

Summary Report

For April 2018

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2018-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,095,800	288.4	0.42	1.87	1.62	9.70	58.64	83.23	100.00
Fraser Valley Real Estate Board	900,400	280.9	0.86	2.82	3.92	14.56	74.47	91.22	97.82
Area: N. Delta	901,100	274.8	0.07	2.00	2.54	11.89	59.67	79.49	94.07
Annieville	855,700	278.7	0.83	3.22	4.19	13.94	61.10	82.87	94.62
Nordel	882,300	265.0	-1.05	0.65	0.19	9.10	59.73	74.23	91.47
Scottsdale	882,600	281.4	1.66	3.57	4.77	15.42	62.10	85.99	96.51
Sunshine Hills Woods	1,077,800	276.5	-1.46	0.22	0.95	8.47	56.39	73.03	96.94
Municipality: City of Surrey combined	985,500	292.1	0.69	1.85	1.81	12.95	70.72	88.33	107.60
Area: North Surrey	845,400	293.2	1.70	3.46	4.53	19.19	73.39	87.71	106.33
Bolivar Heights	805,500	284.5	1.97	4.10	4.90	19.49	71.90	84.38	102.64
Bridgeview	503,100	260.3	-1.40	-0.46	1.60	12.78	64.96	71.82	88.08
Cedar Hills	848,400	302.9	0.56	1.95	1.85	16.99	73.68	93.30	115.28
Fraser Heights	1,092,900	284.3	2.49	3.08	4.29	19.15	75.49	91.71	102.49
Guildford	921,600	300.9	3.40	4.84	6.85	22.57	76.17	87.24	105.67
Port Kells	1,355,300	264.9	2.16	6.69	10.84	19.59	76.13	93.78	88.68
Royal Heights	768,300	252.4	-2.25	-0.43	0.36	9.69	54.75	69.28	82.37
Whalley	872,600	327.4	3.41	5.48	7.24	23.83	83.83	100.74	123.79
Area: Surrey	941,700	282.2	0.14	1.58	1.26	13.47	69.80	83.84	103.17
Bear Creek Green Timbers	932,000	290.3	-1.89	1.54	1.33	14.16	75.09	91.74	108.55
East Newton	882,800	270.0	1.85	0.22	-1.17	12.03	66.36	77.87	96.94
Fleetwood Tynehead	976,500	264.2	-0.04	2.28	2.68	13.93	67.64	81.58	93.98
Panorama Ridge	907,300	277.2	-1.70	-0.07	1.46	9.57	54.60	69.85	97.44
Queen Mary Park Surrey	918,000	293.5	0.62	2.16	2.44	16.15	71.54	92.84	108.60
Sullivan Station	1,296,500	330.8	2.16	3.25	-0.63	8.85	72.11	89.24	123.97
West Newton	955,100	283.8	0.53	1.94	0.82	13.02	73.37	78.60	104.17
Area: Cloverdale	1,028,700	293.0	-0.54	2.06	1.17	11.75	71.04	99.46	112.01
Clayton	1,659,500	307.3	-1.00	4.59	2.06	14.88	78.97	129.50	122.84
Cloverdale BC	917,100	287.4	-0.24	2.57	2.20	13.15	70.46	95.91	108.41
Serpentine	3,239,900	509.4	3.12	2.62	-0.27	9.67	119.19	188.94	244.89

