



Summary Report

Fraser Valley Real Estate Board - For February 2011

Fraser Valley Real Estate Board

2011-02

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	699,300	148.6	0.95	2.20	1.92	2.91	4.57	29.90	
Fraser Valley Real Estate Board	506,100	135.1	-0.15	-0.44	-1.39	-1.03	-2.45	18.51	
Zone: Abbotsford	415,700	130.7	0.08	-0.53	-1.28	-1.36	-5.08	13.75	
Abbotsford East	446,100	129.5	0.31	2.94	1.89	0.08	-3.43	16.98	
Abbotsford West	380,700	131.1	0.08	-2.02	-4.03	-2.67	-6.16	9.98	
Aberdeen	512,500	129.8	0.00	-3.99	-4.98	-0.15	-6.42	12.67	
Bradner	826,600	135.1	-0.37	-5.66	-2.60	-2.88	-3.84	16.97	
Central Abbotsford	345,000	132.0	-0.60	-3.37	-2.00	-2.29	-6.38	13.89	
Matsqui	515,000	130.5	-1.51	-5.57	-2.83	-2.76	-4.67	15.18	
Poplar	386,900	132.8	-0.67	-3.49	-1.99	-2.50	-5.48	14.58	
Sumas Prairie	613,500	139.8	-2.17	-4.70	-0.21	5.03	2.12	25.38	
Zone: Cloverdale	528,000	132.5	-0.23	-1.49	-3.28	-0.53	-1.27	19.91	
Clayton	534,800	123.8	-1.98	-1.75	-3.66	-0.80	-3.28	17.57	
Cloverdale BC	527,200	136.5	0.66	-1.59	-3.19	-0.22	0.59	22.20	
Serpentine	1,060,300	166.7	0.79	18.48	12.94	18.39	13.40	39.85	
Zone: Langley	518,100	129.8	-0.54	-2.84	-5.67	-4.77	-5.87	16.00	
Aldergrove Langley	372,100	121.7	0.58	-6.10	-7.66	-6.74	-8.77	10.04	
Brookswood Langley	461,300	132.5	-1.78	-4.06	-8.05	-5.96	-5.36	18.30	
Campbell Valley	852,500	120.6	-0.41	-2.58	-7.87	-6.94	-11.84	5.33	
County Line Glen Valley	725,400	117.8	-0.84	-5.99	-8.11	-13.83	-14.76	2.70	
Fort Langley	551,000	125.4	0.48	-2.87	-3.69	-7.59	-9.46	9.33	
Langley City	431,300	135.5	-0.59	-1.31	-3.42	-6.03	-3.90	18.86	
Murrayville	561,100	132.0	-1.35	-2.73	-6.98	-5.51	-5.92	18.71	

Fraser Valley Real Estate Board

2011-02

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Otter District	787,700	123.7	0.08	3.51	-3.21	-3.36	-9.84	8.03	
Salmon River	622,400	121.3	0.00	-2.65	-7.12	-5.82	-11.33	5.94	
Walnut Grove	492,200	132.5	-1.05	-2.00	-3.21	-3.64	-3.21	20.67	
Willoughby Heights	556,000	131.6	-0.30	-2.88	-6.47	-2.01	-4.84	17.61	
Zone: Mission	356,200	127.0	-1.24	-3.57	-3.71	-4.44	-10.63	13.19	
Dewdney Deroche	395,200	125.7	-2.41	-6.05	-5.63	-4.77	-11.29	12.13	
Durieu	473,000	131.2	-1.94	-1.65	-1.58	-1.28	-7.28	17.14	
Hatzic	365,500	129.4	-1.15	-1.22	-1.37	-2.78	-8.81	15.43	
Lake Errock	266,500	125.8	-1.33	-6.19	-5.41	-4.26	-11.16	12.32	
Mission BC	345,100	126.9	-1.32	-3.57	-3.86	-4.59	-10.76	13.00	
Mission-West	514,600	121.8	-1.14	-4.99	-4.99	-8.76	-13.74	8.85	
Stave Falls	530,100	121.2	-1.86	-8.73	-8.60	-7.90	-13.86	8.70	
Steelhead	506,900	140.0	1.30	2.34	3.63	3.86	-2.78	23.89	
Zone: N. Delta	490,200	143.0	1.49	-0.63	-1.04	0.07	2.07	23.28	
Annieville	448,100	144.6	3.43	1.40	-0.41	1.33	2.05	21.92	
Nordel	476,600	139.6	-0.50	-3.52	-2.24	-2.04	1.16	24.09	
Scottsdale	463,900	145.2	3.64	0.76	0.41	1.82	2.54	22.53	
Sunshine Hills Woods	586,200	143.8	0.07	-0.21	-1.51	-0.07	3.75	26.25	
Zone: North Surrey	491,600	141.1	-0.28	0.64	0.50	0.93	1.22	22.91	
Bolivar Heights	386,100	136.3	-0.87	-1.30	-2.43	-1.09	-1.80	19.98	
Bridgeview	271,400	136.0	-1.66	-5.36	-4.09	-3.61	-2.16	19.93	
Cedar Hills	408,800	142.8	0.56	2.66	1.78	2.00	1.78	20.91	
Fraser Heights	707,700	145.6	0.00	3.56	4.60	4.60	7.30	30.35	

