

EAST PROVIDENCE

POPULATION
47,442

HOUSEHOLDS
19,988

MEDIAN HOUSEHOLD INCOME
\$63,158

61% OWN

39% RENT

HOUSING COSTS

▶ MEDIAN SINGLE FAMILY

Home price **\$319,900**
Monthly housing payment **\$2,236**

5 YEAR COMPARISON
2016 **\$223,978** ↑ **2021**
43% INCREASE

\$89,422

Income needed to afford this

▶ AVERAGE 2-BEDROOM RENT

Rental payment **\$1,933**

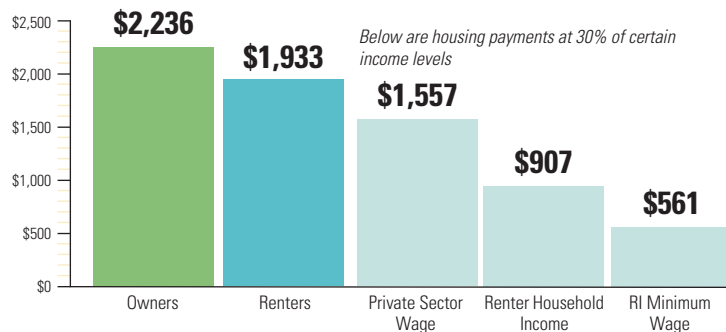
5 YEAR COMPARISON
2016 **\$1,648** ↑ **2021**
17% INCREASE

\$77,320

Income needed to afford this

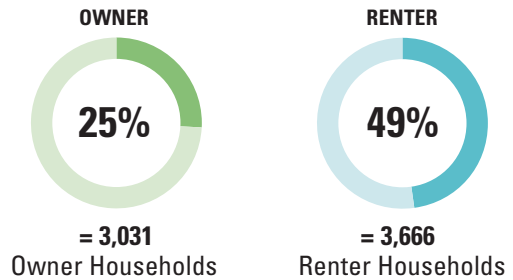
AFFORDABILITY GAP

▶ MONTHLY COSTS: OWNERS & RENTERS



▶ COST BURDENED HOUSEHOLDS

6,697 HOUSEHOLDS ARE COST BURDENED



A household is considered burdened if it spends 30% or more of its income on housing costs.

CURRENT HOUSING & DEVELOPMENT

▶ HOUSING STOCK

Total **21,243** Single family **55%** Two or more **45%**

▶ INFRASTRUCTURE

REGION: Southeast Providence County
Public Water
● Nearly Full ○ Partial ○ None
Public Sewer
○ Nearly Full ● Partial ○ None

▶ MULTIFAMILY BY RIGHT IN RESIDENTIAL ZONES

○ Yes ● No

▶ RESIDENTIAL DEVELOPMENT ORDINANCES

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▶ 2021 BUILDING PERMITS: Total **43** Single family **19** Two or more **24**
Municipally reported

▶ LONG-TERM AFFORDABLE HOMES RI General Law: 45-53-3(9) Low or Moderate Income Housing

Number of households below HUD 80% area median income: **8,885**

9.83% CURRENT % of year-round housing stock **2,100** # of long-term affordable homes

Elderly **66%** Family **29%** Special Needs **5%**

ADDED UNITS

Ownership **0** Rental **1**

PRESERVED RENTALS

0

State-Funded Homes

BUILDING HOMES RHODE ISLAND (I - IV): 48