

Rhode Island 3rd Quarter July-September Comparison Existing Single-Family Home Sales

| AREA | Sales 08 | Sales 07 | Unit Change | % Change | Median 2008 | Median 2007 | CHANGE | % CHANGE | DOM 08 | DOM 07 | % CHANGE | Distr. Prop |
|---|----------|----------|-------------|----------|-------------|--------------|--------------|----------|--------|--------|----------|-------------|
| RHODE ISLAND | 1,926 | 2,095 | -169 | -8.07% | \$ 230,000 | \$ 279,900 | \$ (49,900) | -17.83% | 93 | 84 | 10.71% | 528 |
| NEWPORT COUNTY | | | | | | | | | | | | |
| TIVERTON | 20 | 33 | -13 | -39.39% | \$ 273,000 | \$ 305,000 | \$ (32,000) | -10.49% | 151 | 185 | -18.38% | 5 |
| LITTLE COMPTON | 7 | 8 | -1 | -12.50% | \$ 875,000 | \$ 1,037,500 | \$ (162,500) | -15.66% | 44 | 100 | -56.00% | 0 |
| PORTSMOUTH | 36 | 55 | -19 | -34.55% | \$ 283,825 | \$ 370,000 | \$ (86,175) | -23.29% | 122 | 109 | 11.93% | 6 |
| MIDDLETOWN | 26 | 23 | 3 | 13.04% | \$ 334,000 | \$ 362,500 | \$ (28,500) | -7.86% | 68 | 100 | -32.00% | 5 |
| NEWPORT | 38 | 47 | -9 | -19.15% | \$ 405,000 | \$ 462,500 | \$ (57,500) | -12.43% | 107 | 91 | 17.58% | 5 |
| JAMESTOWN | 13 | 22 | -9 | -40.91% | \$ 495,000 | \$ 753,500 | \$ (258,500) | -34.31% | 83 | 116 | -28.45% | 0 |
| METRO & EAST BAY | | | | | | | | | | | | |
| BARRINGTON | 45 | 70 | -25 | -35.71% | \$ 445,000 | \$ 430,000 | \$ 15,000 | 3.49% | 111 | 93 | 19.35% | 4 |
| WARREN | 15 | 19 | -4 | -21.05% | \$ 289,900 | \$ 270,000 | \$ 19,900 | 7.37% | 88 | 67 | 31.34% | 1 |
| BRISTOL | 36 | 39 | -3 | -7.69% | \$ 317,500 | \$ 340,000 | \$ (22,500) | -6.62% | 100 | 84 | 19.05% | 2 |
| EAST PROVIDENCE | 76 | 73 | 3 | 4.11% | \$ 203,500 | \$ 226,200 | \$ (22,700) | -10.04% | 76 | 71 | 7.04% | 20 |
| PROVIDENCE | 146 | 110 | 36 | 32.73% | \$ 118,000 | \$ 196,000 | \$ (78,000) | -39.80% | 106 | 81 | 30.86% | 85 |
| EAST SIDE | 56 | 53 | 3 | 5.66% | \$ 480,500 | \$ 461,500 | \$ 19,000 | 4.12% | 84 | 54 | 55.56% | 4 |
| NORTH PROVIDENCE | 58 | 59 | -1 | -1.69% | \$ 209,400 | \$ 248,000 | \$ (38,600) | -15.56% | 89 | 69 | 28.99% | 20 |
| JOHNSTON | 57 | 53 | 4 | 7.55% | \$ 203,000 | \$ 247,900 | \$ (44,900) | -18.11% | 84 | 80 | 5.00% | 21 |
| CRANSTON | 181 | 155 | 26 | 16.77% | \$ 202,500 | \$ 246,300 | \$ (43,800) | -17.78% | 77 | 59 | 30.51% | 62 |
| NORTH | | | | | | | | | | | | |
| LINCOLN | 29 | 36 | -7 | -19.44% | \$ 300,000 | \$ 360,000 | \$ (60,000) | -16.67% | 126 | 77 | 63.64% | 2 |
| CUMBERLAND | 95 | 91 | 4 | 4.40% | \$ 274,000 | \$ 285,000 | \$ (11,000) | -3.86% | 72 | 75 | -4.00% | 22 |
| WOONSOCKET | 42 | 43 | -1 | -2.33% | \$ 176,000 | \$ 222,250 | \$ (46,250) | -20.81% | 102 | 74 | 37.84% | 18 |
