SOLD NSW · PROPERTY MARKET REPORT

Kurraba point NSW 2089

July–September 2026 · Trailing 3-month Summary

soldnsw.com

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
11 -2	$3,435,000 +74%	$4,955,874 +33%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$25,000,000	$1,111,111	$54.51M

POSTCODE 2089 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$800	$944	93

Figures cover the entire 2089 postcode area, not Kurraba point alone. Rental period: September 2026.

COMPARED TO APRIL–JUNE 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$3,435,000 +74%	$4,955,874 +33%	11 -15%

PROPERTY TYPE BREAKDOWN

Residentials — 11 (100%)

KEY MARKET INSIGHTS

- 11 properties settled in Kurraba point NSW 2089 in July–September 2026.
- The median sale price rose 74% to $3,435,000, up from $1,975,000 in April–June 2026.
- All 11 recorded sales were residentials.
- Prices ranged widely — from $1,111,111 to $25,000,000, a spread of $23,888,889.
- The standout sale was 55 SHELLCOVE RD at $25,000,000 on 28 Aug — 628% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
55 SHELLCOVE RD	Residential	**$25,000,000**	28 Aug
401/147 KURRABA RD	Residential	**$6,250,000**	29 Sep
3/125 KURRABA RD	Residential	**$4,465,000**	3 Jul
7 A PENSHURST AVE	Residential	**$4,175,000**	6 Jul
17/1 SPAINS WHARF RD	Residential	**$3,487,500**	31 Jul
7/99 KURRABA RD	Residential	**$3,435,000**	9 Jul
1/48 SHELLCOVE RD	Residential	**$1,735,000**	30 Sep
3/2 PENSHURST AVE	Residential	**$1,720,000**	6 Jul
4/9 SHELLCOVE RD	Residential	**$1,600,000**	25 Aug
3/135 KURRABA RD	Residential	**$1,536,000**	11 Sep
77/143 KURRABA RD	Residential	**$1,111,111**	12 Aug

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.