Fraser Valley Real Estate Board

2018-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: South Surrey White Rock	1,285,400	297.3	0.24	-1.16	-0.34	4.54	64.71	87.93	105.74
Crescent Bch Ocean Pk.	1,078,300	275.2	-1.85	-4.48	-1.04	-0.15	53.06	71.89	92.45
Elgin Chantrell	1,773,100	302.6	-0.92	-4.09	-0.49	0.20	56.54	87.72	111.61
Grandview Surrey	2,359,100	353.2	-0.31	1.55	-3.26	8.31	81.04	115.50	139.13
Hazelmere	3,097,400	466.1	5.02	2.76	-1.42	6.44	114.99	188.25	215.57
King George Corridor	1,098,000	316.2	3.03	3.47	0.96	10.48	78.64	99.62	114.08
Morgan Creek	2,347,400	297.7	7.78	3.62	1.50	9.81	50.05	67.15	101.56
Pacific Douglas	2,320,000	397.0	4.42	5.75	-0.60	12.59	105.38	144.61	168.79
Sunnyside Park Surrey	1,107,600	278.6	-0.96	-3.73	-0.57	1.20	57.13	76.44	94.83
White Rock	1,072,600	263.7	-2.37	-4.84	-0.94	0.69	50.94	73.03	84.41
Area: Langley	1,013,100	279.2	1.90	1.60	4.65	17.71	82.01	95.52	99.14
Aldergrove Langley	745,200	248.1	1.10	2.22	4.24	20.55	80.17	91.58	84.19
Brookwood Langley	957,500	295.8	1.61	0.58	1.68	11.29	71.58	87.33	112.20
Campbell Valley	1,804,400	270.4	4.81	7.00	0.67	16.10	107.52	100.15	93.84
County Line Glen Valley	1,510,700	273.2	-0.26	1.37	1.67	13.36	66.18	95.98	88.80
Fort Langley	1,155,500	291.5	3.44	3.11	1.85	16.83	78.18	102.99	101.45
Langley City	931,600	302.4	2.27	-0.95	12.17	25.48	92.00	109.13	113.11
Murrayville	1,077,500	253.2	0.76	-1.02	0.04	5.99	57.07	64.10	81.64
Otter District	1,710,800	278.5	2.01	7.12	1.35	21.19	101.23	112.76	99.64
Salmon River	1,360,400	272.0	1.49	6.88	1.99	15.74	101.03	107.95	94.98
Walnut Grove	930,500	266.2	1.68	2.19	0.49	13.23	70.31	88.66	83.97
Willoughby Heights	842,400	285.7	2.00	-1.07	10.69	23.63	90.85	102.77	101.34
Area: Abbotsford	785,200	275.9	1.10	4.87	6.12	17.50	83.20	100.22	92.94
Abbotsford East	793,100	271.7	1.15	4.74	8.03	17.67	75.18	94.21	86.48
Abbotsford West	749,400	272.6	0.29	4.44	6.07	15.07	84.81	101.18	93.47
Aberdeen	1,038,000	265.0	2.83	6.90	0.61	12.72	86.23	83.52	89.96
Bradner	1,439,900	247.7	5.63	2.44	1.35	13.31	68.16	81.47	71.18
Central Abbotsford	727,600	290.5	1.29	5.71	4.72	21.96	94.97	111.43	103.29
Matsqui	780,300	272.6	4.60	5.78	9.13	17.75	79.34	103.13	87.10
Poplar	797,300	291.1	1.29	4.83	4.37	20.74	93.81	114.99	103.71
Sumas Mountain	829,200	263.7	2.85	3.74	6.72	19.86	74.75	95.04	80.99
Sumas Prairie	766,700	278.8	2.73	3.76	6.33	20.80	77.13	104.25	91.35

Fraser Valley Real Estate Board

2018-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Mission	662,800	263.8	1.00	7.67	9.83	18.08	89.51	102.46	79.70
Dewdney Deroche	476,500	250.6	2.12	6.73	9.43	18.26	84.26	95.02	70.71
Durieu	477,500	257.1	3.13	8.30	11.06	19.97	83.91	99.30	75.14
Hatzic	666,700	263.0	0.84	7.61	9.77	17.78	90.72	102.00	79.16
Mission BC	659,600	264.7	0.91	7.60	9.70	17.91	89.75	102.84	80.31
Mission-West	817,800	263.3	1.70	7.21	10.58	21.84	95.62	102.23	79.36
Stave Falls	755,800	256.0	0.99	8.20	10.11	17.43	82.34	100.63	74.39
Steelhead	1,040,200	242.8	-0.70	7.91	9.37	16.28	79.85	95.33	65.40

