

ITALIAN FORUM
MCMXCIX

THE AGENCY

Spring 2026
Leichhardt

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Why Spring 2026 Could Be the Right Time to Make Your Move?

Spring has arrived — traditionally one of the most active periods of the year for Sydney property.

As more homeowners prepare to bring their properties to market, buyers can expect greater choice and more opportunities to find the right home. At the same time, sellers are entering a more competitive environment, making presentation, pricing and a well-planned marketing strategy more important than ever.

For sellers, Spring provides an opportunity to put your property in front of an active pool of buyers. Longer days, natural light and gardens coming to life can showcase a home at its best. But with more properties potentially competing for attention, preparation matters. Professional presentation, strong photography, strategic marketing and realistic pricing can help your property stand out and attract genuine buyers.

For buyers, more spring listings can mean more choice — but also more opportunities to compare properties, understand local values and make informed decisions.

With buyers becoming increasingly conscious of value, understanding recent comparable sales and having a clear purchasing strategy can help you move confidently when the right property comes along.

Whether you're buying your first home, upgrading, downsizing or considering selling, spring is a valuable time to review your property plans.

Thinking about selling or simply curious about what your property could be worth?

Let's talk about your plans and prepare you for the season ahead.



Median Sale Price

Property prices in Leichhardt have performed strongly over the past 12 months.

The median sale price for Leichhardt for houses is currently \$2,210,000, having risen 7.8% over the past 12 months from \$2,050,000.

There have been 260 properties listed for sale over the past 12 months. This is lower than the same time last year when there were 299 listings and shows that we have fewer sellers coming onto the market than for the same time last year. On the sales side, 344 properties sold over the past 12 months compared to 384 for the previous year. The current time on market for a house in Leichhardt is 35 days. This timing is longer than a typical 4 week auction campaign.

For units, the median sales price is \$975,000. Apartments have grown by 2.6% over the year. Units in Leichhardt typically sit on the market for 41 days.

Property market data can sometimes seem overwhelming. If you need help understanding what these numbers mean for you and how to interpret them for your own property goals, please don't hesitate to get in touch.



\$2.21m

Median House Sale Price



\$975k

Median Unit Sale Price





3/14 McDonald Street



4 2 2 \$1,828,000

5 Excelsior Street



2 1 1 \$1,450,000

2 Annesley Street



4 2 3 \$3,500,000

126 Catherine Street



3 1 0 \$1,650,000

4/64 Renwick Street



2 2 1 \$1,520,000

9 Emma Street



3 1 2 \$2,700,000

8 Foster Street



4 3 0 \$2,310,000

46 Redmond Street



2 1 1 \$1,700,000

605/22B George Street



1 1 1 \$813,500

Disclaimer: The properties showcased in this content include listings represented by various agents and agencies, not exclusively by The Agency. All property details, pricing, and availability are subject to change and should be independently verified with the respective listing agents.



25

Houses
Days on the Market

\$1000pw

Houses
Median Asking Rate

3,573

Houses
Interested Buyers

27

Units
Days on the Market

\$750pw

Units
Median Asking Rate

2,153

Units
Interested Buyers



Definitions and Disclaimers



Data provided by the September 2026 CoreLogic Market Trends dataset. The CoreLogic Data provided in this publication is of a general nature and should not be construed as specific advice or relied upon in lieu of appropriate professional advice. The median sales information is current as at the publication date only. The median sales information is based on Third Party Content (within the meaning of our website terms of use). realestate.com.au Pty Ltd does not make any warranty as to the accuracy, completeness or reliability of the information or accept any liability arising in any way from any omissions or errors. The information should not be regarded as advice or relied upon by you or any other person and we recommend that you seek professional advice before making any property decisions.



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“We couldn’t have asked for better agents! From day one they truly hand-held us through the entire process, going above and beyond to manage every detail — from organising painters and removalists to keeping everything perfectly on track. Their communication, professionalism, and genuine care made the experience completely stress-free. It was seamless from start to finish, and we can’t recommend them highly enough — they’re absolutely the agents you want on your side.”

-SELLER OF TOWNHOUSE | LEICHHARDT

“Cary and Rosemary Giezekamp demonstrated outstanding expertise and delivered exceptional service during the sale of our property, exceeding price expectations in a tough market. Their blend of friendliness and determination was refreshing as they navigated the challenging market dynamics. Their insights, negotiation skills, & dedication were unparalleled. Transparency and constant communication made us feel involved and assured. Cary and Rosemary Giezekamp are more than agents, they’re trusted advisors.”

-SELLER OF UNIT | LEICHHARDT

“Thanks Cary and his team for their professionalism, responsiveness, knowledge of the market and their ability to efficiently and effectively sell my company title property. Cary went above and beyond my expectations assisting me through the maze in selling a company title property. I couldn’t have done this with ease without this expertise. If anyone requires a real professional, I would recommend Cary and his team.”

-SELLER OF UNIT | LEICHHARDT

Know what your property is worth in today’s market.
Contact us today.

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Good decisions
start here.

