

4th Quarter 2020 and 2019 Comparison Single-Family Home Sales

| AREA | Sales 2020 | Sales 2019 | Change | % Change | Median Price 2020 | Median Price 2019 | Median % Change | Average DOM 2020 | Average DOM 2019 | DOM % Change | Distressed Properties 2020 | Distressed Properties 2019 | % Change Distressed Properties |
|-----------------------------|------------|------------|--------|----------|-------------------|-------------------|-----------------|------------------|------------------|--------------|----------------------------|----------------------------|--------------------------------|
| RHODE ISLAND | 3505 | 2843 | 662 | 23.29% | \$327,000 | \$287,475 | 13.75% | 44 | 60 | -26.67% | 69 | 88 | -21.59% |
| NEWPORT COUNTY | | | | | | | | | | | | | |
| TIVERTON | 53 | 56 | -3 | -5.36% | \$376,000 | \$325,000 | 15.69% | 62 | 91 | -31.87% | 1 | 4 | -75.00% |
| LITTLE COMPTON | 20 | 14 | 6 | 42.86% | \$1,012,550 | \$682,500 | 48.36% | 63 | 111 | -43.24% | 0 | 0 | - |
| PORTSMOUTH | 73 | 59 | 14 | 23.73% | \$435,000 | \$395,000 | 10.13% | 72 | 111 | -35.14% | 2 | 1 | 100.00% |
| MIDDLETOWN | 46 | 40 | 6 | 15.00% | \$449,500 | \$440,500 | 2.04% | 56 | 81 | -30.86% | 1 | 2 | -50.00% |
| NEWPORT | 76 | 58 | 18 | 31.03% | \$840,000 | \$599,500 | 40.12% | 76 | 73 | 4.11% | 0 | 0 | - |
| JAMESTOWN | 33 | 25 | 8 | 32.00% | \$775,000 | \$655,000 | 18.32% | 81 | 143 | -43.36% | 0 | 0 | - |
| METRO & EAST BAY | | | | | | | | | | | | | |
| BARRINGTON | 78 | 75 | 3 | 4.00% | \$495,000 | \$480,000 | 3.13% | 62 | 76 | -18.42% | 1 | 2 | -50.00% |
| WARREN | 32 | 24 | 8 | 33.33% | \$365,000 | \$298,450 | 22.30% | 48 | 52 | -7.69% | 0 | 1 | -100.00% |
| BRISTOL | 66 | 40 | 26 | 65.00% | \$393,000 | \$336,200 | 16.89% | 49 | 54 | -9.26% | 1 | 2 | -50.00% |
| EAST PROVIDENCE | 155 | 109 | 46 | 42.20% | \$279,000 | \$242,500 | 15.05% | 26 | 50 | -48.00% | 4 | 2 | 100.00% |
| PROVIDENCE | 204 | 157 | 47 | 29.94% | \$248,950 | \$217,500 | 14.46% | 36 | 51 | -29.41% | 6 | 6 | 0.00% |
| EAST SIDE of Providence | 67 | 57 | 10 | 17.54% | \$671,000 | \$590,000 | 13.73% | 30 | 65 | -53.85% | 0 | 0 | - |
| NORTH PROVIDENCE | 110 | 80 | 30 | 37.50% | \$277,500 | \$247,500 | 12.12% | 33 | 47 | -29.79% | 4 | 2 | 100.00% |
| JOHNSTON | 121 | 102 | 19 | 18.63% | \$300,000 | \$255,500 | 17.42% | 43 | 58 | -25.86% | 4 | 3 | 33.33% |
| CRANSTON | 311 | 248 | 63 | 25.40% | \$290,000 | \$255,500 | 13.50% | 36 | 54 | -33.33% | 7 | 7 | 0.00% |
| NORTH | | | | | | | | | | | | | |
| LINCOLN | 63 | 64 | -1 | -1.56% | \$385,000 | \$333,200 | 15.55% | 45 | 59 | -23.73% | 3 | 0 | - |
| CUMBERLAND | 127 | 130 | -3 | -2.31% | \$369,900 | \$325,000 | 13.82% | 35 | 50 | -30.00% | 3 | 2 | 50.00% |
