

**4th Quarter 2023 and 2022 Comparison
Single-Family 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	1761	2119	-358	-16.89%	\$430,000	\$400,000	7.50%	32	35	-8.57%	23	23	0.00%
NEWPORT COUNTY													
TIVERTON	33	33	0	0.00%	\$495,000	\$404,900	22.25%	45	44	2.27%	0	1	-100.00%
LITTLE COMPTON	11	13	-2	-15.38%	\$960,000	\$1,075,000	-10.70%	70	45	55.56%	0	0	-
PORTSMOUTH	43	41	2	4.88%	\$590,000	\$540,000	9.26%	89	59	50.85%	2	0	-
MIDDLETOWN	21	23	-2	-8.70%	\$760,000	\$625,000	21.60%	35	73	-52.05%	0	0	-
NEWPORT	34	37	-3	-8.11%	\$970,000	\$805,000	20.50%	33	44	-25.00%	0	0	-
JAMESTOWN	16	21	-5	-23.81%	\$1,562,500	\$1,007,500	55.09%	65	39	66.67%	0	0	-
METRO & EAST BAY													
BARRINGTON	30	49	-19	-38.78%	\$712,500	\$570,000	25.00%	20	29	-31.03%	0	1	-100.00%
WARREN	16	14	2	14.29%	\$470,250	\$461,000	2.01%	39	36	8.33%	0	0	-
BRISTOL	41	40	1	2.50%	\$640,000	\$480,750	33.13%	32	35	-8.57%	0	0	-
EAST PROVIDENCE	92	92	0	0.00%	\$390,500	\$375,000	4.13%	22	26	-15.38%	1	1	0.00%
PROVIDENCE	135	174	-39	-22.41%	\$375,000	\$335,000	11.94%	20	30	-33.33%	2	2	0.00%
NORTH PROVIDENCE	63	64	-1	-1.56%	\$400,000	\$369,000	8.40%	23	32	-28.13%	1	1	0.00%
JOHNSTON	66	67	-1	-1.49%	\$398,590	\$394,000	1.16%	40	36	11.11%	2	1	100.00%
CRANSTON	159	192	-33	-17.19%	\$410,000	\$355,000	15.49%	32	29	10.34%	1	2	-50.00%
NORTH													
LINCOLN	33	45	-12	-26.67%	\$465,500	\$475,000	-2.00%	34	32	6.25%	0	0	-
CUMBERLAND	74	77	-3	-3.90%	\$450,500	\$445,000	1.24%	28	31	-9.68%	1	1	0.00%
WOONSOCKET	47	60	-13	-21.67%	\$355,000	\$333,750	6.37%	21	31	-32.26%	2	1	100.00%
PAWTUCKET	82	94	-12	-12.77%	\$350,500	\$332,450	5.43%	23	26	-11.54%	2	0	-
CENTRAL FALLS	6	3	3	100.00%	\$321,000	\$286,000	12.24%	44	21	109.52%	0	0	-
NORTH SMITHFIELD	20	24	-4	-16.67%	\$429,000	\$397,500	7.92%	32	34	-5.88%	0	0	-
SMITHFIELD	28	43	-15	-34.88%	\$445,000	\$450,000	-1.11%	24	36	-33.33%	1	1	0.00%
BURRILLVILLE	20	44	-24	-54.55%	\$391,000	\$397,750	-1.70%	38	36	5.56%	0	1	-100.00%
GLOCESTER	15	32	-17	-53.13%	\$375,000	\$391,000	-4.09%	38	37	2.70%	2	0	-
FOSTER	9	12	-3	-25.00%	\$342,000	\$285,000	20.00%	18	62	-70.97%	0	1	-100.00%
SCITUATE	21	38	-17	-44.74%	\$480,000	\$454,950	5.51%	31	37	-16.22%	0	0	-
SOUTH COUNTY													
EXETER	8	16	-8	-50.00%	\$546,250	\$508,750	7.37%	41	43	-4.65%	0	0	-
HOPKINTON	17	29	-12	-41.38%	\$385,000	\$360,500	6.80%	33	45	-26.67%	0	2	-100.00%
RICHMOND	19	29	-10	-34.48%	\$439,900	\$510,000	-13.75%	38	50	-24.00%	0	0	-
CHARLESTOWN	18	33	-15	-45.45%	\$564,950	\$650,000	-13.08%	40	40	0.00%	0	0	-
WESTERLY	40	60	-20	-33.33%	\$487,000	\$571,200	-14.74%	41	27	51.85%	0	0	-
BLOCK ISLAND	7	11	-4	-36.36%	\$1,500,000	\$1,800,000	-16.67%	122	177	-31.07%	0	0	-
SOUTH KINGSTOWN	60	55	5	9.09%	\$557,500	\$565,000	-1.33%	52	37	40.54%	0	1	-100.00%
NARRAGANSETT	34	36	-2	-5.56%	\$837,500	\$712,000	17.63%	30	33	-9.09%	0	0	-
NORTH KINGSTOWN	70	68	2	2.94%	\$550,000	\$560,000	-1.79%	33	42	-21.43%	1	2	-50.00%
KENT COUNTY													
EAST GREENWICH	29	39	-10	-25.64%	\$670,000	\$542,500	23.50%	30	42	-28.57%	1	0	-
WEST WARWICK	51	58	-7	-12.07%	\$360,000	\$355,000	1.41%	26	28	-7.14%	0	1	-100.00%
WARWICK	185	231	-46	-19.91%	\$380,000	\$335,000	13.43%	29	35	-17.14%	3	3	0.00%
COVENTRY	96	106	-10	-9.43%	\$397,500	\$347,250	14.47%	29	32	-9.38%	1	0	-
WEST GREENWICH	12	16	-4	-25.00%	\$557,500	\$395,000	41.14%	25	52	-51.92%	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.