

# Burwood NSW 2134

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

|                                    |                                             |                                                 |
|------------------------------------|---------------------------------------------|-------------------------------------------------|
| TOTAL SALES<br>22<br><div>-3</div> | MEDIAN PRICE<br>\$965,500<br><div>+7%</div> | AVERAGE PRICE<br>\$1,215,549<br><div>-16%</div> |
| HIGHEST SALE<br>\$3,950,000        | LOWEST SALE<br>\$528,000                    | TOTAL VALUE<br>\$26.03M                         |

POSTCODE 2134 RENTAL MARKET · AUGUST 2026

|                             |                              |                     |
|-----------------------------|------------------------------|---------------------|
| MEDIAN WEEKLY RENT<br>\$860 | AVERAGE WEEKLY RENT<br>\$885 | OBSERVATIONS<br>122 |
|-----------------------------|------------------------------|---------------------|

Figures cover the entire 2134 postcode area, not Burwood alone. Rental period: August 2026.

COMPARED TO JULY 2026

|                                             |                                                 |                                      |
|---------------------------------------------|-------------------------------------------------|--------------------------------------|
| MEDIAN PRICE<br>\$965,500<br><div>+7%</div> | AVERAGE PRICE<br>\$1,215,549<br><div>-16%</div> | TOTAL SALES<br>22<br><div>-12%</div> |
|---------------------------------------------|-------------------------------------------------|--------------------------------------|

PROPERTY TYPE BREAKDOWN

|             |             |          |
|-------------|-------------|----------|
| Residential | <div></div> | 20 (91%) |
| Offices     | <div></div> | 1 (5%)   |
| Commercials | <div></div> | 1 (5%)   |

KEY MARKET INSIGHTS

- 22 properties settled in Burwood NSW 2134 in August 2026 — 20 residential and 2 non-residential (commercial or land).
- The residential median sale price rose 7% to \$965,500, up from \$902,500 in July.
- Residential accounted for 91% of sales (20 of 22), compared to 5% for offices (1).
- Prices ranged widely — from \$528,000 to \$3,950,000, a spread of \$3,422,000.
- The standout sale was 1 A SELBORNE ST at \$3,950,000 on 18 Aug — 309% above the monthly median.

SALES RECORDED THIS MONTH

| ADDRESS              | TYPE        | SOLD PRICE  | DATE   |
|----------------------|-------------|-------------|--------|
| 1 A SELBORNE ST      | Residential | \$3,950,000 | 18 Aug |
| 100 WENTWORTH RD     | Residential | \$2,520,000 | 7 Aug  |
| 503/50 BELMORE ST    | Residential | \$1,550,000 | 12 Aug |
| 55 A LUCAS RD        | Residential | \$1,450,000 | 24 Aug |
| 405/15 CLARENCE ST   | Residential | \$1,250,000 | 3 Aug  |
| 805 A/68 RAILWAY PDE | Residential | \$1,240,000 | 10 Aug |
| 704/8 ELSIE ST       | Residential | \$1,150,000 | 4 Aug  |
| 607/8 ELSIE ST       | Office      | \$1,050,000 | 18 Aug |
| 102/105 LIVERPOOL RD | Residential | \$1,035,000 | 7 Aug  |
| 602/2 A ELSIE ST     | Residential | \$1,020,000 | 19 Aug |