Fraser Valley Real Estate Board

2018-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,531,900	280.5	0.04	0.61	1.01	6.90	52.53	73.79	95.47
Fraser Valley Real Estate Board	1,124,200	260.8	0.69	2.48	3.62	12.12	64.75	78.14	89.95
Area: N. Delta	1,051,900	277.4	-1.87	-2.63	2.63	11.99	61.75	85.80	99.71
Annieville	885,900	273.4	-1.87	-2.39	3.01	11.59	59.98	86.62	96.83
Nordel	999,800	276.5	-1.71	-2.19	2.71	12.03	57.64	80.96	99.06
Scottsdale	951,400	276.5	-1.57	-2.57	3.09	11.31	65.27	89.51	99.06
Sunshine Hills Woods	1,187,700	280.7	-2.16	-3.14	2.18	12.60	64.15	88.39	102.09
Municipality: City of Surrey combined	1,214,800	270.6	0.30	2.31	3.16	11.22	63.60	76.06	96.66
Area: North Surrey	1,144,400	270.2	-0.59	0.30	3.84	14.64	65.56	81.95	92.04
Bolivar Heights	785,700	276.9	-1.25	-0.97	0.22	13.39	65.41	82.77	90.44
Bridgeview	633,000	293.7	2.44	0.07	2.91	16.73	74.10	86.83	101.99
Cedar Hills	883,100	284.1	-0.18	-0.07	0.71	13.28	66.63	88.15	95.39
Fraser Heights	1,292,400	259.9	-0.61	0.85	6.56	14.95	62.23	76.68	88.20
Guildford	931,100	288.9	-0.28	0.38	0.84	14.05	67.09	84.96	98.69
Port Kells	1,441,400	222.6	-3.05	1.23	0.41	13.22	82.31	92.73	74.45
Royal Heights	1,079,200	263.4	-2.08	-3.52	2.57	15.63	62.69	86.81	89.63
Whalley	802,500	295.1	-1.07	-0.40	0.82	13.41	69.70	91.37	102.96
Area: Surrey	1,118,300	274.2	1.41	3.39	4.90	15.70	73.32	80.63	100.29
Bear Creek Green Timbers	1,022,600	277.4	1.20	0.00	0.91	16.12	68.02	80.60	97.16
East Newton	1,259,200	277.6	1.72	3.39	5.51	19.24	79.44	86.81	107.78
Fleetwood Tynehead	1,208,900	278.8	2.35	5.25	8.44	17.59	75.79	88.63	104.25
Panorama Ridge	1,111,900	262.1	0.46	2.50	2.95	12.59	74.27	77.33	95.74
Queen Mary Park Surrey	883,400	283.4	-0.39	0.53	3.24	13.82	72.38	71.55	104.77
Sullivan Station	1,066,800	265.2	2.16	6.16	6.55	12.61	64.21	74.36	83.28
West Newton	879,000	279.1	0.22	2.88	2.72	14.20	74.44	70.91	101.66
Area: Cloverdale	1,051,600	252.3	0.40	3.57	5.96	17.24	65.66	77.43	87.86
Clayton	994,700	239.8	0.17	3.94	3.90	16.86	68.64	72.64	87.93
Cloverdale BC	1,084,600	257.6	0.43	3.33	6.76	17.41	63.76	79.01	88.58
Serpentine	844,000	266.6	3.05	7.11	7.33	13.25	66.83	79.65	84.24

Fraser Valley Real Estate Board

2018-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: South Surrey White Rock	1,609,100	274.7	-1.12	1.74	-0.79	0.92	50.77	68.42	95.66
Crescent Bch Ocean Pk.	1,556,900	297.0	-2.21	5.62	0.64	0.99	62.12	85.05	101.22
Elgin Chantrell	2,115,300	275.0	-5.34	-8.09	-11.32	-10.63	27.61	41.24	95.04
Grandview Surrey	1,845,800	305.1	2.49	5.94	5.39	11.55	62.03	81.39	110.85
Hazelmere	1,975,800	329.4	3.45	6.40	6.40	14.49	74.75	91.96	127.64
King George Corridor	1,367,500	297.5	3.08	5.80	6.59	12.35	70.10	85.94	105.60
Morgan Creek	1,478,800	234.4	-0.51	1.60	3.31	-2.62	38.53	59.67	83.13
Pacific Douglas	1,281,400	267.4	2.53	6.20	6.70	13.21	69.78	84.80	84.80
Sunnyside Park Surrey	1,283,500	263.2	-4.01	-6.73	-10.08	-7.29	37.73	43.20	86.67
White Rock	1,351,900	248.7	-2.39	6.74	0.85	0.44	54.09	83.95	68.50
Area: Langley	1,071,500	249.0	2.09	2.68	3.88	15.06	68.24	84.31	82.42
Aldergrove Langley	697,400	216.4	6.71	3.79	1.88	16.91	61.85	66.08	64.31
Brookswood Langley	1,103,500	278.3	1.76	7.78	9.14	17.87	69.90	88.04	99.64
Campbell Valley	1,655,500	217.1	4.73	0.84	-4.45	10.88	65.35	69.21	64.84
County Line Glen Valley	1,512,500	216.2	4.95	2.22	0.84	14.45	72.55	76.06	64.16
Fort Langley	1,174,400	235.0	5.05	0.95	0.82	17.15	73.69	85.19	78.44
Langley City	915,900	262.8	2.38	7.53	8.73	18.38	73.35	93.52	88.52
Murrayville	1,121,800	264.1	1.89	7.23	8.37	16.96	68.32	83.91	89.45
Otter District	1,386,900	205.2	5.07	2.55	0.69	14.19	76.29	77.36	55.81
Salmon River	1,281,300	241.4	6.63	3.21	-0.04	14.35	67.41	77.11	83.30
Walnut Grove	979,700	257.2	3.25	4.98	3.96	20.19	64.14	88.01	90.52
Willoughby Heights	1,115,300	250.2	-0.71	-0.91	4.12	11.65	72.91	87.98	81.17
Area: Abbotsford	896,800	238.5	2.01	5.11	5.58	16.80	69.99	83.89	77.59
Abbotsford East	915,800	235.6	1.29	7.24	6.08	14.48	70.97	83.49	79.57
Abbotsford West	844,800	249.3	3.02	2.68	5.19	19.86	76.31	92.36	80.39
Aberdeen	980,100	245.2	2.47	3.03	4.61	18.91	67.83	83.12	77.42
Bradner	1,390,200	208.1	4.10	1.31	2.61	15.23	46.24	58.98	50.58
Central Abbotsford	769,600	244.8	3.60	3.86	5.88	20.24	72.27	87.01	77.13
Matsqui	1,235,400	243.2	2.66	4.15	7.61	20.22	60.74	69.71	75.98
Poplar	789,600	234.1	3.49	4.42	5.88	19.99	67.45	81.90	69.39
Sumas Mountain	1,171,900	217.1	-2.73	7.80	5.54	22.17	76.94	114.10	65.47
Area: Mission	760,100	232.3	2.83	2.70	8.70	16.21	75.32	87.19	68.46

