

Milperra NSW 2214

June 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 33 +11	MEDIAN PRICE \$1,499,900 -4%	AVERAGE PRICE \$1,484,224 -4%
HIGHEST SALE \$2,630,000	LOWEST SALE \$850,000	TOTAL VALUE \$48.52M

POSTCODE 2214 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$940	AVERAGE WEEKLY RENT \$929	OBSERVATIONS 7
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Figures cover the entire 2214 postcode area, not Milperra alone. Rental period: August 2026.

COMPARED TO MAY 2026

MEDIAN PRICE \$1,499,900 -4%	AVERAGE PRICE \$1,484,224 -4%	TOTAL SALES 33 +50%
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PROPERTY TYPE BREAKDOWN

Residentials		29 (88%)
Commercials		2 (6%)
Factorys		2 (6%)

KEY MARKET INSIGHTS

- 33 properties settled in Milperra NSW 2214 in June 2026 — 29 residential and 4 non-residential (commercial or land).
- The residential median sale price fell 4% to \$1,499,900, down from \$1,557,600 in May.
- Residentials accounted for 88% of sales (29 of 33), compared to 6% for commercials (2).
- Prices ranged widely — from \$850,000 to \$2,630,000, a spread of \$1,780,000.
- The standout sale was 51/61 ASHFORD AVE at \$2,630,000 on 19 Jun — 75% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
51/61 ASHFORD AVE	Commercial	\$2,630,000	19 Jun
43 MARTIN CRES	Residential	\$1,860,000	19 Jun
1 DUNSTAN AVE	Residential	\$1,685,000	19 Jun
23 RIVERLANDS DR	Residential	\$1,682,000	15 Jun
21 RIVERLANDS DR	Residential	\$1,668,600	15 Jun
15 STRIDERS AVE	Residential	\$1,654,600	30 Jun
39 RIVERLANDS DR	Residential	\$1,627,900	9 Jun
41 SALOOP RD	Residential	\$1,620,900	3 Jun
17 STRIDERS AVE	Residential	\$1,616,400	17 Jun
37 RIVERLANDS DR	Residential	\$1,614,900	9 Jun