SOLD NSW · PROPERTY MARKET REPORT

Carwoola NSW 2620

January–March 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
10	$1,515,000	$1,665,833

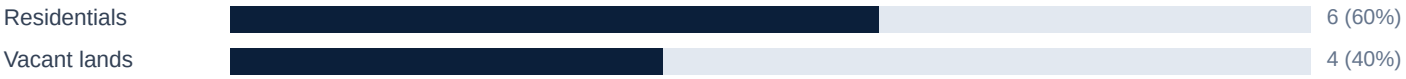
HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$2,420,000	$940,000	$14.71M

POSTCODE 2620 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$565	$596	110

Figures cover the entire 2620 postcode area, not Carwoola alone. Rental period: September 2026.

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 10 properties settled in Carwoola NSW 2620 in January–March 2026 — 6 residential and 4 non-residential (commercial or land).
- The residential median sale price for the period was $1,515,000.
- Residentials accounted for 60% of sales (6 of 10), compared to 40% for vacant lands (4).
- Prices ranged widely — from $940,000 to $2,420,000, a spread of $1,480,000.
- The standout sale was 31 WOODLAND AVE at $2,420,000 on 27 Mar — 60% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
31 WOODLAND AVE	Residential	**$2,420,000**	27 Mar
34 POWELL DR	Residential	**$2,125,000**	12 Mar
1177 CAPTAINS FLAT RD	Residential	**$1,700,000**	23 Jan
37 SOARES RD	Vacant land	**$1,360,000**	26 Mar
71 BOWEN ST	Residential	**$1,330,000**	27 Feb
214 DOUGLAS CL	Residential	**$1,300,000**	16 Jan
25 RATTLER CL	Vacant land	**$1,300,000**	26 Mar
108 WHISKERS CREEK RD	Residential	**$1,120,000**	27 Jan
33 RATTLER CL	Vacant land	**$1,110,000**	26 Mar
58 SOARES RD	Vacant land	**$940,000**	24 Mar

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