Fraser Valley Real Estate Board

2011-02

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Guildford	437,900	139.5	-1.13	-0.57	-1.83	-1.76	-2.79	18.22	
Port Kells	720,200	127.8	0.08	-3.84	-6.58	-2.52	-4.41	16.93	
Royal Heights	442,700	132.3	-0.38	-6.83	-5.23	-6.83	-4.20	17.70	
Whalley	378,700	141.5	-0.49	-1.12	-1.67	-0.49	-2.41	19.92	
Zone: South Surrey White Rock	749,500	141.6	0.64	2.91	2.16	0.35	0.35	20.92	
Crescent Bch Ocean Pk.	661,800	143.7	0.07	1.05	3.90	-0.83	0.42	21.37	
Elgin Chantrell	1,103,800	151.1	3.28	10.45	5.96	6.63	7.85	29.26	
Grandview Surrey	1,000,100	133.4	-1.69	-2.91	-3.40	-7.04	-9.44	9.61	
Hazelmere	995,900	154.7	-1.40	10.34	8.33	8.18	5.10	27.64	
King George Corridor	539,900	137.3	-1.01	-1.93	-2.28	-4.45	-6.73	13.28	
Morgan Creek	856,600	134.3	0.00	0.98	0.83	5.66	4.19	23.89	
Pacific Douglas	830,500	144.7	-1.43	1.83	2.12	1.40	-1.70	19.39	
Sunnyside Park Surrey	661,500	145.8	2.53	9.13	5.04	3.48	3.85	24.72	
White Rock	640,000	138.7	0.87	1.61	1.69	-3.55	-2.87	17.54	
Zone: Surrey	513,500	137.2	-0.36	0.37	0.29	0.73	-0.07	20.03	
Bear Creek Green Timbers	467,300	135.8	-0.44	-0.73	-2.09	-2.51	-2.79	17.68	
East Newton	553,000	134.1	-1.18	0.60	0.15	1.90	0.37	18.05	
Fleetwood Tynehead	548,000	133.0	0.30	-0.15	-0.67	-0.52	-1.85	19.07	
Panorama Ridge	541,800	139.2	-0.57	3.26	3.03	3.73	2.58	25.52	
Queen Mary Park Surrey	443,800	142.0	0.85	0.92	1.28	1.43	1.65	20.65	
Sullivan Station	536,600	140.5	-1.68	0.14	0.79	-2.23	-4.68	14.13	
West Newton	462,800	141.5	0.07	-0.70	0.71	2.31	2.31	23.80	

Fraser Valley Real Estate Board

2011-02

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	389,800	141.5	0.64	0.86	-0.07	0.78	0.00	24.34	
Fraser Valley Real Estate Board	297,600	132.1	0.15	-0.68	-2.08	-1.56	-5.58	16.70	
Zone: Abbotsford	242,500	131.3	-0.08	-1.72	-4.51	-2.88	-8.76	13.39	
Abbotsford East	266,800	139.8	-0.07	1.67	-2.31	-1.13	-5.80	18.37	
Abbotsford West	216,300	128.7	1.26	-4.95	-6.87	-5.99	-11.18	6.89	
Central Abbotsford	229,500	120.4	-1.79	-3.68	-5.27	-2.75	-11.92	10.87	
Poplar	279,000	133.3	-0.67	-0.97	-3.82	1.45	-7.49	21.18	
Zone: Cloverdale	331,300	134.6	-0.15	0.00	-1.32	-1.25	-3.24	18.28	
Clayton	326,500	132.7	-0.08	-1.04	-3.14	-3.00	-4.60	16.61	
Cloverdale BC	336,000	136.5	-0.07	1.11	0.52	0.37	-1.87	19.95	
Zone: Langley	286,700	130.9	-0.91	-0.83	-2.17	-2.17	-5.01	17.08	
Aldergrove Langley	218,200	129.1	-1.07	0.16	-4.72	0.31	-10.41	17.36	
Langley City	243,300	136.1	-1.59	3.50	-4.36	-0.29	-2.99	16.13	
Murrayville	293,700	133.7	-2.27	-0.82	-7.92	-2.98	-4.70	14.08	
Walnut Grove	323,500	130.6	-1.66	-0.91	1.48	-1.28	-3.97	18.19	
Willoughby Heights	294,700	129.3	0.54	-2.56	-2.78	-3.94	-4.93	17.33	
Zone: Mission	240,200	131.0	-1.28	2.83	-2.02	2.66	-9.09	19.09	
Mission BC	240,200	131.0	-1.28	2.83	-2.02	2.66	-9.09	19.09	
Zone: N. Delta	292,700	142.1	-0.14	4.56	3.12	5.73	-0.35	23.78	
Annieville	273,000	142.7	-1.31	1.78	2.74	5.16	0.07	24.30	
Nordel	367,600	145.4	1.39	11.50	5.13	9.90	1.96	26.66	
Scottsdale	307,900	138.0	-1.43	0.58	1.85	3.45	-3.23	20.21	

