SOLD NSW · PROPERTY MARKET REPORT

Gwynneville NSW 2500

June–August 2026 · Trailing 3-month Summary

soldnsw.com

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
11 +1	$1,050,000 -18%	$1,032,778 -16%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$2,732,400	$795,000	$13.26M

POSTCODE 2500 RENTAL MARKET · SEPTEMBER 2026

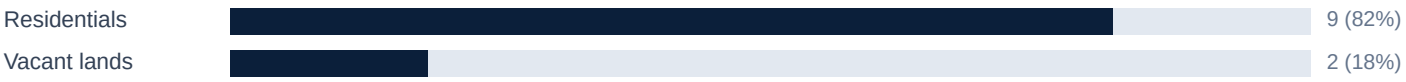
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$670	$703	184

Figures cover the entire 2500 postcode area, not Gwynneville alone. Rental period: September 2026.

COMPARED TO MARCH–MAY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,050,000 -18%	$1,032,778 -16%	11 +10%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 11 properties settled in Gwynneville NSW 2500 in June–August 2026 — 9 residential and 2 non-residential (commercial or land).
- The residential median sale price fell 18% to $1,050,000, down from $1,280,000 in March–May 2026.
- Residentials accounted for 82% of sales (9 of 11), compared to 18% for vacant lands (2).
- Prices ranged widely — from $795,000 to $2,732,400, a spread of $1,937,400.
- The standout sale was 41 FOLEY ST at $2,732,400 on 17 Jun — 160% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
41 FOLEY ST	Vacant land	**$2,732,400**	17 Jun
11 B MADOLINE ST	Residential	**$1,325,000**	5 Jun
43 FOLEY ST	Vacant land	**$1,227,600**	17 Jun
23 EASTERN ST	Residential	**$1,155,000**	21 Aug
8 LUCINDA ST	Residential	**$1,115,000**	24 Jul
3/11 CATHERINE ST	Residential	**$1,110,000**	31 Jul
5 SPEARING PDE	Residential	**$1,050,000**	25 Jun
1/7 BERKELEY RD	Residential	**$970,000**	13 Aug
2/23 BERKELEY RD	Residential	**$920,000**	16 Jul
4/20 VICKERY ST	Residential	**$855,000**	28 Jul
3/3 CATHERINE ST	Residential	**$795,000**	23 Jul

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