SOLD NSW · PROPERTY MARKET REPORT

Edgecliff NSW 2027

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
24 +1	$660,000 -59%	$1,145,417 -49%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$4,850,000	$100,000	$27.49M

POSTCODE 2027 RENTAL MARKET · SEPTEMBER 2026

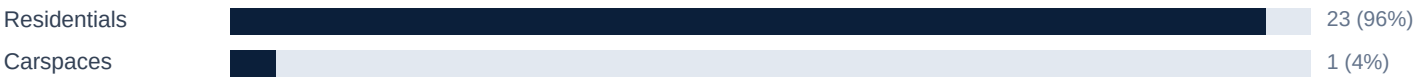
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$1,150	$1,464	65

Figures cover the entire 2027 postcode area, not Edgecliff alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$660,000 -59%	$1,145,417 -49%	24 +4%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 24 properties settled in Edgecliff NSW 2027 in August–October 2026.
- The median sale price fell 59% to $660,000, down from $1,625,000 in May–July 2026.
- Residentials accounted for 96% of sales (23 of 24), compared to 4% for carspaces (1).
- Prices ranged widely — from $100,000 to $4,850,000, a spread of $4,750,000.
- The standout sale was 9/339 EDGECLIFF RD at $4,850,000 on 1 Sep — 635% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
9/339 EDGECLIFF RD	Residential	**$4,850,000**	1 Sep
10 HIGH ST	Residential	**$4,300,000**	25 Aug
8 ARTLETT ST	Residential	**$2,315,000**	29 Sep
50 THORNE ST	Residential	**$2,080,000**	13 Aug
20 BOWES AVE	Residential	**$1,860,000**	6 Aug
62/4 NEW MCLEAN ST	Residential	**$1,400,000**	2 Oct
3/123 OCEAN ST	Residential	**$1,300,000**	21 Oct
9/347 EDGECLIFF RD	Residential	**$1,160,000**	12 Oct
508/180 OCEAN ST	Residential	**$880,000**	15 Sep
702/85 NEW SOUTH HEAD RD	Residential	**$840,000**	18 Sep
2/46 SOUTH ST	Residential	**$791,667**	11 Sep

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.