

Kiama downs NSW 2533

June 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 14 +5	MEDIAN PRICE \$992,500 -29%	AVERAGE PRICE \$936,550 -32%
HIGHEST SALE \$1,650,000	LOWEST SALE \$250,000	TOTAL VALUE \$11.65M

POSTCODE 2533 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$750	AVERAGE WEEKLY RENT \$754	OBSERVATIONS 29
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Figures cover the entire 2533 postcode area, not Kiama downs alone. Rental period: August 2026.

COMPARED TO MAY 2026

MEDIAN PRICE \$992,500 -29%	AVERAGE PRICE \$936,550 -32%	TOTAL SALES 14 +56%
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PROPERTY TYPE BREAKDOWN

Residentials		10 (71%)
Vacant lands		4 (29%)

KEY MARKET INSIGHTS

- 14 properties settled in Kiama downs NSW 2533 in June 2026 — 10 residential and 4 non-residential (commercial or land).
- The residential median sale price fell 29% to \$992,500, down from \$1,395,000 in May.
- Residentials accounted for 71% of sales (10 of 14), compared to 29% for vacant lands (4).
- Prices ranged widely — from \$250,000 to \$1,650,000, a spread of \$1,400,000.
- The standout sale was 15 GRAY ST at \$1,650,000 on 1 Jun — 66% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
15 GRAY ST	Residential	\$1,650,000	1 Jun
6 ELLIOTT PL	Residential	\$1,550,000	29 Jun
13 A HAVELOCK PL	Residential	\$1,257,500	3 Jun
6/55 JOHNSON ST	Residential	\$1,228,000	1 Jun
26 CULLEN DR	Residential	\$1,200,000	19 Jun
45 HENRY PARKES DR	Residential	\$785,000	1 Jun
61 HENRY PARKES DR	Residential	\$695,000	11 Jun
36 HENRY PARKES DR	Vacant land	\$695,000	1 Jun
67 HENRY PARKES DR	Vacant land	\$695,000	12 Jun
50 HENRY PARKES DR	Vacant land	\$455,000	26 Jun
73 HENRY PARKES DR	Residential	\$450,000	26 Jun