SOLD NSW · PROPERTY MARKET REPORT

Hawks nest NSW 2324

July–September 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
11 -14	$650,000 -43%	$725,682 -35%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,275,000	$362,500	$7.98M

POSTCODE 2324 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$600	$571	52

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

COMPARED TO APRIL–JUNE 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$650,000 -43%	$725,682 -35%	11 -56%

PROPERTY TYPE BREAKDOWN

Residentials — 11 (100%)

KEY MARKET INSIGHTS

- 11 properties settled in Hawks nest NSW 2324 in July–September 2026.
- The median sale price fell 43% to $650,000, down from $1,142,500 in April–June 2026.
- All 11 recorded sales were residentials.
- Prices ranged widely — from $362,500 to $1,275,000, a spread of $912,500.
- The standout sale was 3 CARINYA CL at $1,275,000 on 18 Aug — 96% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
3 CARINYA CL	Residential	**$1,275,000**	18 Aug
2/15 MOOLA ST	Residential	**$1,130,000**	17 Jul
81 BOONER ST	Residential	**$910,000**	1 Jul
1/72 MIRREEN ST	Residential	**$910,000**	4 Aug
31 MUNEELA AVE	Residential	**$700,000**	24 Sep
37 MONTERRA AVE	Residential	**$650,000**	7 Aug
1/26 BOONER ST	Residential	**$640,000**	15 Sep
4/94 BOONER ST	Residential	**$480,000**	16 Sep
1/18 BINDA ST	Residential	**$475,000**	11 Sep
33 MONTERRA AVE	Residential	**$450,000**	7 Jul
10/21 BEACH RD	Residential	**$362,500**	25 Sep

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