Fraser Valley Real Estate Board

2018-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Durieu	767,100	216.4	3.10	0.93	6.76	14.80	66.21	68.93	56.93
Hatzic	761,200	233.4	2.37	2.46	8.61	16.47	76.95	89.45	69.25
Mission BC	751,400	233.1	2.82	2.73	8.77	16.20	76.32	88.59	69.04
Mission-West	793,600	229.7	1.82	5.66	10.06	17.19	74.68	93.19	66.57
Stave Falls	943,100	228.1	3.26	0.26	6.59	15.49	65.29	70.61	65.41

Fraser Valley Real Estate Board

2018-04

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	664,700	290.6	1.29	6.72	11.98	28.36	83.58	93.86	89.69
Fraser Valley Real Estate Board	447,500	321.6	1.61	10.74	21.13	45.78	119.67	112.56	100.62
Area: N. Delta	424,500	402.3	-0.35	13.20	22.99	44.97	150.50	150.97	132.14
Annieville	286,900	319.0	-0.16	15.71	27.14	55.53	113.24	104.09	84.07
Scottsdale	661,900	428.2	-0.37	12.77	22.62	42.78	146.23	155.64	147.09
Municipality: City of Surrey combined	466,100	354.3	1.40	10.07	20.88	46.04	114.47	115.51	109.77
Area: North Surrey	432,600	375.7	1.82	10.47	21.94	48.44	114.93	113.83	116.79
Bolivar Heights	440,400	370.8	1.51	11.12	22.09	48.44	102.62	104.86	106.34
Cedar Hills	302,400	353.1	1.85	13.17	25.75	53.66	130.48	121.94	103.75
Guildford	467,300	352.8	0.43	8.89	20.99	46.94	118.05	116.71	113.04
Whalley	397,300	387.0	2.41	10.98	21.97	48.50	111.24	110.55	115.36
Area: Surrey	456,200	360.5	0.87	13.47	25.26	49.59	121.85	122.53	108.86
Bear Creek Green Timbers	446,800	352.9	2.26	14.50	24.48	54.31	121.67	117.04	103.64
East Newton	462,300	377.0	0.78	14.52	27.41	50.38	129.04	133.58	117.54
Fleetwood Tynehead	522,000	345.7	-0.37	8.40	20.45	43.33	108.00	110.54	108.76
Queen Mary Park Surrey	398,600	343.5	0.97	13.89	25.27	49.15	110.22	108.56	98.21
Sullivan Station	579,900	394.9	1.00	12.67	23.87	48.68	134.64	138.18	127.87
West Newton	473,300	363.7	1.11	14.34	25.85	50.85	128.31	128.31	109.87
Area: Cloverdale	509,000	351.6	0.37	8.45	20.12	45.35	118.79	123.10	112.32
Clayton	572,900	353.3	-0.17	8.01	19.04	44.09	110.80	115.82	113.35
Cloverdale BC	485,100	349.4	1.01	9.02	21.32	46.68	126.00	128.52	110.99
Area: South Surrey White Rock	525,100	264.3	0.19	3.48	11.71	29.62	95.78	107.62	81.15
Crescent Bch Ocean Pk.	596,600	317.0	3.56	4.00	11.15	28.44	94.00	110.21	114.04
Grandview Surrey	554,400	297.2	1.09	5.92	11.60	32.38	94.25	105.67	100.68
King George Corridor	590,400	291.5	0.87	5.12	11.43	30.83	92.66	105.57	96.83
Morgan Creek	561,100	308.6	1.18	5.43	11.53	32.33	93.24	107.81	108.37
Sunnyside Park Surrey	544,100	276.1	0.40	4.94	11.74	28.84	88.85	102.27	86.43
White Rock	456,000	230.7	-0.82	0.83	11.88	27.95	93.87	101.48	59.65

