



Summary Report

Fraser Valley Real Estate Board - For 2012

Fraser Valley Real Estate Board

2012-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	776,500	165.0	0.79	3.13	2.36	5.63	29.92	24.25	
Fraser Valley Real Estate Board	545,000	145.5	0.69	2.32	2.11	4.08	16.59	9.65	
Zone: Abbotsford	418,900	131.7	0.00	2.89	0.92	0.61	6.21	1.15	
Abbotsford East	439,600	127.6	-0.23	2.57	-0.55	-0.08	4.85	0.24	
Abbotsford West	390,300	134.4	-0.37	1.97	1.74	2.99	7.01	1.13	
Aberdeen	533,000	135.0	1.50	6.89	4.49	3.85	10.66	2.90	
Bradner	827,800	135.3	0.37	1.27	-1.17	-0.51	9.47	2.89	
Central Abbotsford	350,800	134.2	0.37	3.55	1.36	-3.03	5.67	2.13	
Matsqui	541,100	137.1	-0.87	4.26	3.79	5.71	11.37	7.28	
Poplar	391,500	134.4	0.52	2.52	1.28	-2.96	6.50	2.60	
Sumas Prairie	601,200	137.0	-0.65	3.71	0.88	-1.08	10.04	7.62	
Zone: Cloverdale	560,300	140.6	1.01	2.78	1.59	1.96	14.87	9.76	
Clayton	572,300	132.5	0.61	1.92	4.41	2.16	11.44	8.96	
Cloverdale BC	555,800	143.9	1.20	3.01	0.00	1.62	16.33	11.03	
Serpentine	1,143,600	179.8	-1.37	4.41	6.77	9.90	43.15	25.21	
Zone: Langley	542,000	135.8	-0.22	1.49	-0.51	2.11	9.52	3.82	
Aldergrove Langley	388,900	127.2	1.68	2.66	-0.62	4.43	3.41	-0.55	
Brookswood Langley	500,600	143.8	-0.62	-1.24	-3.03	-0.55	14.22	7.39	
Campbell Valley	943,700	133.5	2.61	7.75	5.95	9.52	10.88	2.93	
County Line Glen Valley	822,700	133.6	0.45	2.38	2.61	10.14	10.14	3.09	
Fort Langley	579,600	131.9	0.23	1.77	-2.30	2.25	8.47	1.70	
Langley City	454,200	142.7	-3.39	-1.65	-2.26	3.78	10.96	6.81	
Murrayville	610,000	143.5	-0.21	-1.71	-2.38	2.14	14.43	7.57	

Fraser Valley Real Estate Board

2012-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Otter District	828,500	130.1	2.85	8.06	5.52	4.92	7.70	0.00	
Salmon River	677,300	132.0	2.56	7.40	5.94	9.45	9.63	1.85	
Walnut Grove	510,400	137.4	0.07	1.33	1.10	1.25	14.21	7.43	
Willoughby Heights	552,600	130.8	-0.91	2.67	-1.80	-1.73	3.97	-0.83	
Zone: Mission	360,700	128.6	0.47	3.54	1.58	-0.92	2.06	-4.10	
Dewdney Deroche	413,800	131.6	2.49	7.43	3.38	3.54	4.61	-1.72	
Durieu	453,200	125.7	0.72	2.53	-3.97	-5.91	-0.32	-5.98	
Hatzic	377,300	133.6	0.60	4.29	1.91	0.07	6.03	-0.15	
Lake Errock	278,000	131.2	1.63	5.04	1.08	-0.83	4.54	-1.87	
Mission BC	349,700	128.6	0.39	3.54	1.90	-0.62	1.98	-4.10	
Mission-West	520,500	123.2	0.90	3.27	2.07	-2.99	-2.07	-7.78	
Stave Falls	520,500	119.0	0.93	3.03	-3.02	-6.23	-4.95	-10.46	
Steelhead	477,600	131.9	-1.35	0.69	0.23	-2.22	3.86	-2.58	
Zone: N. Delta	523,500	152.7	1.06	2.76	1.19	3.11	19.02	12.11	
Annieville	472,600	152.5	1.46	2.56	1.19	3.11	17.22	10.67	
Nordel	523,300	153.3	0.33	3.30	0.26	4.43	22.25	13.72	
Scottsdale	483,400	151.3	1.54	2.79	2.23	1.61	16.21	9.88	
Sunshine Hills Woods	627,300	153.9	1.12	2.33	1.38	2.94	20.14	14.59	
Zone: North Surrey	527,900	151.5	0.93	1.68	2.64	3.84	20.24	11.40	
Bolivar Heights	419,200	148.0	0.89	-0.40	1.02	2.56	15.00	10.04	
Bridgeview	313,700	157.2	-0.57	1.35	4.24	7.01	26.27	16.53	
Cedar Hills	448,300	156.6	0.19	1.42	4.33	5.38	25.38	14.39	
Fraser Heights	717,400	147.6	1.44	0.82	0.89	1.51	18.36	10.64	