Fraser Valley Real Estate Board

2011-02

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Sunshine Hills Woods	295,800	140.1	-0.43	-0.28	1.67	3.01	-1.75	22.04	
Zone: North Surrey	247,500	137.4	0.37	-0.36	-1.08	-2.76	-8.16	19.06	
Guildford	237,800	135.4	0.82	-1.17	-2.03	-4.98	-10.27	17.53	
Royal Heights	350,500	133.7	-0.22	0.22	2.30	1.44	-6.24	16.46	
Whalley	265,700	143.2	-0.28	1.99	1.49	3.47	-1.98	23.55	
Zone: South Surrey White Rock	416,100	126.6	1.12	-1.02	0.08	-2.54	-4.02	16.57	
Crescent Bch Ocean Pk.	374,100	134.1	1.06	2.84	6.09	1.98	0.52	20.70	
Elgin Chantrell	567,800	133.8	-0.67	0.75	2.84	1.75	0.30	20.43	
Grandview Surrey	404,900	116.9	2.36	-5.95	-5.80	-6.93	-9.31	13.17	
King George Corridor	379,400	131.8	-0.23	2.25	3.37	0.46	-1.20	18.63	
Morgan Creek	414,000	119.0	2.59	-4.11	-3.80	-6.37	-7.68	15.20	
Sunnyside Park Surrey	487,500	136.4	1.11	1.19	4.28	1.64	2.25	22.77	
White Rock	396,500	135.2	-1.02	4.48	5.21	2.19	1.35	21.69	
Zone: Surrey	301,100	132.5	0.68	-0.97	-2.86	-0.53	-4.61	16.43	
Bear Creek Green Timbers	297,400	138.7	-0.43	0.29	0.00	0.22	-5.07	19.67	
East Newton	231,800	128.3	2.15	-2.51	-7.10	-1.69	-7.76	13.54	
Fleetwood Tynehead	330,800	132.1	0.99	-1.93	-4.21	-0.15	-2.00	16.49	
Panorama Ridge	353,400	128.1	0.87	-0.16	-2.36	-2.21	-6.29	13.56	
Queen Mary Park Surrey	264,800	138.5	-0.50	0.14	-0.93	-1.42	-5.20	19.50	
Sullivan Station	324,800	129.6	1.09	0.47	-1.89	-1.89	-5.19	14.89	
West Newton	311,800	137.7	-1.01	0.00	1.62	2.38	-3.44	19.95	

Fraser Valley Real Estate Board

2011-02

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	550,500	144.7	0.98	1.54	1.05	1.26	1.76	25.94	
Fraser Valley Real Estate Board	439,500	135.9	-0.07	-0.59	-1.16	-0.95	-3.21	18.28	
Zone: Abbotsford	386,300	132.5	-0.38	-0.90	-0.82	-0.97	-5.15	14.32	
Abbotsford East	404,500	130.8	-1.21	-1.88	0.69	-0.53	-4.46	17.31	
Abbotsford West	365,400	132.9	0.38	0.15	-2.71	-1.70	-5.48	10.57	
Aberdeen	527,200	134.6	1.82	7.51	1.28	7.34	-3.65	17.35	
Bradner	804,500	138.4	-1.07	-3.15	-0.14	-1.84	-2.74	20.24	
Central Abbotsford	334,400	133.5	-0.52	-1.98	-0.30	-1.26	-5.92	15.28	
Matsqui	403,000	124.6	-2.88	-6.74	-3.93	-5.32	-8.98	11.75	
Poplar	368,700	134.6	-0.66	-1.61	0.07	-1.46	-5.14	16.23	
Sumas Prairie	613,500	139.8	-2.17	-4.70	-0.21	5.03	2.12	25.38	
Zone: Cloverdale	479,600	136.6	-0.29	-2.01	-0.65	0.89	-0.36	20.67	
Clayton	697,200	129.1	-0.15	-4.23	-3.87	-4.16	-5.56	14.25	
Cloverdale BC	435,300	136.4	-0.29	-2.43	-0.80	0.81	-0.22	20.71	
Serpentine	1,060,300	166.7	0.79	18.48	12.94	18.39	13.40	39.85	
Zone: Langley	476,000	131.2	-0.15	-3.53	-5.00	-5.00	-5.88	15.49	
Aldergrove Langley	373,900	124.5	0.32	-5.25	-6.11	-4.01	-6.81	13.80	
Brookswood Langley	422,700	130.6	-1.36	-5.84	-9.62	-7.70	-6.38	15.58	
Campbell Valley	824,100	123.5	-0.64	0.24	-5.44	-2.14	-11.60	7.67	
County Line Glen Valley	741,500	134.1	0.07	-5.16	-2.54	-6.09	-5.76	16.51	
Fort Langley	540,300	136.3	-0.37	-4.82	-1.30	-3.47	-4.22	18.42	
Langley City	425,100	138.0	0.00	-1.00	-2.27	-5.67	-2.13	19.58	
Murrayville	563,000	132.3	0.15	-2.93	-7.74	-5.84	-5.16	17.08	