Fraser Valley Real Estate Board

2018-04

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Langley	453,000	293.0	1.91	11.36	19.49	45.63	118.17	112.63	97.57
Aldergrove Langley	354,000	277.8	6.23	14.51	20.31	38.07	97.16	107.00	69.29
Fort Langley	778,000	371.8	1.03	7.77	13.39	39.46	115.29	157.84	154.66
Langley City	462,100	305.8	2.17	14.32	23.46	52.59	140.22	118.12	106.76
Murrayville	467,200	281.5	1.19	7.07	14.52	36.72	92.28	108.98	92.81
Otter District	285,900	291.8	7.08	14.79	21.03	38.56	116.15	116.95	77.82
Salmon River	406,600	259.7	1.56	6.96	13.60	34.98	81.10	92.51	77.88
Walnut Grove	469,700	252.5	1.53	7.45	14.51	35.97	90.85	96.35	72.95
Willoughby Heights	416,100	281.3	1.33	7.33	14.30	39.26	100.07	113.11	92.67
Area: Abbotsford	346,600	294.7	2.97	15.48	25.35	49.75	129.52	97.12	85.23
Abbotsford East	381,500	304.7	6.06	12.60	19.16	38.50	96.07	118.58	85.68
Abbotsford West	342,100	297.9	3.44	12.84	21.69	45.03	124.66	127.40	90.23
Central Abbotsford	351,500	291.0	2.32	17.43	28.82	55.70	137.36	79.74	81.88
Poplar	346,800	309.2	5.89	15.46	19.29	37.42	113.24	118.83	88.42
Area: Mission	346,300	271.6	5.11	12.60	18.71	35.80	110.71	112.52	65.51
Mission BC	346,300	271.6	5.11	12.60	18.71	35.80	110.71	112.52	65.51

Fraser Valley Real Estate Board

2018-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,000,900	282.4	0.93	4.13	6.29	16.94	66.51	83.97	91.85
Fraser Valley Real Estate Board	822,100	276.8	1.24	5.65	9.41	22.70	82.11	91.16	91.96
Area: N. Delta	948,100	294.6	0.10	3.66	6.28	17.89	73.81	94.33	106.59
Annieville	751,500	280.8	0.54	4.19	6.73	17.93	67.74	86.70	91.54
Nordel	959,000	281.4	-0.35	1.81	1.92	12.38	67.80	85.01	103.03
Scottsdale	1,014,900	331.5	0.76	7.56	12.79	27.75	93.18	119.39	130.53
Sunshine Hills Woods	1,088,300	278.0	-1.35	-0.79	1.79	11.24	62.00	82.06	98.71
Municipality: City of Surrey combined	907,200	288.6	1.05	5.41	8.99	22.81	81.28	91.00	99.31
Area: North Surrey	795,400	330.9	1.50	7.54	15.06	35.17	97.91	106.04	114.59
Bolivar Heights	742,100	297.2	1.50	4.87	7.72	23.83	78.28	88.70	100.27
Bridgeview	539,900	270.6	-0.18	-0.26	2.11	14.13	68.28	76.75	92.74
Cedar Hills	814,700	300.4	0.23	2.07	2.88	17.71	74.25	93.56	108.47
Fraser Heights	1,285,700	265.7	-0.15	1.53	6.84	16.43	65.86	80.50	91.84
Guildford	618,500	330.8	0.46	7.44	16.36	37.83	105.47	110.03	109.37
Port Kells	1,386,800	246.1	-0.04	4.37	6.54	17.02	79.24	99.92	82.03
Royal Heights	856,600	256.6	-2.17	-1.53	1.10	11.66	57.42	74.68	85.27
Whalley	563,700	370.7	2.52	10.13	19.62	43.96	108.14	112.31	122.24
Area: Surrey	867,400	280.4	1.05	4.98	7.72	21.86	83.39	90.36	97.19
Bear Creek Green Timbers	954,800	286.0	0.18	1.60	2.62	17.21	73.65	88.03	103.27
East Newton	959,600	295.6	1.72	5.80	9.93	25.73	94.60	102.47	109.94
Fleetwood Tynehead	923,200	269.1	0.86	4.38	8.95	22.15	80.73	92.35	94.86
Panorama Ridge	978,500	263.0	-0.23	1.70	2.69	12.49	72.01	76.39	92.67
Queen Mary Park Surrey	717,100	296.8	1.44	5.85	9.28	25.50	84.46	92.98	98.93
Sullivan Station	811,400	255.5	0.75	4.16	5.53	16.83	72.05	78.55	81.33
West Newton	757,700	295.4	1.44	7.81	9.57	25.65	93.45	93.20	100.14
Area: Cloverdale	916,300	272.9	0.63	5.29	9.25	25.01	81.93	93.55	96.47
Clayton	962,300	270.8	0.67	6.32	10.89	29.51	90.97	96.23	99.41
Cloverdale BC	897,600	273.7	0.62	4.83	8.52	22.85	77.15	92.21	95.78
Serpentine	1,470,100	336.9	-0.09	-1.98	-5.58	-1.66	74.92	110.83	131.07

