

Denman NSW 2328

July 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 35 +33	MEDIAN PRICE \$560,000 -24%	AVERAGE PRICE \$1,003,600 +37%
HIGHEST SALE \$5,831,500	LOWEST SALE \$220,000	TOTAL VALUE \$16.39M

POSTCODE 2328 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$580	AVERAGE WEEKLY RENT \$542	OBSERVATIONS 7
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Figures cover the entire 2328 postcode area, not Denman alone. Rental period: August 2026.

COMPARED TO JUNE 2026

MEDIAN PRICE \$560,000 -24%	AVERAGE PRICE \$1,003,600 +37%	TOTAL SALES 35 +1650%
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PROPERTY TYPE BREAKDOWN

Vacant lands		25 (71%)
Residentials		10 (29%)

KEY MARKET INSIGHTS

- 35 properties settled in Denman NSW 2328 in July 2026 — 10 residential and 25 non-residential (commercial or land).
- The residential median sale price fell 24% to \$560,000, down from \$732,500 in June.
- Vacant lands accounted for 71% of sales (25 of 35), compared to 29% for residentials (10).
- Prices ranged widely — from \$220,000 to \$5,831,500, a spread of \$5,611,500.
- The standout sale was 235 ANNANDALE ROW at \$5,831,500 on 17 Jul — 941% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
235 ANNANDALE ROW	Residential	\$5,831,500	17 Jul
5 PENDULA WAY	Residential	\$700,000	1 Jul
102 PALACE ST	Residential	\$665,000	30 Jul
11 GRIMES CL	Residential	\$640,000	15 Jul
4 PAXTON ST	Residential	\$590,000	28 Jul
3 GRIMES CL	Residential	\$530,000	15 Jul
26 VINES CCT	Vacant land	\$320,000	16 Jul
30 VINES CCT	Residential	\$320,000	24 Jul
23 VINES CCT	Vacant land	\$280,000	16 Jul
13 VINES CCT	Vacant land	\$270,000	16 Jul
9 VINES CCT	Residential	\$270,000	16 Jul