

2nd Quarter 2023 and 2022 Comparison MultiFamily 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	348	574	-226	-39.37%	\$470,000	\$425,000	10.59%	24	28	-14.29%	4	2	100.00%
NEWPORT COUNTY													
TIVERTON	2	1	1	100.00%	\$462,000	\$630,000	-26.67%	103	57	80.70%	0	0	-
LITTLE COMPTON	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
PORTSMOUTH	0	3	-3	-100.00%	-	\$815,000	0.00%	-	32	0.00%	0	0	-
MIDDLETOWN	1	4	-3	-75.00%	\$600,000	\$575,000	4.35%	65	34	91.18%	0	0	-
NEWPORT	12	21	-9	-42.86%	\$846,500	\$875,000	-3.26%	36	35	2.86%	1	0	-
JAMESTOWN	0	1	-1	-100.00%	-	\$650,000	0.00%	-	138	0.00%	0	0	-
METRO & EAST BAY													
BARRINGTON	0	2	-2	-100.00%	-	\$592,500	0.00%	-	26	0.00%	0	0	-
WARREN	2	7	-5	-71.43%	\$527,000	\$471,000	11.89%	20	18	11.11%	0	0	-
BRISTOL	6	7	-1	-14.29%	\$593,000	\$550,000	7.82%	33	59	-44.07%	0	0	-
EAST PROVIDENCE	15	25	-10	-40.00%	\$420,000	\$460,000	-8.70%	36	11	227.27%	0	0	-
PROVIDENCE	125	192	-67	-34.90%	\$500,000	\$443,000	12.87%	18	23	-21.74%	1	1	0.00%
NORTH PROVIDENCE	5	20	-15	-75.00%	\$400,000	\$409,000	-2.20%	11	18	-38.89%	0	0	-
JOHNSTON	5	17	-12	-70.59%	\$440,000	\$375,000	17.33%	30	30	0.00%	0	0	-
CRANSTON	23	29	-6	-20.69%	\$430,700	\$425,999	1.10%	27	24	12.50%	0	0	-
NORTH													
LINCOLN	7	9	-2	-22.22%	\$450,000	\$480,000	-6.25%	19	19	0.00%	0	0	-
CUMBERLAND	5	9	-4	-44.44%	\$400,000	\$413,000	-3.15%	14	23	-39.13%	1	0	-
WOONSOCKET	25	63	-38	-60.32%	\$440,000	\$378,000	16.40%	22	22	0.00%	0	0	-
PAWTUCKET	53	77	-24	-31.17%	\$490,000	\$406,000	20.69%	15	30	-50.00%	1	0	-
CENTRAL FALLS	10	14	-4	-28.57%	\$512,500	\$400,000	28.13%	22	24	-8.33%	0	0	-
NORTH SMITHFIELD	2	5	-3	-60.00%	\$665,000	\$451,000	47.45%	24	17	41.18%	0	0	-
SMITHFIELD	1	2	-1	-50.00%	\$440,000	\$429,000	2.56%	18	9	100.00%	0	0	-
BURRILLVILLE	7	1	6	600.00%	\$425,000	\$470,000	-9.57%	27	24	12.50%	0	0	-
GLOCESTER	1	2	-1	-50.00%	\$500,000	\$445,500	12.23%	28	53	-47.17%	0	0	-
FOSTER	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
SCITUATE	1	0	1	0.00%	\$360,000	-	0.00%	14	-	0.00%	0	0	-
SOUTH COUNTY													
EXETER	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
HOPKINTON	1	0	1	0.00%	\$390,000	-	0.00%	83	-	0.00%	0	0	-
RICHMOND	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
CHARLESTOWN	2	0	2	0.00%	\$605,000	-	0.00%	43	-	0.00%	0	0	-
WESTERLY	7	7	0	0.00%	\$451,000	\$327,000	37.92%	43	44	-2.27%	0	0	-
BLOCK ISLAND	0	1	-1	-100.00%	-	\$1,725,000	0.00%	-	147	0.00%	0	0	-
SOUTH KINGSTOWN	5	4	1	25.00%	\$689,900	\$551,500	25.10%	64	12	433.33%	0	0	-
NARRAGANSETT	2	1	1	100.00%	\$562,500	\$780,000	-27.88%	3	4	-25.00%	0	0	-
NORTH KINGSTOWN	3	6	-3	-50.00%	\$475,000	\$473,000	0.42%	29	28	3.57%	0	0	-
KENT COUNTY													
EAST GREENWICH	1	2	-1	-50.00%	\$400,000	\$520,000	-23.08%	31	16	93.75%	0	0	-
WEST WARWICK	13	25	-12	-48.00%	\$350,000	\$345,000	1.45%	25	19	31.58%	0	0	-
WARWICK	5	11	-6	-54.55%	\$391,500	\$381,000	2.76%	69	188	-63.30%	0	1	-100.00%
COVENTRY	1	6	-5	-83.33%	\$305,000	\$326,000	-6.44%	8	16	-50.00%	0	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 --- 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.