Fraser Valley Real Estate Board

2011-02

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Otter District	782,000	127.3	0.63	6.08	-1.32	1.60	-8.88	10.99	
Salmon River	617,700	123.5	-0.40	-0.88	-5.29	-1.12	-11.60	7.67	
Walnut Grove	459,700	131.5	0.08	-8.23	-4.85	-6.87	-7.59	14.25	
Willoughby Heights	410,100	139.1	-0.14	-0.64	-2.04	-4.92	-1.35	20.54	
Zone: Mission	348,100	131.6	-0.90	-0.98	-1.28	-1.57	-8.61	16.46	
Dewdney Deroche	331,600	130.0	-2.33	-3.77	-3.42	-2.33	-9.72	15.04	
Durieu	430,200	135.1	-1.53	0.97	0.75	0.90	-6.18	19.56	
Hatzic	352,800	131.8	-0.60	-0.83	-1.42	-1.79	-8.47	16.64	
Lake Errock	245,500	133.6	-1.26	-0.07	0.60	0.30	-7.22	18.23	
Mission BC	341,200	131.6	-0.98	-0.98	-1.20	-1.57	-8.61	16.46	
Mission-West	508,400	126.6	-0.78	-3.06	-4.16	-5.59	-12.08	12.04	
Stave Falls	528,500	125.8	-1.02	-4.41	-4.91	-5.41	-12.64	11.33	
Steelhead	506,900	140.0	1.30	2.34	3.63	3.86	-2.78	23.89	
Zone: N. Delta	466,300	142.2	2.01	0.92	-0.28	0.35	0.71	22.06	
Annieville	444,900	144.9	4.32	3.06	0.21	2.11	1.54	21.36	
Nordel	451,500	135.6	-1.53	-2.87	-1.31	-3.49	-1.95	21.61	
Scottsdale	455,700	145.3	4.68	1.82	1.18	2.54	1.82	21.69	
Sunshine Hills Woods	555,900	142.6	-0.49	1.49	-1.99	-0.14	1.78	26.19	
Zone: North Surrey	404,500	140.3	-0.07	-0.36	-0.21	0.72	-0.71	21.58	
Bolivar Heights	385,900	136.3	-0.73	-1.09	-1.80	0.29	-1.52	21.05	
Bridgeview	261,300	135.2	-1.31	-7.02	-4.11	-3.91	-2.24	21.26	
Cedar Hills	406,100	145.0	1.12	3.79	3.65	3.94	3.35	22.78	
Fraser Heights	544,300	141.6	-0.42	0.43	0.85	2.98	2.31	25.75	

Fraser Valley Real Estate Board

2011-02

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Guildford	432,800	141.3	-0.49	-1.74	-1.33	-0.49	-3.35	19.75	
Port Kells	690,200	134.9	1.43	0.45	-1.96	-1.53	-2.53	19.80	
Royal Heights	404,900	133.0	-0.45	-6.34	-4.25	-5.87	-3.83	19.28	
Whalley	381,700	143.2	-0.35	-0.76	-0.49	0.70	-2.05	21.36	
Zone: South Surrey White Rock	611,400	141.4	0.07	3.59	1.87	-1.46	-1.33	20.34	
Crescent Bch Ocean Pk.	551,300	140.7	0.57	4.61	2.93	-2.16	-0.71	20.57	
Elgin Chantrell	846,700	144.5	0.14	7.76	4.79	0.42	1.98	23.82	
Grandview Surrey	903,700	135.3	-0.44	-4.92	-7.58	-7.27	-7.96	13.51	
Hazelmere	1,112,400	167.4	0.18	18.56	14.81	15.77	13.88	40.44	
King George Corridor	506,000	145.7	-0.07	2.32	1.32	2.46	-0.88	22.23	
Morgan Creek	1,164,600	147.7	-0.87	0.82	-0.74	4.09	0.48	23.91	
Pacific Douglas	869,000	148.7	-1.06	3.12	1.43	3.55	1.16	24.75	
Sunnyside Park Surrey	541,800	136.3	0.29	2.25	0.37	-5.08	-3.81	16.80	
White Rock	562,100	138.2	0.00	4.07	2.22	-3.76	-2.47	18.42	
Zone: Surrey	460,200	137.9	-0.07	-0.51	-1.01	0.88	-0.14	21.07	
Bear Creek Green Timbers	432,800	134.8	-0.66	-1.82	-3.65	-1.53	-2.46	17.94	
East Newton	442,700	135.4	-1.67	-3.49	-3.63	-0.22	-0.15	16.93	
Fleetwood Tynehead	491,200	132.9	0.76	0.76	-0.52	0.61	-1.48	23.97	
Panorama Ridge	465,100	142.1	-0.56	-1.18	-2.20	0.71	1.43	25.75	
Queen Mary Park Surrey	443,500	141.8	1.21	1.94	1.72	1.65	1.07	20.07	
Sullivan Station	539,700	137.7	-0.65	-5.43	-3.84	-4.24	-6.33	15.52	
West Newton	477,500	141.9	-0.07	0.42	0.78	4.03	2.31	25.69	

