

## August 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	726	986	-260	-26.37%	\$450,000	\$404,000	11.39%	27	29	-6.90%	10	9	11.11%
<b>NEWPORT COUNTY</b>													
TIVERTON	16	15	1	6.67%	\$466,050	\$460,000	1.32%	21	49	-57.14%	0	0	-
LITTLE COMPTON	0	7	-7	-100.00%	-	\$800,000	0.00%	-	42	0.00%	0	0	-
PORTSMOUTH	12	22	-10	-45.45%	\$927,500	\$670,000	38.43%	74	52	42.31%	0	0	-
MIDDLETOWN	10	7	3	42.86%	\$952,500	\$822,500	15.81%	43	25	72.00%	0	0	-
NEWPORT	11	14	-3	-21.43%	\$850,000	\$815,000	4.29%	47	54	-12.96%	0	0	-
JAMESTOWN	6	4	2	50.00%	\$1,115,000	\$2,513,750	-55.64%	60	138	-56.52%	0	0	-
<b>METRO &amp; EAST BAY</b>													
BARRINGTON	21	21	0	0.00%	\$750,000	\$659,900	13.65%	21	24	-12.50%	0	1	-100.00%
WARREN	6	8	-2	-25.00%	\$491,000	\$375,000	30.93%	11	17	-35.29%	0	1	-100.00%
BRISTOL	16	13	3	23.08%	\$705,000	\$521,000	35.32%	13	19	-31.58%	0	0	-
EAST PROVIDENCE	33	46	-13	-28.26%	\$407,000	\$363,290	12.03%	12	18	-33.33%	0	1	-100.00%
PROVIDENCE	55	84	-29	-34.52%	\$353,000	\$337,000	4.75%	21	22	-4.55%	1	1	0.00%
NORTH PROVIDENCE	18	32	-14	-43.75%	\$398,250	\$327,500	21.60%	20	20	0.00%	0	0	-
JOHNSTON	29	37	-8	-21.62%	\$366,000	\$390,000	-6.15%	20	19	5.26%	1	0	-
CRANSTON	53	81	-28	-34.57%	\$401,000	\$375,000	6.93%	18	22	-18.18%	1	0	-
<b>NORTH</b>													
LINCOLN	20	20	0	0.00%	\$652,500	\$557,500	17.04%	27	34	-20.59%	0	0	-
CUMBERLAND	31	54	-23	-42.59%	\$509,900	\$442,500	15.23%	29	24	20.83%	1	0	-
WOONSOCKET	15	21	-6	-28.57%	\$365,000	\$345,000	5.80%	16	31	-48.39%	1	1	0.00%
PAWTUCKET	28	43	-15	-34.88%	\$358,500	\$330,000	8.64%	25	22	13.64%	0	0	-
CENTRAL FALLS	0	1	-1	-100.00%	-	\$250,000	0.00%	-	96	0.00%	0	0	-
NORTH SMITHFIELD	11	11	0	0.00%	\$475,000	\$475,000	0.00%	58	30	93.33%	1	0	-
SMITHFIELD	5	18	-13	-72.22%	\$422,500	\$448,750	-5.85%	41	19	115.79%	1	0	-
BURRILLVILLE	14	18	-4	-22.22%	\$435,500	\$390,000	11.67%	25	15	66.67%	0	0	-
GLOCESTER	13	14	-1	-7.14%	\$362,000	\$483,000	-25.05%	35	41	-14.63%	0	1	-100.00%
FOSTER	4	9	-5	-55.56%	\$470,500	\$575,000	-18.17%	38	23	65.22%	0	0	-
SCITUATE	8	15	-7	-46.67%	\$449,500	\$445,000	1.01%	31	41	-24.39%	0	0	-
<b>SOUTH COUNTY</b>													
EXETER	3	9	-6	-66.67%	\$490,000	\$533,000	-8.07%	22	28	-21.43%	0	0	-
HOPKINTON	10	6	4	66.67%	\$470,500	\$457,500	2.84%	18	94	-80.85%	1	0	-
RICHMOND	13	13	0	0.00%	\$453,000	\$385,000	17.66%	36	38	-5.26%	0	0	-
CHARLESTOWN	9	8	1	12.50%	\$565,000	\$740,000	-23.65%	34	32	6.25%	1	0	-
WESTERLY	19	17	2	11.76%	\$552,500	\$398,500	38.64%	31	55	-43.64%	0	0	-
BLOCK ISLAND	3	0	3	0.00%	\$1,570,000	-	0.00%	124	-	0.00%	0	0	-
SOUTH KINGSTOWN	25	24	1	4.17%	\$579,000	\$502,500	15.22%	39	48	-18.75%	0	1	-100.00%
NARRAGANSETT	27	22	5	22.73%	\$825,000	\$946,750	-12.86%	36	35	2.86%	0	0	-
NORTH KINGSTOWN	37	34	3	8.82%	\$542,500	\$586,000	-7.42%	30	29	3.45%	0	0	-
<b>KENT COUNTY</b>													
EAST GREENWICH	21	26	-5	-19.23%	\$800,000	\$732,500	9.22%	23	30	-23.33%	0	0	-
WEST WARWICK	14	32	-18	-56.25%	\$360,000	\$330,035	9.08%	31	26	19.23%	0	0	-
WARWICK	69	123	-54	-43.90%	\$380,000	\$355,000	7.04%	20	30	-33.33%	1	1	0.00%
COVENTRY	40	51	-11	-21.57%	\$379,000	\$326,500	16.08%	20	29	-31.03%	0	1	-100.00%
WEST GREENWICH	1	6	-5	-83.33%	\$648,000	\$612,500	5.80%	36	31	16.13%	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.