

Mount warrigal NSW 2528

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 11 +2	MEDIAN PRICE \$930,000 +1%	AVERAGE PRICE \$940,318 +6%
HIGHEST SALE \$1,355,000	LOWEST SALE \$382,000	TOTAL VALUE \$10.34M

POSTCODE 2528 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$620	AVERAGE WEEKLY RENT \$643	OBSERVATIONS 43
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Figures cover the entire 2528 postcode area, not Mount warrigal alone. Rental period: August 2026.

COMPARED TO JULY 2026

MEDIAN PRICE \$930,000 +1%	AVERAGE PRICE \$940,318 +6%	TOTAL SALES 11 +22%
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PROPERTY TYPE BREAKDOWN

Residentials	11 (100%)
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KEY MARKET INSIGHTS

- 11 properties settled in Mount warrigal NSW 2528 in August 2026.
- The median sale price rose 1% to \$930,000, up from \$922,500 in July.
- All 11 recorded sales were residentials.
- Prices ranged widely — from \$382,000 to \$1,355,000, a spread of \$973,000.
- The standout sale was 46 HENRICKS PDE at \$1,355,000 on 17 Aug — 46% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
46 HENRICKS PDE	Residential	\$1,355,000	17 Aug
50 CUTHBERT DR	Residential	\$1,335,000	18 Aug
88 MADIGAN BVD	Residential	\$1,020,000	7 Aug
7 THEILE PL	Residential	\$986,500	20 Aug
22 MATTHEWS DR	Residential	\$940,000	10 Aug
31 ROWLEY AVE	Residential	\$930,000	20 Aug
20 ANDREW CRES	Residential	\$920,000	28 Aug
1 WOOD AVE	Residential	\$850,000	14 Aug
61 MADIGAN BVD	Residential	\$815,000	17 Aug
2 SCARF AVE	Residential	\$810,000	26 Aug
22 HARDWICK CRES	Residential	\$382,000	12 Aug