| PAWTUCKET | 83 | 62 | 21 | 33.87% | \$ 180,000 | \$ 217,000 | \$ (37,000) | -17.05% | 88 | 70 | 25.71% | 30 |
| CENTRAL FALLS | 9 | 6 | 3 | 50.00% | \$ 148,000 | \$ 198,500 | \$ (50,500) | -25.44% | 132 | 57 | 131.58% | 5 |
| NORTH SMITHFIELD | 17 | 26 | -9 | -34.62% | \$ 242,400 | \$ 333,500 | \$ (91,100) | -27.32% | 82 | 104 | -21.15% | 4 |
| SMITHFIELD | 35 | 28 | 7 | 25.00% | \$ 245,000 | \$ 277,500 | \$ (32,500) | -11.71% | 62 | 84 | -26.19% | 6 |
| BURRILLVILLE | 31 | 45 | -14 | -31.11% | \$ 250,000 | \$ 250,000 | \$ - | 0.00% | 101 | 61 | 65.57% | 8 |
| GLOCESTER | 30 | 24 | 6 | 25.00% | \$ 237,450 | \$ 267,250 | \$ (29,800) | -11.15% | 76 | 101 | -24.75% | 7 |
| FOSTER | 11 | 6 | 5 | 83.33% | \$ 286,000 | \$ 360,000 | \$ (74,000) | -20.56% | 130 | 108 | 20.37% | 4 |
| SCITUATE | 21 | 21 | 0 | 0.00% | \$ 290,000 | \$ 362,500 | \$ (72,500) | -20.00% | 113 | 114 | -0.88% | 4 |
| SOUTH COUNTY | | | | | | | | | | | | |
| EXETER | 11 | 16 | -5 | -31.25% | \$ 383,650 | \$ 275,000 | \$ 108,650 | 39.51% | 100 | 96 | 4.17% | 1 |
| HOPKINTON | 22 | 25 | -3 | -12.00% | \$ 264,250 | \$ 304,000 | \$ (39,750) | -13.08% | 118 | 83 | 42.17% | 7 |
| RICHMOND | 21 | 32 | -11 | -34.38% | \$ 250,500 | \$ 286,750 | \$ (36,250) | -12.64% | 102 | 113 | -9.73% | 6 |
| CHARLESTOWN | 26 | 33 | -7 | -21.21% | \$ 438,000 | \$ 394,000 | \$ 44,000 | 11.17% | 121 | 119 | 1.68% | 5 |
| WESTERLY | 40 | 57 | -17 | -29.82% | \$ 304,500 | \$ 349,900 | \$ (45,400) | -12.98% | 87 | 136 | -36.03% | 5 |
| NEW SHOREHAM | 1 | 2 | -1 | -50.00% | \$ 620,000 | \$ 1,250,550 | \$ (630,550) | -50.42% | 1 | 80 | -98.75% | 1 |
| SOUTH KINGSTOWN | 75 | 93 | -18 | -19.35% | \$ 297,500 | \$ 355,000 | \$ (57,500) | -16.20% | 118 | 111 | 6.31% | 6 |
| NARRAGANSETT | 43 | 52 | -9 | -17.31% | \$ 412,000 | \$ 385,500 | \$ 26,500 | 6.87% | 116 | 70 | 65.71% | 3 |
| NORTH KINGSTOWN | 56 | 70 | -14 | -20.00% | \$ 359,250 | \$ 387,250 | \$ (28,000) | -7.23% | 126 | 86 | 46.51% | 8 |
| KENT COUNTY | | | | | | | | | | | | |
| EAST GREENWICH | 42 | 68 | -26 | -38.24% | \$ 518,750 | \$ 522,500 | \$ (3,750) | -0.72% | 97 | 84 | 15.48% | 4 |
| WEST WARWICK | 59 | 52 | 7 | 13.46% | \$ 200,000 | \$ 233,500 | \$ (33,500) | -14.35% | 88 | 82 | 7.32% | 24 |
| WARWICK | 228 | 251 | -23 | -9.16% | \$ 185,000 | \$ 229,000 | \$ (44,000) | -19.21% | 72 | 70 | 2.86% | 86 |
| COVENTRY | 83 | 120 | -37 | -30.83% | \$ 215,000 | \$ 252,500 | \$ (37,500) | -14.85% | 99 | 86 | 15.12% | 21 |
| WEST GREENWICH | 6 | 18 | -12 | -66.67% | \$ 298,125 | \$ 304,750 | \$ (6,625) | -2.17% | 67 | 64 | 4.69% | 1 |
| | 1926 | 2096 | | | | | | | | | | |
| 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 | | | | | | | | | | | | |