SOLD NSW · PROPERTY MARKET REPORT

Chittaway bay NSW 2261

April–June 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
13 +2	$900,000 -10%	$876,154 -16%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$995,000	$675,000	$11.39M

POSTCODE 2261 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$650	$672	146

Figures cover the entire 2261 postcode area, not Chittaway bay alone. Rental period: September 2026.

COMPARED TO JANUARY–MARCH 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$900,000 -10%	$876,154 -16%	13 +18%

PROPERTY TYPE BREAKDOWN

Residentials — 13 (100%)

KEY MARKET INSIGHTS

- 13 properties settled in Chittaway bay NSW 2261 in April–June 2026.
- The median sale price fell 10% to $900,000, down from $1,000,000 in January–March 2026.
- All 13 recorded sales were residentials.
- Sale prices were relatively consistent, ranging from $675,000 to $995,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
86 KALUA DR	Residential	**$995,000**	24 Apr
33 MOLOKI AVE	Residential	**$990,000**	28 Apr
16 ASTON WILDE AVE	Residential	**$965,000**	13 May
4 KINSEY CRES	Residential	**$965,000**	8 May
14 MOLOKI AVE	Residential	**$920,000**	19 Jun
2 KAUAI AVE	Residential	**$900,000**	7 Apr
33 THOMAS WALKER DR	Residential	**$900,000**	19 Jun
125 OBERON RD	Residential	**$875,000**	28 Apr
85 KALUA DR	Residential	**$825,000**	24 Apr
153 A CHITTAWAY RD	Residential	**$825,000**	10 Apr
63 THOMAS WALKER DR	Residential	**$780,000**	19 Jun
10 THOMAS WALKER DR	Residential	**$775,000**	2 Jun
12 KAUAI AVE	Residential	**$675,000**	17 Jun

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