

# Caringbah NSW 2229

September 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

|                                     |                                                |                                                |
|-------------------------------------|------------------------------------------------|------------------------------------------------|
| TOTAL SALES<br>10<br><div>-27</div> | MEDIAN PRICE<br>\$1,440,000<br><div>+45%</div> | AVERAGE PRICE<br>\$1,345,700<br><div>+2%</div> |
| HIGHEST SALE<br>\$2,140,000         | LOWEST SALE<br>\$440,000                       | TOTAL VALUE<br>\$13.46M                        |

POSTCODE 2229 RENTAL MARKET · AUGUST 2026

|                             |                              |                    |
|-----------------------------|------------------------------|--------------------|
| MEDIAN WEEKLY RENT<br>\$715 | AVERAGE WEEKLY RENT<br>\$852 | OBSERVATIONS<br>74 |
|-----------------------------|------------------------------|--------------------|

Figures cover the entire 2229 postcode area, not Caringbah alone. Rental period: August 2026.

COMPARED TO AUGUST 2026

|                                                |                                                |                                      |
|------------------------------------------------|------------------------------------------------|--------------------------------------|
| MEDIAN PRICE<br>\$1,440,000<br><div>+45%</div> | AVERAGE PRICE<br>\$1,345,700<br><div>+2%</div> | TOTAL SALES<br>10<br><div>-73%</div> |
|------------------------------------------------|------------------------------------------------|--------------------------------------|

PROPERTY TYPE BREAKDOWN

|             |           |
|-------------|-----------|
| Residential | 10 (100%) |
|-------------|-----------|

KEY MARKET INSIGHTS

- 10 properties settled in Caringbah NSW 2229 in September 2026.
- The median sale price rose 45% to \$1,440,000, up from \$990,000 in August.
- All 10 recorded sales were residential.
- Prices ranged widely — from \$440,000 to \$2,140,000, a spread of \$1,700,000.
- The standout sale was 31 A WOODFIELD BVD at \$2,140,000 on 4 Sep — 49% above the monthly median.

SALES RECORDED THIS MONTH

| ADDRESS             | TYPE        | SOLD PRICE  | DATE   |
|---------------------|-------------|-------------|--------|
| 31 A WOODFIELD BVD  | Residential | \$2,140,000 | 4 Sep  |
| 6 IRRUBEL RD        | Residential | \$2,000,000 | 4 Sep  |
| 27 A CRAMMOND BVD   | Residential | \$1,780,000 | 17 Sep |
| 53 B CRAMMOND BVD   | Residential | \$1,720,000 | 3 Sep  |
| 2/39 GANNONS RD     | Residential | \$1,450,000 | 2 Sep  |
| 18/9 OLEANDER PDE   | Residential | \$1,430,000 | 11 Sep |
| 12/8 JACARANDA RD   | Residential | \$1,157,000 | 14 Sep |
| 1/11 SUNNYSIDE AVE  | Residential | \$765,000   | 15 Sep |
| 17/55 PRESIDENT AVE | Residential | \$575,000   | 4 Sep  |
| 17/171 WILLARONG RD | Residential | \$440,000   | 10 Sep |