

**October 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	1250	1018	232	22.79%	\$335,000	\$286,750	16.83%	49	61	-19.67%	25	43	-41.86%
<b>NEWPORT COUNTY</b>													
TIVERTON	14	18	-4	-22.22%	\$362,950	\$374,500	-3.08%	87	94	-7.45%	0	2	-100.00%
LITTLE COMPTON	5	3	2	66.67%	\$892,000	\$595,000	49.92%	84	78	7.69%	0	0	-
PORTSMOUTH	32	20	12	60.00%	\$518,000	\$392,450	31.99%	88	133	-33.83%	1	1	0.00%
MIDDLETOWN	25	15	10	66.67%	\$444,000	\$479,900	-7.48%	69	86	-19.77%	1	0	-
NEWPORT	30	22	8	36.36%	\$900,000	\$617,500	45.75%	70	72	-2.78%	0	0	-
JAMESTOWN	9	7	2	28.57%	\$1,150,000	\$556,000	106.83%	88	221	-60.18%	0	0	-
<b>METRO &amp; EAST BAY</b>													
BARRINGTON	34	27	7	25.93%	\$477,500	\$497,000	-3.92%	66	67	-1.49%	0	1	-100.00%
WARREN	14	10	4	40.00%	\$356,000	\$275,000	29.45%	46	65	-29.23%	0	1	-100.00%
BRISTOL	22	16	6	37.50%	\$430,000	\$365,000	17.81%	52	67	-22.39%	0	1	-100.00%
EAST PROVIDENCE	53	43	10	23.26%	\$292,500	\$245,000	19.39%	28	50	-44.00%	3	0	-
PROVIDENCE	77	58	19	32.76%	\$239,000	\$220,000	8.64%	34	54	-37.04%	3	4	-25.00%
EAST SIDE of Providence	33	20	13	65.00%	\$655,000	\$560,828	16.79%	27	62	-56.45%	0	0	-
NORTH PROVIDENCE	43	24	19	79.17%	\$275,000	\$244,000	12.70%	41	45	-8.89%	2	1	100.00%
JOHNSTON	44	32	12	37.50%	\$313,750	\$283,450	10.69%	45	44	2.27%	3	1	200.00%
CRANSTON	92	89	3	3.37%	\$290,500	\$250,000	16.20%	34	59	-42.37%	1	1	0.00%
<b>NORTH</b>													
LINCOLN	20	21	-1	-4.76%	\$432,500	\$368,000	17.53%	37	66	-43.94%	1	0	-
CUMBERLAND	43	48	-5	-10.42%	\$390,500	\$341,950	14.20%	33	51	-35.29%	2	0	-
WOONSOCKET	33	24	9	37.50%	\$265,000	\$238,950	10.90%	41	41	0.00%	1	0	-
PAWTUCKET	59	37	22	59.46%	\$265,000	\$226,000	17.26%	34	47	-27.66%	0	3	-100.00%
CENTRAL FALLS	3	1	2	200.00%	\$243,000	\$149,900	62.11%	34	63	-46.03%	0	0	-
NORTH SMITHFIELD	11	11	0	0.00%	\$360,000	\$276,000	30.43%	47	51	-7.84%	0	0	-
SMITHFIELD	28	15	13	86.67%	\$345,500	\$329,000	5.02%	30	46	-34.78%	0	1	-100.00%
BURRILLVILLE	18	15	3	20.00%	\$268,500	\$330,000	-18.64%	32	37	-13.51%	0	1	-100.00%
GLOCESTER	14	15	-1	-6.67%	\$287,500	\$304,900	-5.71%	50	86	-41.86%	0	3	-100.00%
FOSTER	4	3	1	33.33%	\$422,500	\$369,900	14.22%	46	8	475.00%	0	0	-
SCITUATE	12	15	-3	-20.00%	\$402,500	\$330,000	21.97%	40	50	-20.00%	0	0	-
<b>SOUTH COUNTY</b>													
EXETER	11	5	6	120.00%	\$312,500	\$470,210	-33.54%	38	50	-24.00%	0	0	-
HOPKINTON	6	13	-7	-53.85%	\$359,750	\$319,500	12.60%	28	76	-63.16%	0	1	-100.00%
RICHMOND	14	12	2	16.67%	\$340,000	\$287,500	18.26%	40	53	-24.53%	0	1	-100.00%
CHARLESTOWN	18	14	4	28.57%	\$529,000	\$382,450	38.32%	57	60	-5.00%	0	0	-
WESTERLY	27	30	-3	-10.00%	\$599,000	\$367,500	62.99%	161	54	198.15%	0	1	-100.00%
BLOCK ISLAND	12	3	9	300.00%	\$1,205,000	\$860,000	40.12%	286	664	-56.93%	0	0	-
SOUTH KINGSTOWN	50	31	19	61.29%	\$460,000	\$349,500	31.62%	59	66	-10.61%	1	1	0.00%
NARRAGANSETT	33	33	0	0.00%	\$675,000	\$573,000	17.80%	54	88	-38.64%	0	2	-100.00%
NORTH KINGSTOWN	41	28	13	46.43%	\$360,000	\$378,750	-4.95%	46	52	-11.54%	1	0	-
<b>KENT COUNTY</b>													
EAST GREENWICH	15	8	7	87.50%	\$579,900	\$412,000	40.75%	51	60	-15.00%	0	0	-
WEST WARWICK	29	24	5	20.83%	\$260,000	\$219,950	18.21%	37	51	-27.45%	2	2	0.00%
WARWICK	156	131	25	19.08%	\$290,000	\$239,700	20.98%	31	44	-29.55%	1	9	-88.89%
COVENTRY	60	69	-9	-13.04%	\$308,500	\$259,500	18.88%	53	57	-7.02%	2	5	-60.00%
WEST GREENWICH	6	8	-2	-25.00%	\$477,500	\$457,450	4.38%	64	70	-8.57%	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 --- generally reflects the quality and themix (type and size) of the properties being sold at the time and is not a true measure of individual home value appreciation/depreciation. Also, please note: Statewide data may vary marginally from town bytown data as the latter continues to be updated with later closing transactions after the statewide data is pulled. Information deemed reliable but is not guaranteed.