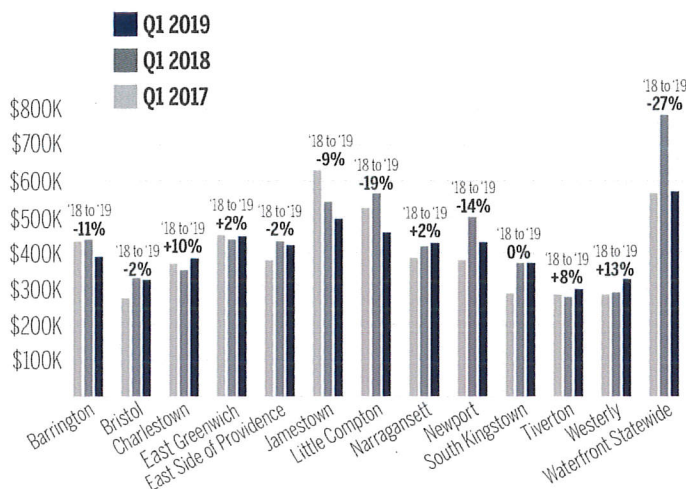
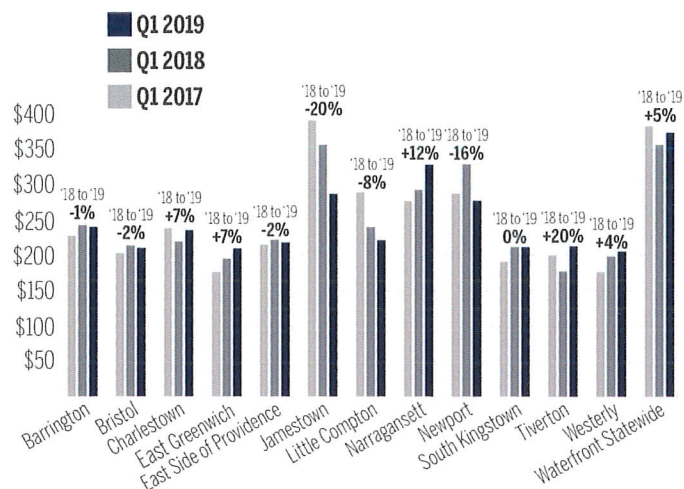


**MEDIAN SALES PRICE**

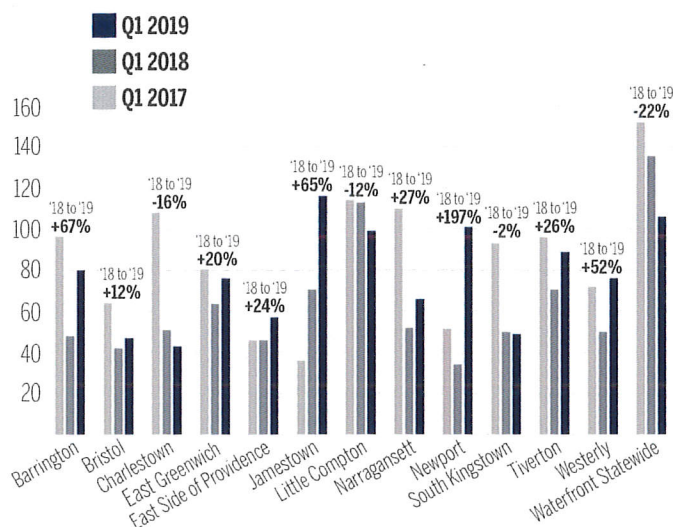
Median sales prices decreased in most luxury markets compared to Q1 of last year. However, a few markets did see slight increases; Westerly and Charlestown saw the highest increases of 13% and 10%, respectively. Jamestown still remains the municipality with the highest median sales price of \$495,000, although waterfront homes throughout the state have a median sales price of \$571,000, down 27% from Q1 of 2018. Little Compton saw a 19% decrease from the previous year, but still enjoys the second highest median sales price.

