

**Year End 2018 and 2017 Comparison  
Multifamily Home Sales**

<u>AREA</u>	<u>Sales 2018</u>	<u>Sales 2017</u>	<u>Change</u>	<u>% Change</u>	<u>Median Price 2018</u>	<u>Median Price 2017</u>	<u>Median % Change</u>	<u>Average DOM 2018</u>	<u>Average DOM 2017</u>	<u>DOM % Change</u>	<u>Distressed Properties 2018</u>	<u>Distressed Properties 2017</u>	<u>% Change Distressed Properties</u>
RHODE ISLAND	2054	1924	130	6.76%	\$243,000	\$208,750	16.41%	48	53	-9.43%	136	241	-43.57%
<b><u>NEWPORT COUNTY</u></b>													
TIVERTON	8	7	1	14.29%	\$252,500	\$237,000	6.54%	132	127	3.94%	0	0	-
LITTLE COMPTON	0	2	-2	-100.00%	-	\$472,500	0.00%	-	181	0.00%	0	0	-
PORTSMOUTH	7	7	0	0.00%	\$275,000	\$350,000	-21.43%	130	88	47.73%	1	1	0.00%
MIDDLETOWN	14	10	4	40.00%	\$363,750	\$368,950	-1.41%	61	55	10.91%	1	0	-
NEWPORT	55	56	-1	-1.79%	\$565,000	\$498,500	13.34%	67	46	45.65%	0	4	-100.00%
JAMESTOWN	1	1	0	0.00%	\$435,000	\$775,000	-43.87%	33	88	-62.50%	0	0	-
<b><u>METRO &amp; EAST BAY</u></b>													
BARRINGTON	6	4	2	50.00%	\$322,250	\$357,000	-9.73%	54	85	-36.47%	0	0	-
WARREN	25	19	6	31.58%	\$235,000	\$241,000	-2.49%	31	96	-67.71%	5	1	400.00%
BRISTOL	32	27	5	18.52%	\$362,500	\$325,000	11.54%	35	61	-42.62%	0	0	-
EAST PROVIDENCE	70	65	5	7.69%	\$273,250	\$235,500	16.03%	40	44	-9.09%	6	7	-14.29%
PROVIDENCE	683	683	0	0.00%	\$230,000	\$192,500	19.48%	48	48	0.00%	49	81	-39.51%
EAST SIDE of Prov	80	71	9	12.68%	\$485,000	\$425,000	14.12%	46	55	-16.36%	0	2	-100.00%
NORTH PROVIDENCE	51	36	15	41.67%	\$230,000	\$196,200	17.23%	65	51	27.45%	3	9	-66.67%
JOHNSTON	32	25	7	28.00%	\$239,950	\$210,000	14.26%	51	52	-1.92%	5	2	150.00%
CRANSTON	141	112	29	25.89%	\$255,000	\$230,000	10.87%	43	50	-14.00%	5	12	-58.33%
<b><u>NORTH</u></b>													
LINCOLN	29	26	3	11.54%	\$263,000	\$262,500	0.19%	55	45	22.22%	4	0	-
CUMBERLAND	25	26	-1	-3.85%	\$267,000	\$250,000	6.80%	35	50	-30.00%	1	0	-
WOONSOCKET	195	154	41	26.62%	\$220,000	\$163,750	34.35%	36	54	-33.33%	16	28	-42.86%
PAWTUCKET	300	268	32	11.94%	\$252,750	\$215,000	17.56%	41	54	-24.07%	19	43	-55.81%
CENTRAL FALLS	64	70	-6	-8.57%	\$217,500	\$186,500	16.62%	47	45	4.44%	5	12	-58.33%
NORTH SMITHFIELD	7	10	-3	-30.00%	\$320,000	\$319,500	0.16%	52	106	-50.94%	0	1	-100.00%
SMITHFIELD	7	16	-9	-56.25%	\$254,900	\$247,500	2.99%	51	48	6.25%	2	2	0.00%
BURRILLVILLE	25	19	6	31.58%	\$230,000	\$210,000	9.52%	40	61	-34.43%	3	5	-40.00%
GLOCESTER	4	2	2	100.00%	\$345,000	\$157,500	119.05%	118	49	140.82%	0	1	-100.00%
FOSTER	1	1	0	0.00%	\$195,000	\$270,000	-27.78%	46	10	360.00%	0	0	-
SCITUATE	3	7	-4	-57.14%	\$245,000	\$201,500	21.59%	24	51	-52.94%	0	2	-100.00%
<b><u>SOUTH COUNTY</u></b>													
EXETER	3	3	0	0.00%	\$350,000	\$239,000	46.44%	54	174	-68.97%	1	0	-
HOPKINTON	0	2	-2	-100.00%	-	\$99,040	0.00%	-	24	0.00%	0	2	-100.00%
RICHMOND	3	3	0	0.00%	\$250,000	\$110,000	127.27%	87	105	-17.14%	0	1	-100.00%
CHARLESTOWN	1	1	0	0.00%	\$368,500	\$515,000	-28.45%	45	387	-88.37%	0	0	-
WESTERLY	20	39	-19	-48.72%	\$269,500	\$220,000	22.50%	70	87	-19.54%	1	6	-83.33%
BLOCK ISLAND	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
SOUTH KINGSTOWN	9	10	-1	-10.00%	\$415,000	\$290,000	43.10%	49	131	-62.60%	0	1	-100.00%
NARRAGANSETT	5	4	1	25.00%	\$499,900	\$496,000	0.79%	33	19	73.68%	0	0	-
NORTH KINGSTOWN	17	5	12	240.00%	\$300,000	\$230,000	30.43%	62	58	6.90%	1	1	0.00%
<b><u>KENT COUNTY</u></b>													
EAST GREENWICH	2	6	-4	-66.67%	\$344,500	\$340,195	1.27%	74	58	27.59%	0	0	-
WEST WARWICK	65	75	-10	-13.33%	\$208,000	\$173,400	19.95%	59	52	13.46%	3	10	-70.00%
WARWICK	46	39	7	17.95%	\$232,500	\$187,500	24.00%	46	50	-8.00%	4	7	-42.86%
COVENTRY	18	13	5	38.46%	\$226,000	\$210,000	7.62%	99	108	-8.33%	1	0	-
WEST GREENWICH	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	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 --- 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