SOLD NSW · PROPERTY MARKET REPORT

Warnervale NSW 2259

August–October 2026 · Trailing 3-month Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES	MEDIAN PRICE	AVERAGE PRICE
25 -62	$875,000 +9%	$790,111 -6%

HIGHEST SALE	LOWEST SALE	TOTAL VALUE
$1,045,000	$185,000	$16.08M

POSTCODE 2259 RENTAL MARKET · SEPTEMBER 2026

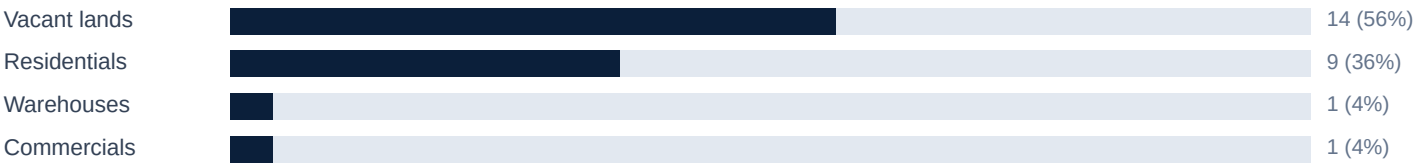
MEDIAN WEEKLY RENT	AVERAGE WEEKLY RENT	OBSERVATIONS
$660	$657	159

Figures cover the entire 2259 postcode area, not Warnervale alone. Rental period: September 2026.

COMPARED TO MAY–JULY 2026

MEDIAN PRICE	AVERAGE PRICE	TOTAL SALES
$875,000 +9%	$790,111 -6%	25 -71%

PROPERTY TYPE BREAKDOWN



KEY MARKET INSIGHTS

- 25 properties settled in Warnervale NSW 2259 in August–October 2026 — 9 residential and 16 non-residential (commercial or land).
- The residential median sale price rose 9% to $875,000, up from $800,000 in May–July 2026.
- Vacant lands accounted for 56% of sales (14 of 25), compared to 36% for residentials (9).
- Prices ranged widely — from $185,000 to $1,045,000, a spread of $860,000.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
3 SUN DEW CL	Residential	**$1,045,000**	19 Oct
2 ALBERT WARNER DR	Residential	**$987,000**	4 Sep
32 A ALDENHAM RD	Residential	**$950,000**	21 Aug
12 FEDERATION BVD	Residential	**$930,000**	1 Oct
7 MISHKA CL	Residential	**$875,000**	20 Aug
56 SONGLARK AVE	Residential	**$715,000**	20 Aug
23 REDSHANK DR	Residential	**$699,000**	18 Aug
103 SONGLARK AVE	Vacant land	**$680,000**	20 Oct
49 RAILWAY RD	Vacant land	**$670,000**	31 Aug
5/4 BURNET RD	Commercial	**$665,000**	12 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.