SOLD NSW · PROPERTY MARKET REPORT

St leonards NSW 2065

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
31 +1	$1,355,000 +37%	$1,536,327 +39%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$3,150,000	$175,000	$44.48M

POSTCODE 2065 RENTAL MARKET · SEPTEMBER 2026

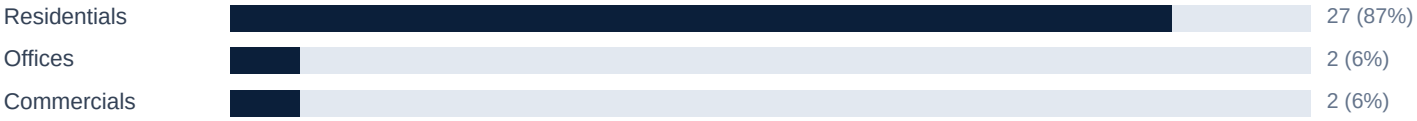
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$950	$1,017	253

Figures cover the entire 2065 postcode area, not St leonards alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,355,000 +37%	$1,536,327 +39%	31 +3%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 31 properties settled in St leonards NSW 2065 in October 2026 — 27 residential and 4 non-residential (commercial or land).
- The residential median sale price rose 37% to $1,355,000, up from $989,000 in September 2026.
- Residentials accounted for 87% of sales (27 of 31), compared to 6% for offices (2).
- Prices ranged widely — from $175,000 to $3,150,000, a spread of $2,975,000.
- The standout sale was 3808/88 A CHRISTIE ST at $3,150,000 on 12 Oct — 132% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
3808/88 A CHRISTIE ST	Residential	**$3,150,000**	12 Oct
303/47 BERRY RD	Residential	**$2,860,000**	7 Oct
21 CANBERRA AVE	Residential	**$2,820,000**	29 Oct
906/33 BERRY RD	Residential	**$2,244,480**	9 Oct
104/30 PARK RD	Residential	**$2,079,000**	20 Oct
21 CANBERRA AVE	Residential	**$1,869,350**	29 Oct
1006/15 CANBERRA AVE	Residential	**$1,780,000**	8 Oct
705/45 BERRY RD	Residential	**$1,750,000**	23 Oct
311/45 BERRY RD	Residential	**$1,738,400**	23 Oct
21 CANBERRA AVE	Residential	**$1,587,000**	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.