SOLD NSW · PROPERTY MARKET REPORT

Coorabell NSW 2479

April–June 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
11	$1,687,500	$2,404,000

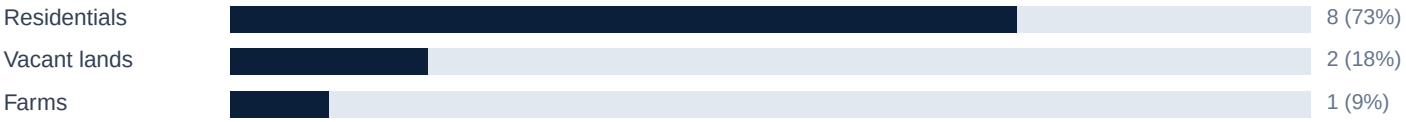
HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$6,500,000	$1,050,000	$26.42M

POSTCODE 2479 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$1,065	$1,129	18

Figures cover the entire 2479 postcode area, not Coorabell alone. Rental period: September 2026.

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 11 properties settled in Coorabell NSW 2479 in April–June 2026 — 8 residential and 3 non-residential (commercial or land).
- The residential median sale price for the period was $1,687,500.
- Residentials accounted for 73% of sales (8 of 11), compared to 18% for vacant lands (2).
- Prices ranged widely — from $1,050,000 to $6,500,000, a spread of $5,450,000.
- The standout sale was 970 COOLAMON SCENIC DR at $6,500,000 on 5 Jun — 285% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
970 COOLAMON SCENIC DR	Residential	**$6,500,000**	5 Jun
362 COORABELL RD	Farm	**$4,525,000**	9 Jun
15 NEWES RD	Residential	**$3,517,000**	22 May
360 COORABELL RD	Residential	**$1,790,000**	1 May
484 COORABELL RD	Residential	**$1,775,000**	12 Jun
76 MYRTLE RD	Residential	**$1,600,000**	20 May
60 MYRTLE RD	Residential	**$1,550,000**	20 May
68 MYRTLE RD	Vacant land	**$1,500,000**	15 Jun
398 COORABELL RD	Residential	**$1,450,000**	20 May
125 MYRTLE RD	Vacant land	**$1,160,000**	20 May
87 MYRTLE RD	Residential	**$1,050,000**	20 May