Fraser Valley Real Estate Board

2011-02

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	517,500	146.1	0.62	1.04	0.48	0.34	0.48	26.27	
Fraser Valley Real Estate Board	404,500	135.4	0.00	-0.51	-1.60	-2.10	-5.05	17.84	
Zone: Abbotsford	323,200	132.1	0.15	-0.60	-1.56	-3.22	-8.26	13.68	
Abbotsford East	407,100	132.3	0.30	2.80	0.84	-0.08	-3.78	17.60	
Abbotsford West	291,600	131.9	-0.08	-2.37	-3.79	-5.45	-9.53	11.21	
Aberdeen	512,500	129.8	0.00	-3.99	-4.98	-0.15	-6.42	12.67	
Bradner	826,600	135.1	-0.37	-5.66	-2.60	-2.88	-3.84	16.97	
Central Abbotsford	238,500	131.4	0.38	-1.20	-0.68	-4.09	-11.46	12.31	
Matsqui	515,000	130.5	-1.51	-5.57	-2.83	-2.76	-4.67	15.18	
Poplar	289,200	136.4	-0.80	-1.94	-2.99	-3.26	-8.58	15.99	
Sumas Prairie	613,500	139.8	-2.17	-4.70	-0.21	5.03	2.12	25.38	
Zone: Cloverdale	452,600	134.7	-0.22	-0.81	-2.53	-1.03	-2.04	20.27	
Clayton	462,700	130.2	-1.21	-1.21	-3.27	-2.11	-3.05	19.45	
Cloverdale BC	450,900	137.5	0.36	-0.58	-2.14	-0.22	-0.58	21.90	
Serpentine	985,800	155.0	4.52	10.16	5.01	10.09	5.44	30.03	
Zone: Langley	407,100	132.4	-0.53	-1.34	-3.43	-3.15	-5.29	17.27	
Aldergrove Langley	317,000	124.9	0.00	-4.14	-6.72	-5.16	-10.14	11.92	
Brookswood Langley	461,300	132.5	-1.78	-4.06	-8.05	-5.96	-5.36	18.30	
Campbell Valley	852,500	120.6	-0.41	-2.58	-7.87	-6.94	-11.84	5.33	
County Line Glen Valley	725,400	117.8	-0.84	-5.99	-8.11	-13.83	-14.76	2.70	
Fort Langley	551,000	125.4	0.48	-2.87	-3.69	-7.59	-9.46	9.33	
Langley City	283,900	138.5	-0.86	0.58	-0.65	-1.70	-3.42	19.50	
Murrayville	433,000	137.1	-0.29	1.71	-3.45	-2.07	-3.99	20.05	

Fraser Valley Real Estate Board

2011-02

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Otter District	636,800	133.1	-0.89	3.66	-1.55	-3.13	-7.63	14.25	
Salmon River	622,400	121.3	0.00	-2.65	-7.12	-5.82	-11.33	5.94	
Walnut Grove	405,900	131.7	-0.75	-1.86	-1.94	-3.16	-4.29	18.86	
Willoughby Heights	439,100	131.9	0.30	-1.86	-4.14	-2.22	-4.49	18.08	
Zone: Mission	340,600	128.4	-1.23	-2.73	-3.39	-3.82	-10.34	14.03	
Dewdney Deroche	395,200	125.7	-2.41	-6.05	-5.63	-4.77	-11.29	12.13	
Durieu	473,000	131.2	-1.94	-1.65	-1.58	-1.28	-7.28	17.14	
Hatzic	365,500	129.3	-1.22	-1.30	-1.45	-2.85	-8.88	15.34	
Lake Errock	266,500	125.8	-1.33	-6.19	-5.41	-4.26	-11.16	12.32	
Mission BC	328,600	128.7	-1.23	-2.43	-3.31	-3.74	-10.31	14.20	
Mission-West	514,600	121.8	-1.14	-4.99	-4.99	-8.76	-13.74	8.85	
Stave Falls	530,100	121.2	-1.86	-8.73	-8.60	-7.90	-13.86	8.70	
Steelhead	506,900	140.0	1.30	2.34	3.63	3.86	-2.78	23.89	
Zone: N. Delta	461,400	143.0	1.20	-0.07	-1.04	-0.07	1.20	23.17	
Annieville	391,200	145.1	2.40	1.11	-0.41	0.55	0.35	22.55	
Nordel	478,800	140.5	-0.21	-1.68	-1.26	-0.92	1.74	24.89	
Scottsdale	440,600	143.5	2.57	0.84	-1.10	0.28	0.70	21.30	
Sunshine Hills Woods	561,400	143.4	0.00	-0.21	-1.31	0.21	3.24	25.79	
Zone: North Surrey	345,700	142.5	-0.21	-0.28	-1.32	-3.32	-6.37	20.66	
Bolivar Heights	384,100	136.5	-0.87	-1.30	-2.50	-0.94	-1.66	20.16	
Bridgeview	271,400	136.0	-1.66	-5.36	-4.09	-3.61	-2.16	19.93	
Cedar Hills	387,000	142.5	0.35	1.57	0.64	0.49	0.35	20.56	
Fraser Heights	707,700	145.6	0.00	3.56	4.60	4.60	7.30	30.35	

