SOLD NSW · PROPERTY MARKET REPORT

Gwandalan NSW 2259

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
22 +10	$850,000 -11%	$867,977 -10%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,525,000	$150,000	$19.10M

POSTCODE 2259 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$660	$657	159

Figures cover the entire 2259 postcode area, not Gwandalan alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$850,000 -11%	$867,977 -10%	22 +83%

PROPERTY TYPE BREAKDOWN

Residentials — 22 (100%)

KEY MARKET INSIGHTS

- 22 properties settled in Gwandalan NSW 2259 in August–October 2026.
- The median sale price fell 11% to $850,000, down from $950,000 in May–July 2026.
- All 22 recorded sales were residentials.
- Prices ranged widely — from $150,000 to $1,525,000, a spread of $1,375,000.
- The standout sale was 62 GAMBAN RD at $1,525,000 on 10 Aug — 79% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
62 GAMBAN RD	Residential	**$1,525,000**	10 Aug
156 GAMBAN RD	Residential	**$1,320,000**	28 Sep
5 BELL BRAE AVE	Residential	**$1,300,000**	28 Aug
12 BREEZE ST	Residential	**$1,140,000**	31 Aug
7 A ALDINGA RD	Residential	**$1,010,000**	21 Oct
53 BILLBABOURIE RD	Residential	**$921,000**	12 Oct
50 COLLENDINA RD	Residential	**$920,000**	28 Sep
2 PENINSULAR DR	Residential	**$920,000**	6 Oct
45 MURRABA CRES	Residential	**$910,000**	26 Aug
114 WINBIN CRES	Residential	**$880,000**	12 Aug
5 BUNK HOUSE LANE	Residential	**$850,000**	28 Aug
43 MURRABA CRES	Residential	**$850,000**	28 Oct

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