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Holloway of Residential Properties Ltd. sells 320 Harrison Ave. for \$12.145 million

October 10, 2025 - Rhode Island



Newport, RI Residential Properties Ltd. brokered the sale of 320 Harrison Ave. for \$12.145 million. RPL sales associate Lee Holloway represented the buyer.

With ocean views from nearly every room, this seaside, gated compound sits between the Newport Country Club and acres of protected open space. Offering five bedrooms, 7.2 baths, the home's highlights include Wolf and Sub-Zero kitchen appliances, a radiant-heated, two-car garage, and a wrap-around patio with a fire pit with a gas grill, a 1,684 s/f, four-room, one-bedroom guest cottage and a separate four-bay, radiant-heat, garage/carriage house.

According to State-Wide MLS data, this is one of the top three highest sales statewide year to date and is the second highest Newport sale year-to-date.

With an understanding of the luxury market on Aquidneck Island and beyond, Holloway also participated in Newport's second-highest residential home sale in 2024, the \$9.935 million sale of 294 Ocean Ave. in Newport, known as "The Playhouse."

"This sale marks another exciting step in Residential Properties' growing footprint in Newport County," Holloway said. "Whether it's an iconic, historic home such as The Playhouse, a new construction, or any other beautifully designed and executed coastal property, it is a genuine pleasure to advise my clients and get them to the 'finish line' in such important transactions. It is always gratifying to be part of such a significant moment in a client's life."

"Lee is an exceptional professional whose hard work and dedication to her clients are unmatched," RPL chief strategy officer Brandyn Brunelle said. "With tenacity and deep market knowledge of Aquidneck Island, she consistently goes above and beyond to deliver outstanding results. Residential Properties is proud to continue our expansion throughout Newport County and is honored to be part of this monumental sale."

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