SOLD NSW · PROPERTY MARKET REPORT

Fairfield NSW 2165

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
11 -4	$475,000 -26%	$643,889 -15%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,180,000	$335,000	$7.46M

POSTCODE 2165 RENTAL MARKET · SEPTEMBER 2026

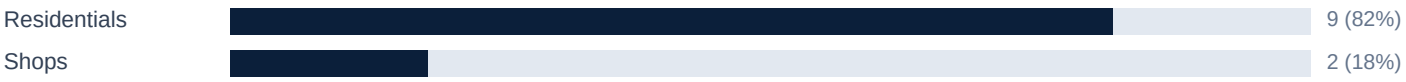
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$600	$646	113

Figures cover the entire 2165 postcode area, not Fairfield alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$475,000 -26%	$643,889 -15%	11 -27%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 11 properties settled in Fairfield NSW 2165 in October 2026 — 9 residential and 2 non-residential (commercial or land).
- The residential median sale price fell 26% to $475,000, down from $640,000 in September 2026.
- Residentials accounted for 82% of sales (9 of 11), compared to 18% for shops (2).
- Prices ranged widely — from $335,000 to $1,180,000, a spread of $845,000.
- The standout sale was 72 POLDING ST at $1,180,000 on 12 Oct — 148% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
72 POLDING ST	Residential	**$1,180,000**	12 Oct
3 D/291 THE HORSLEY DR	Residential	**$1,000,000**	23 Oct
2 B WARE ST	Shop	**$870,000**	29 Oct
6/5 FAIRLIGHT AVE	Residential	**$800,000**	6 Oct
1/376 THE HORSLEY DR	Shop	**$800,000**	26 Oct
15/66 HARRIS ST	Residential	**$750,000**	21 Oct
8/40 WRENTMORE ST	Residential	**$475,000**	2 Oct
8/49 HAMILTON RD	Residential	**$445,000**	7 Oct
39/35 YORK ST	Residential	**$420,000**	7 Oct
7/12 WRENTMORE ST	Residential	**$390,000**	13 Oct
8/26 YORK ST	Residential	**$335,000**	12 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.