

4th Quarter Comparison (Oct. through December) Existing R.I. Multi-Family Home Sales Statistics

AREA	4thQ 08	4th Q 07	Change	% Change	Median 2008	Median 2007	\$ Change	% Change	DOM 08	DOM 07	% Change	Dist Prop
RHODE ISLAND	542	281	261	92.88%	\$ 105,000	\$ 215,000	\$ (110,000)	-51.16%	96	83	15.66%	416
<u>NEWPORT COUNTY</u>												
TIVERTON	1	0	1	-	\$ 165,000	-	-	-	22	-	-	1
LITTLE COMPTON	0	0	0	-	-	-	-	-	-	-	-	0
PORTSMOUTH	1	1	0	0.00%	\$ 178,000	\$ 325,000	\$ (147,000)	-45.23%	148	1	14700.00%	1
MIDDLETOWN	0	0	0	-	-	-	-	-	-	-	-	0
NEWPORT	4	7	-3	-42.86%	\$ 288,500	\$ 380,000	\$ (91,500)	-24.08%	88	137	-35.77%	3
JAMESTOWN	0	0	0	-	-	-	-	-	-	-	-	0
<u>METRO & EAST BAY</u>												
BARRINGTON	0	1	-1	-	-	\$ 500,000	-	-	-	152	-	0
WARREN	2	3	-1	-33.33%	\$ 181,450	\$ 292,500	\$ (111,050)	-37.97%	38	100	-62.00%	1
BRISTOL	5	6	-1	-16.67%	\$ 274,900	\$ 338,500	\$ (63,600)	-18.79%	52	87	-40.23%	1
EAST PROVIDENCE	9	7	2	28.57%	\$ 220,000	\$ 239,000	\$ (19,000)	-7.95%	61	109	-44.04%	5
PROVIDENCE	280	111	169	152.25%	\$ 77,500	\$ 160,000	\$ (82,500)	-51.56%	96	78	23.08%	232
EAST SIDE	7	5	2	40.00%	\$ 246,500	\$ 395,000	\$ (148,500)	-37.59%	69	38	81.58%	3
NORTH PROVIDENCE	12	8	4	50.00%	\$ 148,000	\$ 267,500	\$ (119,500)	-44.67%	75	93	-19.35%	7
JOHNSTON	6	0	6	-	\$ 146,000	-	-	-	62	-	-	2
CRANSTON	40	26	14	53.85%	\$ 147,450	\$ 147,500	\$ (50)	-0.03%	102	60	70.00%	24
<u>NORTH</u>												
LINCOLN	5	5	0	0.00%	\$ 137,500	\$ 300,000	\$ (162,500)	-54.17%	151	79	91.14%	3
CUMBERLAND	6	5	1	20.00%	\$ 205,000	\$ 259,000	\$ (54,000)	-20.85%	74	97	-23.71%	3
WOONSOCKET	47	15	32	213.33%	\$ 105,000	\$ 202,000	\$ (97,000)	-48.02%	109	127	-14.17%	38
PAWTUCKET	53	36	17	47.22%	\$ 140,000	\$ 230,000	\$ (90,000)	-39.13%	85	92	-7.61%	41
CENTRAL FALLS	27	9	18	200.00%	\$ 83,000	\$ 169,000	\$ (86,000)	-50.89%	132	96	37.50%	24
NORTH SMITHFIELD	0	1	-1	-	-	\$ 260,000	-	-	-	103	-	0
SMITHFIELD	2	0	2	-	\$ 195,375	-	-	-	107	-	-	1
BURRILLVILLE	4	1	3	300.00%	\$ 111,000	\$ 226,000	\$ (115,000)	-50.88%	173	255	-32.16%	4
GLOCESTER	0	1	-1	-	-	\$ 175,000	-	-	-	20	-	0
SCITUATE	0	1	-1	-	-	\$ 205,000	-	-	-	25	-	0
FOSTER	0	0	0	-	-	-	-	-	-	-	-	0
<u>SOUTH COUNTY</u>												
EXETER	0	0	0	-	-	-	-	-	-	-	-	0
HOPKINTON	0	1	-1	-	-	\$ 330,000	-	-	-	54	-	0
RICHMOND	0	0	0	-	-	-	-	-	-	-	-	0
CHARLESTOWN	0	0	0	-	-	-	-	-	-	-	-	0
WESTERLY	2	5	-3	-60.00%	\$ 302,000	\$ 233,810	\$ 68,190	29.16%	64	77	-16.88%	1
SOUTH KINGSTOWN	0	0	0	-	-	-	-	-	-	-	-	0
NARRAGANSETT	0	0	0	-	-	-	-	-	-	-	-	0
NORTH KINGSTOWN	2	4	-2	-50.00%	\$ 158,500	\$ 300,000	\$ (141,500)	-47.17%	167	73	128.77%	2
<u>KENT COUNTY</u>												
EAST GREENWICH	2	0	2	-	\$ 345,000	-	-	-	87	-	-	0
WEST WARWICK	17	8	9	112.50%	\$ 133,000	\$ 192,500	\$ (59,500)	-30.91%	103	121	-14.88%	13
WARWICK	6	9	-3	-33.33%	\$ 114,000	\$ 210,000	\$ (96,000)	-45.71%	73	51	43.14%	5
COVENTRY	2	5	-3	-60.00%	\$ 175,420	\$ 180,000	\$ (4,580)	-2.54%	19	48	-60.42%	1
WEST GREENWICH	0	0	0	-	-	-	-	-	-	-	-	0
	542	281										416
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 an true measure of home values.												
Information deemed reliable but is not guaranteed.												