**MEDIAN PRICE PER SQUARE FOOT**

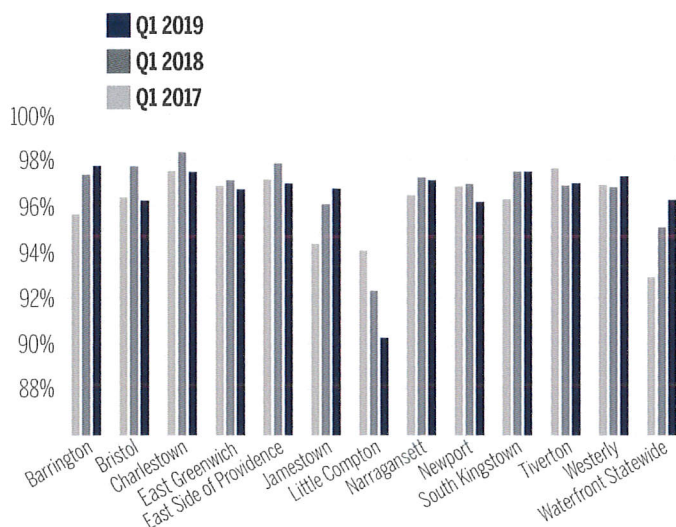
Median price per square foot fluctuated throughout different luxury markets from Q1 2018 to Q1 2019. Tiverton and Narragansett saw the largest increases, growing 20%, 12%, respectively. Narragansett was the leading municipality in Q1 2019 with the highest median price of \$328 per square foot, though waterfront properties regardless of location enjoy a median price per square foot of \$373. Jamestown had the largest decrease from Q1 2018 to Q1 2019, dropping 20% from the same time period last year.

**MEDIAN DAYS ON MARKET**

Properties in nearly every luxury market took longer to sell in Q1 2019 than in Q1 2018. Newport saw the largest increase of 197% year over year, while Barrington, Jamestown, and Tiverton also saw sizable increases of 67%, 65%, and 52%, respectively. However, the Charlestown, Little Compton, and South Kingstown markets, as well as waterfront homes statewide, saw decreases in the number of days on market from Q1 2018 to Q1 2019.

**MEDIAN SALES PRICE TO LIST PRICE RATIO**

Most luxury markets saw minimal changes or slight increases in the sales price to list price ratio, with the majority seeing increases of just under one percentage point. Barrington commanded the highest sales price to list price ratio in Q1 2019 with properties selling for a median of 97.8% of the listing price, while Little Compton had the lowest median ratio of 90.3% in Q1 2019, and also saw the largest decrease from the same time period last year.



This information is based in whole or in part on data supplied by the State-Wide Multiple Listing Service. The MLS does not guarantee and is not in any way responsible for its accuracy. These properties may have been sold by other real estate companies. Data maintained by the MLS may not reflect all real estate activity in the market. Data is based on information from StateWide Multiple Listing Service, Inc. for SFM, MFM, and CND listings for the period of 1/1/2017 through 03/31/2017, 1/1/2018 through 03/31/2018, and 1/1/2019 through 03/31/2019.

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SOTHEBY'S INTERNATIONAL REALTY®: 2018 BY THE NUMBERS

31M VISITS
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INCREASE YoY

41 OF THE
250
TOP AGENTS
IN AMERICA

WE HAVE
990
OFFICES
THROUGHOUT
72
COUNTRIES

ANOTHER RECORD
BREAKING YEAR
\$112B
IN ANNUAL GLOBAL
SALES VOLUME

WE
HAVE
OVER **22,500** AGENTS

72 COUNTRIES. \$112 BILLION IN SALES VOLUME IN 2018. NO PLANS OF SLOWING DOWN.

BARRINGTON | CHARLESTOWN | EAST GREENWICH | NARRAGANSETT | PROVIDENCE | WATCH HILL

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