

**April 2026 and 2025 Comparison by County  
Single-Family Home Sales**

AREA	Sales 2026	Sales 2025	Change	% Change	Median Price 2026	Median Price 2025	Median % Change	Average DOM 2026	Average DOM 2025	DOM % Change	Distressed Properties 2026	Distressed Properties 2025	% Change Distressed Properties
RHODE ISLAND	515	560	-45	-8.04%	\$529,000	\$478,750	10.50%	39	31	25.81%	6	4	50.00%
<b>BRISTOL COUNTY</b>	<b>34</b>	<b>26</b>	<b>8</b>	<b>30.77%</b>	<b>\$745,000</b>	<b>\$800,000</b>	<b>-6.88%</b>	<b>26</b>	<b>-</b>	<b>0.00%</b>	<b>0</b>	<b>0</b>	<b>-</b>
BARRINGTON	17	14	3	21.43%	\$900,000	\$847,500	6.19%	35	22	59.09%	0	0	-
BRISTOL	11	7	4	57.14%	\$622,000	\$989,900	-37.17%	14	31	-54.84%	0	0	-
WARREN	6	5	1	20.00%	\$671,250	\$640,000	4.88%	22	33	-33.33%	0	0	-
<b>KENT COUNTY</b>	<b>124</b>	<b>125</b>	<b>-1</b>	<b>-0.80%</b>	<b>\$477,500</b>	<b>\$430,000</b>	<b>11.05%</b>	<b>39</b>	<b>24</b>	<b>62.50%</b>	<b>1</b>	<b>1</b>	<b>0.00%</b>
COVENTRY	29	30	-1	-3.33%	\$415,000	\$436,500	-4.93%	48	38	26.32%	0	0	-
EAST GREENWICH	6	8	-2	-25.00%	\$835,000	\$883,500	-5.49%	61	19	221.05%	0	0	-
WARWICK	62	73	-11	-15.07%	\$480,000	\$420,000	14.29%	36	18	100.00%	0	1	-100.00%
WEST GREENWICH	6	3	3	100.00%	\$685,000	\$720,000	-4.86%	41	34	20.59%	1	0	-
WEST WARWICK	21	11	10	90.91%	\$435,000	\$380,000	14.47%	27	29	-6.90%	0	0	-
<b>NEWPORT COUNTY</b>	<b>55</b>	<b>54</b>	<b>1</b>	<b>1.85%</b>	<b>\$907,000</b>	<b>\$692,500</b>	<b>30.97%</b>	<b>45</b>	<b>46</b>	<b>-2.17%</b>	<b>0</b>	<b>1</b>	<b>-100.00%</b>
JAMESTOWN	4	4	0	0.00%	\$1,275,000	\$924,500	37.91%	84	42	100.00%	0	0	-
LITTLE COMPTON	3	1	2	200.00%	\$1,275,500	\$825,000	54.61%	106	14	657.14%	0	0	-
MIDDLETOWN	10	9	1	11.11%	\$824,000	\$617,500	33.44%	40	56	-28.57%	0	0	-
NEWPORT	14	13	1	7.69%	\$1,400,000	\$1,600,000	-12.50%	43	37	16.22%	0	0	-
PORTSMOUTH	15	12	3	25.00%	\$840,000	\$707,500	18.73%	31	72	-56.94%	0	1	-100.00%
TIVERTON	9	15	-6	-40.00%	\$640,000	\$470,000	36.17%	40	29	37.93%	0	0	-
<b>PROVIDENCE COUNTY</b>	<b>229</b>	<b>277</b>	<b>-48</b>	<b>-17.33%</b>	<b>\$460,000</b>	<b>\$449,000</b>	<b>2.45%</b>	<b>37</b>	<b>30</b>	<b>23.33%</b>	<b>5</b>	<b>2</b>	<b>150.00%</b>
BURRILLVILLE	6	10	-4	-40.00%	\$454,950	\$504,950	-9.90%	36	39	-7.69%	0	0	-
CENTRAL FALLS	1	0	1	0.00%	\$426,000	-	0.00%	28	-	0.00%	0	0	-
CRANSTON	50	37	13	35.14%	\$510,000	\$455,000	12.09%	42	34	23.53%	1	0	-
CUMBERLAND	17	19	-2	-10.53%	\$560,000	\$516,000	8.53%	30	41	-26.83%	1	0	-
EAST PROVIDENCE	17	27	-10	-37.04%	\$451,900	\$429,000	5.34%	33	32	3.13%	0	0	-
FOSTER	4	9	-5	-55.56%	\$395,000	\$465,000	-15.05%	44	41	7.32%	0	0	-
GLOCESTER	4	9	-5	-55.56%	\$362,500	\$551,500	-34.27%	33	18	83.33%	0	0	-
JOHNSTON	17	22	-5	-22.73%	\$460,000	\$427,500	7.60%	43	22	95.45%	0	1	-100.00%
LINCOLN	8	8	0	0.00%	\$450,000	\$562,500	-20.00%	58	32	81.25%	0	0	-
NORTH PROVIDENCE	18	18	0	0.00%	\$457,500	\$435,000	5.17%	22	41	-46.34%	0	0	-
NORTH SMITHFIELD	6	6	0	0.00%	\$747,500	\$548,500	36.28%	27	35	-22.86%	0	0	-
PAWTUCKET	19	35	-16	-45.71%	\$402,000	\$410,000	-1.95%	25	24	4.17%	1	1	0.00%
PROVIDENCE	37	44	-7	-15.91%	\$449,000	\$443,000	1.35%	33	21	57.14%	1	0	-
SCITUATE	12	4	8	200.00%	\$592,500	\$540,000	9.72%	58	27	114.81%	0	0	-
SMITHFIELD	9	9	0	0.00%	\$500,000	\$500,000	0.00%	60	25	140.00%	1	0	-
WOONSOCKET	4	20	-16	-80.00%	\$435,000	\$392,450	10.84%	29	29	0.00%	0	0	-
<b>WASHINGTON COUNTY</b>	<b>73</b>	<b>78</b>	<b>-5</b>	<b>-6.41%</b>	<b>\$720,000</b>	<b>\$592,500</b>	<b>21.52%</b>	<b>43</b>	<b>41</b>	<b>4.88%</b>	<b>0</b>	<b>0</b>	<b>-</b>
BLOCK ISLAND	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
CHARLESTOWN	5	6	-1	-16.67%	\$653,625	\$620,000	5.42%	55	21	161.90%	0	0	-
EXETER	3	4	-1	-25.00%	\$602,000	\$635,000	-5.20%	11	14	-21.43%	0	0	-
HOPKINTON	3	14	-11	-78.57%	\$425,000	\$437,500	-2.86%	27	57	-52.63%	0	0	-
NARRAGANSETT	13	9	4	44.44%	\$768,500	\$770,000	-0.19%	29	67	-56.72%	0	0	-
NORTH KINGSTOWN	15	16	-1	-6.25%	\$725,000	\$598,750	21.09%	54	21	157.14%	0	0	-
RICHMOND	3	4	-1	-25.00%	\$755,000	\$317,950	137.46%	18	111	-83.78%	0	0	-
SOUTH KINGSTOWN	17	14	3	21.43%	\$600,000	\$752,500	-20.27%	51	34	50.00%	0	0	-
WESTERLY	14	11	3	27.27%	\$656,500	\$675,000	-2.74%	45	31	45.16%	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.