Fraser Valley Real Estate Board

2012-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Guildford	493,800	157.3	0.70	3.90	5.08	6.57	24.64	12.76	
Port Kells	693,100	123.0	0.99	0.49	-5.09	-10.22	-2.38	-4.50	
Royal Heights	496,900	148.5	0.07	2.98	3.20	6.76	18.99	10.16	
Whalley	423,900	158.4	1.28	5.04	5.46	7.32	24.92	12.18	
Zone: South Surrey White Rock	881,800	166.6	0.54	1.03	3.41	8.68	35.12	23.41	
Crescent Bch Ocean Pk.	776,500	168.6	1.14	3.25	-0.12	6.78	37.30	24.52	
Elgin Chantrell	1,360,200	186.2	1.31	-1.74	6.58	9.47	52.37	38.13	
Grandview Surrey	1,194,300	159.3	1.34	1.40	9.64	14.36	22.92	11.71	
Hazelmere	1,055,800	164.0	0.86	3.73	-3.13	3.14	28.13	14.85	
King George Corridor	633,900	161.2	0.31	2.03	8.19	13.20	25.64	12.89	
Morgan Creek	1,001,400	157.0	-0.44	-0.88	3.29	13.77	32.49	26.51	
Pacific Douglas	953,300	166.1	0.06	0.91	4.66	8.07	29.87	16.32	
Sunnyside Park Surrey	784,000	172.8	0.00	-0.80	3.41	6.14	41.29	28.48	
White Rock	732,300	158.7	0.44	3.46	-1.55	4.20	29.34	17.64	
Zone: Surrey	555,500	148.4	1.16	2.77	3.20	5.10	18.06	11.50	
Bear Creek Green Timbers	509,600	148.1	0.47	2.35	2.70	6.01	14.90	10.03	
East Newton	599,600	145.4	2.11	4.08	3.12	6.75	17.45	11.25	
Fleetwood Tynehead	602,800	146.3	2.09	4.95	5.86	6.01	18.94	12.63	
Panorama Ridge	566,700	145.6	0.07	0.62	0.07	2.39	15.10	12.52	
Queen Mary Park Surrey	478,800	153.2	0.66	1.79	3.44	4.93	22.46	11.99	
Sullivan Station	589,300	154.3	-0.58	-0.19	2.59	4.05	18.24	8.66	
West Newton	490,900	150.1	1.76	3.37	3.23	3.66	18.19	10.21	

Fraser Valley Real Estate Board

2012-04

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	402,500	146.1	1.04	2.53	0.76	1.32	14.05	10.43	
Fraser Valley Real Estate Board	305,900	135.8	0.82	2.03	0.67	0.67	7.86	2.26	
Zone: Abbotsford	241,000	130.5	0.54	3.57	-1.29	-3.76	3.57	-2.17	
Abbotsford East	264,100	138.4	0.07	5.17	-1.84	-5.85	6.30	0.44	
Abbotsford West	222,600	132.5	0.76	3.03	-1.63	-2.57	10.23	-0.23	
Central Abbotsford	220,300	115.6	0.52	1.67	0.43	-1.37	-7.15	-9.62	
Poplar	287,200	137.2	2.16	8.29	3.24	2.77	1.18	0.29	
Zone: Cloverdale	325,900	132.4	0.53	1.69	-0.30	-2.14	4.09	0.30	
Clayton	320,300	130.2	0.39	1.32	-0.76	-2.47	2.36	-1.36	
Cloverdale BC	331,400	134.6	0.52	1.89	0.15	-1.75	5.82	1.97	
Zone: Langley	297,900	136.0	0.37	1.42	1.87	1.42	7.77	3.11	
Aldergrove Langley	215,700	127.6	0.39	6.87	-0.62	0.00	-5.90	-6.73	
Langley City	243,600	136.3	-0.29	-2.29	-2.64	-4.88	7.58	-1.87	
Murrayville	302,300	137.6	-0.65	-0.51	-1.78	-2.96	8.60	-0.94	
Walnut Grove	339,600	137.1	1.11	4.42	3.39	2.31	11.37	8.12	
Willoughby Heights	310,200	136.1	-0.07	-0.80	3.26	4.05	7.93	4.13	
Zone: Mission	240,400	131.1	0.08	6.07	0.92	-0.15	-3.32	-4.17	
Mission BC	240,400	131.1	0.08	6.07	0.92	-0.15	-3.32	-4.17	
Zone: N. Delta	299,100	145.2	0.83	7.40	3.27	3.05	10.76	8.68	
Annieville	269,000	140.6	1.08	0.36	-1.47	-1.88	7.25	5.24	
Nordel	374,200	148.0	0.82	15.09	5.49	5.26	12.89	10.78	
Scottsdale	320,900	143.8	1.05	4.13	3.90	3.08	9.69	7.63	

