Reed & Co.
ESTATE AGENTS

NOOSA PROPERTY MARKET UPDATE

3rd Quarter 2026

PEREGIAN BEACH



reedandco.co



This report has been carefully curated to help you navigate Noosa's property market with confidence and clarity.

If you would like to discuss your position in the current market further, or if I can be of any assistance throughout your property journey, please don't hesitate to contact me.

With compliments,

Donna Taylor

0414 554 214
donna@reedandco.co

Scan the QR code to connect.



Property Market Update — *Contents*

Peregian Beach Market Update *page 4*
The Carol Cruise presented by Reed & Co. *page 6*
Reed & Co. – Statistics that Speak for Themselves *page 7*



Peregian Beach

Peregian Beach has been one of the standout performers in the Noosa region over the past 12 months. The median house price has risen 13% to $1,950,000, and the trend through 2026 has been steadily upward, with the median now sitting close to the $2 million mark for the first time.

Demand has been matched by activity. A total of 87 houses sold over the 12 months to September 2026, up 11.5% on the year before. That combination of more sales and higher prices is a strong sign of genuine buyer depth, rather than a handful of premium results lifting the median.

The one figure moving the other way is time on market. Houses are now taking a median of 56 days to sell, up 24.4% on last year. Buyers are still active, but they are taking their time, doing their homework and comparing options before they commit. With around 38 similar homes currently for sale, they have a little more choice than they did a year ago.

The quarter's top result was 7 Landrail Street, a four-bedroom home that sold for $2,600,000 in September. It was followed by 14 Lake Vista Drive at $2,500,000 and 13 Gweneth Road at $2,250,000. All eight of the quarter's top sales achieved $1.5 million or more, with five selling above $1.9 million.

Peregian Beach's appeal is easy to understand. It offers a relaxed village atmosphere, a much-loved local cafú and dining precinct, a patrolled beach and easy access to national park, all within a short drive of Noosa. It continues to attract families, downsizers and lifestyle buyers alike.

For sellers, the message is clear. Prices are holding close to record levels, but well-presented homes priced in line with the market are the ones selling quickest. Presentation and the right campaign strategy matter more than ever when buyers are taking a considered approach.

Spring and early summer are traditionally among the busiest times of year on the coast. If you are thinking of selling, now is a great time to talk to us about where your home sits in today's market.

Last 12 Months Activity

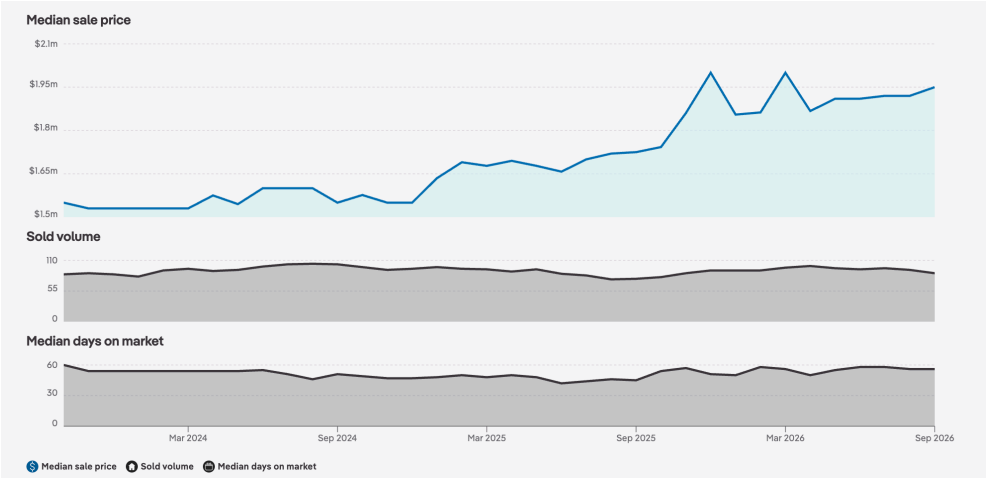
Peregian Beach houses, Realestate.com.au, October 2025 - September 2026

Median Sale Price
$1,950,000
Up 13% from last year

Sold Volume
87 sold
Up 11.5% from last year

Price Growth
Up 13%

Median Days on Market
56 days
Up 24.4% from last year



Top 8 Sales

ADDRESS	BED	BATH	CAR	SOLD	SALE PRICE
7 Landrail Street Peregian Beach	4	2	2	September 2026	*$2,600,000*
14 Lake Vista Drive Peregian Beach	4	-	-	July 2026	*$2,500,000*
13 Gweneth Road Peregian Beach	4	2	2	July 2026	*$2,250,000*
12 Landrail Street Peregian Beach	3	2	1	July 2026	*$1,975,000*
97 Oriole Avenue Peregian Beach	3	1	1	July 2026	*$1,920,000*
1 Pavonia Street Peregian Beach	5	3	4	July 2026	*$1,700,000*
77 Podargus Parade Peregian Beach	4	1	2	August 2026	*$1,578,000*
20 Currawong Crescent Peregian Beach	3	2	2	August 2026	*$1,500,000*



The Carol Cruise presented by Reed & Co.

We invite you to join us for our
annual Carol Cruise.

Saturday, 19th of December from 4:30PM.

Set up with your family and friends
along the riverbank,

OR

Get your boat ready to follow the Noosa Ferry,
Miss Tewantin, along the Noosa River!

Let's celebrate the festive season together,
singing along to carols by the Oriana Choir
and the Sunshine Coast Youth Choir.



$1.5M

Community Fundraising

Together with the generous Noosa community, we have now raised $1,478,831, purchasing 115 pieces of vital paediatric medical equipment for our local Noosa and regional hospitals across Australia.

76

Collaborations

In the pursuit to innovate and grow, we strive to collaborate at every opportunity. In doing so, we can proudly say we have facilitated 76 high performance and community-based events since opening in 2018.

552

Five-Star Reviews

Great service underlies a great sales experience, as well as a great result. This is evident in our 552 five-star reviews across realestate.com.au and RateMyAgent.

1,300

Valued Clients

We deliver a world class, complete end to end service to our clients. We have proven our ability to achieve extraordinary results, helping 1,300 buyers and sellers in the most desired sectors of the Noosa property market.

$1.5B

Total Sales

We are grateful for the opportunity to have facilitated $1,544,845,247 in total sales since opening our doors in 2018, a huge achievement for our small team of high performing agents.

*Total agency statistics since launch in September 2018

Thinking of selling?

Scan the QR code to value your home.



reedandco.co