SOLD NSW · PROPERTY MARKET REPORT

Mortdale NSW 2223

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
12 -11	$832,500 -41%	$1,089,800 -22%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$4,100,000	$581,000	$16.30M

POSTCODE 2223 RENTAL MARKET · SEPTEMBER 2026

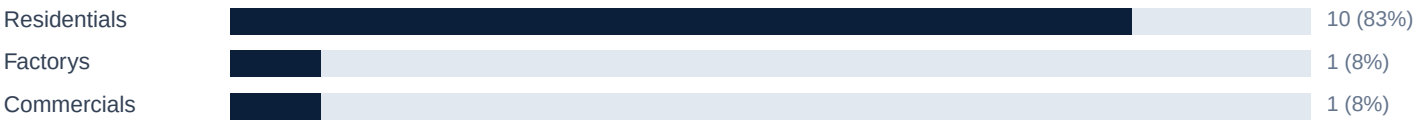
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$745	$907	48

Figures cover the entire 2223 postcode area, not Mortdale alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$832,500 -41%	$1,089,800 -22%	12 -48%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 12 properties settled in Mortdale NSW 2223 in October 2026 — 10 residential and 2 non-residential (commercial or land).
- The residential median sale price fell 41% to $832,500, down from $1,400,000 in September 2026.
- Residentials accounted for 83% of sales (10 of 12), compared to 8% for factorys (1).
- Prices ranged widely — from $581,000 to $4,100,000, a spread of $3,519,000.
- The standout sale was 6 BARRY AVE at $4,100,000 on 2 Oct — 392% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
6 BARRY AVE	Factory	**$4,100,000**	2 Oct
1/62 BLACKSHAW AVE	Residential	**$1,837,000**	7 Oct
25 CRUMP ST	Residential	**$1,715,000**	7 Oct
15 BARRY AVE	Residential	**$1,600,000**	16 Oct
47 BROUGHTON ST	Residential	**$1,540,000**	9 Oct
13/62 BLACKSHAW AVE	Commercial	**$1,300,000**	23 Oct
8/27 GEORGE ST	Residential	**$855,000**	28 Oct
301/1 ELLEN SBWY	Residential	**$810,000**	6 Oct
3/78 MORTS RD	Residential	**$690,000**	6 Oct
6/19 A MARTIN PL	Residential	**$635,000**	22 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.