SOLD NSW · PROPERTY MARKET REPORT

Canley heights NSW 2166

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
22 -11	$1,235,000 -1%	$1,302,313 +14%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$2,400,000	$615,000	$28.65M

POSTCODE 2166 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$550	$598	116

Figures cover the entire 2166 postcode area, not Canley heights alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,235,000 -1%	$1,302,313 +14%	22 -33%

PROPERTY TYPE BREAKDOWN

Residentials — 22 (100%)

KEY MARKET INSIGHTS

- 22 properties settled in Canley heights NSW 2166 in August–October 2026.
- The median sale price fell 1% to $1,235,000, down from $1,250,000 in May–July 2026.
- All 22 recorded sales were residentials.
- Prices ranged widely — from $615,000 to $2,400,000, a spread of $1,785,000.
- The standout sale was 29 BARLOW CRES at $2,400,000 on 7 Aug — 94% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
29 BARLOW CRES	Residential	**$2,400,000**	7 Aug
171 CANLEY VALE RD	Residential	**$2,290,000**	28 Sep
14 PEEL ST	Residential	**$2,060,000**	21 Aug
99 CAMBRIDGE ST	Residential	**$1,800,000**	2 Oct
22 MALOUF ST	Residential	**$1,610,000**	7 Aug
93 KIORA ST	Residential	**$1,500,000**	29 Sep
10 NEIL PL	Residential	**$1,450,000**	26 Oct
10 A FOXLOW ST	Residential	**$1,410,000**	14 Aug
79 WYONG ST	Residential	**$1,335,000**	6 Oct
46 AVOCA RD	Residential	**$1,300,000**	26 Oct
7 WYONG ST	Residential	**$1,240,000**	20 Aug
105 KIORA ST	Residential	**$1,230,000**	6 Oct

Data sourced from NSW Valuer General · Published by Sold NSW (soldnsw.com) · August–October 2026. Minimum 10 recorded sales; quieter months use trailing 3 months. Comparisons use the preceding equal-length period.