SOLD NSW · PROPERTY MARKET REPORT

Coonabarabran NSW 2357

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
19 0	$395,000 +3%	$403,033 -5%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,150,000	$4,000	$6.97M

POSTCODE 2357 RENTAL MARKET · SEPTEMBER 2026

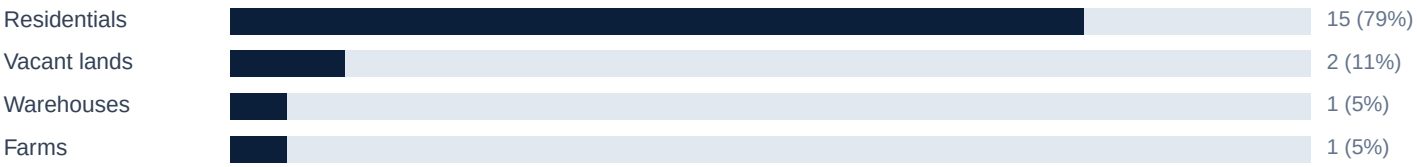
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$400	$426	5

Figures cover the entire 2357 postcode area, not Coonabarabran alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$395,000 +3%	$403,033 -5%	19 0%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 19 properties settled in Coonabarabran NSW 2357 in August–October 2026 — 15 residential and 4 non-residential (commercial or land).
- The residential median sale price rose 3% to $395,000, up from $382,500 in May–July 2026.
- Residentials accounted for 79% of sales (15 of 19), compared to 11% for vacant lands (2).
- Prices ranged widely — from $4,000 to $1,150,000, a spread of $1,146,000.
- The standout sale was 295 TIMOR RD at $1,150,000 on 12 Oct — 191% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
295 TIMOR RD	Residential	**$1,150,000**	12 Oct
2 CAMP ST	Residential	**$575,000**	1 Sep
77 TIMOR RD	Residential	**$565,000**	17 Sep
883 TIMOR RD	Residential	**$550,000**	14 Sep
2 BARKER ST	Residential	**$520,000**	11 Aug
4 CARLO ST	Residential	**$455,000**	28 Sep
1 DALGARNO ST	Residential	**$420,000**	1 Oct
3775 COONABARABRAN RD	Farm	**$405,000**	25 Sep
5 LITTLE TIMOR ST	Residential	**$395,000**	31 Aug

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