

Newport NSW 2106

July 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 14 -1	MEDIAN PRICE \$1,715,000 -1%	AVERAGE PRICE \$2,008,257 0%
HIGHEST SALE \$4,410,000	LOWEST SALE \$665,000	TOTAL VALUE \$29.19M

POSTCODE 2106 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$905	AVERAGE WEEKLY RENT \$1,083	OBSERVATIONS 22
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Figures cover the entire 2106 postcode area, not Newport alone. Rental period: August 2026.

COMPARED TO JUNE 2026

MEDIAN PRICE \$1,715,000 -1%	AVERAGE PRICE \$2,008,257 0%	TOTAL SALES 14 -7%
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PROPERTY TYPE BREAKDOWN

Residential		11 (79%)
Commercials		3 (21%)

KEY MARKET INSIGHTS

- 14 properties settled in Newport NSW 2106 in July 2026 — 11 residential and 3 non-residential (commercial or land).
- The residential median sale price fell 1% to \$1,715,000, down from \$1,725,000 in June.
- Residential accounted for 79% of sales (11 of 14), compared to 21% for commercials (3).
- Prices ranged widely — from \$665,000 to \$4,410,000, a spread of \$3,745,000.
- The standout sale was 53 BARDO RD at \$4,410,000 on 9 Jul — 157% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
53 BARDO RD	Residential	\$4,410,000	9 Jul
36 HILLSIDE RD	Residential	\$3,265,000	2 Jul
10 IRRUBEL RD	Residential	\$2,495,000	31 Jul
380 BARRENJOEY RD	Commercial	\$2,400,000	20 Jul
378 BARRENJOEY RD	Commercial	\$2,400,000	20 Jul
72 CHERYL CRES	Residential	\$2,300,000	9 Jul
376 BARRENJOEY RD	Commercial	\$2,300,000	20 Jul
11/10 KALINYA ST	Residential	\$2,250,000	31 Jul
8/40 FOAMCREST AVE	Residential	\$1,715,000	2 Jul
15/14 QUEENS PDE	Residential	\$1,665,825	17 Jul
5/403 BARRENJOEY RD	Residential	\$1,400,000	28 Jul