Fraser Valley Real Estate Board

2011-02

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Guildford	260,200	143.6	-0.83	0.07	-1.78	-3.49	-7.65	21.49	
Port Kells	720,200	127.8	0.08	-3.84	-6.58	-2.52	-4.41	16.93	
Royal Heights	427,300	132.3	-0.38	-6.50	-4.89	-6.17	-4.55	17.29	
Whalley	230,400	142.9	0.42	-2.12	-3.58	-8.28	-13.50	16.08	
Zone: South Surrey White Rock	542,800	135.2	0.67	0.67	0.22	-1.46	-3.43	18.08	
Crescent Bch Ocean Pk.	637,000	142.9	0.21	1.28	4.15	-0.49	0.42	21.31	
Elgin Chantrell	1,023,100	149.3	2.89	9.46	5.89	6.57	7.33	28.60	
Grandview Surrey	917,700	125.3	0.00	-4.28	-4.42	-7.46	-14.06	3.64	
Hazelmere	891,000	138.4	-0.50	-1.28	-3.08	-3.22	-5.98	14.19	
King George Corridor	397,200	133.6	-0.52	-1.11	-2.55	-3.05	-5.92	14.48	
Morgan Creek	666,900	127.4	1.11	-1.24	-1.09	0.24	-1.16	19.74	
Pacific Douglas	824,800	143.7	-1.24	1.13	1.41	0.70	-2.38	18.56	
Sunnyside Park Surrey	496,300	137.3	1.70	3.31	0.44	-0.65	-1.58	19.08	
White Rock	396,600	132.8	0.68	-0.52	0.38	-3.49	-6.94	16.70	
Zone: Surrey	422,900	136.7	-0.15	-0.29	-1.09	-0.58	-2.64	19.08	
Bear Creek Green Timbers	457,400	136.1	-0.44	-0.58	-1.87	-2.23	-2.86	17.84	
East Newton	436,300	133.9	-0.30	-0.67	-2.41	-0.52	-3.32	17.25	
Fleetwood Tynehead	457,300	133.3	0.53	-0.82	-2.20	-0.52	-2.34	18.17	
Panorama Ridge	509,700	137.0	-0.22	2.62	2.01	2.62	0.81	23.20	
Queen Mary Park Surrey	347,700	143.4	0.00	0.56	0.21	-0.35	-1.98	21.73	
Sullivan Station	418,300	135.5	-0.51	0.30	-0.29	-1.74	-4.24	15.42	
West Newton	362,800	140.8	-0.35	-0.98	-0.28	-0.49	-2.63	21.80	

Fraser Valley Real Estate Board

2011-02

Apartment

Apartment	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	330,800	145.1	0.21	-0.27	-1.02	-2.88	-4.29	22.34	
Fraser Valley Real Estate Board	198,000	140.1	0.07	-0.43	-1.75	-5.34	-11.16	17.53	
Zone: Abbotsford	160,100	135.7	0.37	0.15	0.15	-6.86	-14.22	13.65	
Abbotsford East	193,100	152.1	-1.04	5.41	3.12	1.40	-5.47	25.39	
Abbotsford West	155,500	135.4	-0.95	-0.81	-1.02	-8.20	-14.03	16.22	
Central Abbotsford	162,800	134.8	1.58	0.90	1.66	-5.87	-14.79	11.13	
Poplar	165,700	142.9	-0.90	-0.14	-3.58	-5.18	-11.19	17.81	
Zone: Cloverdale	217,300	150.2	-1.12	0.47	-2.15	-3.47	-8.02	24.96	
Clayton	244,000	150.5	-1.31	0.27	-2.15	-3.34	-7.84	25.21	
Cloverdale BC	208,100	149.9	-0.99	0.67	-2.09	-3.60	-8.21	24.71	
Zone: Langley	216,000	141.7	0.28	2.02	1.43	0.07	-4.13	20.70	
Aldergrove Langley	192,900	139.8	-1.55	-0.57	-4.12	-6.68	-13.11	15.25	
Langley City	213,200	141.1	-0.91	0.71	1.95	0.36	-3.29	20.91	
Murrayville	259,200	152.2	4.03	14.61	9.10	7.03	2.56	28.98	
Otter District	132,400	145.0	-2.42	4.09	0.28	-3.46	-9.88	19.54	
Walnut Grove	240,900	132.4	4.01	-4.06	-7.74	-6.30	-10.78	12.20	
Willoughby Heights	203,600	150.9	3.71	11.12	7.25	6.12	1.68	27.88	
Zone: Mission	180,000	153.1	-1.16	6.62	2.82	1.32	-4.85	26.22	
Mission BC	180,000	153.1	-1.16	6.62	2.82	1.32	-4.85	26.22	
Zone: N. Delta	173,600	148.6	-0.34	-0.67	-2.56	-4.93	-8.50	23.94	
Annieville	146,600	149.6	-0.66	-1.32	-2.92	-4.41	-7.88	24.77	
Scottsdale	255,200	146.7	0.20	0.48	-1.87	-6.02	-9.67	22.35	

