

# Chippendale NSW 2008

July 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

|                                    |                                                |                                                 |
|------------------------------------|------------------------------------------------|-------------------------------------------------|
| TOTAL SALES<br>16<br><div>-2</div> | MEDIAN PRICE<br>\$1,310,000<br><div>+68%</div> | AVERAGE PRICE<br>\$1,249,200<br><div>+33%</div> |
| HIGHEST SALE<br>\$2,160,000        | LOWEST SALE<br>\$515,000                       | TOTAL VALUE<br>\$19.79M                         |

POSTCODE 2008 RENTAL MARKET · AUGUST 2026

|                             |                              |                     |
|-----------------------------|------------------------------|---------------------|
| MEDIAN WEEKLY RENT<br>\$839 | AVERAGE WEEKLY RENT<br>\$845 | OBSERVATIONS<br>489 |
|-----------------------------|------------------------------|---------------------|

Figures cover the entire 2008 postcode area, not Chippendale alone. Rental period: August 2026.

COMPARED TO JUNE 2026

|                                                |                                                 |                                      |
|------------------------------------------------|-------------------------------------------------|--------------------------------------|
| MEDIAN PRICE<br>\$1,310,000<br><div>+68%</div> | AVERAGE PRICE<br>\$1,249,200<br><div>+33%</div> | TOTAL SALES<br>16<br><div>-11%</div> |
|------------------------------------------------|-------------------------------------------------|--------------------------------------|

PROPERTY TYPE BREAKDOWN

|             |             |          |
|-------------|-------------|----------|
| Residential | <div></div> | 15 (94%) |
| Shops       | <div></div> | 1 (6%)   |

KEY MARKET INSIGHTS

- 16 properties settled in Chippendale NSW 2008 in July 2026 — 15 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 68% to \$1,310,000, up from \$777,500 in June.
- Residential accounted for 94% of sales (15 of 16), compared to 6% for shops (1).
- Prices ranged widely — from \$515,000 to \$2,160,000, a spread of \$1,645,000.
- The standout sale was 3/3 QUEEN ST at \$2,160,000 on 30 Jul — 65% above the monthly median.

SALES RECORDED THIS MONTH

| ADDRESS                | TYPE        | SOLD PRICE  | DATE   |
|------------------------|-------------|-------------|--------|
| 3/3 QUEEN ST           | Residential | \$2,160,000 | 30 Jul |
| 8/3 QUEEN ST           | Residential | \$2,085,000 | 27 Jul |
| 52 MYRTLE ST           | Residential | \$1,850,000 | 9 Jul  |
| 16/57 BUCKLAND ST      | Residential | \$1,675,000 | 22 Jul |
| 2504/18 A PARK LANE    | Residential | \$1,505,000 | 15 Jul |
| 11/82 MYRTLE ST        | Residential | \$1,470,000 | 30 Jul |
| 206/8 CENTRAL PARK AVE | Residential | \$1,368,000 | 20 Jul |
| 602/5 PARK LANE        | Residential | \$1,310,000 | 2 Jul  |
| 1606/1 CHIPPENDALE WAY | Residential | \$1,300,000 | 1 Jul  |
| 1/57 KENSINGTON ST     | Shop        | \$1,050,000 | 2 Jul  |
| 403/19 GOOLD ST        | Residential | \$995,000   | 15 Jul |