SOLD NSW · PROPERTY MARKET REPORT

Ramsgate NSW 2217

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
10 -9	$797,500 -31%	$907,000 -35%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,470,000	$450,000	$9.07M

POSTCODE 2217 RENTAL MARKET · SEPTEMBER 2026

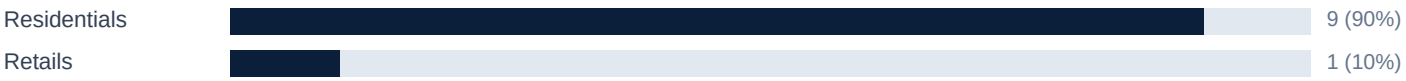
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$720	$785	122

Figures cover the entire 2217 postcode area, not Ramsgate alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$797,500 -31%	$907,000 -35%	10 -47%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 10 properties settled in Ramsgate NSW 2217 in August–October 2026.
- The median sale price fell 31% to $797,500, down from $1,150,000 in May–July 2026.
- Residentials accounted for 90% of sales (9 of 10), compared to 10% for retails (1).
- Prices ranged widely — from $450,000 to $1,470,000, a spread of $1,020,000.
- The standout sale was 402/38 CLELLAND LANE at $1,470,000 on 9 Oct — 84% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
402/38 CLELLAND LANE	Residential	**$1,470,000**	9 Oct
401/38 CLELLAND LANE	Residential	**$1,350,000**	12 Oct
205/38 CLELLAND LANE	Residential	**$1,175,000**	15 Sep
7/250 ROCKY POINT RD	Residential	**$830,000**	18 Sep
105/1 A TARGO RD	Residential	**$820,000**	25 Sep
308/262 ROCKY POINT RD	Residential	**$775,000**	14 Aug
104/38 CLELLAND LANE	Residential	**$770,000**	23 Sep
103/38 CLELLAND LANE	Residential	**$750,000**	1 Oct
304/232 ROCKY POINT RD	Residential	**$680,000**	24 Aug
9/187 ROCKY POINT RD	Retail	**$450,000**	25 Sep

Data sourced from NSW Valuer General · Published by Sold NSW (soldnsw.com) · August–October 2026. Minimum 10 recorded sales; quieter months use trailing 3 months. Comparisons use the preceding equal-length period.