SOLD NSW · PROPERTY MARKET REPORT

Earlwood NSW 2206

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
14 -1	$1,990,000 +8%	$2,217,429 +20%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$4,500,000	$810,000	$31.04M

POSTCODE 2206 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$838	$911	40

Figures cover the entire 2206 postcode area, not Earlwood alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,990,000 +8%	$2,217,429 +20%	14 -7%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 14 properties settled in Earlwood NSW 2206 in October 2026.
- The median sale price rose 8% to $1,990,000, up from $1,850,000 in September 2026.
- All 14 recorded sales were residentials.
- Prices ranged widely — from $810,000 to $4,500,000, a spread of $3,690,000.
- The standout sale was 58 PRINCE EDWARD AVE at $4,500,000 on 13 Oct — 126% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
58 PRINCE EDWARD AVE	Residential	**$4,500,000**	13 Oct
43 BANKS RD	Residential	**$3,350,000**	23 Oct
23 A FRICOURT AVE	Residential	**$2,950,000**	1 Oct
5 A DELLWOOD AVE	Residential	**$2,800,000**	27 Oct
37 B EARLWOOD AVE	Residential	**$2,582,500**	20 Oct
4 GRETCHEN AVE	Residential	**$2,505,000**	26 Oct
4 A FLEET AVE	Residential	**$2,050,000**	19 Oct
117 PERMANENT AVE	Residential	**$1,930,000**	8 Oct
14 RONALD AVE	Residential	**$1,880,000**	28 Oct
67 BAYVIEW AVE	Residential	**$1,700,500**	12 Oct
2 TEMPE ST	Residential	**$1,700,000**	9 Oct
9 A DAVID ST	Residential	**$1,376,000**	6 Oct

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