

Hawks nest NSW 2324

April 2026 Monthly Summary

soldnsw.com

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 13 +9	MEDIAN PRICE \$1,142,500 -18%	AVERAGE PRICE \$1,071,667 -35%
HIGHEST SALE \$5,000,000	LOWEST SALE \$555,000	TOTAL VALUE \$17.86M

POSTCODE 2324 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$620	AVERAGE WEEKLY RENT \$605	OBSERVATIONS 58
-----------------------------	------------------------------	--------------------

Figures cover the entire 2324 postcode area, not Hawks nest alone. Rental period: August 2026.

COMPARED TO MARCH 2026

MEDIAN PRICE \$1,142,500 -18%	AVERAGE PRICE \$1,071,667 -35%	TOTAL SALES 13 +225%
--	---	---------------------------------------

PROPERTY TYPE BREAKDOWN

Residentials		12 (92%)
Commercials		1 (8%)

KEY MARKET INSIGHTS

- 13 properties settled in Hawks nest NSW 2324 in April 2026 — 12 residential and 1 non-residential (commercial or land).
- The residential median sale price fell 18% to \$1,142,500, down from \$1,400,000 in March.
- Residentials accounted for 92% of sales (12 of 13), compared to 8% for commercials (1).
- Prices ranged widely — from \$555,000 to \$5,000,000, a spread of \$4,445,000.
- The standout sale was 100 BOONER ST at \$5,000,000 on 15 Apr — 338% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
100 BOONER ST	Commercial	\$5,000,000	15 Apr
10 KOONWARRA DR	Residential	\$1,740,000	14 Apr
113 BOONER ST	Residential	\$1,600,000	2 Apr
1/8 MOOLA ST	Residential	\$1,250,000	15 Apr
9 MOOLA ST	Residential	\$1,235,000	2 Apr
37 MIRREEN ST	Residential	\$1,180,000	1 Apr
44 IBIS AVE	Residential	\$1,150,000	10 Apr
2/13 MORANG ST	Residential	\$1,135,000	2 Apr
29 DOLPHIN AVE	Residential	\$850,000	1 Apr
6 EAGLE AVE	Residential	\$790,000	1 Apr
66 MOIRA PDE	Residential	\$750,000	24 Apr