Fraser Valley Real Estate Board

2018-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: South Surrey White Rock	1,034,300	261.2	0.08	2.55	3.57	9.93	61.73	75.54	84.33
Crescent Bch Ocean Pk.	1,256,100	286.4	-1.38	2.73	1.17	2.47	61.53	80.58	98.06
Elgin Chantrell	1,923,600	280.7	-3.17	-4.88	-7.02	-5.81	37.46	52.14	99.93
Grandview Surrey	1,469,000	238.4	0.46	4.47	4.15	13.52	55.61	61.63	64.98
Hazelmere	2,564,500	397.7	5.18	5.69	1.40	12.19	96.49	137.72	170.73
King George Corridor	870,100	289.2	2.95	6.44	7.67	18.43	79.96	93.83	100.83
Morgan Creek	1,262,300	247.2	0.61	3.82	6.19	12.62	56.85	72.99	89.72
Pacific Douglas	1,337,800	270.0	2.23	5.10	2.58	10.43	68.86	83.05	87.89
Sunnyside Park Surrey	993,000	271.1	-0.66	-0.07	0.56	6.56	60.51	73.67	90.78
White Rock	717,900	240.4	-1.35	0.92	6.18	12.97	70.38	86.65	66.60
Area: Langley	812,300	264.2	2.01	5.22	9.58	23.29	82.71	92.01	87.91
Aldergrove Langley	614,400	248.0	2.65	4.16	6.30	22.71	78.29	87.17	75.02
Brookwood Langley	1,007,500	289.4	1.69	3.06	4.33	13.76	71.14	87.31	107.60
Campbell Valley	1,698,000	240.2	4.75	3.67	-2.04	13.68	83.50	82.94	76.49
County Line Glen Valley	1,480,400	240.4	2.04	0.80	1.01	13.72	63.98	83.93	72.70
Fort Langley	1,172,600	278.1	4.35	3.34	5.06	21.39	83.69	103.59	98.64
Langley City	609,100	297.1	2.77	9.91	19.13	38.44	110.71	108.93	105.04
Murrayville	867,200	275.7	2.30	6.41	10.19	20.24	77.30	89.75	94.29
Otter District	1,586,200	251.0	2.83	5.37	1.21	19.13	93.08	101.93	82.81
Salmon River	1,319,300	257.7	3.41	5.49	3.12	18.27	83.81	92.74	89.35
Walnut Grove	736,700	240.4	1.95	3.40	5.72	17.27	63.20	76.63	73.07
Willoughby Heights	841,400	252.0	0.48	3.03	8.81	20.46	80.00	91.63	82.08
Area: Abbotsford	635,700	262.6	2.02	8.69	12.61	27.41	89.88	91.12	79.99
Abbotsford East	726,500	241.9	1.64	6.14	8.48	17.83	72.17	74.41	71.07
Abbotsford West	596,500	269.8	1.35	7.32	11.72	25.90	92.44	106.74	84.67
Aberdeen	995,500	252.7	2.43	4.34	3.95	17.92	75.00	84.32	81.80
Bradner	1,407,300	230.0	4.93	1.91	1.41	13.19	58.29	71.64	61.63
Central Abbotsford	494,500	272.4	2.64	13.36	19.47	41.88	110.02	88.51	81.36
Matsqui	968,100	259.3	3.76	4.98	8.63	19.05	70.93	88.44	81.71
Poplar	597,400	286.0	3.14	8.37	10.47	27.68	96.56	109.99	88.53
Sumas Mountain	1,082,700	238.5	0.25	6.33	7.00	21.19	78.92	107.03	74.34
Sumas Prairie	766,700	278.8	2.73	3.76	6.33	20.80	77.13	104.25	91.35

