SOLD NSW · PROPERTY MARKET REPORT

Mays hill NSW 2145

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
18 +4	$700,000 +13%	$1,239,912 +83%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$4,035,000	$462,500	$24.16M

POSTCODE 2145 RENTAL MARKET · SEPTEMBER 2026

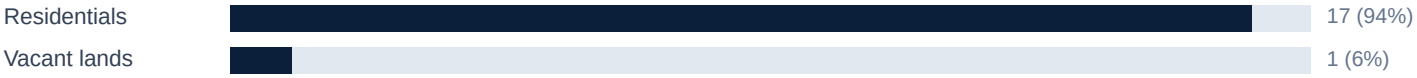
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$666	$700	342

Figures cover the entire 2145 postcode area, not Mays hill alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$700,000 +13%	$1,239,912 +83%	18 +29%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 18 properties settled in Mays hill NSW 2145 in August–October 2026 — 17 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 13% to $700,000, up from $620,000 in May–July 2026.
- Residentials accounted for 94% of sales (17 of 18), compared to 6% for vacant lands (1).
- Prices ranged widely — from $462,500 to $4,035,000, a spread of $3,572,500.
- The standout sale was 5 PEGGY ST at $4,035,000 on 9 Sep — 476% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
5 PEGGY ST	Residential	**$4,035,000**	9 Sep
9 PEGGY ST	Residential	**$4,035,000**	9 Sep
1 PEGGY ST	Vacant land	**$3,080,000**	9 Sep
3 PEGGY ST	Residential	**$2,600,000**	9 Sep
7 PEGGY ST	Residential	**$2,000,000**	9 Sep
44/190 BURNETT ST	Residential	**$820,000**	21 Aug
6/2 ROBILLIARD ST	Residential	**$800,000**	3 Sep
10/20 REES ST	Residential	**$799,999**	11 Aug
13/20 REES ST	Residential	**$780,000**	29 Oct
18/4 PEGGY ST	Residential	**$700,000**	14 Sep
404/147 GREAT WESTERN HWY	Residential	**$635,000**	28 Sep

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.