

Mosman NSW 2088

September 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 17 -38	MEDIAN PRICE \$1,630,000 -60%	AVERAGE PRICE \$2,486,735 -51%
HIGHEST SALE \$8,700,000	LOWEST SALE \$762,000	TOTAL VALUE \$42.27M

POSTCODE 2088 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$880	AVERAGE WEEKLY RENT \$1,292	OBSERVATIONS 91
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Figures cover the entire 2088 postcode area, not Mosman alone. Rental period: August 2026.

COMPARED TO AUGUST 2026

MEDIAN PRICE \$1,630,000 -60%	AVERAGE PRICE \$2,486,735 -51%	TOTAL SALES 17 -69%
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PROPERTY TYPE BREAKDOWN

Residentials	17 (100%)
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KEY MARKET INSIGHTS

- 17 properties settled in Mosman NSW 2088 in September 2026.
- The median sale price fell 60% to \$1,630,000, down from \$4,100,000 in August.
- All 17 recorded sales were residentials.
- Prices ranged widely — from \$762,000 to \$8,700,000, a spread of \$7,938,000.
- The standout sale was 5 BOTANIC RD at \$8,700,000 on 2 Sep — 434% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
5 BOTANIC RD	Residential	\$8,700,000	2 Sep
46 PRINCE ALBERT ST	Residential	\$5,900,000	4 Sep
77 BELMONT RD	Residential	\$4,900,000	10 Sep
30 MILNER ST	Residential	\$3,300,000	14 Sep
22 A UPPER AVENUE RD	Residential	\$3,080,000	4 Sep
36 LANG ST	Residential	\$2,865,000	7 Sep
10/25 MOSMAN ST	Residential	\$2,050,000	11 Sep
4/23 MCLEOD ST	Residential	\$2,000,000	17 Sep
2/86 GLOVER ST	Residential	\$1,630,000	11 Sep
4/67 BRADLEYS HEAD RD	Residential	\$1,240,000	15 Sep
2/184 RAGLAN ST	Residential	\$1,237,500	15 Sep
4/3 MILLETT RD	Residential	\$1,050,000	9 Sep