SOLD NSW · PROPERTY MARKET REPORT

Kurnell NSW 2231

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
10 -5	$2,120,000 +2%	$2,197,222 -7%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$3,650,000	$1,575,000	$23.43M

POSTCODE 2231 RENTAL MARKET · SEPTEMBER 2026

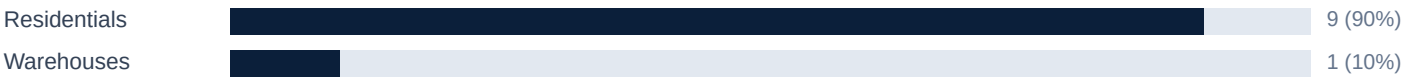
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$750	$888	5

Figures cover the entire 2231 postcode area, not Kurnell alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$2,120,000 +2%	$2,197,222 -7%	10 -33%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 10 properties settled in Kurnell NSW 2231 in August–October 2026 — 9 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 2% to $2,120,000, up from $2,080,000 in May–July 2026.
- Residentials accounted for 90% of sales (9 of 10), compared to 10% for warehouses (1).
- Prices ranged widely — from $1,575,000 to $3,650,000, a spread of $2,075,000.
- The standout sale was 52 COOK ST at $3,650,000 on 14 Sep — 72% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
52 COOK ST	Warehouse	**$3,650,000**	14 Sep
84 PRINCE CHARLES PDE	Residential	**$3,020,000**	10 Aug
6/288 PRINCE CHARLES PDE	Residential	**$2,800,000**	18 Sep
1/58 COOK ST	Residential	**$2,250,000**	16 Sep
5 TORRES ST	Residential	**$2,210,000**	4 Sep
21 TORRES ST	Residential	**$2,120,000**	16 Oct
51 TORRES ST	Residential	**$2,090,000**	28 Sep
68 TASMAN ST	Residential	**$1,880,000**	24 Sep
132 TORRES ST	Residential	**$1,830,000**	2 Sep
9 COOK ST	Residential	**$1,575,000**	14 Aug

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.