

Croydon park NSW 2133

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 12 -2	MEDIAN PRICE \$1,165,000 -31%	AVERAGE PRICE \$1,532,833 -27%
HIGHEST SALE \$3,075,000	LOWEST SALE \$702,000	TOTAL VALUE \$18.39M

POSTCODE 2133 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$690	AVERAGE WEEKLY RENT \$782	OBSERVATIONS 28
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Figures cover the entire 2133 postcode area, not Croydon park alone. Rental period: August 2026.

COMPARED TO JULY 2026

MEDIAN PRICE \$1,165,000 -31%	AVERAGE PRICE \$1,532,833 -27%	TOTAL SALES 12 -14%
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PROPERTY TYPE BREAKDOWN

Residentials	12 (100%)
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KEY MARKET INSIGHTS

- 12 properties settled in Croydon park NSW 2133 in August 2026.
- The median sale price fell 31% to \$1,165,000, down from \$1,690,000 in July.
- All 12 recorded sales were residentials.
- Prices ranged widely — from \$702,000 to \$3,075,000, a spread of \$2,373,000.
- The standout sale was 6 WINDSOR AVE at \$3,075,000 on 27 Aug — 164% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
6 WINDSOR AVE	Residential	\$3,075,000	27 Aug
30 LENNARTZ ST	Residential	\$2,975,000	28 Aug
6 LYMINGE RD	Residential	\$2,510,000	21 Aug
18 WARATAH ST	Residential	\$1,800,000	4 Aug
2/448 GEORGES RIVER RD	Residential	\$1,440,000	31 Aug
149 GEORGES RIVER RD	Residential	\$1,325,000	31 Aug
4/8 HAMPTON ST	Residential	\$1,005,000	14 Aug
2/84 BURWOOD RD	Residential	\$995,000	10 Aug
11/2 A TANGARRA ST E	Residential	\$944,000	7 Aug
3/38 CLYDE ST	Residential	\$908,000	24 Aug
15/18 CLYDE ST	Residential	\$715,000	24 Aug
6/28 MORRIS AVE	Residential	\$702,000	7 Aug