

Kogarah NSW 2217

September 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 12 -10	MEDIAN PRICE \$765,000 -2%	AVERAGE PRICE \$975,750 +5%
HIGHEST SALE \$2,150,000	LOWEST SALE \$608,500	TOTAL VALUE \$11.71M

POSTCODE 2217 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$750	AVERAGE WEEKLY RENT \$801	OBSERVATIONS 107
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Figures cover the entire 2217 postcode area, not Kogarah alone. Rental period: August 2026.

COMPARED TO AUGUST 2026

MEDIAN PRICE \$765,000 -2%	AVERAGE PRICE \$975,750 +5%	TOTAL SALES 12 -45%
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PROPERTY TYPE BREAKDOWN

Residential	12 (100%)
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KEY MARKET INSIGHTS

- 12 properties settled in Kogarah NSW 2217 in September 2026.
- The median sale price fell 2% to \$765,000, down from \$780,000 in August.
- All 12 recorded sales were residentials.
- Prices ranged widely — from \$608,500 to \$2,150,000, a spread of \$1,541,500.
- The standout sale was 51 LACHAL AVE at \$2,150,000 on 7 Sep — 181% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
51 LACHAL AVE	Residential	\$2,150,000	7 Sep
42 KITCHENER ST	Residential	\$1,910,000	14 Sep
17 B REGENT ST	Residential	\$900,000	14 Sep
4/52 PREMIER ST	Residential	\$900,000	14 Sep
8/42 PREMIER ST	Residential	\$775,000	4 Sep
21/227 PRINCES HWY	Residential	\$770,000	1 Sep
707/79 REGENT ST	Residential	\$760,000	16 Sep
11/7 GREEN ST	Residential	\$755,500	15 Sep
5/49 GRAY ST	Residential	\$750,000	2 Sep
5/7 CROSS ST	Residential	\$750,000	7 Sep
8/710 PRINCES HWY	Residential	\$680,000	16 Sep
1/690 PRINCES HWY	Residential	\$608,500	1 Sep