SOLD NSW · PROPERTY MARKET REPORT

New lambton heights NSW 2305

July–September 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
10 -2	$1,315,000 +7%	$1,302,000 +0%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,735,000	$980,000	$13.02M

POSTCODE 2305 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$700	$759	35

Figures cover the entire 2305 postcode area, not New lambton heights alone. Rental period: September 2026.

COMPARED TO APRIL–JUNE 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,315,000 +7%	$1,302,000 +0%	10 -17%

PROPERTY TYPE BREAKDOWN

Residentials — 10 (100%)

KEY MARKET INSIGHTS

- 10 properties settled in New lambton heights NSW 2305 in July–September 2026.
- The median sale price rose 7% to $1,315,000, up from $1,225,000 in April–June 2026.
- All 10 recorded sales were residentials.
- Prices ranged widely — from $980,000 to $1,735,000, a spread of $755,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
146 GRANDVIEW RD	Residential	**$1,735,000**	6 Jul
59 MOUNTAIN VIEW PDE	Residential	**$1,610,000**	20 Aug
15 CURRAWONG RD	Residential	**$1,475,000**	2 Jul
22 ARKANA CL	Residential	**$1,450,000**	24 Sep
43 MOUNTAIN VIEW PDE	Residential	**$1,430,000**	10 Jul
174 LOOKOUT RD	Residential	**$1,200,000**	27 Jul
57 MARSHALL ST	Residential	**$1,135,000**	8 Jul
115 GRANDVIEW RD	Residential	**$1,010,000**	3 Sep
2 CURRAWONG RD	Residential	**$995,000**	24 Sep
92 GRANDVIEW RD	Residential	**$980,000**	18 Sep

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