SOLD NSW · PROPERTY MARKET REPORT

Oakhurst NSW 2761

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
13 -3	$1,012,500 -8%	$1,131,731 +1%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,950,000	$908,000	$14.71M

POSTCODE 2761 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$700	$717	52

Figures cover the entire 2761 postcode area, not Oakhurst alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,012,500 -8%	$1,131,731 +1%	13 -19%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 13 properties settled in Oakhurst NSW 2761 in August–October 2026.
- The median sale price fell 8% to $1,012,500, down from $1,096,500 in May–July 2026.
- All 13 recorded sales were residentials.
- Prices ranged widely — from $908,000 to $1,950,000, a spread of $1,042,000.
- The standout sale was 8 COOK RD at $1,950,000 on 6 Aug — 93% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
8 COOK RD	Residential	**$1,950,000**	6 Aug
99 A DRYDEN AVE	Residential	**$1,350,000**	17 Aug
45 SOUTHEE CCT	Residential	**$1,300,000**	7 Aug
57 BANCROFT ST	Residential	**$1,190,000**	28 Oct
49 AMSTERDAM ST	Residential	**$1,180,000**	11 Aug
55 AMSTERDAM ST	Residential	**$1,050,000**	3 Sep
5 RADFORD PL	Residential	**$1,012,500**	21 Aug
33 DRYDEN AVE	Residential	**$981,000**	27 Oct
51 SOUTHEE CCT	Residential	**$980,000**	20 Aug
26 DRYDEN AVE	Residential	**$960,000**	17 Aug
89 SOUTHEE CCT	Residential	**$926,000**	1 Oct
22 A DRYDEN AVE	Residential	**$925,000**	15 Oct

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.