

**Year End 2022 and 2021 Comparison
Multifamily Home Sales**

AREA	Sales 2022	Sales 2021	Change	% Change	Median Price 2022	Median Price 2021	Median % Change	Average DOM 2022	Average DOM 2021	DOM % Change	Distressed Properties 2022	Distressed Properties 2021	% Change Distressed Properties
RHODE ISLAND	2023	2676	-653	-24.40%	\$420,000	\$365,000	15.07%	30	34	-11.76%	17	36	-52.78%
NEWPORT COUNTY													
TIVERTON	12	12	0	0.00%	\$452,000	\$367,500	22.99%	44	45	-2.22%	0	1	-100.00%
LITTLE COMPTON	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
PORTSMOUTH	6	13	-7	-53.85%	\$745,000	\$510,000	46.08%	64	77	-16.88%	0	0	-
MIDDLETOWN	14	18	-4	-22.22%	\$732,500	\$737,500	-0.68%	66	77	-14.29%	0	0	-
NEWPORT	52	74	-22	-29.73%	\$931,500	\$750,000	24.20%	46	42	9.52%	0	1	-100.00%
JAMESTOWN	1	4	-3	-75.00%	\$650,000	\$823,250	-21.04%	138	38	263.16%	0	0	-
METRO & EAST BAY													
BARRINGTON	8	8	0	0.00%	\$537,500	\$401,500	33.87%	27	26	3.85%	0	0	-
WARREN	19	39	-20	-51.28%	\$461,000	\$380,000	21.32%	27	35	-22.86%	0	1	-100.00%
BRISTOL	26	30	-4	-13.33%	\$530,000	\$451,500	17.39%	45	45	0.00%	0	0	-
EAST PROVIDENCE	98	111	-13	-11.71%	\$430,000	\$352,500	21.99%	23	35	-34.29%	0	1	-100.00%
PROVIDENCE	692	869	-177	-20.37%	\$440,000	\$365,000	20.55%	26	32	-18.75%	7	14	-50.00%
NORTH PROVIDENCE	46	85	-39	-45.88%	\$414,000	\$359,000	15.32%	22	34	-35.29%	0	1	-100.00%
JOHNSTON	45	43	2	4.65%	\$370,000	\$345,000	7.25%	33	37	-10.81%	0	0	-
CRANSTON	135	224	-89	-39.73%	\$414,000	\$358,950	15.34%	28	28	0.00%	0	3	-100.00%
NORTH													
LINCOLN	38	76	-38	-50.00%	\$435,500	\$385,000	13.12%	27	42	-35.71%	1	0	-
CUMBERLAND	28	50	-22	-44.00%	\$423,500	\$381,500	11.01%	30	27	11.11%	1	0	-
WOONSOCKET	188	237	-49	-20.68%	\$372,750	\$335,000	11.27%	26	35	-25.71%	3	5	-40.00%
PAWTUCKET	258	345	-87	-25.22%	\$418,500	\$379,000	10.42%	26	28	-7.14%	1	3	-66.67%
CENTRAL FALLS	49	83	-34	-40.96%	\$410,000	\$360,000	13.89%	23	37	-37.84%	0	0	-
NORTH SMITHFIELD	13	14	-1	-7.14%	\$420,000	\$388,000	8.25%	37	36	2.78%	0	0	-
SMITHFIELD	12	9	3	33.33%	\$373,750	\$317,000	17.90%	39	32	21.88%	0	0	-
BURRILLVILLE	20	26	-6	-23.08%	\$379,000	\$340,500	11.31%	30	27	11.11%	0	0	-
GLOCESTER	6	3	3	100.00%	\$335,000	\$420,000	-20.24%	60	64	-6.25%	0	0	-
FOSTER	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
SCITUATE	8	6	2	33.33%	\$454,250	\$316,000	43.75%	77	30	156.67%	0	0	-
SOUTH COUNTY													
EXETER	1	1	0	0.00%	\$280,000	\$156,000	79.49%	22	48	-54.17%	0	0	-
HOPKINTON	3	5	-2	-40.00%	\$190,000	\$358,300	-46.97%	95	29	227.59%	0	0	-
RICHMOND	1	4	-3	-75.00%	\$360,000	\$268,750	33.95%	84	41	104.88%	0	0	-
CHARLESTOWN	1	4	-3	-75.00%	\$661,000	\$375,000	76.27%	126	70	80.00%	0	0	-
WESTERLY	26	53	-27	-50.94%	\$370,000	\$344,000	7.56%	49	34	44.12%	0	0	-
BLOCK ISLAND	1	1	0	0.00%	\$1,725,000	\$1,420,000	21.48%	147	0	0.00%	0	0	-
SOUTH KINGSTOWN	13	7	6	85.71%	\$522,000	\$435,000	20.00%	39	27	44.44%	0	0	-
NARRAGANSETT	8	14	-6	-42.86%	\$987,500	\$688,000	43.53%	57	56	1.79%	0	0	-
NORTH KINGSTOWN	16	18	-2	-11.11%	\$465,250	\$367,750	26.51%	29	49	-40.82%	0	0	-
KENT COUNTY													
EAST GREENWICH	4	8	-4	-50.00%	\$520,000	\$478,000	8.79%	53	23	130.43%	0	0	-
WEST WARWICK	93	102	-9	-8.82%	\$355,000	\$305,750	16.11%	24	34	-29.41%	2	2	0.00%
WARWICK	52	62	-10	-16.13%	\$380,500	\$337,950	12.59%	70	32	118.75%	2	4	-50.00%
COVENTRY	29	16	13	81.25%	\$335,000	\$326,500	2.60%	41	38	7.89%	0	0	-
WEST GREENWICH	1	2	-1	-50.00%	\$459,000	\$249,950	83.64%	0	101	-100.00%	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.