

Green point NSW 2251

May 2026 Monthly Summary

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 11 +5	MEDIAN PRICE \$1,325,000 +2%	AVERAGE PRICE \$1,201,919 -8%
HIGHEST SALE \$1,650,000	LOWEST SALE \$461,112	TOTAL VALUE \$13.22M

POSTCODE 2251 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$780	AVERAGE WEEKLY RENT \$811	OBSERVATIONS 61
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Figures cover the entire 2251 postcode area, not Green point alone. Rental period: August 2026.

COMPARED TO APRIL 2026

MEDIAN PRICE \$1,325,000 +2%	AVERAGE PRICE \$1,201,919 -8%	TOTAL SALES 11 +83%
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PROPERTY TYPE BREAKDOWN

Residentials		11 (100%)
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KEY MARKET INSIGHTS

- 11 properties settled in Green point NSW 2251 in May 2026.
- The median sale price rose 2% to \$1,325,000, up from \$1,305,250 in April.
- All 11 recorded sales were residentials.
- Prices ranged widely — from \$461,112 to \$1,650,000, a spread of \$1,188,888.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
8 NEWMAN CL	Residential	\$1,650,000	14 May
414 AVOCA DR	Residential	\$1,600,000	29 May
247 A AVOCA DR	Residential	\$1,590,000	12 May
11 BLUE WREN CL	Residential	\$1,400,000	13 May
66 HENZEL RD	Residential	\$1,355,000	26 May
5 QUATTROVILLE PL	Residential	\$1,325,000	15 May
22 BERRY AVE	Residential	\$1,200,000	15 May
2/2 HARMONY CL	Residential	\$1,040,000	28 May
3/3 TEAL CL	Residential	\$855,000	12 May
1/33 ASCA DR	Residential	\$745,000	22 May
7 WILLOWIN CL	Residential	\$461,112	1 May