

Sylvania NSW 2224

September 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 11 +5	MEDIAN PRICE \$1,630,000 -9%	AVERAGE PRICE \$1,710,000 +2%
HIGHEST SALE \$2,450,000	LOWEST SALE \$740,000	TOTAL VALUE \$18.81M

POSTCODE 2224 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$980	AVERAGE WEEKLY RENT \$971	OBSERVATIONS 23
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Figures cover the entire 2224 postcode area, not Sylvania alone. Rental period: August 2026.

COMPARED TO AUGUST 2026

MEDIAN PRICE \$1,630,000 -9%	AVERAGE PRICE \$1,710,000 +2%	TOTAL SALES 11 +83%
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PROPERTY TYPE BREAKDOWN

Residentials	11 (100%)
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KEY MARKET INSIGHTS

- 11 properties settled in Sylvania NSW 2224 in September 2026.
- The median sale price fell 9% to \$1,630,000, down from \$1,790,000 in August.
- All 11 recorded sales were residentials.
- Prices ranged widely — from \$740,000 to \$2,450,000, a spread of \$1,710,000.
- The standout sale was 3 A LISBON ST at \$2,450,000 on 14 Sep — 50% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
3 A LISBON ST	Residential	\$2,450,000	14 Sep
18 CHESTER ST	Residential	\$2,360,000	1 Sep
9 B EVELYN ST N	Residential	\$2,000,000	4 Sep
9 B BARJADDA AVE	Residential	\$1,870,000	1 Sep
40 HOLT RD	Residential	\$1,850,000	1 Sep
27 ROCKLEA CRES	Residential	\$1,630,000	15 Sep
1/20 EVELYN ST N	Residential	\$1,590,000	1 Sep
7/20 EVELYN ST N	Residential	\$1,520,000	2 Sep
6/36 YOUNG ST	Residential	\$1,420,000	15 Sep
2/63 BELGRAVE ESP	Residential	\$1,380,000	17 Sep
104/280 PRINCES HWY	Residential	\$740,000	17 Sep