SOLD NSW · PROPERTY MARKET REPORT

Lurnea NSW 2170

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
12 +3	$907,500 -17%	$911,600 -17%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,300,000	$550,000	$10.30M

POSTCODE 2170 RENTAL MARKET · SEPTEMBER 2026

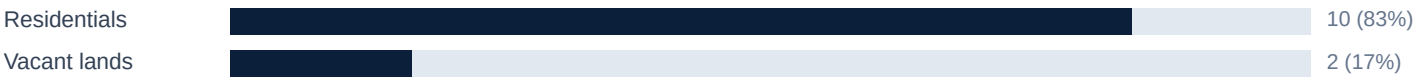
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$620	$638	315

Figures cover the entire 2170 postcode area, not Lurnea alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$907,500 -17%	$911,600 -17%	12 +33%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 12 properties settled in Lurnea NSW 2170 in October 2026 — 10 residential and 2 non-residential (commercial or land).
- The residential median sale price fell 17% to $907,500, down from $1,090,000 in September 2026.
- Residentials accounted for 83% of sales (10 of 12), compared to 17% for vacant lands (2).
- Prices ranged widely — from $550,000 to $1,300,000, a spread of $750,000.
- The standout sale was 15 TALOMA AVE at $1,300,000 on 16 Oct — 43% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
15 TALOMA AVE	Residential	**$1,300,000**	16 Oct
26 SULLIVAN AVE	Residential	**$1,200,000**	9 Oct
35 B BRAIN AVE	Residential	**$1,200,000**	29 Oct
24 AMALFI ST	Residential	**$981,000**	28 Oct
2/183 REILLY ST	Residential	**$945,000**	14 Oct
3/24 THELMA ST	Residential	**$870,000**	27 Oct
1/19 WILLIAM ST	Residential	**$745,000**	6 Oct
4/32 WILLIAM ST	Residential	**$725,000**	2 Oct
42 LIONS AVE	Residential	**$600,000**	16 Oct
36 BRAIN AVE	Vacant land	**$590,000**	16 Oct
20 APPLETON AVE	Vacant land	**$590,000**	16 Oct

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