SOLD NSW · PROPERTY MARKET REPORT

Clovelly NSW 2031

August–October 2026 · Trailing 3-month Summary

soldnsw.com

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
17 -4	$3,300,000 +78%	$4,244,529 +10%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$10,400,000	$1,082,000	$72.16M

POSTCODE 2031 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$925	$1,017	263

Figures cover the entire 2031 postcode area, not Clovelly alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$3,300,000 +78%	$4,244,529 +10%	17 -19%

PROPERTY TYPE BREAKDOWN

Residentials — 17 (100%)

KEY MARKET INSIGHTS

- 17 properties settled in Clovelly NSW 2031 in August–October 2026.
- The median sale price rose 78% to $3,300,000, up from $1,850,000 in May–July 2026.
- All 17 recorded sales were residentials.
- Prices ranged widely — from $1,082,000 to $10,400,000, a spread of $9,318,000.
- The standout sale was 18 SURFSIDE AVE at $10,400,000 on 1 Oct — 215% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
18 SURFSIDE AVE	Residential	**$10,400,000**	1 Oct
105 BOUNDARY ST	Residential	**$7,500,000**	23 Sep
14 KNOX ST	Residential	**$7,000,000**	12 Aug
27 SURFSIDE AVE	Residential	**$6,950,000**	9 Oct
16 NORTHUMBERLAND ST	Residential	**$6,770,000**	9 Sep
2 A ANDREW ST	Residential	**$6,010,000**	8 Sep
31 CLIFTON RD	Residential	**$4,960,000**	30 Sep
21 FERN ST	Residential	**$3,300,000**	31 Aug
77 FERN ST	Residential	**$3,300,000**	26 Oct
9 CLIFTON RD	Residential	**$3,200,000**	1 Sep
21 BURNIE ST	Residential	**$2,950,000**	12 Oct
5/61 VARNA ST	Residential	**$2,950,000**	23 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.