SOLD NSW · PROPERTY MARKET REPORT

Petersham NSW 2049

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
16 +9	$850,000 +14%	$1,414,333 +49%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$4,620,000	$110,000	$25.84M

POSTCODE 2049 RENTAL MARKET · SEPTEMBER 2026

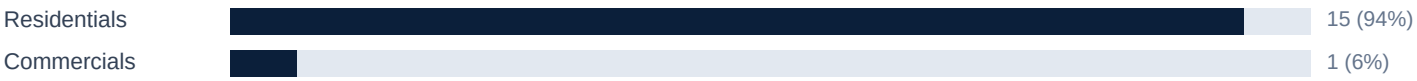
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$750	$832	79

Figures cover the entire 2049 postcode area, not Petersham alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$850,000 +14%	$1,414,333 +49%	16 +129%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 16 properties settled in Petersham NSW 2049 in October 2026 — 15 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 14% to $850,000, up from $747,000 in September 2026.
- Residentials accounted for 94% of sales (15 of 16), compared to 6% for commercials (1).
- Prices ranged widely — from $110,000 to $4,620,000, a spread of $4,510,000.
- The standout sale was 1 NEW CANTERBURY RD at $4,620,000 on 20 Oct — 444% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
1 NEW CANTERBURY RD	Commercial	**$4,620,000**	20 Oct
10 MIDDLETON ST	Residential	**$3,310,000**	12 Oct
36 JOHN ST	Residential	**$2,750,000**	13 Oct
66 BRIGHTON ST	Residential	**$2,461,000**	23 Oct
1/30 CROYDON ST	Residential	**$1,980,000**	12 Oct
64 WARDELL RD	Residential	**$1,960,000**	1 Oct
31 A CHESTER ST	Residential	**$1,830,000**	28 Oct
9 FISHERS RESERVE	Residential	**$1,630,000**	12 Oct
79/1 CORONATION AVE	Residential	**$850,000**	13 Oct
306/5 REGENT ST	Residential	**$830,000**	14 Oct
103/15 REGENT ST	Residential	**$830,000**	29 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.