Fraser Valley Real Estate Board

2012-04

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Sunshine Hills Woods	305,300	144.6	0.63	1.90	2.05	2.70	10.30	8.23	
Zone: North Surrey	262,600	145.8	-0.14	-0.14	1.74	1.96	11.13	3.55	
Guildford	254,100	144.7	-1.03	-2.16	1.76	1.69	10.12	2.26	
Royal Heights	352,800	134.6	0.98	-0.66	-1.10	1.13	2.67	0.75	
Whalley	276,800	149.2	2.12	5.52	1.84	2.68	14.07	6.95	
Zone: South Surrey White Rock	454,300	138.2	3.29	1.54	-1.64	5.58	19.97	9.68	
Crescent Bch Ocean Pk.	414,200	148.5	4.36	2.48	0.61	5.39	27.69	16.29	
Elgin Chantrell	622,500	146.7	4.79	-0.20	-1.28	2.80	26.14	14.88	
Grandview Surrey	434,300	125.4	1.62	-0.95	-7.93	5.82	10.78	2.45	
King George Corridor	414,300	143.9	4.35	1.12	0.21	4.28	23.73	12.69	
Morgan Creek	458,600	131.8	1.54	4.19	-0.83	9.29	16.43	7.68	
Sunnyside Park Surrey	534,700	149.6	4.98	2.26	0.54	4.54	28.63	17.15	
White Rock	435,500	148.5	4.95	3.34	3.48	4.95	27.69	16.29	
Zone: Surrey	307,900	135.5	0.67	2.11	1.80	0.74	6.69	2.03	
Bear Creek Green Timbers	316,500	147.6	2.64	6.11	4.68	4.90	12.84	5.81	
East Newton	236,500	130.9	-0.68	2.59	2.27	-0.15	1.00	-3.47	
Fleetwood Tynehead	333,600	133.2	0.76	-0.82	-0.60	-0.97	7.07	1.83	
Panorama Ridge	360,800	130.8	0.54	4.14	2.59	-0.15	6.34	1.79	
Queen Mary Park Surrey	284,500	148.8	2.41	5.31	4.86	5.83	13.76	6.67	
Sullivan Station	325,300	129.8	0.39	3.18	2.45	-1.14	5.53	1.01	
West Newton	323,800	143.0	0.78	3.17	2.58	3.47	9.08	7.04	

Fraser Valley Real Estate Board

2012-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	615,600	161.8	1.25	3.65	3.32	6.17	27.70	21.29	
Fraser Valley Real Estate Board	474,100	146.6	0.69	2.95	2.37	4.42	15.98	9.24	
Zone: Abbotsford	392,800	134.7	0.15	2.75	0.82	0.97	6.74	2.59	
Abbotsford East	405,400	131.1	-0.15	3.88	-1.87	0.31	5.30	2.99	
Abbotsford West	375,000	136.4	-0.51	1.11	1.94	3.88	7.49	1.56	
Aberdeen	568,700	145.2	4.69	8.76	9.83	11.61	18.72	9.17	
Bradner	805,700	138.6	2.21	1.09	0.07	-1.21	11.15	4.13	
Central Abbotsford	338,600	135.2	0.60	2.97	1.43	-4.05	5.46	2.50	
Matsqui	422,700	130.7	0.15	4.64	4.06	5.15	4.98	2.67	
Poplar	370,000	135.1	0.67	1.35	0.52	-4.59	5.38	2.43	
Sumas Prairie	601,200	137.0	-0.65	3.71	0.88	-1.08	10.04	7.62	
Zone: Cloverdale	523,800	149.2	1.91	4.63	4.19	0.74	18.60	13.55	
Clayton	748,500	138.6	0.36	2.36	2.74	-0.79	10.17	5.88	
Cloverdale BC	474,500	148.7	2.27	4.72	3.91	0.20	18.20	13.60	
Serpentine	1,143,600	179.8	-1.37	4.41	6.77	9.90	43.15	25.21	
Zone: Langley	505,400	139.3	0.14	1.98	2.13	4.11	10.38	4.82	
Aldergrove Langley	384,500	128.0	2.56	2.65	1.03	4.40	2.65	-0.70	
Brookswood Langley	463,500	143.2	-1.10	-1.04	-1.24	-1.85	13.29	6.39	
Campbell Valley	908,900	136.2	5.58	12.84	14.74	13.03	11.37	2.41	
County Line Glen Valley	808,400	146.2	2.24	1.11	7.18	9.19	17.24	9.84	
Fort Langley	544,300	137.3	1.70	3.08	0.29	-0.87	10.10	3.16	
Langley City	444,800	144.4	-4.31	-1.23	-1.10	4.34	10.99	7.84	
Murrayville	604,300	142.0	0.21	-0.63	-1.53	-1.39	12.34	5.50	

