

# Charlestown NSW 2290

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

|                             |                                  |                                     |
|-----------------------------|----------------------------------|-------------------------------------|
| TOTAL SALES<br>22<br>-6     | MEDIAN PRICE<br>\$900,000<br>-3% | AVERAGE PRICE<br>\$1,013,452<br>+2% |
| HIGHEST SALE<br>\$5,600,000 | LOWEST SALE<br>\$552,500         | TOTAL VALUE<br>\$26.88M             |

POSTCODE 2290 RENTAL MARKET · AUGUST 2026

|                             |                              |                    |
|-----------------------------|------------------------------|--------------------|
| MEDIAN WEEKLY RENT<br>\$700 | AVERAGE WEEKLY RENT<br>\$687 | OBSERVATIONS<br>82 |
|-----------------------------|------------------------------|--------------------|

Figures cover the entire 2290 postcode area, not Charlestown alone. Rental period: August 2026.

COMPARED TO JULY 2026

|                                  |                                     |                           |
|----------------------------------|-------------------------------------|---------------------------|
| MEDIAN PRICE<br>\$900,000<br>-3% | AVERAGE PRICE<br>\$1,013,452<br>+2% | TOTAL SALES<br>22<br>-21% |
|----------------------------------|-------------------------------------|---------------------------|

PROPERTY TYPE BREAKDOWN

|              |  |          |
|--------------|--|----------|
| Residentials |  | 21 (95%) |
| Commercials  |  | 1 (5%)   |

KEY MARKET INSIGHTS

- 22 properties settled in Charlestown NSW 2290 in August 2026 — 21 residential and 1 non-residential (commercial or land).
- The residential median sale price fell 3% to \$900,000, down from \$925,000 in July.
- Residentials accounted for 95% of sales (21 of 22), compared to 5% for commercials (1).
- Prices ranged widely — from \$552,500 to \$5,600,000, a spread of \$5,047,500.
- The standout sale was 216 PACIFIC HWY at \$5,600,000 on 31 Aug — 522% above the monthly median.

SALES RECORDED THIS MONTH

| ADDRESS              | TYPE        | SOLD PRICE  | DATE   |
|----------------------|-------------|-------------|--------|
| 216 PACIFIC HWY      | Commercial  | \$5,600,000 | 31 Aug |
| 11 KALINDA PDE       | Residential | \$1,850,000 | 25 Aug |
| 9 WAKAL ST           | Residential | \$1,753,000 | 28 Aug |
| 23 MILSON ST         | Residential | \$1,600,000 | 3 Aug  |
| 29 DUDLEY RD         | Residential | \$1,530,000 | 28 Aug |
| 413 A WARNERS BAY RD | Residential | \$1,200,000 | 28 Aug |
| 115 E K AVE          | Residential | \$1,180,000 | 21 Aug |
| 4 BIRRONG PL         | Residential | \$1,100,000 | 5 Aug  |
| 11 KALEEN ST         | Residential | \$1,050,000 | 28 Aug |
| 22 WHITBURN CL       | Residential | \$980,000   | 7 Aug  |
| 3 TRENT ST           | Residential | \$950,000   | 7 Aug  |