

Year End 2019 and 2018 Comparison Single-Family Home Sales

AREA	Sales 2019	Sales 2018	Change	% Change	Median Price 2019	Median Price 2018	Median % Change	Average DOM 2019	Average DOM 2018	DOM % Change	Distressed Properties 2019	Distressed Properties 2018	% Change Distressed Properties
RHODE ISLAND	11013	10687	326	3.05%	\$285,000	\$270,000	5.56%	61	55	10.91%	412	523	-21.22%
<u>NEWPORT COUNTY</u>													
TIVERTON	229	189	40	21.16%	\$312,500	\$282,500	10.62%	103	87	18.39%	13	9	44.44%
LITTLE COMPTON	45	47	-2	-4.26%	\$530,000	\$520,000	1.92%	95	115	-17.39%	0	0	-
PORTSMOUTH	249	228	21	9.21%	\$406,000	\$377,000	7.69%	97	98	-1.02%	8	5	60.00%
MIDDLETOWN	157	135	22	16.30%	\$397,000	\$375,000	5.87%	73	76	-3.95%	4	2	100.00%
NEWPORT	230	226	4	1.77%	\$535,500	\$563,250	-4.93%	77	68	13.24%	2	1	100.00%
JAMESTOWN	89	81	8	9.88%	\$595,000	\$689,000	-13.64%	130	105	23.81%	2	0	-
<u>METRO & EAST BAY</u>													
BARRINGTON	333	291	42	14.43%	\$460,000	\$475,000	-3.16%	76	63	20.63%	7	8	-12.50%
WARREN	89	104	-15	-14.42%	\$301,000	\$300,000	0.33%	59	51	15.69%	1	3	-66.67%
BRISTOL	169	172	-3	-1.74%	\$335,000	\$322,500	3.88%	57	58	-1.72%	3	7	-57.14%
EAST PROVIDENCE	474	525	-51	-9.71%	\$245,000	\$232,000	5.60%	48	47	2.13%	13	28	-53.57%
PROVIDENCE	564	598	-34	-5.69%	\$203,700	\$190,000	7.21%	52	41	26.83%	35	49	-28.57%
EAST SIDE of Providence	211	177	34	19.21%	\$625,000	\$590,000	5.93%	53	39	35.90%	4	0	-
NORTH PROVIDENCE	360	348	12	3.45%	\$240,000	\$236,000	1.69%	51	47	8.51%	18	17	5.88%
JOHNSTON	357	346	11	3.18%	\$250,000	\$247,250	1.11%	58	48	20.83%	21	29	-27.59%
CRANSTON	952	862	90	10.44%	\$257,000	\$249,900	2.84%	52	45	15.56%	38	40	-5.00%
<u>NORTH</u>													
LINCOLN	216	193	23	11.92%	\$355,000	\$347,000	2.31%	50	54	-7.41%	4	10	-60.00%
CUMBERLAND	457	408	49	12.01%	\$315,500	\$298,500	5.70%	52	51	1.96%	12	13	-7.69%
WOONSOCKET	249	242	7	2.89%	\$223,900	\$202,750	10.43%	50	40	25.00%	7	26	-73.08%
PAWTUCKET	544	546	-2	-0.37%	\$225,000	\$210,000	7.14%	46	43	6.98%	26	24	8.33%
CENTRAL FALLS	8	18	-10	-55.56%	\$147,450	\$159,950	-7.81%	33	45	-26.67%	1	4	-75.00%
NORTH SMITHFIELD	134	147	-13	-8.84%	\$322,500	\$335,000	-3.73%	58	52	11.54%	8	5	60.00%
SMITHFIELD	199	203	-4	-1.97%	\$311,000	\$291,000	6.87%	55	56	-1.79%	9	11	-18.18%
BURRILLVILLE	186	174	12	6.90%	\$269,500	\$259,450	3.87%	56	51	9.80%	13	15	-13.33%
GLOCESTER	133	135	-2	-1.48%	\$300,000	\$271,500	10.50%	59	55	7.27%	6	9	-33.33%
FOSTER	50	49	1	2.04%	\$322,450	\$310,000	4.02%	54	68	-20.59%	0	3	-100.00%
SCITUATE	132	141	-9	-6.38%	\$335,450	\$329,000	1.96%	67	59	13.56%	9	6	50.00%
<u>SOUTH COUNTY</u>													
EXETER	71	60	11	18.33%	\$375,000	\$361,200	3.82%	64	61	4.92%	5	4	25.00%
HOPKINTON	120	94	26	27.66%	\$327,500	\$282,250	16.03%	77	62	24.19%	10	8	25.00%
RICHMOND	124	117	7	5.98%	\$298,500	\$305,000	-2.13%	55	62	-11.29%	5	6	-16.67%
CHARLESTOWN	179	171	8	4.68%	\$409,900	\$386,000	6.19%	69	62	11.29%	6	8	-25.00%
WESTERLY	279	278	1	0.36%	\$335,000	\$328,250	2.06%	63	62	1.61%	5	10	-50.00%
BLOCK ISLAND	26	28	-2	-7.14%	\$990,000	\$1,075,000	-7.91%	617	276	123.55%	1	0	-
SOUTH KINGSTOWN	383	383	0	0.00%	\$370,000	\$367,500	0.68%	67	67	0.00%	5	6	-16.67%
NARRAGANSETT	256	245	11	4.49%	\$499,450	\$462,800	7.92%	74	64	15.63%	2	2	0.00%
NORTH KINGSTOWN	343	325	18	5.54%	\$385,000	\$385,000	0.00%	65	58	12.07%	7	9	-22.22%
<u>KENT COUNTY</u>													
EAST GREENWICH	230	236	-6	-2.54%	\$488,500	\$466,750	4.66%	73	61	19.67%	1	3	-66.67%
WEST WARWICK	263	309	-46	-14.89%	\$229,900	\$223,000	3.09%	51	48	6.25%	16	35	-54.29%
WARWICK	1270	1222	48	3.93%	\$239,900	\$230,000	4.30%	53	47	12.77%	59	67	-11.94%
COVENTRY	562	563	-1	-0.18%	\$245,000	\$244,000	0.41%	57	53	7.55%	22	35	-37.14%
WEST GREENWICH	91	71	20	28.17%	\$365,000	\$360,000	1.39%	85	64	32.81%	4	6	-33.33%
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 the mix (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 by town data as the date and time the statistics are pulled for the two reports may vary slightly. Information deemed reliable but is not guaranteed.													
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