

Old bar NSW 2430

August 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 16 -1	MEDIAN PRICE \$795,000 +1%	AVERAGE PRICE \$822,667 +1%
HIGHEST SALE \$1,495,000	LOWEST SALE \$425,000	TOTAL VALUE \$12.77M

POSTCODE 2430 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$495	AVERAGE WEEKLY RENT \$530	OBSERVATIONS 81
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Figures cover the entire 2430 postcode area, not Old bar alone. Rental period: August 2026.

COMPARED TO JULY 2026

MEDIAN PRICE \$795,000 +1%	AVERAGE PRICE \$822,667 +1%	TOTAL SALES 16 -6%
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PROPERTY TYPE BREAKDOWN

Residential		15 (94%)
Vacant lands		1 (6%)

KEY MARKET INSIGHTS

- 16 properties settled in Old bar NSW 2430 in August 2026 — 15 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 1% to \$795,000, up from \$787,500 in July.
- Residential accounted for 94% of sales (15 of 16), compared to 6% for vacant lands (1).
- Prices ranged widely — from \$425,000 to \$1,495,000, a spread of \$1,070,000.
- The standout sale was 287 RED GUM RD at \$1,495,000 on 14 Aug — 88% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
287 RED GUM RD	Residential	\$1,495,000	14 Aug
28 SHEAFFE AVE	Residential	\$929,000	10 Aug
25 VIEWMONT WAY	Residential	\$909,000	7 Aug
26 RICHARDSON ST	Residential	\$900,000	21 Aug
6 NEWLAN CT	Residential	\$860,000	28 Aug
25 MISTRAL PL	Residential	\$855,000	24 Aug
12 CORONATION ST	Residential	\$850,000	7 Aug
42 MEDOWIE RD	Residential	\$795,000	14 Aug
7 ROSIER PL	Residential	\$780,000	24 Aug
71 WATERMAN ST	Residential	\$735,000	14 Aug
36 CLERKE ST	Residential	\$700,000	10 Aug