

Grafton NSW 2460

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 19 0	MEDIAN PRICE \$510,000 -19%	AVERAGE PRICE \$537,059 -7%
HIGHEST SALE \$940,000	LOWEST SALE \$180,000	TOTAL VALUE \$9.76M

POSTCODE 2460 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$330	AVERAGE WEEKLY RENT \$341	OBSERVATIONS 95
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Figures cover the entire 2460 postcode area, not Grafton alone. Rental period: August 2026.

COMPARED TO JULY 2026

MEDIAN PRICE \$510,000 -19%	AVERAGE PRICE \$537,059 -7%	TOTAL SALES 19 0%
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PROPERTY TYPE BREAKDOWN

Residentials		17 (89%)
Vacant lands		2 (11%)

KEY MARKET INSIGHTS

- 19 properties settled in Grafton NSW 2460 in August 2026 — 17 residential and 2 non-residential (commercial or land).
- The residential median sale price fell 19% to \$510,000, down from \$632,000 in July.
- Residentials accounted for 89% of sales (17 of 19), compared to 11% for vacant lands (2).
- Prices ranged widely — from \$180,000 to \$940,000, a spread of \$760,000.
- The standout sale was 30 MARK CL at \$940,000 on 28 Aug — 84% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
30 MARK CL	Residential	\$940,000	28 Aug
358 NORTH ST	Residential	\$720,000	17 Aug
20 RIVERDALE CT	Residential	\$718,000	26 Aug
208 POWELL ST	Residential	\$640,000	17 Aug
11 LOXTON AVE	Residential	\$600,000	5 Aug
80 DOBIE ST	Residential	\$597,000	19 Aug
160 HOOF ST	Residential	\$550,000	11 Aug
4/99 A ALICE ST	Residential	\$535,000	6 Aug
345 POWELL ST	Residential	\$510,000	7 Aug
64 BREIMBA ST	Residential	\$485,000	28 Aug
177 BACON ST	Residential	\$470,000	7 Aug