Fraser Valley Real Estate Board

2018-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Mission	652,700	255.0	1.67	6.47	10.15	19.05	86.68	97.98	74.54
Dewdney Deroche	476,500	250.6	2.12	6.73	9.43	18.26	84.26	95.02	70.71
Durieu	592,600	242.2	3.11	5.63	9.00	17.63	77.31	88.19	68.19
Hatzic	696,300	254.6	1.23	6.26	9.65	17.27	87.07	99.22	76.19
Mission BC	642,800	255.9	1.63	6.49	10.21	19.25	87.06	98.37	74.91
Mission-West	809,300	250.0	1.67	6.29	9.79	19.33	87.27	97.47	74.34
Stave Falls	849,600	244.5	2.26	5.21	9.10	17.95	76.15	87.36	70.74
Steelhead	1,040,200	242.8	-0.70	7.91	9.37	16.28	79.85	95.33	65.40

Fraser Valley Real Estate Board

2018-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,339,200	284.1	0.25	1.21	1.32	8.19	55.16	77.90	97.57
Fraser Valley Real Estate Board	1,009,200	270.6	0.78	2.69	3.84	13.46	69.66	84.58	93.70
Area: N. Delta	944,800	275.6	-0.58	0.40	2.53	11.90	60.33	81.44	95.74
Annieville	859,700	277.4	0.18	1.84	3.90	13.36	60.72	83.34	94.80
Nordel	917,600	268.8	-1.25	-0.30	1.01	10.07	58.96	76.49	94.08
Scottsdale	895,200	280.2	0.86	2.04	4.36	14.46	62.72	86.68	96.91
Sunshine Hills Woods	1,135,200	278.5	-1.83	-1.49	1.53	10.52	60.15	80.61	99.50
Municipality: City of Surrey combined	1,117,500	278.9	0.43	2.12	2.65	11.96	66.51	80.87	100.79
Area: North Surrey	987,500	283.4	0.75	2.20	4.31	17.40	70.41	85.84	100.28
Bolivar Heights	802,200	283.2	1.43	3.17	4.08	18.35	70.71	84.38	100.28
Bridgeview	539,900	270.6	-0.18	-0.26	2.11	14.13	68.28	76.75	92.74
Cedar Hills	852,500	297.8	0.34	1.40	1.47	15.92	71.64	91.63	110.16
Fraser Heights	1,276,900	262.7	-0.23	1.16	6.27	15.47	63.78	78.46	89.95
Guildford	927,600	295.5	1.76	2.82	4.12	18.63	71.90	86.67	102.54
Port Kells	1,386,800	246.1	-0.04	4.37	6.54	17.02	79.24	99.92	82.03
Royal Heights	856,600	256.0	-2.18	-1.46	1.11	11.55	57.25	74.27	84.84
Whalley	854,600	319.3	2.31	4.01	5.62	21.27	80.19	98.08	118.55
Area: Surrey	1,040,900	277.3	0.91	2.70	3.47	14.87	72.02	81.84	101.23
Bear Creek Green Timbers	974,600	283.2	-0.28	0.71	1.11	15.22	71.22	85.70	102.43
East Newton	1,134,400	275.1	1.78	2.34	3.23	16.82	74.78	83.89	104.23
Fleetwood Tynehead	1,127,700	273.7	1.52	4.19	6.42	16.32	72.90	86.19	100.66
Panorama Ridge	1,036,800	266.4	-0.19	1.80	2.58	11.89	69.90	75.73	95.45
Queen Mary Park Surrey	906,700	290.1	0.31	1.65	2.73	15.39	71.45	85.84	106.92
Sullivan Station	1,099,900	274.8	2.27	5.77	5.49	12.72	66.65	77.52	89.26
West Newton	920,700	281.5	0.39	2.40	1.77	13.60	73.87	74.84	102.96
Area: Cloverdale	1,046,500	263.6	0.11	3.17	4.56	15.92	68.11	83.95	94.54
Clayton	1,069,100	247.5	-0.04	4.04	3.64	17.08	71.99	78.70	92.01
Cloverdale BC	1,033,100	267.5	0.19	3.12	5.27	16.25	66.46	84.87	95.26
Serpentine	1,470,100	336.9	-0.09	-1.98	-5.58	-1.66	74.92	110.83	131.07

