

**4th Quarter 2018 and 2017 Comparison  
Multifamily Home Sales**

<b>AREA</b>	<b>Sales 2018</b>	<b>Sales 2017</b>	<b>Change</b>	<b>% Change</b>	<b>Median Price 2018</b>	<b>Median Price 2017</b>	<b>Median % Change</b>	<b>Average DOM 2018</b>	<b>Average DOM 2017</b>	<b>DOM % Change</b>	<b>Distressed Properties 2018</b>	<b>Distressed Properties 2017</b>	<b>% Change Distressed Properties</b>
RHODE ISLAND	548	536	12	2.24%	\$250,000	\$225,500	10.86%	51	49	4.08%	25	51	-50.98%
<b><u>NEWPORT COUNTY</u></b>													
TIVERTON	1	2	-1	-50.00%	\$395,000	\$161,000	145.34%	157	70	124.29%	0	0	-
LITTLE COMPTON	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
PORTSMOUTH	4	2	2	100.00%	\$275,000	\$312,500	-12.00%	192	64	200.00%	0	1	-100.00%
MIDDLETOWN	3	2	1	50.00%	\$485,000	\$460,750	5.26%	43	126	-65.87%	0	0	-
NEWPORT	9	11	-2	-18.18%	\$565,000	\$615,000	-8.13%	117	41	185.37%	0	0	-
JAMESTOWN	0	1	-1	-100.00%	-	\$775,000	0.00%	-	88	0.00%	0	0	-
<b><u>METRO &amp; EAST BAY</u></b>													
BARRINGTON	1	0	1	0.00%	\$355,000	-	0.00%	26	-	0.00%	0	0	-
WARREN	5	5	0	0.00%	\$235,000	\$241,000	-2.49%	67	37	81.08%	1	0	-
BRISTOL	10	6	4	66.67%	\$377,000	\$407,500	-7.48%	32	47	-31.91%	0	0	-
EAST PROVIDENCE	25	18	7	38.89%	\$275,000	\$272,500	0.92%	37	39	-5.13%	1	0	-
PROVIDENCE	176	211	-35	-16.59%	\$237,750	\$214,000	11.10%	50	43	16.28%	9	19	-52.63%
EAST SIDE of Prov	21	20	1	5.00%	\$520,000	\$412,000	26.21%	57	72	-20.83%	0	1	-100.00%
NORTH PROVIDENCE	16	13	3	23.08%	\$222,500	\$235,000	-5.32%	79	35	125.71%	1	2	-50.00%
JOHNSTON	6	9	-3	-33.33%	\$214,250	\$210,000	2.02%	36	46	-21.74%	3	1	200.00%
CRANSTON	46	27	19	70.37%	\$257,000	\$236,500	8.67%	53	59	-10.17%	1	0	-
<b><u>NORTH</u></b>													
LINCOLN	7	8	-1	-12.50%	\$281,000	\$300,250	-6.41%	34	21	61.90%	0	0	-
CUMBERLAND	10	5	5	100.00%	\$282,500	\$240,000	17.71%	38	79	-51.90%	0	0	-
WOONSOCKET	45	39	6	15.38%	\$227,000	\$180,000	26.11%	38	51	-25.49%	1	5	-80.00%
PAWTUCKET	85	71	14	19.72%	\$269,500	\$235,000	14.68%	42	57	-26.32%	5	9	-44.44%
CENTRAL FALLS	14	21	-7	-33.33%	\$233,300	\$200,000	16.65%	30	49	-38.78%	1	2	-50.00%
NORTH SMITHFIELD	2	4	-2	-50.00%	\$365,000	\$324,000	12.65%	113	99	14.14%	0	0	-
SMITHFIELD	2	4	-2	-50.00%	\$330,500	\$288,000	14.76%	92	21	338.10%	0	0	-
BURRILLVILLE	3	4	-1	-25.00%	\$247,000	\$242,500	1.86%	55	38	44.74%	0	1	-100.00%
GLOCESTER	0	1	-1	-100.00%	-	\$90,000	0.00%	-	63	0.00%	0	1	-100.00%
FOSTER	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
SCITUATE	3	3	0	0.00%	\$245,000	\$187,500	30.67%	24	21	14.29%	0	1	-100.00%
<b><u>SOUTH COUNTY</u></b>													
EXETER	1	1	0	0.00%	\$350,000	\$239,000	46.44%	83	111	-25.23%	0	0	-
HOPKINTON	0	1	-1	-100.00%	-	\$110,000	0.00%	-	39	0.00%	0	1	-100.00%
RICHMOND	1	0	1	0.00%	\$160,000	-	0.00%	85	-	0.00%	0	0	-
CHARLESTOWN	0	1	-1	-100.00%	-	\$515,000	0.00%	-	387	0.00%	0	0	-
WESTERLY	4	8	-4	-50.00%	\$302,500	\$219,950	37.53%	75	44	70.45%	0	4	-100.00%
BLOCK ISLAND	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	0	0	-
SOUTH KINGSTOWN	2	3	-1	-33.33%	\$354,500	\$265,000	33.77%	9	11	-18.18%	0	1	-100.00%
NARRAGANSETT	1	0	1	0.00%	\$560,000	-	0.00%	0	-	0.00%	0	0	-
NORTH KINGSTOWN	5	1	4	400.00%	\$300,000	\$275,000	9.09%	46	11	318.18%	0	0	-
<b><u>KENT COUNTY</u></b>													
EAST GREENWICH	1	0	1	0.00%	\$240,000	-	0.00%	128	-	0.00%	0	0	-
WEST WARWICK	23	19	4	21.05%	\$208,000	\$187,500	10.93%	68	53	28.30%	2	2	0.00%
WARWICK	13	12	1	8.33%	\$250,000	\$242,400	3.14%	55	63	-12.70%	0	0	-
COVENTRY	3	3	0	0.00%	\$196,500	\$150,000	31.00%	61	37	64.86%	0	0	-
WEST GREENWICH	0	0	0	0.00%	-	-	0.00%	-	-	0.00%	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 --- 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 home values.

Information deemed reliable but is not guaranteed