SOLD NSW · PROPERTY MARKET REPORT

North lambton NSW 2299

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
21 +4	$930,000 -12%	$926,571 -11%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,170,000	$675,000	$19.46M

POSTCODE 2299 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$615	$572	75

Figures cover the entire 2299 postcode area, not North lambton alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$930,000 -12%	$926,571 -11%	21 +24%

PROPERTY TYPE BREAKDOWN

Residentials — 21 (100%)

KEY MARKET INSIGHTS

- 21 properties settled in North lambton NSW 2299 in August–October 2026.
- The median sale price fell 12% to $930,000, down from $1,055,000 in May–July 2026.
- All 21 recorded sales were residentials.
- Prices ranged widely — from $675,000 to $1,170,000, a spread of $495,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
26 HIGH ST	Residential	**$1,170,000**	11 Sep
1/8 FOURTH ST	Residential	**$1,125,000**	10 Sep
124 ALNWICK RD	Residential	**$1,100,000**	18 Sep
14 WERONA ST	Residential	**$1,080,000**	9 Oct
7 PERCY ST	Residential	**$1,065,000**	4 Aug
23 GREYSTONE ST	Residential	**$1,060,000**	25 Sep
36 WERONA ST	Residential	**$1,050,000**	3 Sep
36 SEVENTH ST	Residential	**$1,000,000**	10 Aug
54 HILL ST	Residential	**$952,000**	29 Oct
14 SUMMIT ST	Residential	**$950,000**	11 Sep
40 SUNSET BVD	Residential	**$930,000**	29 Sep
12 CHINCHEN ST	Residential	**$900,000**	1 Oct
13 LESTER PDE	Residential	**$866,000**	15 Sep
53 MOREHEAD ST	Residential	**$835,000**	27 Aug

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.