%	\$267,000	-	0.00%	16	-	0.00%	1	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 --- generally reflects the quality and the mix (type and size) of the properties being sold at the time and is not a true measure of home values.													
Information deemed reliable but is not guaranteed													