Fraser Valley Real Estate Board

2012-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Otter District	831,200	135.3	4.64	11.63	11.73	8.85	10.63	1.73	
Salmon River	686,200	137.2	5.05	11.45	14.62	15.00	12.18	3.16	
Walnut Grove	485,500	138.9	2.74	3.27	4.36	3.35	11.39	4.36	
Willoughby Heights	425,500	144.3	-3.74	-1.03	-1.43	3.52	10.91	7.77	
Zone: Mission	349,700	132.2	0.30	3.36	2.32	0.92	4.09	-2.36	
Dewdney Deroche	345,100	135.3	2.27	7.30	2.81	5.87	6.54	-0.07	
Durieu	407,900	128.1	0.39	2.40	-4.33	-4.83	0.87	-5.39	
Hatzic	362,200	135.3	0.45	4.16	3.68	3.52	6.54	-0.07	
Lake Errock	246,800	134.3	1.44	4.35	-0.52	0.07	5.75	-0.81	
Mission BC	343,300	132.4	0.23	3.28	2.48	0.99	4.25	-2.22	
Mission-West	511,600	127.4	0.63	3.41	4.86	-0.86	0.31	-5.91	
Stave Falls	508,800	121.1	1.00	3.77	-1.06	-3.04	-4.65	-10.56	
Steelhead	477,600	131.9	-1.35	0.69	0.23	-2.22	3.86	-2.58	
Zone: N. Delta	505,000	154.0	1.05	2.05	1.52	3.29	19.57	12.90	
Annieville	473,400	154.2	1.58	2.25	1.51	3.56	17.71	11.58	
Nordel	515,100	154.7	-0.26	2.72	0.32	4.60	24.56	15.10	
Scottsdale	475,800	151.7	1.54	2.22	2.09	1.68	15.80	9.77	
Sunshine Hills Woods	612,800	157.2	1.35	0.51	2.61	3.90	22.05	18.64	
Zone: North Surrey	442,000	153.3	1.12	1.66	2.68	5.07	20.52	11.49	
Bolivar Heights	414,200	146.3	1.18	-1.61	-0.07	2.16	12.89	9.10	
Bridgeview	296,300	153.3	-0.90	1.39	2.89	5.72	23.43	14.06	
Cedar Hills	441,700	157.7	0.45	1.22	4.02	5.84	26.36	15.11	
Fraser Heights	586,600	152.6	0.79	-2.86	-0.72	2.55	17.75	13.80	

Fraser Valley Real Estate Board

2012-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Guildford	476,600	155.6	1.97	5.85	3.94	7.24	22.23	9.19	
Port Kells	656,400	128.3	0.71	-2.43	-8.55	-8.88	-1.00	-4.33	
Royal Heights	456,000	149.8	-0.33	2.96	3.03	6.17	20.61	11.46	
Whalley	424,000	159.1	1.99	6.00	5.36	7.72	24.98	11.65	
Zone: South Surrey White Rock	736,400	170.3	0.18	4.86	3.34	11.16	37.89	24.67	
Crescent Bch Ocean Pk.	680,200	173.6	0.06	5.85	3.03	11.14	41.60	30.13	
Elgin Chantrell	1,085,800	185.3	-1.12	5.46	4.57	12.64	51.14	38.91	
Grandview Surrey	1,147,500	171.8	1.84	4.31	12.43	24.67	36.78	19.64	
Hazelmere	1,140,400	171.6	1.78	7.86	-5.82	2.33	36.62	19.50	
King George Corridor	596,200	171.7	0.70	3.68	7.65	16.64	36.70	19.57	
Morgan Creek	1,350,700	171.3	1.12	3.94	5.87	14.81	36.39	19.29	
Pacific Douglas	988,200	169.1	1.02	2.73	2.48	11.32	34.63	17.76	
Sunnyside Park Surrey	650,400	163.6	-0.37	4.60	0.93	7.84	33.44	22.64	
White Rock	671,900	165.2	0.00	5.36	0.49	7.20	34.75	23.84	
Zone: Surrey	498,600	149.4	1.29	2.61	2.47	4.55	18.38	11.16	
Bear Creek Green Timbers	481,900	150.1	1.01	4.45	3.30	6.76	15.82	11.52	
East Newton	493,400	150.9	2.65	6.42	4.43	4.94	22.58	12.11	
Fleetwood Tynehead	517,100	139.9	1.23	1.52	0.36	2.27	12.55	9.13	
Panorama Ridge	523,700	160.0	1.33	0.13	2.83	5.33	24.22	20.75	
Queen Mary Park Surrey	476,400	152.3	0.13	0.53	2.84	4.67	22.04	11.17	
Sullivan Station	667,900	170.4	0.77	3.02	0.95	20.85	35.67	18.66	
West Newton	494,000	146.8	1.73	2.44	1.73	2.09	14.78	7.86	

