

September 2025 and 2024 Comparison by County Single-Family Home Sales

AREA	Sales 2025	Sales 2024	Change	% Change	Median Price 2025	Median Price 2024	Median % Change	Average DOM 2025	Average DOM 2024	DOM % Change	Distressed Properties 2025	Distressed Properties 2024	% Change Distressed Properties
RHODE ISLAND	826	703	123	17.50%	\$530,000	\$485,000	9.28%	35	31	12.90%	4	3	33.33%
<u>BRISTOL COUNTY</u>	44	34	10	29.41%	\$760,150	\$622,753	22.06%	33	-	0.00%	0	0	-
BARRINGTON	22	13	9	69.23%	\$1,103,000	\$721,000	52.98%	36	22	63.64%	0	0	-
BRISTOL	15	14	1	7.14%	\$725,000	\$597,750	21.29%	25	40	-37.50%	0	0	-
WARREN	7	7	0	0.00%	\$487,500	\$579,900	-15.93%	39	40	-2.50%	0	0	-
<u>KENT COUNTY</u>	184	135	49	36.30%	\$440,000	\$428,900	2.59%	34	30	13.33%	0	1	-100.00%
COVENTRY	50	39	11	28.21%	\$442,500	\$428,900	3.17%	37	27	37.04%	0	0	-
EAST GREENWICH	11	12	-1	-8.33%	\$1,025,000	\$930,000	10.22%	56	58	-3.45%	0	0	-
WARWICK	97	62	35	56.45%	\$440,000	\$415,000	6.02%	30	27	11.11%	0	1	-100.00%
WEST GREENWICH	5	5	0	0.00%	\$402,000	\$715,000	-43.78%	24	28	-14.29%	0	0	-
WEST WARWICK	21	17	4	23.53%	\$390,000	\$390,000	0.00%	35	32	9.38%	0	0	-
<u>NEWPORT COUNTY</u>	71	72	-1	-1.39%	\$1,075,000	\$792,450	35.66%	59	58	1.72%	0	0	-
JAMESTOWN	8	6	2	33.33%	\$1,070,000	\$948,750	12.78%	39	38	2.63%	0	0	-
LITTLE COMPTON	6	3	3	100.00%	\$982,500	\$874,000	12.41%	55	44	25.00%	0	0	-
MIDDLETOWN	9	15	-6	-40.00%	\$1,150,000	\$1,535,000	-25.08%	42	72	-41.67%	0	0	-
NEWPORT	20	16	4	25.00%	\$2,040,000	\$982,000	107.74%	95	45	111.11%	0	0	-
PORTSMOUTH	15	14	1	7.14%	\$735,000	\$670,350	9.64%	33	52	-36.54%	0	0	-
TIVERTON	13	18	-5	-27.78%	\$550,000	\$497,500	10.55%	57	73	-21.92%	0	0	-
<u>PROVIDENCE COUNTY</u>	359	351	8	2.28%	\$465,000	\$440,000	5.68%	29	23	26.09%	3	2	50.00%
BURRILLVILLE	14	17	-3	-17.65%	\$473,500	\$440,000	7.61%	44	22	100.00%	1	0	-
CENTRAL FALLS	0	2	-2	-100.00%	-	\$405,000	0.00%	-	20	0.00%	0	0	-
CRANSTON	61	59	2	3.39%	\$480,000	\$430,900	11.39%	29	22	31.82%	1	0	-
CUMBERLAND	37	26	11	42.31%	\$640,000	\$537,500	19.07%	27	18	50.00%	0	0	-
EAST PROVIDENCE	37	36	1	2.78%	\$425,000	\$435,000	-2.30%	23	20	15.00%	0	0	-
FOSTER	2	3	-1	-33.33%	\$615,000	\$460,000	33.70%	58	16	262.50%	0	0	-
GLOCESTER	9	10	-1	-10.00%	\$789,000	\$461,500	70.96%	38	32	18.75%	0	0	-
JOHNSTON	23	28	-5	-17.86%	\$489,000	\$454,650	7.56%	28	18	55.56%	0	0	-
LINCOLN	18	11	7	63.64%	\$594,950	\$420,000	41.65%	26	20	30.00%	0	0	-
NORTH PROVIDENCE	20	22	-2	-9.09%	\$459,500	\$431,800	6.42%	29	21	38.10%	0	1	-100.00%
NORTH SMITHFIELD	12	14	-2	-14.29%	\$445,000	\$477,450	-6.80%	33	40	-17.50%	0	0	-
PAWTUCKET	36	29	7	24.14%	\$383,000	\$410,000	-6.59%	27	25	8.00%	0	0	-
PROVIDENCE	40	57	-17	-29.82%	\$529,500	\$415,000	27.59%	28	22	27.27%	0	0	-
SCITUATE	8	11	-3	-27.27%	\$675,000	\$550,000	22.73%	45	38	18.42%	0	1	-100.00%
SMITHFIELD	17	9	8	88.89%	\$625,000	\$585,000	6.84%	21	26	-19.23%	0	0	-
WOONSOCKET	25	17	8	47.06%	\$395,000	\$335,000	17.91%	28	32	-12.50%	1	0	-
<u>WASHINGTON COUNTY</u>	168	111	57	51.35%	\$799,000	\$700,000	14.14%	40	37	8.11%	1	0	-
BLOCK ISLAND	3	4	-1	-25.00%	\$2,150,000	\$1,575,000	36.51%	152	49	210.20%	0	0	-
CHARLESTOWN	15	13	2	15.38%	\$830,000	\$860,000	-3.49%	46	45	2.22%	0	0	-
EXETER	7	3	4	133.33%	\$900,000	\$565,000	59.29%	33	21	57.14%	0	0	-
HOPKINTON	9	7	2	28.57%	\$530,000	\$488,500	8.50%	42	46	-8.70%	0	0	-
NARRAGANSETT	32	23	9	39.13%	\$1,012,500	\$790,000	28.16%	45	33	36.36%	0	0	-
NORTH KINGSTOWN	29	20	9	45.00%	\$731,000	\$680,000	7.50%	35	39	-10.26%	0	0	-
RICHMOND	7	4	3	75.00%	\$630,000	\$500,000	26.00%	33	59	-44.07%	0	0	-
SOUTH KINGSTOWN	29	19	10	52.63%	\$725,000	\$710,000	2.11%	44	30	46.67%	0	0	-
WESTERLY	37	18	19	105.56%	\$652,000	\$607,500	7.33%	29	35	-17.14%	1	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.													