SOLD NSW · PROPERTY MARKET REPORT

Maroubra NSW 2035

October 2026 · Monthly Summary

soldnsw.com

MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
24 -4	$2,100,000 +18%	$2,405,943 +9%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$6,300,000	$835,000	$56.17M

POSTCODE 2035 RENTAL MARKET · SEPTEMBER 2026

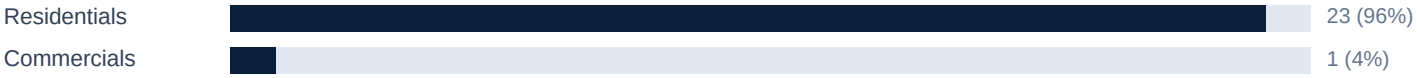
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$900	$1,016	200

Figures cover the entire 2035 postcode area, not Maroubra alone. Rental period: September 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$2,100,000 +18%	$2,405,943 +9%	24 -14%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 24 properties settled in Maroubra NSW 2035 in October 2026 — 23 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 18% to $2,100,000, up from $1,780,000 in September 2026.
- Residentials accounted for 96% of sales (23 of 24), compared to 4% for commercials (1).
- Prices ranged widely — from $835,000 to $6,300,000, a spread of $5,465,000.
- The standout sale was 54 MONS AVE at $6,300,000 on 8 Oct — 200% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
54 MONS AVE	Residential	**$6,300,000**	8 Oct
276 STOREY ST	Residential	**$5,638,000**	21 Oct
5 HOLDEN ST	Residential	**$4,500,000**	19 Oct
221 A BOYCE LANE	Residential	**$4,068,000**	26 Oct
22 MOVERLY RD	Residential	**$3,528,000**	16 Oct
11 HAIG ST	Residential	**$2,836,688**	23 Oct
40 A PARER ST	Residential	**$2,800,000**	8 Oct
1/454 MAROUBRA RD	Residential	**$2,600,000**	15 Oct
97 STOREY ST	Residential	**$2,500,000**	21 Oct
15 CHARMAN AVE	Residential	**$2,490,000**	7 Oct
51 LOCH MAREE ST	Residential	**$2,375,000**	13 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.