

## July 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	670	952	-282	-29.62%	\$440,000	\$410,000	7.32%	25	25	0.00%	9	3	200.00%
<b>NEWPORT COUNTY</b>													
TIVERTON	14	21	-7	-33.33%	\$420,000	\$440,000	-4.55%	44	25	76.00%	0	0	-
LITTLE COMPTON	2	0	2	0.00%	\$1,262,500	-	0.00%	46	-	0.00%	0	0	-
PORTSMOUTH	11	25	-14	-56.00%	\$700,000	\$695,000	0.72%	44	27	62.96%	0	0	-
MIDDLETOWN	4	13	-9	-69.23%	\$743,325	\$715,000	3.96%	48	36	33.33%	0	0	-
NEWPORT	7	10	-3	-30.00%	\$1,550,000	\$907,500	70.80%	44	98	-55.10%	0	0	-
JAMESTOWN	6	5	1	20.00%	\$1,061,875	\$1,100,000	-3.47%	55	33	66.67%	0	0	-
<b>METRO &amp; EAST BAY</b>													
BARRINGTON	27	21	6	28.57%	\$689,000	\$701,000	-1.71%	28	16	75.00%	0	0	-
WARREN	4	8	-4	-50.00%	\$566,125	\$430,000	31.66%	7	58	-87.93%	0	0	-
BRISTOL	15	25	-10	-40.00%	\$575,000	\$522,500	10.05%	10	25	-60.00%	0	0	-
EAST PROVIDENCE	34	34	0	0.00%	\$430,000	\$342,450	25.57%	17	17	0.00%	0	0	-
PROVIDENCE	60	71	-11	-15.49%	\$417,500	\$321,000	30.06%	20	24	-16.67%	2	1	100.00%
NORTH PROVIDENCE	18	36	-18	-50.00%	\$407,500	\$360,000	13.19%	18	19	-5.26%	0	0	-
JOHNSTON	17	38	-21	-55.26%	\$410,000	\$380,500	7.75%	28	23	21.74%	0	0	-
CRANSTON	52	83	-31	-37.35%	\$387,000	\$392,500	-1.40%	20	23	-13.04%	1	1	0.00%
<b>NORTH</b>													
LINCOLN	12	24	-12	-50.00%	\$602,500	\$518,450	16.21%	29	22	31.82%	0	0	-
CUMBERLAND	38	43	-5	-11.63%	\$495,000	\$495,900	-0.18%	32	17	88.24%	0	0	-
WOONSOCKET	21	23	-2	-8.70%	\$350,000	\$312,000	12.18%	17	22	-22.73%	0	1	-100.00%
PAWTUCKET	28	48	-20	-41.67%	\$367,500	\$350,557	4.83%	23	20	15.00%	1	0	-
CENTRAL FALLS	3	1	2	200.00%	\$350,000	\$310,000	12.90%	29	0	0.00%	0	0	-
NORTH SMITHFIELD	8	12	-4	-33.33%	\$492,750	\$427,500	15.26%	28	21	33.33%	0	0	-
SMITHFIELD	8	21	-13	-61.90%	\$522,500	\$435,000	20.11%	17	18	-5.56%	0	0	-
BURRILLVILLE	14	19	-5	-26.32%	\$425,000	\$442,000	-3.85%	23	18	27.78%	0	0	-
GLOCESTER	4	8	-4	-50.00%	\$432,000	\$327,500	31.91%	11	57	-80.70%	0	0	-
FOSTER	6	3	3	100.00%	\$507,500	\$480,000	5.73%	17	40	-57.50%	0	0	-
SCITUATE	8	11	-3	-27.27%	\$439,950	\$525,000	-16.20%	23	41	-43.90%	0	0	-
<b>SOUTH COUNTY</b>													
EXETER	9	7	2	28.57%	\$475,100	\$580,500	-18.16%	43	15	186.67%	0	0	-
HOPKINTON	3	16	-13	-81.25%	\$490,000	\$414,806	18.13%	25	25	0.00%	0	0	-
RICHMOND	6	4	2	50.00%	\$410,000	\$433,250	-5.37%	32	17	88.24%	0	0	-
CHARLESTOWN	3	8	-5	-62.50%	\$367,500	\$639,900	-42.57%	9	84	-89.29%	0	0	-
WESTERLY	15	27	-12	-44.44%	\$461,000	\$410,000	12.44%	20	26	-23.08%	0	0	-
BLOCK ISLAND	2	1	1	100.00%	\$4,262,500	\$1,320,000	222.92%	72	19	278.95%	0	0	-
SOUTH KINGSTOWN	24	29	-5	-17.24%	\$650,000	\$619,800	4.87%	31	30	3.33%	0	0	-
NARRAGANSETT	16	15	1	6.67%	\$825,000	\$605,000	36.36%	49	37	32.43%	1	0	-
NORTH KINGSTOWN	22	45	-23	-51.11%	\$562,670	\$555,000	1.38%	23	20	15.00%	1	0	-
<b>KENT COUNTY</b>													
EAST GREENWICH	16	20	-4	-20.00%	\$990,000	\$850,000	16.47%	22	28	-21.43%	0	0	-
WEST WARWICK	16	27	-11	-40.74%	\$345,000	\$350,000	-1.43%	41	25	64.00%	0	0	-
WARWICK	79	106	-27	-25.47%	\$390,000	\$361,000	8.03%	18	20	-10.00%	2	0	-
COVENTRY	33	41	-8	-19.51%	\$406,500	\$368,000	10.46%	18	33	-45.45%	1	0	-
WEST GREENWICH	5	3	2	66.67%	\$739,000	\$520,000	42.12%	14	20	-30.00%	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.