Fraser Valley Real Estate Board

2012-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	555,400	156.8	0.71	2.62	2.08	3.43	20.99	16.15	
Fraser Valley Real Estate Board	427,800	143.2	0.70	2.36	1.92	2.73	11.70	5.45	
Zone: Abbotsford	329,500	134.7	0.67	3.62	2.67	0.52	5.23	-0.66	
Abbotsford East	400,900	130.3	-0.23	3.09	-0.99	-1.88	5.25	0.31	
Abbotsford West	301,100	136.2	0.74	4.21	2.71	1.87	6.24	-1.02	
Aberdeen	533,000	135.0	1.50	6.89	4.49	3.85	10.66	2.90	
Bradner	827,800	135.3	0.37	1.27	-1.17	-0.51	9.47	2.89	
Central Abbotsford	249,600	137.5	1.33	3.00	7.00	1.55	3.70	-1.15	
Matsqui	541,100	137.1	-0.87	4.26	3.79	5.71	11.37	7.28	
Poplar	287,100	135.4	0.30	2.58	0.67	-1.53	1.65	-3.01	
Sumas Prairie	601,200	137.0	-0.65	3.71	0.88	-1.08	10.04	7.62	
Zone: Cloverdale	468,400	139.4	0.72	2.05	1.23	0.80	10.46	6.74	
Clayton	474,700	133.6	0.38	1.44	2.06	-0.15	6.45	5.28	
Cloverdale BC	468,300	142.8	0.92	2.37	0.63	1.13	12.97	8.59	
Serpentine	1,143,600	179.8	-1.37	4.41	6.77	15.18	43.15	25.21	
Zone: Langley	418,200	136.0	0.07	1.27	0.07	1.04	7.09	1.95	
Aldergrove Langley	322,300	127.0	1.11	3.42	-0.78	2.34	-0.78	-4.22	
Brookswood Langley	500,600	143.8	-0.62	-1.24	-3.03	-0.55	14.22	7.39	
Campbell Valley	943,700	133.5	2.61	7.66	5.87	9.52	10.88	2.93	
County Line Glen Valley	822,700	133.6	0.45	2.61	2.61	10.14	10.14	3.09	
Fort Langley	579,600	131.9	0.23	1.77	-2.30	2.25	8.47	1.70	
Langley City	286,000	139.5	-0.85	-1.20	-1.41	-0.64	5.84	0.29	
Murrayville	447,900	141.8	-0.14	-0.35	-1.73	0.28	9.84	3.73	

Fraser Valley Real Estate Board

2012-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Otter District	616,300	128.8	1.10	4.21	-0.08	-2.28	1.02	-5.36	
Salmon River	677,300	132.0	2.56	7.40	5.94	9.45	9.63	1.85	
Walnut Grove	419,100	136.0	0.74	3.03	1.95	1.42	10.21	5.67	
Willoughby Heights	445,100	133.7	-0.45	1.13	0.53	0.75	5.61	1.21	
Zone: Mission	343,000	129.3	0.39	3.52	1.25	-1.00	1.49	-4.29	
Dewdney Deroche	413,800	131.6	2.49	7.43	3.38	3.54	4.61	-1.72	
Durieu	453,200	125.7	0.72	2.53	-3.97	-5.91	-0.32	-5.98	
Hatzic	377,400	133.5	0.60	4.30	1.91	0.07	5.95	-0.22	
Lake Errock	278,000	131.2	1.63	5.04	1.08	-0.83	4.54	-1.87	
Mission BC	330,700	129.5	0.23	3.52	1.41	-0.77	1.41	-4.36	
Mission-West	520,500	123.2	0.90	3.27	2.07	-2.99	-2.07	-7.78	
Stave Falls	520,500	119.0	0.93	3.03	-3.02	-6.23	-4.95	-10.46	
Steelhead	477,600	131.9	-1.35	0.69	0.23	-2.22	3.86	-2.58	
Zone: N. Delta	490,800	152.1	0.93	3.26	1.26	3.26	17.45	11.10	
Annieville	410,000	152.1	1.00	2.29	0.73	2.56	14.88	9.11	
Nordel	519,000	152.3	0.40	5.18	1.06	4.46	21.26	12.98	
Scottsdale	464,500	151.3	1.48	3.07	1.95	3.00	15.23	9.48	
Sunshine Hills Woods	599,000	153.0	1.12	2.34	1.53	3.03	19.16	14.01	
Zone: North Surrey	367,300	151.4	0.66	1.34	2.99	2.64	11.00	4.92	
Bolivar Heights	421,000	149.6	0.88	-0.33	1.84	3.39	16.24	11.14	
Bridgeview	313,700	157.2	-0.57	1.29	4.24	7.01	26.27	16.53	
Cedar Hills	423,100	155.8	0.19	1.56	4.14	5.06	22.97	12.82	
Fraser Heights	717,400	147.6	1.44	0.82	0.89	1.51	18.36	10.64	