Fraser Valley Real Estate Board

2011-02

Apartment

Apartment	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Zone: North Surrey	182,600	146.2	-0.20	-1.42	-3.69	-8.40	-13.95	18.28	
Cedar Hills	129,600	143.3	-0.49	-3.57	-5.72	-9.53	-11.76	19.52	
Guildford	199,800	150.8	-1.50	1.34	-1.50	-2.96	-7.65	25.46	
Whalley	172,900	143.2	0.77	-3.24	-5.10	-12.09	-18.12	13.65	
Zone: South Surrey White Rock	251,600	127.9	0.79	-2.59	-4.05	-5.12	-10.56	13.39	
King George Corridor	256,600	128.0	0.63	-2.22	-7.25	-6.02	-10.30	10.82	
Sunnyside Park Surrey	234,100	125.7	0.96	-3.68	-8.52	-7.57	-11.91	8.83	
White Rock	253,800	128.4	0.71	-2.51	-1.08	-4.11	-10.34	15.36	
Zone: Surrey	194,300	147.4	-0.47	-1.54	-3.22	-5.99	-9.29	22.83	
East Newton	186,300	145.5	-0.48	-3.13	-4.84	-7.79	-10.41	21.35	
Fleetwood Tynehead	221,800	146.9	-1.21	-0.07	-2.72	-5.23	-10.04	22.21	
Queen Mary Park Surrey	185,600	152.0	-0.65	0.46	-0.78	-2.06	-6.40	26.77	
West Newton	196,200	144.0	-0.21	-3.10	-4.82	-8.75	-11.33	20.10	

Fraser Valley Real Estate Board

2011-02

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	823,600	151.3	1.00	2.72	2.51	3.99	6.55	32.84	
Fraser Valley Real Estate Board	580,600	134.5	-0.15	-0.22	-1.47	-0.96	-1.39	18.92	
Zone: Abbotsford	477,400	127.4	0.87	0.16	-2.15	-2.00	-4.57	13.14	
Abbotsford East	497,600	128.0	2.32	9.78	3.39	0.79	-1.99	16.68	
Abbotsford West	425,600	125.6	-0.79	-8.45	-8.12	-5.49	-8.32	8.18	
Aberdeen	506,400	126.7	-1.17	-10.65	-9.24	-6.01	-7.52	9.13	
Bradner	867,800	129.9	0.85	-9.60	-6.48	-4.27	-5.18	11.89	
Central Abbotsford	396,100	126.0	-0.79	-8.76	-8.43	-6.18	-8.03	8.53	
Matsqui	706,100	139.0	0.51	-3.67	-1.00	1.76	1.46	19.72	
Poplar	428,700	127.1	-0.63	-9.02	-8.30	-6.06	-7.23	9.47	
Zone: Cloverdale	551,600	131.5	-0.08	-1.35	-3.87	-0.75	-1.05	20.42	
Clayton	511,900	123.4	-2.14	-1.59	-3.74	-0.56	-2.53	18.54	
Cloverdale BC	575,200	136.6	1.11	-1.16	-4.01	-0.58	1.04	23.06	
Zone: Langley	553,400	128.6	-0.92	-2.35	-6.34	-4.67	-5.93	16.38	
Aldergrove Langley	368,000	114.2	1.42	-8.27	-11.95	-14.01	-13.94	0.00	
Brookwood Langley	540,100	136.2	-2.51	-0.44	-4.95	-2.71	-3.27	23.82	
Campbell Valley	894,500	117.3	-0.09	-5.86	-10.80	-12.40	-11.61	2.71	
County Line Glen Valley	752,800	107.6	-0.28	-5.70	-11.29	-17.80	-18.91	-5.78	
Fort Langley	585,200	117.1	1.12	-0.85	-5.11	-10.54	-11.76	2.54	
Langley City	451,000	129.4	-2.19	-2.27	-6.23	-6.84	-8.10	17.64	
Murrayville	559,800	131.8	-2.15	-2.59	-6.66	-5.32	-6.39	19.82	
Otter District	793,500	117.4	-0.68	-0.84	-6.60	-11.53	-11.53	2.80	
Salmon River	626,900	118.1	0.77	-5.22	-9.92	-12.45	-11.00	3.42	

