

NEW SHOREHAM

POPULATION	HOUSEHOLDS	MEDIAN HOUSEHOLD INCOME	72% OWN	28% RENT
829	393	\$72,450		



HOUSING COSTS

MEDIAN SINGLE FAMILY

Home price **\$1,770,000**

Monthly housing payment **\$13,043**

5 YEAR COMPARISON

2019 **\$1,003,172** 2024 **76% INCREASE**

AVERAGE 2-BEDROOM RENT

Rental payment **N/A** 5 YEAR COMPARISON
2019 **N/A** 2024 **N/A**

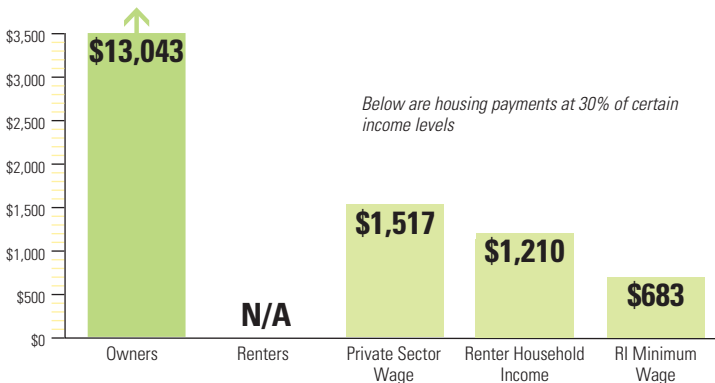
\$521,723 Income needed to afford this

N/A Income needed to afford this



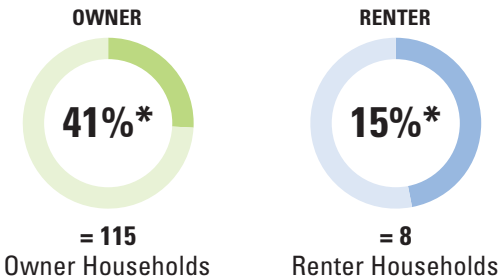
AFFORDABILITY GAP

MONTHLY COSTS: OWNERS & RENTERS



COST BURDENED HOUSEHOLDS

123 HOUSEHOLDS ARE COST BURDENED



A household is considered burdened if it spends 30% or more of its income on housing costs.
*Denotes high margin of error



CURRENT HOUSING & DEVELOPMENT

HOUSING STOCK

Total **1,947** Single family **90%** Two or more **10%**

INFRASTRUCTURE

REGION: South

Public Water

☐ Nearly Full ☒ Partial ☐ None

Public Sewer

☐ Nearly Full ☒ Partial ☐ None

MULTIFAMILY BY RIGHT

Permitted right in one or more zones

☒ Yes ☐ No

RESIDENTIAL DEVELOPMENT ORDINANCES

ADU **AHTF** **AR** **CP** **FZ**
G/VC **ID** **IZ** **MU** **TOD**

2024 BUILDING PERMITS: Total **18** Single family **10** Two or more **2** ADU **6**

LOW AND MODERATE INCOME HOUSING RI General Law: 45-53-3(9)

Number of households below HUD 80% area median income: **190**



CURRENT 7.40% % of year-round housing stock

54* # of long-term affordable homes
*No vouchers

Elderly **0%**

Family **100%**

Special Needs **0%**

ADDED UNITS

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

PRESERVED RENTALS

0

State-Funded Homes

BUILDING HOMES RHODE ISLAND (I - IV): 11