SOLD NSW · PROPERTY MARKET REPORT

Middleton grange NSW 2171

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
19 +1	$1,300,000 -2%	$1,292,994 -3%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,951,000	$740,000	$24.57M

POSTCODE 2171 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$800	$839	38

Figures cover the entire 2171 postcode area, not Middleton grange alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,300,000 -2%	$1,292,994 -3%	19 +6%

PROPERTY TYPE BREAKDOWN

Residentials — 19 (100%)

KEY MARKET INSIGHTS

- 19 properties settled in Middleton grange NSW 2171 in August–October 2026.
- The median sale price fell 2% to $1,300,000, down from $1,320,000 in May–July 2026.
- All 19 recorded sales were residentials.
- Prices ranged widely — from $740,000 to $1,951,000, a spread of $1,211,000.
- The standout sale was 142 FLYNN AVE at $1,951,000 on 4 Aug — 50% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
142 FLYNN AVE	Residential	**$1,951,000**	4 Aug
72 KINGSFORD SMITH AVE	Residential	**$1,510,000**	6 Oct
18 BROADBENT AVE	Residential	**$1,415,000**	30 Sep
60 BRYANT AVE	Residential	**$1,410,000**	3 Aug
34 MCINTYRE CCT	Residential	**$1,400,000**	26 Oct
131 ROBEY AVE	Residential	**$1,382,000**	14 Sep
3 DUNELL ST	Residential	**$1,355,000**	24 Aug
84 FLYNN AVE	Residential	**$1,300,000**	7 Aug
27 BRIGGS AVE	Residential	**$1,300,000**	15 Sep
11 STANLEY AVE	Residential	**$1,300,000**	8 Oct
45 STANLEY AVE	Residential	**$1,255,000**	3 Aug
6 BLUEY ST	Residential	**$1,255,000**	25 Sep

Data sourced from NSW Valuer General · Published by Sold NSW (soldnsw.com) · August–October 2026. Minimum 10 recorded sales; quieter months use trailing 3 months. Comparisons use the preceding equal-length period.