SOLD NSW · PROPERTY MARKET REPORT

Willoughby east NSW 2068

February–April 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
10	$3,050,000	$3,791,111

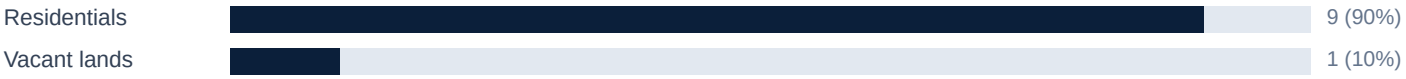
HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$6,900,000	$2,375,000	$37.12M

POSTCODE 2068 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$1,050	$1,128	33

Figures cover the entire 2068 postcode area, not Willoughby east alone. Rental period: September 2026.

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 10 properties settled in Willoughby east NSW 2068 in February–April 2026 — 9 residential and 1 non-residential (commercial or land).
- The residential median sale price for the period was $3,050,000.
- Residentials accounted for 90% of sales (9 of 10), compared to 10% for vacant lands (1).
- Prices ranged widely — from $2,375,000 to $6,900,000, a spread of $4,525,000.
- The standout sale was 5 ANN ST at $6,900,000 on 17 Feb — 126% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
5 ANN ST	Residential	**$6,900,000**	17 Feb
143 HIGH ST	Residential	**$6,000,000**	24 Apr
109 FOURTH AVE	Residential	**$4,300,000**	4 Feb
194 EASTERN VALLEY WAY	Residential	**$3,225,000**	13 Mar
186 EASTERN VALLEY WAY	Residential	**$3,050,000**	5 Mar
4 SECOND AVE	Vacant land	**$3,000,000**	12 Feb
174 EASTERN VALLEY WAY	Residential	**$2,870,000**	27 Feb
38 SECOND AVE	Residential	**$2,750,000**	4 Mar
1 C FIRST AVE	Residential	**$2,650,000**	29 Apr
2 ANN ST	Residential	**$2,375,000**	7 Apr

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