

Bellingen NSW 2454

July 2026 Monthly Summary

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 10 +4	MEDIAN PRICE \$797,500 -9%	AVERAGE PRICE \$713,438 -29%
HIGHEST SALE \$1,100,000	LOWEST SALE \$262,500	TOTAL VALUE \$6.66M

POSTCODE 2454 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$650	AVERAGE WEEKLY RENT \$576	OBSERVATIONS 11
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Figures cover the entire 2454 postcode area, not Bellingen alone. Rental period: August 2026.

COMPARED TO JUNE 2026

MEDIAN PRICE \$797,500 -9%	AVERAGE PRICE \$713,438 -29%	TOTAL SALES 10 +67%
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PROPERTY TYPE BREAKDOWN

Residential		8 (80%)
Vacant lands		2 (20%)

KEY MARKET INSIGHTS

- 10 properties settled in Bellingen NSW 2454 in July 2026 — 8 residential and 2 non-residential (commercial or land).
- The residential median sale price fell 9% to \$797,500, down from \$874,000 in June.
- Residential accounted for 80% of sales (8 of 10), compared to 20% for vacant lands (2).
- Prices ranged widely — from \$262,500 to \$1,100,000, a spread of \$837,500.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
15 TAYLORS CL	Residential	\$1,100,000	10 Jul
36 MCNALLY ST	Residential	\$860,000	2 Jul
29 CROWN ST	Residential	\$820,000	22 Jul
22 RAWSON ST	Residential	\$810,000	22 Jul
38 DOWLE ST	Residential	\$785,000	21 Jul
2 A EVANS ST	Residential	\$635,000	7 Jul
408 BOWRAVILLE RD	Vacant land	\$615,000	2 Jul
23 TAYLORS CL	Residential	\$435,000	30 Jul
35 MCCRISTAL DR	Vacant land	\$335,000	13 Jul
3/1 ROBERT STREET LANE	Residential	\$262,500	15 Jul