SOLD NSW · PROPERTY MARKET REPORT

East tamworth NSW 2340

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
14 +4	$725,000 +7%	$680,385 -7%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,360,000	$192,000	$9.04M

POSTCODE 2340 RENTAL MARKET · SEPTEMBER 2026

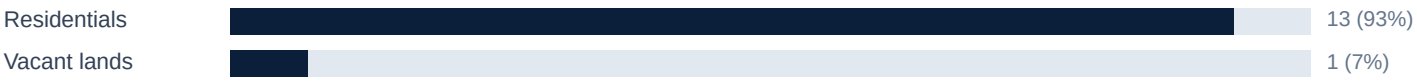
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$480	$482	207

Figures cover the entire 2340 postcode area, not East tamworth alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$725,000 +7%	$680,385 -7%	14 +40%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 14 properties settled in East tamworth NSW 2340 in October 2026 — 13 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 7% to $725,000, up from $675,000 in September 2026.
- Residentials accounted for 93% of sales (13 of 14), compared to 7% for vacant lands (1).
- Prices ranged widely — from $192,000 to $1,360,000, a spread of $1,168,000.
- The standout sale was 188 CARTHAGE ST at $1,360,000 on 6 Oct — 88% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
188 CARTHAGE ST	Residential	**$1,360,000**	6 Oct
47 MURRAY ST	Residential	**$850,000**	16 Oct
55 DARLING ST	Residential	**$820,000**	26 Oct
210 CARTHAGE ST	Residential	**$790,000**	8 Oct
149 PIPER ST	Residential	**$750,000**	16 Oct
1 YARRAL AVE	Residential	**$735,000**	21 Oct
10 YARRAL AVE	Residential	**$725,000**	12 Oct
1 SPILLER ST	Residential	**$615,000**	23 Oct
18 RAGLAN ST	Residential	**$510,000**	29 Oct
5 BELLEVUE CRES	Residential	**$480,000**	22 Oct
306 A ARMIDALE RD	Residential	**$460,000**	28 Oct

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