SOLD NSW · PROPERTY MARKET REPORT

Kogarah NSW 2217

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
21 -21	$825,000 +6%	$895,950 +1%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$7,480,000	$140,000	$25.40M

POSTCODE 2217 RENTAL MARKET · SEPTEMBER 2026

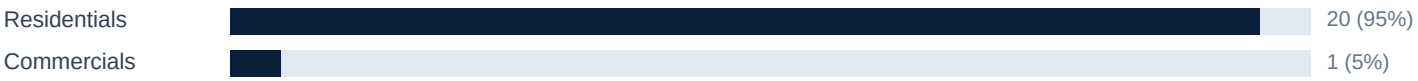
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$720	$785	122

Figures cover the entire 2217 postcode area, not Kogarah alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$825,000 +6%	$895,950 +1%	21 -50%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 21 properties settled in Kogarah NSW 2217 in October 2026 — 20 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 6% to $825,000, up from $775,000 in September 2026.
- Residentials accounted for 95% of sales (20 of 21), compared to 5% for commercials (1).
- Prices ranged widely — from $140,000 to $7,480,000, a spread of $7,340,000.
- The standout sale was 16 HOGBEN ST at $7,480,000 on 12 Oct — 807% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
16 HOGBEN ST	Commercial	**$7,480,000**	12 Oct
33 BEACH ST	Residential	**$1,650,000**	20 Oct
7 GUINEA ST	Residential	**$1,515,000**	7 Oct
601/8 PALMERSTON ST	Residential	**$1,250,000**	23 Oct
20 BARTON ST	Residential	**$1,213,000**	14 Oct
502/8 PALMERSTON ST	Residential	**$1,130,000**	2 Oct
15 ROBERTSON ST	Residential	**$1,110,000**	13 Oct
3/33 GRAY ST	Residential	**$1,100,000**	12 Oct
101/11 GARRIGARRANG AVE	Residential	**$970,000**	19 Oct
14/48 PREMIER ST	Residential	**$935,000**	12 Oct
1/6 STANLEY ST	Residential	**$825,000**	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.