Fraser Valley Real Estate Board

2012-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Guildford	276,000	152.3	-0.46	-0.20	3.46	2.01	9.73	4.60	
Port Kells	693,100	123.0	0.99	0.49	-5.09	-10.22	-2.38	-4.50	
Royal Heights	476,700	147.6	0.20	2.79	3.07	6.57	17.52	9.66	
Whalley	245,900	152.5	1.26	3.39	3.74	2.83	4.31	-1.04	
Zone: South Surrey White Rock	617,800	153.9	1.12	2.19	1.52	6.65	26.15	15.11	
Crescent Bch Ocean Pk.	743,100	166.7	1.40	3.09	-0.18	6.59	36.42	23.76	
Elgin Chantrell	1,249,300	182.3	1.67	-1.41	6.05	8.97	50.41	36.25	
Grandview Surrey	1,038,600	141.8	1.36	0.14	0.78	10.18	14.08	0.07	
Hazelmere	1,055,800	164.0	0.86	3.73	-3.13	3.14	28.13	14.85	
King George Corridor	457,800	154.0	1.38	4.48	4.05	8.76	25.31	13.15	
Morgan Creek	764,300	146.0	0.41	1.11	1.67	11.88	25.75	18.31	
Pacific Douglas	953,300	166.1	0.06	0.91	4.66	8.07	29.87	16.32	
Sunnyside Park Surrey	574,700	159.0	1.15	2.19	2.91	7.07	31.40	19.37	
White Rock	418,100	140.0	0.79	3.32	-2.85	-0.36	12.72	3.40	
Zone: Surrey	448,000	144.8	0.84	2.48	2.62	3.35	12.68	7.26	
Bear Creek Green Timbers	497,700	148.1	0.68	2.70	2.85	5.94	14.81	9.79	
East Newton	462,700	142.0	1.14	3.35	2.68	4.34	10.51	5.58	
Fleetwood Tynehead	484,400	141.2	1.51	2.54	3.22	2.99	13.41	7.54	
Panorama Ridge	532,400	143.1	0.14	1.20	0.70	2.29	13.75	10.76	
Queen Mary Park Surrey	369,600	152.4	0.53	2.76	2.76	3.60	15.28	8.09	
Sullivan Station	440,500	142.7	-0.35	0.78	2.07	1.28	12.98	6.10	
West Newton	380,600	147.7	1.03	3.07	2.71	3.29	11.22	6.49	

Fraser Valley Real Estate Board

2012-04

Apartment

Apartment	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	343,500	150.7	0.40	1.96	2.24	1.07	12.88	8.26	
Fraser Valley Real Estate Board	203,800	144.2	0.63	2.93	2.85	0.77	2.93	-2.76	
Zone: Abbotsford	170,600	144.6	2.12	5.16	9.55	3.88	4.78	-3.21	
Abbotsford East	181,600	143.0	-1.31	0.00	-0.56	-3.12	0.85	-5.17	
Abbotsford West	162,800	141.8	2.90	9.33	7.67	2.83	4.34	-5.09	
Central Abbotsford	178,100	147.4	2.01	3.37	12.26	5.21	5.89	-1.21	
Poplar	157,500	135.8	-1.16	-0.22	-1.38	-1.52	-4.23	-9.95	
Zone: Cloverdale	223,400	154.4	-0.45	-0.52	4.04	0.59	4.25	2.32	
Clayton	246,300	151.9	-0.46	-0.46	1.74	-1.30	2.57	0.66	
Cloverdale BC	217,200	156.4	-0.51	-0.64	5.96	2.09	5.60	3.64	
Zone: Langley	208,200	136.6	0.59	0.44	-0.80	-2.36	0.44	-4.41	
Aldergrove Langley	169,000	122.5	-1.21	-0.41	-2.47	-9.06	-13.61	-18.77	
Langley City	209,300	138.5	0.44	-0.86	-0.79	-2.05	2.44	-2.74	
Murrayville	243,200	142.8	0.56	3.40	0.42	-0.14	4.54	0.85	
Otter District	115,500	126.5	-1.40	-1.09	-7.80	-10.92	-10.79	-16.11	
Walnut Grove	215,200	118.3	3.23	6.10	-2.55	-4.29	-13.40	-16.45	
Willoughby Heights	191,900	142.2	0.14	2.60	1.64	-0.35	4.10	0.42	
Zone: Mission	166,800	141.9	-1.05	-0.28	-3.34	-3.73	0.07	-5.90	
Mission BC	166,800	141.9	-1.05	-0.28	-3.34	-3.73	0.07	-5.90	
Zone: N. Delta	175,700	150.4	-1.76	1.76	-0.99	-1.44	2.52	-1.31	
Annieville	149,900	153.0	-2.17	1.73	-0.46	-0.78	4.29	0.39	
Scottsdale	251,400	144.5	-0.62	1.76	-2.63	-3.22	-1.50	-5.18	

