SOLD NSW · PROPERTY MARKET REPORT

King creek NSW 2446

May–July 2026 · Trailing 3-month Summary

soldnsw.com

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
11	$1,550,000	$1,401,667

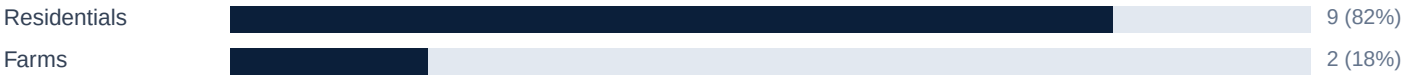
HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,700,000	$850,000	$14.64M

POSTCODE 2446 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$560	$521	13

Figures cover the entire 2446 postcode area, not King creek alone. Rental period: September 2026.

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 11 properties settled in King creek NSW 2446 in May–July 2026 — 9 residential and 2 non-residential (commercial or land).
- The residential median sale price for the period was $1,550,000.
- Residentials accounted for 82% of sales (9 of 11), compared to 18% for farms (2).
- Prices ranged widely — from $850,000 to $1,700,000, a spread of $850,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
33 KINGAREE PL	Residential	**$1,700,000**	11 May
15 VERDALE PL	Residential	**$1,665,000**	26 Jun
20 KINGAREE PL	Residential	**$1,580,000**	16 Jun
8 ILEX PL	Residential	**$1,550,000**	1 Jul
31 ERIN DR	Residential	**$1,550,000**	24 Jul
426 KING CREEK RD	Residential	**$1,425,000**	29 Jul
197 SARAHS CRES	Residential	**$1,320,000**	1 May
270 OLD KING CREEK RD	Farm	**$1,015,000**	15 May
OLD KING CREEK RD	Farm	**$1,015,000**	15 May
162 SARAHS CRES	Residential	**$975,000**	15 May
59 SARAHS CRES	Residential	**$850,000**	29 Jun

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