

# Punchbowl NSW 2196

September 2026 Monthly Summary

MONTHLY PERFORMANCE SUMMARY

|                             |                                   |                                      |
|-----------------------------|-----------------------------------|--------------------------------------|
| TOTAL SALES<br>11<br>-3     | MEDIAN PRICE<br>\$990,000<br>-23% | AVERAGE PRICE<br>\$1,071,000<br>-12% |
| HIGHEST SALE<br>\$1,685,000 | LOWEST SALE<br>\$595,000          | TOTAL VALUE<br>\$11.78M              |

POSTCODE 2196 RENTAL MARKET · AUGUST 2026

|                             |                              |                    |
|-----------------------------|------------------------------|--------------------|
| MEDIAN WEEKLY RENT<br>\$620 | AVERAGE WEEKLY RENT<br>\$680 | OBSERVATIONS<br>79 |
|-----------------------------|------------------------------|--------------------|

Figures cover the entire 2196 postcode area, not Punchbowl alone. Rental period: August 2026.

COMPARED TO AUGUST 2026

|                                   |                                      |                           |
|-----------------------------------|--------------------------------------|---------------------------|
| MEDIAN PRICE<br>\$990,000<br>-23% | AVERAGE PRICE<br>\$1,071,000<br>-12% | TOTAL SALES<br>11<br>-21% |
|-----------------------------------|--------------------------------------|---------------------------|

PROPERTY TYPE BREAKDOWN

|              |           |
|--------------|-----------|
| Residentials | 11 (100%) |
|--------------|-----------|

KEY MARKET INSIGHTS

- 11 properties settled in Punchbowl NSW 2196 in September 2026.
- The median sale price fell 23% to \$990,000, down from \$1,288,000 in August.
- All 11 recorded sales were residentials.
- Prices ranged widely — from \$595,000 to \$1,685,000, a spread of \$1,090,000.
- The standout sale was 61 COLUMBINE AVE at \$1,685,000 on 11 Sep — 70% above the monthly median.

SALES RECORDED THIS MONTH

| ADDRESS            | TYPE        | SOLD PRICE  | DATE   |
|--------------------|-------------|-------------|--------|
| 61 COLUMBINE AVE   | Residential | \$1,685,000 | 11 Sep |
| 77 ROSEMONT ST S   | Residential | \$1,550,000 | 14 Sep |
| 2 AUGUSTA ST       | Residential | \$1,435,000 | 11 Sep |
| 30 LINDEN AVE      | Residential | \$1,250,000 | 3 Sep  |
| 35 CRAIG ST        | Residential | \$1,080,000 | 14 Sep |
| 10 CORANDIRK LANE  | Residential | \$990,000   | 15 Sep |
| 1345 CANTERBURY RD | Residential | \$935,000   | 7 Sep  |
| 20/22 JAMES ST     | Residential | \$846,000   | 10 Sep |
| 2/129 VICTORIA RD  | Residential | \$715,000   | 2 Sep  |
| 100/1 BROADWAY     | Residential | \$700,000   | 1 Sep  |
| 131/1 BROADWAY     | Residential | \$595,000   | 15 Sep |