SOLD NSW · PROPERTY MARKET REPORT

Horningsea park NSW 2171

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
13 -2	$1,250,000 +9%	$1,246,364 +6%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,600,000	$340,000	$15.08M

POSTCODE 2171 RENTAL MARKET · SEPTEMBER 2026

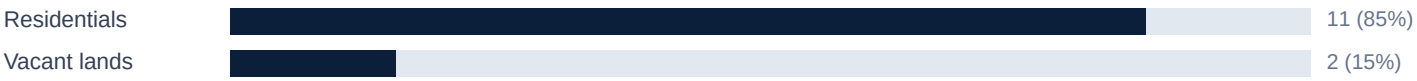
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$800	$839	38

Figures cover the entire 2171 postcode area, not Horningsea park alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,250,000 +9%	$1,246,364 +6%	13 -13%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 13 properties settled in Horningsea park NSW 2171 in August–October 2026 — 11 residential and 2 non-residential (commercial or land).
- The residential median sale price rose 9% to $1,250,000, up from $1,150,000 in May–July 2026.
- Residentials accounted for 85% of sales (11 of 13), compared to 15% for vacant lands (2).
- Prices ranged widely — from $340,000 to $1,600,000, a spread of $1,260,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
46 BULMANN AVE	Residential	**$1,600,000**	16 Oct
13 JOSHUA MOORE DR	Residential	**$1,550,000**	19 Aug
37 RABETT CRES	Residential	**$1,550,000**	30 Sep
35 RABETT CRES	Residential	**$1,490,000**	7 Aug
18 JOSHUA MOORE DR	Residential	**$1,470,000**	2 Oct
32 JOSHUA MOORE DR	Residential	**$1,250,000**	4 Sep
10 WHEAT PL	Residential	**$1,250,000**	29 Sep
22 B JOSHUA MOORE DR	Residential	**$1,190,000**	21 Aug
15 SUNRISE PL	Residential	**$1,120,000**	26 Oct
49 BRINDABELLA DR	Residential	**$900,000**	17 Sep
50 BULMANN AVE	Vacant land	**$700,000**	25 Sep
5 SOLOMON CRES	Vacant land	**$670,000**	11 Sep
68 BULMANN AVE	Residential	**$340,000**	17 Sep

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.