

Batemans bay NSW 2536

June 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 10	MEDIAN PRICE \$420,000 -49%	AVERAGE PRICE \$871,429 +17%
HIGHEST SALE \$3,275,000	LOWEST SALE \$340,000	TOTAL VALUE \$8.98M

POSTCODE 2536 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$600	AVERAGE WEEKLY RENT \$592	OBSERVATIONS 54
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Figures cover the entire 2536 postcode area, not Batemans bay alone. Rental period: August 2026.

COMPARED TO MAY 2026

MEDIAN PRICE \$420,000 -49%	AVERAGE PRICE \$871,429 +17%	TOTAL SALES 10 0%
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PROPERTY TYPE BREAKDOWN

Residentials		7 (70%)
Commercials		2 (20%)
Shops		1 (10%)

KEY MARKET INSIGHTS

- 10 properties settled in Batemans bay NSW 2536 in June 2026 — 7 residential and 3 non-residential (commercial or land).
- The residential median sale price fell 49% to \$420,000, down from \$819,975 in May.
- Residentials accounted for 70% of sales (7 of 10), compared to 20% for commercials (2).
- Prices ranged widely — from \$340,000 to \$3,275,000, a spread of \$2,935,000.
- The standout sale was 21 BEACH RD at \$3,275,000 on 30 Jun — 680% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
21 BEACH RD	Residential	\$3,275,000	30 Jun
27 CRANBROOK RD	Commercial	\$1,115,000	3 Jun
12 KYLIE CRES	Shop	\$1,000,000	26 Jun
6 RUSSELL ST	Commercial	\$770,000	2 Jun
20 HERARDE ST	Residential	\$695,000	10 Jun
19 GOLF LINKS DR	Residential	\$640,000	24 Jun
3/12 OLD PRINCES HWY	Residential	\$420,000	29 Jun
16/12 OLD PRINCES HWY	Residential	\$380,000	1 Jun
4/15 CROWN ST	Residential	\$350,000	11 Jun
2/15 CROWN ST	Residential	\$340,000	3 Jun