Fraser Valley Real Estate Board

2011-02

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Walnut Grove	506,600	133.0	-1.41	0.83	-2.42	-2.28	-1.19	23.72	
Willoughby Heights	581,300	130.4	-0.38	-3.26	-7.19	-1.73	-5.44	17.27	
Zone: Mission	378,400	115.3	-2.04	-10.27	-10.27	-11.98	-15.53	5.01	
Dewdney Deroche	535,400	115.2	-1.87	-11.86	-11.04	-11.04	-15.60	4.92	
Durieu	540,100	119.8	-2.20	-9.38	-8.62	-7.70	-12.23	9.11	
Hatzic	397,000	125.0	-2.27	-1.65	-1.26	-4.51	-8.42	13.84	
Lake Errock	325,900	119.3	-1.40	-11.24	-10.44	-8.02	-12.60	8.65	
Mission BC	355,600	113.7	-2.07	-11.17	-11.38	-13.27	-16.70	3.55	
Mission-West	518,900	112.5	-2.09	-9.20	-8.31	-15.09	-17.58	2.46	
Stave Falls	533,500	116.9	-2.58	-12.70	-12.04	-10.15	-14.36	6.47	
Zone: N. Delta	547,600	144.4	0.56	-3.15	-2.37	-0.55	5.25	25.89	
Annieville	465,900	143.8	0.84	-3.49	-2.31	-0.76	4.81	25.37	
Nordel	521,000	144.1	0.56	-4.32	-3.74	-0.83	5.03	25.63	
Scottsdale	498,600	144.9	0.49	-2.49	-1.83	-0.48	5.61	26.33	
Sunshine Hills Woods	613,100	144.9	0.56	-1.76	-1.09	0.00	5.61	26.33	
Zone: North Surrey	601,000	141.9	-0.56	1.65	1.21	1.07	3.43	24.58	
Bolivar Heights	386,800	136.3	-1.37	-1.80	-4.62	-5.54	-2.99	15.41	
Bridgeview	297,600	138.1	-2.47	-1.22	-3.96	-2.75	-1.71	16.93	
Cedar Hills	422,700	136.0	-1.31	-1.09	-3.82	-4.23	-3.20	15.16	
Fraser Heights	726,000	146.0	0.07	3.84	4.96	4.73	7.83	30.82	
Guildford	444,400	137.9	-1.78	0.51	-2.27	-2.89	-1.85	16.77	
Port Kells	773,200	119.4	-1.65	-8.85	-12.08	-2.53	-5.69	14.70	
Royal Heights	533,500	130.2	-0.38	-8.37	-7.99	-9.65	-5.10	13.51	

Fraser Valley Real Estate Board

2011-02

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Whalley	372,600	137.0	-1.08	-2.00	-4.99	-3.66	-2.49	16.00	
Zone: South Surrey White Rock	844,700	141.8	1.00	2.60	2.38	1.43	1.58	21.51	
Crescent Bch Ocean Pk.	764,300	145.8	-0.27	-1.09	4.59	0.07	0.90	21.50	
Elgin Chantrell	1,174,600	152.7	4.02	11.05	6.19	8.22	9.38	30.51	
Grandview Surrey	1,096,600	133.0	-1.92	-2.42	-2.42	-6.99	-9.83	7.26	
Hazelmere	866,400	141.2	-3.35	1.44	1.15	0.14	-4.27	13.87	
King George Corridor	590,800	129.7	-1.89	-5.95	-5.74	-10.55	-12.07	4.60	
Morgan Creek	841,000	133.3	0.00	0.91	0.91	5.63	4.06	23.43	
Pacific Douglas	797,600	142.6	-1.59	1.21	2.74	0.42	-3.32	15.00	
Sunnyside Park Surrey	739,300	151.6	3.84	13.30	7.90	8.91	8.60	29.57	
White Rock	758,300	139.5	2.12	-1.69	0.94	-3.19	-3.46	16.25	
Zone: Surrey	555,000	136.7	-0.51	0.89	1.11	0.59	0.07	19.28	
Bear Creek Green Timbers	503,600	136.6	-0.29	0.22	-0.73	-3.60	-3.26	17.15	
East Newton	606,000	133.6	-0.96	2.30	1.83	2.85	0.68	18.65	
Fleetwood Tynehead	577,200	133.1	0.15	-0.52	-0.75	-1.11	-1.92	16.75	
Panorama Ridge	585,400	138.0	-0.50	5.42	5.75	5.59	3.68	25.80	
Queen Mary Park Surrey	443,900	142.4	-0.35	-2.06	-0.14	0.64	3.41	22.65	
Sullivan Station	534,300	140.8	-1.74	0.72	1.22	-2.02	-4.54	13.55	
West Newton	444,400	141.1	0.21	-1.81	0.57	0.64	2.47	21.53	