

## First Quarter 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	2067	2205	-138	-6.26%	\$375,000	\$329,900	13.67%	38	46	-17.39%	12	43	-72.09%
<b><u>NEWPORT COUNTY</u></b>													
TIVERTON	45	44	1	2.27%	\$449,000	\$326,950	37.33%	63	68	-7.35%	0	4	-100.00%
LITTLE COMPTON	11	10	1	10.00%	\$700,000	\$695,500	0.65%	57	96	-40.63%	0	0	-
PORTSMOUTH	54	54	0	0.00%	\$659,525	\$496,000	32.97%	64	51	25.49%	0	1	-100.00%
MIDDLETOWN	26	31	-5	-16.13%	\$620,000	\$485,000	27.84%	29	70	-58.57%	0	0	-
NEWPORT	36	53	-17	-32.08%	\$785,000	\$802,000	-2.12%	41	91	-54.95%	0	0	-
JAMESTOWN	20	18	2	11.11%	\$840,000	\$1,000,000	-16.00%	78	88	-11.36%	0	0	-
<b><u>METRO &amp; EAST BAY</u></b>													
BARRINGTON	46	44	2	4.55%	\$582,500	\$471,000	23.67%	35	54	-35.19%	0	0	-
WARREN	20	21	-1	-4.76%	\$405,000	\$385,000	5.19%	51	71	-28.17%	0	1	-100.00%
BRISTOL	37	39	-2	-5.13%	\$515,000	\$400,000	28.75%	39	52	-25.00%	0	0	-
EAST PROVIDENCE	88	97	-9	-9.28%	\$336,250	\$295,000	13.98%	29	32	-9.38%	1	0	-
PROVIDENCE	165	189	-24	-12.70%	\$310,000	\$256,000	21.09%	31	40	-22.50%	1	4	-75.00%
NORTH PROVIDENCE	80	66	14	21.21%	\$347,500	\$290,500	19.62%	29	30	-3.33%	0	3	-100.00%
JOHNSTON	74	89	-15	-16.85%	\$350,000	\$315,000	11.11%	37	43	-13.95%	0	2	-100.00%
CRANSTON	182	202	-20	-9.90%	\$346,750	\$300,500	15.39%	32	39	-17.95%	2	5	-60.00%
<b><u>NORTH</u></b>													
LINCOLN	30	54	-24	-44.44%	\$507,500	\$399,000	27.19%	41	51	-19.61%	0	2	-100.00%
CUMBERLAND	74	73	1	1.37%	\$427,500	\$354,000	20.76%	31	31	0.00%	0	2	-100.00%
WOONSOCKET	60	55	5	9.09%	\$309,500	\$270,000	14.63%	30	35	-14.29%	1	1	0.00%
PAWTUCKET	109	95	14	14.74%	\$305,000	\$269,600	13.13%	28	30	-6.67%	1	0	-
CENTRAL FALLS	5	5	0	0.00%	\$272,500	\$263,000	3.61%	20	7	185.71%	0	0	-
NORTH SMITHFIELD	27	24	3	12.50%	\$371,000	\$383,500	-3.26%	47	60	-21.67%	0	2	-100.00%
SMITHFIELD	31	32	-1	-3.13%	\$410,000	\$378,750	8.25%	38	47	-19.15%	0	0	-
BURRILLVILLE	33	34	-1	-2.94%	\$349,000	\$351,000	-0.57%	38	38	0.00%	0	4	-100.00%
GLOCESTER	31	32	-1	-3.13%	\$350,000	\$298,250	17.35%	40	34	17.65%	0	0	-
FOSTER	13	13	0	0.00%	\$390,000	\$360,000	8.33%	35	74	-52.70%	0	0	-
SCITUATE	27	25	2	8.00%	\$387,000	\$351,000	10.26%	35	36	-2.78%	0	0	-
<b><u>SOUTH COUNTY</u></b>													
EXETER	12	8	4	50.00%	\$462,750	\$490,700	-5.70%	71	44	61.36%	0	1	-100.00%
HOPKINTON	20	20	0	0.00%	\$380,000	\$324,750	17.01%	57	47	21.28%	2	1	100.00%
RICHMOND	28	21	7	33.33%	\$500,600	\$340,000	47.24%	33	45	-26.67%	0	1	-100.00%
CHARLESTOWN	27	31	-4	-12.90%	\$477,500	\$500,000	-4.50%	42	57	-26.32%	0	0	-
WESTERLY	56	59	-3	-5.08%	\$432,500	\$355,000	21.83%	35	57	-38.60%	1	0	-
BLOCK ISLAND	10	9	1	11.11%	\$1,612,500	\$1,485,000	8.59%	140	310	-54.84%	0	0	-
SOUTH KINGSTOWN	59	67	-8	-11.94%	\$540,000	\$442,000	22.17%	50	49	2.04%	0	0	-
NARRAGANSETT	42	40	2	5.00%	\$715,000	\$655,000	9.16%	48	84	-42.86%	0	0	-
NORTH KINGSTOWN	55	54	1	1.85%	\$474,000	\$426,500	11.14%	42	47	-10.64%	1	0	-
<b><u>KENT COUNTY</u></b>													
EAST GREENWICH	34	52	-18	-34.62%	\$662,500	\$650,000	1.92%	35	48	-27.08%	0	0	-
WEST WARWICK	45	69	-24	-34.78%	\$310,000	\$275,000	12.73%	27	44	-38.64%	0	2	-100.00%
WARWICK	236	261	-25	-9.58%	\$325,000	\$289,900	12.11%	32	36	-11.11%	2	4	-50.00%
COVENTRY	110	96	14	14.58%	\$332,500	\$285,000	16.67%	39	44	-11.36%	0	3	-100.00%
WEST GREENWICH	9	19	-10	-52.63%	\$529,000	\$445,000	18.88%	57	45	26.67%	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.