

## First Quarter 2021 and 2020 Comparison Condominium Home Sales

AREA	Sales 2021	Sales 2020	Change	% Change	Median Price 2021	Median Price 2020	Median % Change	Average DOM 2021	Average DOM 2020	DOM % Change	Distressed Properties 2021	Distressed Properties 2020	% Change Distressed Properties
RHODE ISLAND	532	432	100	23.15%	\$249,000	\$232,500	7.10%	60	75	-20.00%	5	8	-37.50%
<b><u>NEWPORT COUNTY</u></b>													
TIVERTON	10	8	2	25.00%	\$349,000	\$349,000	0.00%	50	103	-51.46%	0	0	-
LITTLE COMPTON	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
PORTSMOUTH	14	13	1	7.69%	\$525,000	\$342,500	53.28%	242	227	6.61%	0	0	-
MIDDLETOWN	10	10	0	0.00%	\$455,000	\$409,900	11.00%	55	83	-33.73%	0	0	-
NEWPORT	31	26	5	19.23%	\$395,000	\$310,000	27.42%	62	94	-34.04%	0	0	-
JAMESTOWN	1	2	-1	-50.00%	\$695,000	\$607,450	14.41%	164	91	80.22%	0	0	-
<b><u>METRO &amp; EAST BAY</u></b>													
BARRINGTON	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
WARREN	2	2	0	0.00%	\$632,500	\$343,000	84.40%	33	68	-51.47%	0	0	-
BRISTOL	7	10	-3	-30.00%	\$365,000	\$292,250	24.89%	85	93	-8.60%	0	0	-
EAST PROVIDENCE	4	4	0	0.00%	\$245,000	\$221,000	10.86%	122	99	23.23%	0	0	-
PROVIDENCE	73	43	30	69.77%	\$227,000	\$220,000	3.18%	67	77	-12.99%	1	3	-66.67%
EAST SIDE of Providence	22	27	-5	-18.52%	\$350,000	\$295,000	18.64%	44	89	-50.56%	0	1	-100.00%
NORTH PROVIDENCE	39	42	-3	-7.14%	\$152,000	\$161,250	-5.74%	39	48	-18.75%	1	1	0.00%
JOHNSTON	15	7	8	114.29%	\$198,000	\$150,900	31.21%	22	46	-52.17%	0	0	-
CRANSTON	20	26	-6	-23.08%	\$235,500	\$189,950	23.98%	63	60	5.00%	0	0	-
<b><u>NORTH</u></b>													
LINCOLN	15	16	-1	-6.25%	\$232,000	\$210,000	10.48%	56	51	9.80%	0	0	-
CUMBERLAND	14	14	0	0.00%	\$317,500	\$227,500	39.56%	38	38	0.00%	0	0	-
WOONSOCKET	22	18	4	22.22%	\$192,500	\$153,500	25.41%	42	41	2.44%	0	2	-100.00%
PAWTUCKET	17	11	6	54.55%	\$190,000	\$149,500	27.09%	36	64	-43.75%	2	0	-
CENTRAL FALLS	1	1	0	0.00%	\$200,000	\$161,500	23.84%	12	112	-89.29%	0	0	-
NORTH SMITHFIELD	12	10	2	20.00%	\$328,000	\$309,500	5.98%	55	47	17.02%	0	0	-
SMITHFIELD	18	22	-4	-18.18%	\$212,500	\$274,900	-22.70%	42	50	-16.00%	0	0	-
BURRILLVILLE	5	1	4	400.00%	\$162,500	\$178,000	-8.71%	48	37	29.73%	0	0	-
GLOCESTER	9	4	5	125.00%	\$313,000	\$305,500	2.45%	61	17	258.82%	0	0	-
FOSTER	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
SCITUATE	2	2	0	0.00%	\$426,500	\$341,525	24.88%	74	116	-36.21%	0	0	-
<b><u>SOUTH COUNTY</u></b>													
EXETER	5	1	4	400.00%	\$443,300	\$415,000	6.82%	50	50	0.00%	0	0	-
HOPKINTON	3	0	3	0.00%	\$225,000	-	0.00%	78	-	0.00%	1	0	-
RICHMOND	4	4	0	0.00%	\$222,000	\$243,250	-8.74%	55	170	-67.65%	0	0	-
CHARLESTOWN	2	1	1	100.00%	\$168,000	\$199,000	-15.58%	43	6	616.67%	0	0	-
WESTERLY	19	10	9	90.00%	\$207,000	\$397,221	-47.89%	108	153	-29.41%	0	0	-
BLOCK ISLAND	3	1	2	200.00%	\$380,000	\$302,500	25.62%	368	1003	-63.31%	0	0	-
SOUTH KINGSTOWN	16	14	2	14.29%	\$449,063	\$502,137	-10.57%	49	41	19.51%	0	0	-
NARRAGANSETT	10	9	1	11.11%	\$491,750	\$163,000	201.69%	52	44	18.18%	0	0	-
NORTH KINGSTOWN	10	13	-3	-23.08%	\$261,450	\$279,862	-6.58%	29	86	-66.28%	0	0	-
<b><u>KENT COUNTY</u></b>													
EAST GREENWICH	10	13	-3	-23.08%	\$407,000	\$370,000	10.00%	106	93	13.98%	0	0	-
WEST WARWICK	30	15	15	100.00%	\$209,250	\$210,000	-0.36%	44	82	-46.34%	0	0	-
WARWICK	35	29	6	20.69%	\$240,000	\$212,900	12.73%	43	55	-21.82%	0	0	-
COVENTRY	12	3	9	300.00%	\$213,450	\$133,000	60.49%	33	23	43.48%	0	1	-100.00%
WEST GREENWICH	10	0	10	0.00%	\$339,900	-	0.00%	39	-	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 themix (type and size) of the properties being sold at the time and is not a true measure of individual home value appreciation/depreciation. Also, please note: Statewide data may vary marginally from town bytown data as the latter continues to be updated with later closing transactions after the statewide data is pulled. Information deemed reliable but is not guaranteed.