

West gosford NSW 2250

June 2026 Monthly Summary

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MONTHLY PERFORMANCE SUMMARY

TOTAL SALES 15 -12	MEDIAN PRICE \$726,475 +1%	AVERAGE PRICE \$710,888 -1%
HIGHEST SALE \$32,000,000	LOWEST SALE \$360,000	TOTAL VALUE \$43.76M

POSTCODE 2250 RENTAL MARKET · AUGUST 2026

MEDIAN WEEKLY RENT \$660	AVERAGE WEEKLY RENT \$668	OBSERVATIONS 180
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Figures cover the entire 2250 postcode area, not West gosford alone. Rental period: August 2026.

COMPARED TO MAY 2026

MEDIAN PRICE \$726,475 +1%	AVERAGE PRICE \$710,888 -1%	TOTAL SALES 15 -44%
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PROPERTY TYPE BREAKDOWN

Residentials		8 (53%)
Commercials		4 (27%)
Warehouses		2 (13%)
Factorys		1 (7%)

KEY MARKET INSIGHTS

- 15 properties settled in West gosford NSW 2250 in June 2026 — 8 residential and 7 non-residential (commercial or land).
- The residential median sale price rose 1% to \$726,475, up from \$716,125 in May.
- Residentials accounted for 53% of sales (8 of 15), compared to 27% for commercials (4).
- Prices ranged widely — from \$360,000 to \$32,000,000, a spread of \$31,640,000.
- The standout sale was 1 YALLAMBEE AVE at \$32,000,000 on 17 Jun — 4305% above the monthly median.

SALES RECORDED THIS MONTH

ADDRESS	TYPE	SOLD PRICE	DATE
1 YALLAMBEE AVE	Commercial	\$32,000,000	17 Jun
6 DELL RD	Warehouse	\$2,640,000	30 Jun
6 DIGNITY CRES	Commercial	\$1,530,000	25 Jun
404/54 DONNISON ST W	Residential	\$770,400	5 Jun
303/54 DONNISON ST W	Residential	\$755,000	19 Jun
203/54 DONNISON ST W	Residential	\$754,350	9 Jun
304/54 DONNISON ST W	Residential	\$732,950	2 Jun
5/10 FIELDER ST	Residential	\$720,000	26 Jun
301/54 DONNISON ST W	Residential	\$716,900	30 Jun