

Newtown NSW 2042

September 2026 Monthly Summary

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 12 -14	MEDIAN PRICE \$1,250,000 -22%	AVERAGE PRICE \$1,335,125 -13%
HIGHEST SALE \$2,550,000	LOWEST SALE \$402,500	TOTAL VALUE \$16.02M

POSTCODE 2042 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$800	AVERAGE WEEKLY RENT \$810	OBSERVATIONS 134
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Figures cover the entire 2042 postcode area, not Newtown alone. Rental period: August 2026.

COMPARED TO AUGUST 2026

MEDIAN PRICE \$1,250,000 -22%	AVERAGE PRICE \$1,335,125 -13%	TOTAL SALES 12 -54%
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PROPERTY TYPE BREAKDOWN

Residentials	12 (100%)
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KEY MARKET INSIGHTS

- 12 properties settled in Newtown NSW 2042 in September 2026.
- The median sale price fell 22% to \$1,250,000, down from \$1,600,000 in August.
- All 12 recorded sales were residentials.
- Prices ranged widely — from \$402,500 to \$2,550,000, a spread of \$2,147,500.
- The standout sale was 18 KENT ST at \$2,550,000 on 11 Sep — 104% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
18 KENT ST	Residential	\$2,550,000	11 Sep
14 KENT ST	Residential	\$2,451,000	14 Sep
29 LAURA ST	Residential	\$1,815,000	1 Sep
23 RAPER ST	Residential	\$1,608,000	15 Sep
2/10 A ALICE ST	Residential	\$1,555,000	11 Sep
6/2 NEWMAN ST	Residential	\$1,320,000	14 Sep
15/181 MISSENDEN RD	Residential	\$1,180,000	4 Sep
402/32 ALICE ST	Residential	\$1,060,000	11 Sep
106/38 ALICE ST	Residential	\$840,000	17 Sep
7/1 GLADSTONE ST	Residential	\$770,000	7 Sep
108/88 KING ST	Residential	\$470,000	1 Sep
121/88 KING ST	Residential	\$402,500	2 Sep