Fraser Valley Real Estate Board

2012-04

Apartment

Apartment	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Zone: North Surrey	190,500	152.5	0.39	1.19	3.53	0.86	0.53	-2.62	
Cedar Hills	132,600	146.6	-0.88	1.73	0.00	-0.34	-0.07	-3.81	
Guildford	205,300	155.0	-0.64	-0.70	3.75	0.13	4.66	2.72	
Whalley	182,300	151.0	1.14	2.51	3.50	1.41	-2.52	-6.04	
Zone: South Surrey White Rock	262,800	133.6	0.60	7.14	-0.96	0.53	7.48	-1.55	
King George Corridor	292,900	146.1	0.90	11.19	2.74	7.11	19.56	8.30	
Sunnyside Park Surrey	273,300	146.7	0.82	12.24	5.92	12.24	20.05	8.75	
White Rock	244,300	123.6	0.41	3.43	-5.00	-6.15	-1.59	-9.25	
Zone: Surrey	199,000	151.0	-0.92	1.68	1.07	0.47	2.86	-0.85	
East Newton	192,700	150.5	-0.79	2.10	2.52	2.31	2.59	-1.25	
Fleetwood Tynehead	220,300	145.9	-0.41	-0.75	0.83	-2.60	-1.49	-3.31	
Queen Mary Park Surrey	191,900	157.1	-1.01	2.68	0.71	0.26	7.09	3.08	
West Newton	200,000	146.8	-1.01	1.38	0.89	0.62	0.07	-3.67	

Fraser Valley Real Estate Board

2012-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	910,200	167.2	0.54	2.77	1.70	5.29	31.45	26.38	
Fraser Valley Real Estate Board	623,800	144.5	0.56	1.69	1.76	3.66	17.29	10.31	
Zone: Abbotsford	474,100	126.5	-0.24	3.27	1.28	0.08	5.68	-1.02	
Abbotsford East	480,100	123.5	-0.24	0.90	1.23	-0.48	4.40	-2.99	
Abbotsford West	433,100	127.8	0.00	5.88	1.11	0.00	5.10	-0.54	
Aberdeen	516,400	129.2	-0.31	5.90	1.41	-0.62	6.25	0.54	
Bradner	871,800	130.5	-2.25	2.11	-2.68	1.40	7.32	1.56	
Central Abbotsford	410,000	130.4	-0.23	5.93	0.93	1.56	7.24	1.48	
Matsqui	746,200	146.9	-2.33	2.73	3.38	6.60	20.81	14.32	
Poplar	445,600	132.1	0.00	6.10	3.77	1.93	8.63	2.80	
Zone: Cloverdale	579,700	138.2	0.73	2.22	0.80	2.22	14.03	9.16	
Clayton	547,600	132.0	0.53	1.77	4.51	2.25	11.49	9.82	
Cloverdale BC	598,300	142.1	0.78	2.38	-1.46	2.16	15.91	10.33	
Zone: Langley	572,800	133.1	-0.52	1.14	-2.49	0.53	8.92	3.10	
Aldergrove Langley	403,500	125.2	-0.71	2.71	-4.57	4.68	6.19	0.16	
Brookwood Langley	575,300	145.1	0.35	-1.56	-5.84	1.97	16.17	9.34	
Campbell Valley	995,100	130.5	-0.61	2.51	-2.68	5.50	10.69	4.40	
County Line Glen Valley	859,800	122.9	-0.89	2.85	-2.07	8.57	4.24	-1.68	
Fort Langley	643,200	128.7	-0.46	1.18	-3.88	4.98	9.16	2.96	
Langley City	482,000	138.3	-0.65	-2.54	-5.14	2.07	10.73	4.22	
Murrayville	613,800	144.5	-0.48	-2.36	-2.89	4.26	15.69	8.89	
Otter District	826,600	122.3	-0.24	2.51	-3.32	-0.97	3.73	-2.16	
Salmon River	666,700	125.6	-0.71	2.45	-4.34	2.53	6.53	0.48	

