SOLD NSW · PROPERTY MARKET REPORT

Tenambit NSW 2323

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
18 +7	$795,000 +13%	$777,236 +13%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,100,000	$455,000	$13.99M

POSTCODE 2323 RENTAL MARKET · SEPTEMBER 2026

MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$615	$618	82

Figures cover the entire 2323 postcode area, not Tenambit alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$795,000 +13%	$777,236 +13%	18 +64%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 18 properties settled in Tenambit NSW 2323 in August–October 2026.
- The median sale price rose 13% to $795,000, up from $705,000 in May–July 2026.
- All 18 recorded sales were residentials.
- Prices ranged widely — from $455,000 to $1,100,000, a spread of $645,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
27 WAY ST	Residential	**$1,100,000**	20 Aug
8 JODI CL	Residential	**$885,750**	7 Aug
17 HOUSTON AVE	Residential	**$880,000**	20 Aug
40 BAKER DR	Residential	**$875,000**	14 Aug
73 MAIZE ST	Residential	**$840,000**	29 Sep
3 HOUSTON AVE	Residential	**$817,000**	5 Aug
31 EDWARD ST	Residential	**$815,000**	25 Sep
60 ROBERT ST	Residential	**$800,000**	7 Aug
44 FRATER AVE	Residential	**$800,000**	21 Aug
103 MAIZE ST	Residential	**$790,000**	24 Sep
6 CROFTON AVE	Residential	**$770,000**	10 Sep
6 METFORD RD	Residential	**$760,000**	3 Sep
89 MAIZE ST	Residential	**$755,000**	25 Sep
7 COCHRANE ST	Residential	**$740,000**	7 Sep

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.