| WOONSOCKET | 95 | 72 | 23 | 31.94% | \$265,000 | \$237,750 | 11.46% | 37 | 38 | -2.63% | 3 | 0 | - |
| PAWTUCKET | 184 | 141 | 43 | 30.50% | \$265,000 | \$230,000 | 15.22% | 30 | 41 | -26.83% | 3 | 8 | -62.50% |
| CENTRAL FALLS | 6 | 1 | 5 | 500.00% | \$244,000 | \$149,900 | 62.78% | 25 | 63 | -60.32% | 0 | 0 | - |
| NORTH SMITHFIELD | 38 | 34 | 4 | 11.76% | \$340,000 | \$293,250 | 15.94% | 35 | 48 | -27.08% | 1 | 0 | - |
| SMITHFIELD | 65 | 58 | 7 | 12.07% | \$341,000 | \$307,500 | 10.89% | 36 | 52 | -30.77% | 0 | 2 | -100.00% |
| BURRILLVILLE | 49 | 56 | -7 | -12.50% | \$306,000 | \$271,500 | 12.71% | 38 | 51 | -25.49% | 2 | 3 | -33.33% |
| GLOCESTER | 52 | 37 | 15 | 40.54% | \$318,225 | \$312,000 | 2.00% | 44 | 67 | -34.33% | 2 | 3 | -33.33% |
| FOSTER | 18 | 15 | 3 | 20.00% | \$412,500 | \$280,000 | 47.32% | 38 | 66 | -42.42% | 0 | 0 | - |
| SCITUATE | 39 | 41 | -2 | -4.88% | \$400,000 | \$334,900 | 19.44% | 49 | 67 | -26.87% | 0 | 1 | -100.00% |
| SOUTH COUNTY | | | | | | | | | | | | | |
| EXETER | 21 | 23 | -2 | -8.70% | \$385,000 | \$415,000 | -7.23% | 47 | 79 | -40.51% | 0 | 1 | -100.00% |
| HOPKINTON | 27 | 32 | -5 | -15.63% | \$292,000 | \$335,000 | -12.84% | 43 | 73 | -41.10% | 0 | 2 | -100.00% |
| RICHMOND | 35 | 30 | 5 | 16.67% | \$361,000 | \$299,500 | 20.53% | 39 | 49 | -20.41% | 0 | 1 | -100.00% |
| CHARLESTOWN | 47 | 34 | 13 | 38.24% | \$510,000 | \$440,000 | 15.91% | 52 | 61 | -14.75% | 0 | 0 | - |
| WESTERLY | 86 | 73 | 13 | 17.81% | \$449,250 | \$309,000 | 45.39% | 87 | 58 | 50.00% | 0 | 3 | -100.00% |
| BLOCK ISLAND | 22 | 10 | 12 | 120.00% | \$1,267,500 | \$832,500 | 52.25% | 234 | 481 | -51.35% | 0 | 0 | - |
| SOUTH KINGSTOWN | 120 | 96 | 24 | 25.00% | \$450,000 | \$386,500 | 16.43% | 54 | 71 | -23.94% | 1 | 3 | -66.67% |
| NARRAGANSETT | 76 | 60 | 16 | 26.67% | \$635,000 | \$492,450 | 28.95% | 52 | 81 | -35.80% | 0 | 2 | -100.00% |
| NORTH KINGSTOWN | 117 | 90 | 27 | 30.00% | \$413,700 | \$374,200 | 10.56% | 42 | 47 | -10.64% | 2 | 1 | 100.00% |
| KENT COUNTY | | | | | | | | | | | | | |
| EAST GREENWICH | 54 | 33 | 21 | 63.64% | \$558,500 | \$450,000 | 24.11% | 55 | 68 | -19.12% | 0 | 0 | - |
| WEST WARWICK | 90 | 66 | 24 | 36.36% | \$262,000 | \$237,500 | 10.32% | 30 | 50 | -40.00% | 2 | 3 | -33.33% |
| WARWICK | 434 | 311 | 123 | 39.55% | \$280,000 | \$245,000 | 14.29% | 32 | 50 | -36.00% | 10 | 13 | -23.08% |
| COVENTRY | 174 | 176 | -2 | -1.14% | \$317,000 | \$258,750 | 22.51% | 45 | 58 | -22.41% | 6 | 8 | -25.00% |
| WEST GREENWICH | 21 | 16 | 5 | 31.25% | \$410,000 | \$351,500 | 16.64% | 51 | 60 | -15.00% | 0 | 0 | - |

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