

**December 2023 and 2022 Comparison  
Single-Family Home Sales**

AREA	Sales 2023	Sales 2022	Change	% Change	Median Price 2023	Median Price 2022	Median % Change	Average DOM 2023	Average DOM 2022	DOM % Change	Distressed Properties 2023	Distressed Properties 2022	% Change Distressed Properties
RHODE ISLAND	532	652	-120	-18.40%	\$427,000	\$389,900	9.52%	34	36	-5.56%	5	8	-37.50%
<b>NEWPORT COUNTY</b>													
TIVERTON	11	14	-3	-21.43%	\$447,500	\$357,000	25.35%	41	48	-14.58%	0	1	-100.00%
LITTLE COMPTON	0	5	-5	-100.00%	-	\$920,000	0.00%	-	66	0.00%	0	0	-
PORTSMOUTH	14	12	2	16.67%	\$592,500	\$488,500	21.29%	41	65	-36.92%	1	0	-
MIDDLETOWN	4	9	-5	-55.56%	\$700,000	\$625,000	12.00%	39	74	-47.30%	0	0	-
NEWPORT	6	16	-10	-62.50%	\$1,100,000	\$1,012,500	8.64%	58	48	20.83%	0	0	-
JAMESTOWN	6	7	-1	-14.29%	\$1,562,500	\$725,250	115.44%	68	54	25.93%	0	0	-
<b>METRO &amp; EAST BAY</b>													
BARRINGTON	10	15	-5	-33.33%	\$807,500	\$810,000	-0.31%	14	23	-39.13%	0	1	-100.00%
WARREN	2	3	-1	-33.33%	\$440,000	\$436,000	0.92%	52	58	-10.34%	0	0	-
BRISTOL	13	10	3	30.00%	\$740,000	\$471,500	56.95%	37	31	19.35%	0	0	-
EAST PROVIDENCE	27	26	1	3.85%	\$410,000	\$371,500	10.36%	26	38	-31.58%	0	0	-
PROVIDENCE	46	60	-14	-23.33%	\$350,000	\$335,000	4.48%	26	30	-13.33%	1	1	0.00%
NORTH PROVIDENCE	18	17	1	5.88%	\$405,000	\$375,000	8.00%	26	34	-23.53%	0	0	-
JOHNSTON	23	16	7	43.75%	\$380,000	\$402,500	-5.59%	37	26	42.31%	0	0	-
CRANSTON	50	64	-14	-21.88%	\$427,500	\$352,500	21.28%	33	36	-8.33%	1	0	-
<b>NORTH</b>													
LINCOLN	13	16	-3	-18.75%	\$570,000	\$452,000	26.11%	29	26	11.54%	0	0	-
CUMBERLAND	20	24	-4	-16.67%	\$431,950	\$452,450	-4.53%	29	27	7.41%	0	0	-
WOONSOCKET	18	15	3	20.00%	\$347,500	\$335,000	3.73%	22	30	-26.67%	0	0	-
PAWTUCKET	23	35	-12	-34.29%	\$365,000	\$350,000	4.29%	27	29	-6.90%	0	0	-
CENTRAL FALLS	4	1	3	300.00%	\$321,000	\$286,000	12.24%	47	28	67.86%	0	0	-
NORTH SMITHFIELD	10	7	3	42.86%	\$428,000	\$400,000	7.00%	33	43	-23.26%	0	0	-
SMITHFIELD	5	15	-10	-66.67%	\$661,000	\$463,000	42.76%	30	28	7.14%	1	0	-
BURRILLVILLE	6	10	-4	-40.00%	\$439,000	\$397,750	10.37%	28	32	-12.50%	0	0	-
GLOCESTER	5	13	-8	-61.54%	\$206,000	\$432,500	-52.37%	23	44	-47.73%	1	0	-
FOSTER	5	4	1	25.00%	\$342,000	\$227,500	50.33%	19	23	-17.39%	0	0	-
SCITUATE	5	13	-8	-61.54%	\$585,000	\$430,000	36.05%	33	37	-10.81%	0	0	-
<b>SOUTH COUNTY</b>													
EXETER	2	7	-5	-71.43%	\$782,500	\$550,000	42.27%	59	40	47.50%	0	0	-
HOPKINTON	1	6	-5	-83.33%	\$601,000	\$323,125	86.00%	22	27	-18.52%	0	1	-100.00%
RICHMOND	3	7	-4	-57.14%	\$250,000	\$448,900	-44.31%	39	45	-13.33%	0	0	-
CHARLESTOWN	5	9	-4	-44.44%	\$530,000	\$420,000	26.19%	58	30	93.33%	0	0	-
WESTERLY	6	12	-6	-50.00%	\$742,500	\$441,250	68.27%	56	26	115.38%	0	0	-
BLOCK ISLAND	1	1	0	0.00%	\$1,280,000	\$1,800,000	-28.89%	30	210	-85.71%	0	0	-
SOUTH KINGSTOWN	21	15	6	40.00%	\$555,000	\$490,000	13.27%	61	37	64.86%	0	0	-
NARRAGANSETT	14	10	4	40.00%	\$775,000	\$617,500	25.51%	44	32	37.50%	0	0	-
NORTH KINGSTOWN	28	14	14	100.00%	\$589,750	\$525,000	12.33%	35	55	-36.36%	0	1	-100.00%
<b>KENT COUNTY</b>													
EAST GREENWICH	9	15	-6	-40.00%	\$670,000	\$550,000	21.82%	46	41	12.20%	0	0	-
WEST WARWICK	20	14	6	42.86%	\$362,550	\$326,000	11.21%	24	32	-25.00%	0	0	-
WARWICK	55	80	-25	-31.25%	\$367,000	\$331,500	10.71%	30	35	-14.29%	0	3	-100.00%
COVENTRY	18	32	-14	-43.75%	\$430,000	\$336,500	27.79%	39	36	8.33%	0	0	-
WEST GREENWICH	5	3	2	66.67%	\$425,000	\$340,000	25.00%	21	64	-67.19%	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.