Fraser Valley Real Estate Board

2012-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Walnut Grove	521,100	136.8	-0.94	0.59	-0.22	0.37	15.54	8.92	
Willoughby Heights	573,700	128.7	-0.39	3.37	-1.83	-2.65	2.80	-2.13	
Zone: Mission	393,500	119.9	1.10	4.26	-0.25	-5.37	-2.84	-7.91	
Dewdney Deroche	564,700	121.5	2.97	5.65	2.19	-3.11	-1.54	-6.68	
Durieu	542,800	120.4	1.86	2.99	-2.51	-8.02	-2.43	-7.53	
Hatzic	415,800	130.9	0.69	4.47	-0.83	-5.42	6.08	0.54	
Lake Errock	348,500	127.6	1.51	5.11	2.16	-2.45	3.40	-2.00	
Mission BC	369,600	118.2	1.11	4.60	0.25	-5.29	-4.21	-9.22	
Mission-West	534,100	115.8	0.96	2.57	-2.85	-6.69	-6.16	-11.06	
Stave Falls	534,400	117.1	0.86	2.45	-4.80	-9.15	-5.11	-10.06	
Zone: N. Delta	569,600	150.2	1.14	4.02	0.54	2.53	17.90	10.52	
Annieville	473,700	146.2	1.18	3.69	-0.14	1.11	14.76	7.58	
Nordel	546,000	151.0	1.07	3.99	-0.07	3.78	18.52	11.11	
Scottsdale	516,100	150.0	1.56	4.46	2.53	1.49	17.74	10.38	
Sunshine Hills Woods	639,700	151.2	0.93	3.92	0.47	2.30	18.68	11.26	
Zone: North Surrey	634,400	149.8	0.74	1.70	2.67	2.74	20.32	11.62	
Bolivar Heights	432,700	152.5	-0.07	2.76	3.95	3.39	21.90	11.89	
Bridgeview	359,900	167.0	-0.12	0.78	7.12	10.01	33.49	22.52	
Cedar Hills	476,500	153.3	-0.78	2.13	5.65	4.00	22.54	12.47	
Fraser Heights	731,500	147.1	1.59	1.24	1.03	1.38	18.53	10.35	
Guildford	511,500	158.7	-0.25	2.52	6.08	6.01	26.86	16.43	
Port Kells	771,200	119.1	1.53	5.12	2.76	-10.05	0.59	-0.92	
Royal Heights	598,200	146.0	1.11	3.25	3.84	9.53	14.60	7.43	

Fraser Valley Real Estate Board

2012-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Whalley	425,300	156.4	-0.76	2.16	5.46	6.03	25.02	14.75	
Zone: South Surrey White Rock	980,500	164.6	0.80	-0.96	3.46	7.30	33.60	22.93	
Crescent Bch Ocean Pk.	865,000	165.0	1.91	1.41	-2.42	3.71	34.15	20.26	
Elgin Chantrell	1,434,600	186.5	2.02	-3.47	7.18	8.75	52.87	37.94	
Grandview Surrey	1,282,900	155.6	1.04	0.39	8.58	11.38	18.51	9.89	
Hazelmere	964,600	157.2	-0.38	-0.13	-1.19	3.83	19.73	11.02	
King George Corridor	692,300	152.0	-0.20	0.26	8.26	9.75	15.77	7.34	
Morgan Creek	982,900	155.8	-0.57	-1.27	3.04	13.64	32.03	26.46	
Pacific Douglas	922,900	165.0	-0.24	0.24	5.70	6.80	25.67	16.53	
Sunnyside Park Surrey	868,000	178.0	0.28	-3.05	4.89	5.08	45.90	31.66	
White Rock	815,900	150.1	1.01	0.87	-4.21	0.27	22.03	9.40	
Zone: Surrey	600,100	147.8	1.09	2.92	3.72	5.50	17.96	11.80	
Bear Creek Green Timbers	539,000	146.2	0.00	0.34	2.02	5.18	14.13	8.70	
East Newton	649,500	143.2	1.85	3.10	2.58	7.43	15.39	11.09	
Fleetwood Tynehead	650,400	150.0	2.60	6.91	9.09	8.15	22.55	14.68	
Panorama Ridge	596,000	140.5	-0.35	0.79	-0.92	1.52	12.31	10.11	
Queen Mary Park Surrey	484,400	155.4	1.90	5.07	4.93	5.43	23.24	14.10	
Sullivan Station	579,100	152.6	-0.78	-0.59	2.69	2.48	16.22	7.77	
West Newton	483,100	153.4	1.79	4.28	4.64	5.36	21.65	12.63	