SOLD NSW · PROPERTY MARKET REPORT

Wamberal NSW 2260

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
23 -21	$1,765,000 +12%	$2,305,455 +20%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$6,900,000	$490,000	$52.37M

POSTCODE 2260 RENTAL MARKET · SEPTEMBER 2026

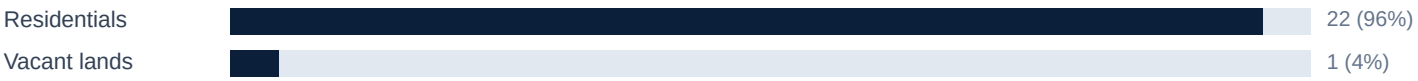
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$850	$887	62

Figures cover the entire 2260 postcode area, not Wamberal alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$1,765,000 +12%	$2,305,455 +20%	23 -48%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 23 properties settled in Wamberal NSW 2260 in August–October 2026 — 22 residential and 1 non-residential (commercial or land).
- The residential median sale price rose 12% to $1,765,000, up from $1,575,000 in May–July 2026.
- Residentials accounted for 96% of sales (22 of 23), compared to 4% for vacant lands (1).
- Prices ranged widely — from $490,000 to $6,900,000, a spread of $6,410,000.
- The standout sale was 31 READS RD at $6,900,000 on 23 Oct — 291% above the period median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
31 READS RD	Residential	**$6,900,000**	23 Oct
5 WILES AVE	Residential	**$6,000,000**	24 Aug
17 CURRAWONG RD	Residential	**$3,700,000**	24 Sep
9 RYSDYK PDE	Residential	**$3,200,000**	2 Oct
40 MCGEE AVE	Residential	**$2,900,000**	10 Aug
167 WILLOUGHBY RD	Residential	**$2,800,000**	21 Sep
17 REMEMBRANCE DR	Residential	**$2,375,000**	21 Oct
87 OLD GOSFORD RD	Residential	**$2,180,000**	25 Sep
56 DOVER RD	Residential	**$1,925,000**	7 Aug
73 WAIRAKEI RD	Residential	**$1,830,000**	30 Sep
2 PINAROO RD	Residential	**$1,800,000**	14 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.