

Newcastle NSW 2300

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 10 -1	MEDIAN PRICE \$925,000 -19%	AVERAGE PRICE \$1,040,330 -11%
HIGHEST SALE \$1,725,000	LOWEST SALE \$675,000	TOTAL VALUE \$10.40M

POSTCODE 2300 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$800	AVERAGE WEEKLY RENT \$817	OBSERVATIONS 83
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Figures cover the entire 2300 postcode area, not Newcastle alone. Rental period: August 2026.

COMPARED TO JULY 2026

MEDIAN PRICE \$925,000 -19%	AVERAGE PRICE \$1,040,330 -11%	TOTAL SALES 10 -9%
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PROPERTY TYPE BREAKDOWN

Residentials	10 (100%)
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KEY MARKET INSIGHTS

- 10 properties settled in Newcastle NSW 2300 in August 2026.
- The median sale price fell 19% to \$925,000, down from \$1,137,500 in July.
- All 10 recorded sales were residentials.
- Prices ranged widely — from \$675,000 to \$1,725,000, a spread of \$1,050,000.
- The standout sale was 12/113 KING ST at \$1,725,000 on 14 Aug — 86% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
12/113 KING ST	Residential	\$1,725,000	14 Aug
507/4 HONEYSUCKLE DR	Residential	\$1,543,300	19 Aug
501/27 WOLFE ST	Residential	\$1,030,000	6 Aug
409/75 SHORTLAND ESP	Residential	\$1,015,000	28 Aug
313/60 KING ST	Residential	\$925,000	12 Aug
501/489 HUNTER ST	Residential	\$925,000	13 Aug
102/29 HONEYSUCKLE DR	Residential	\$910,000	11 Aug
107/9 WATT ST	Residential	\$830,000	20 Aug
102/60 KING ST	Residential	\$825,000	27 Aug
402/46 WATT ST	Residential	\$675,000	18 Aug