SOLD NSW · PROPERTY MARKET REPORT

Orchard hills NSW 2748

October 2026 · Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
53 -2	$121,000,000 +3084%	$121,000,000 +1629%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$121,000,000	$706,000	$164.02M

POSTCODE 2748 RENTAL MARKET · JUNE 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$895	$895	1

Figures cover the entire 2748 postcode area, not Orchard hills alone. Rental period: June 2026.

COMPARED TO SEPTEMBER 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$121,000,000 +3084%	$121,000,000 +1629%	53 -4%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 53 properties settled in Orchard hills NSW 2748 in October 2026 — 1 residential and 52 non-residential (commercial or land).
- The residential median sale price rose 3084% to $121,000,000, up from $3,800,000 in September 2026.
- Vacant lands accounted for 98% of sales (52 of 53), compared to 2% for residentials (1).
- Prices ranged widely — from $706,000 to $121,000,000, a spread of $120,294,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
190 CADDENS RD	Residential	**$121,000,000**	20 Oct
106 CADDENS RD	Vacant land	**$1,118,000**	16 Oct
98 CADDENS RD	Vacant land	**$1,060,000**	13 Oct
106 CADDENS RD	Vacant land	**$1,055,000**	13 Oct
98 CADDENS RD	Vacant land	**$985,000**	13 Oct
98 CADDENS RD	Vacant land	**$970,000**	13 Oct
88 CADDENS RD	Vacant land	**$968,000**	13 Oct
114 CADDENS RD	Vacant land	**$955,000**	26 Oct
106 CADDENS RD	Vacant land	**$946,000**	13 Oct
114 CADDENS RD	Vacant land	**$912,000**	13 Oct
2 KINGSWOOD RD	Vacant land	**$910,000**	7 Oct
114 CADDENS RD	Vacant land	**$895,000**	13 Oct
2 KINGSWOOD RD	Vacant land	**$893,000**	1 Oct

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