SOLD NSW · PROPERTY MARKET REPORT

Moorebank NSW 2170

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
16 (+3)	$1,335,000 (-21%)	$1,393,200 (-15%)

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$2,020,000	$900,000	$22.58M

POSTCODE 2170 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$640	$661	319

Figures cover the entire 2170 postcode area, not Moorebank alone. Rental period: August 2026.

COMPARED TO JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,335,000 (-21%)	$1,393,200 (-15%)	16 (+23%)

PROPERTY TYPE BREAKDOWN

Residentials	15 (94%)
Warehouses	1 (6%)

KEY MARKET INSIGHTS

- 16 properties settled in Moorebank NSW 2170 in August 2026 — 15 residential and 1 non-residential (commercial or land).
- The residential median sale price fell 21% to $1,335,000, down from $1,690,000 in July.
- Residentials accounted for 94% of sales (15 of 16), compared to 6% for warehouses (1).
- Prices ranged widely — from $900,000 to $2,020,000, a spread of $1,120,000.
- The standout sale was 43 SELWAY AVE at $2,020,000 on 10 Aug — 51% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
43 SELWAY AVE	Residential	**$2,020,000**	10 Aug
52/24 HELLES AVE	Warehouse	**$1,683,000**	5 Aug
20 B WILKES AVE	Residential	**$1,635,000**	10 Aug
19 TRAVERS ST	Residential	**$1,630,000**	17 Aug
35 CONLON AVE	Residential	**$1,540,000**	28 Aug
20 A SELWAY AVE	Residential	**$1,538,000**	18 Aug
6 HILLCREST AVE	Residential	**$1,425,000**	24 Aug
67 STOCKTON AVE	Residential	**$1,395,000**	12 Aug
46 HOY ST	Residential	**$1,335,000**	21 Aug
32 A RENTON AVE	Residential	**$1,310,000**	26 Aug
47 MAINSTAY ST	Residential	**$1,300,000**	17 Aug