

Erina NSW 2250

July 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 10 +4	MEDIAN PRICE \$1,550,000 +35%	AVERAGE PRICE \$1,621,000 +31%
HIGHEST SALE \$9,800,000	LOWEST SALE \$704,000	TOTAL VALUE \$34.21M

POSTCODE 2250 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$660	AVERAGE WEEKLY RENT \$668	OBSERVATIONS 180
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Figures cover the entire 2250 postcode area, not Erina alone. Rental period: August 2026.

COMPARED TO JUNE 2026

MEDIAN PRICE \$1,550,000 +35%	AVERAGE PRICE \$1,621,000 +31%	TOTAL SALES 10 +67%
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PROPERTY TYPE BREAKDOWN

Residential		5 (50%)
Commercials		5 (50%)

KEY MARKET INSIGHTS

- 10 properties settled in Erina NSW 2250 in July 2026 — 5 residential and 5 non-residential (commercial or land).
- The residential median sale price rose 35% to \$1,550,000, up from \$1,151,000 in June.
- Residential accounted for 50% of sales (5 of 10), compared to 50% for commercials (5).
- Prices ranged widely — from \$704,000 to \$9,800,000, a spread of \$9,096,000.
- The standout sale was 2 KARALTA RD at \$9,800,000 on 24 Jul — 532% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
2 KARALTA RD	Commercial	\$9,800,000	24 Jul
160 THE ENTRANCE RD	Commercial	\$5,200,000	24 Jul
162 THE ENTRANCE RD	Commercial	\$5,200,000	24 Jul
164 THE ENTRANCE RD	Commercial	\$5,200,000	24 Jul
13 JEAN MARIE CRES	Residential	\$2,100,000	22 Jul
19 TALLOWOOD CRES	Residential	\$1,620,000	28 Jul
56 BANNISTER DR	Residential	\$1,550,000	9 Jul
4 BANNISTER DR	Residential	\$1,535,000	2 Jul
1/2 JENNIE COX CL	Residential	\$1,300,000	13 Jul
19/96 THE ENTRANCE RD	Commercial	\$704,000	24 Jul