

Eastgardens NSW 2036

August 2026 Monthly Summary

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 12 +2	MEDIAN PRICE \$968,000 -6%	AVERAGE PRICE \$1,084,000 -10%
HIGHEST SALE \$1,600,000	LOWEST SALE \$700,000	TOTAL VALUE \$13.01M

POSTCODE 2036 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$1,080	AVERAGE WEEKLY RENT \$1,133	OBSERVATIONS 247
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Figures cover the entire 2036 postcode area, not Eastgardens alone. Rental period: August 2026.

COMPARED TO JULY 2026

MEDIAN PRICE \$968,000 -6%	AVERAGE PRICE \$1,084,000 -10%	TOTAL SALES 12 +20%
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PROPERTY TYPE BREAKDOWN

Residential	12 (100%)
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KEY MARKET INSIGHTS

- 12 properties settled in Eastgardens NSW 2036 in August 2026.
- The median sale price fell 6% to \$968,000, down from \$1,030,000 in July.
- All 12 recorded sales were residential.
- Prices ranged widely — from \$700,000 to \$1,600,000, a spread of \$900,000.
- The standout sale was 1505/124 BANKS AVE at \$1,600,000 on 7 Aug — 65% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
1505/124 BANKS AVE	Residential	\$1,600,000	7 Aug
434/146 BUNNERONG RD	Residential	\$1,502,000	7 Aug
24 G/5 FINCH DR	Residential	\$1,470,000	28 Aug
1439/1 FINCH DR	Residential	\$1,400,000	20 Aug
1112/2 STUDIO DR	Residential	\$1,150,000	4 Aug
1326/13 OSCAR PL	Residential	\$998,000	24 Aug
510/2 OSCAR PL	Residential	\$938,000	13 Aug
211/2 OSCAR PL	Residential	\$915,000	5 Aug
331/13 OSCAR PL	Residential	\$810,000	10 Aug
232/146 BUNNERONG RD	Residential	\$800,000	20 Aug
209/2 STUDIO DR	Residential	\$725,000	25 Aug
1230/1 STUDIO DR	Residential	\$700,000	26 Aug