Fraser Valley Real Estate Board

2018-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: South Surrey White Rock	1,480,700	282.7	-0.63	0.68	-0.60	2.28	55.67	75.26	98.94
Crescent Bch Ocean Pk.	1,330,600	288.9	-2.07	1.80	0.07	0.73	58.91	80.22	98.69
Elgin Chantrell	2,052,000	280.9	-4.36	-7.23	-9.03	-8.35	32.81	49.73	98.66
Grandview Surrey	1,992,500	314.2	1.91	5.15	3.73	11.10	65.89	87.92	115.35
Hazelmere	2,564,500	397.7	5.18	5.69	1.40	12.19	96.49	137.72	170.73
King George Corridor	1,220,600	307.1	3.09	4.63	3.79	11.55	74.39	92.90	109.91
Morgan Creek	1,528,200	239.6	0.38	1.96	3.01	-1.64	39.87	60.70	86.02
Pacific Douglas	1,587,700	295.9	3.03	6.13	4.01	13.28	81.42	99.13	102.12
Sunnyside Park Surrey	1,220,000	268.9	-2.89	-5.62	-6.63	-4.20	44.49	54.19	89.77
White Rock	1,183,200	256.4	-2.40	0.27	-0.08	0.67	51.90	77.07	76.95
Area: Langley	1,047,300	262.4	2.02	2.22	4.42	16.52	74.70	89.60	89.87
Aldergrove Langley	724,400	236.9	2.64	2.51	3.27	19.05	73.43	82.65	76.79
Brookwood Langley	1,007,500	289.4	1.69	3.06	4.33	13.76	71.14	87.31	107.60
Campbell Valley	1,698,000	240.2	4.75	3.67	-2.04	13.68	83.50	82.94	76.49
County Line Glen Valley	1,480,400	240.4	2.04	0.80	1.01	13.72	63.98	83.93	72.70
Fort Langley	1,146,000	260.8	4.99	2.80	2.48	18.55	78.63	94.77	86.82
Langley City	927,500	291.4	2.21	0.94	11.31	23.58	87.03	105.07	106.37
Murrayville	1,106,900	260.4	1.48	4.33	5.43	13.07	64.39	76.06	86.80
Otter District	1,602,200	251.6	2.82	5.27	1.04	18.96	92.80	101.76	83.92
Salmon River	1,319,800	257.2	3.75	5.15	1.10	15.28	85.17	93.09	88.98
Walnut Grove	966,200	260.1	2.73	4.04	2.81	17.91	66.09	88.34	88.61
Willoughby Heights	1,077,700	255.1	-0.31	-0.82	5.15	13.38	75.57	90.09	83.92
Area: Abbotsford	825,300	262.9	1.39	4.95	5.92	17.42	79.09	94.89	87.52
Abbotsford East	851,700	254.2	1.19	5.65	7.03	15.97	72.22	88.30	82.75
Abbotsford West	778,300	268.0	0.83	4.16	5.89	16.12	83.56	100.00	91.02
Aberdeen	994,100	251.8	2.52	4.39	3.32	17.23	73.66	83.93	81.28
Bradner	1,407,300	230.0	4.93	1.91	1.41	13.02	58.29	71.64	61.63
Central Abbotsford	738,400	282.5	1.66	5.53	5.17	22.03	91.66	107.57	98.80
Matsqui	968,100	259.3	3.76	4.98	8.63	19.05	70.93	88.44	81.71
Poplar	796,400	273.4	1.98	4.75	5.03	21.30	86.24	104.64	93.08
Sumas Mountain	1,082,700	238.5	0.25	6.33	7.00	21.19	78.92	107.03	74.34
Sumas Prairie	766,700	278.8	2.73	3.76	6.33	20.80	77.13	104.25	91.35

Fraser Valley Real Estate Board

2018-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Mission	686,600	254.5	1.48	6.31	9.60	17.66	85.50	97.75	76.00
Dewdney Deroche	476,500	250.6	2.12	6.73	9.43	18.26	84.26	95.02	70.71
Durieu	592,600	242.2	3.11	5.63	9.00	17.63	77.31	88.19	68.19
Hatzic	697,100	254.8	1.23	6.30	9.64	17.26	87.22	99.37	76.33
Mission BC	680,900	255.5	1.43	6.33	9.61	17.58	85.95	98.22	76.57
Mission-West	809,900	249.9	1.63	6.25	9.75	19.34	87.33	97.24	74.27
Stave Falls	849,600	244.5	2.26	5.21	9.10	17.95	76.15	87.36	70.74
Steelhead	1,040,200	242.8	-0.70	7.91	9.37	16.28	79.85	95.33	65.40

Fraser Valley Real Estate Board

2018-04

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	721,600	260.8	1.88	5.97	7.55	19.52	70.01	80.86	81.11
Fraser Valley Real Estate Board	549,900	245.0	1.49	5.88	9.38	22.99	79.36	82.70	73.02
Area: N. Delta	604,800	293.7	2.30	7.74	4.41	18.62	88.39	103.53	104.81
Annieville	470,900	246.1	4.41	9.62	5.35	20.81	81.09	88.01	71.62
Nordel	810,400	320.5	2.30	8.39	5.32	19.63	94.95	111.69	123.50
Scottsdale	569,700	255.3	0.43	8.50	3.65	19.08	85.40	94.14	78.03
Sunshine Hills Woods	576,600	273.1	3.53	6.72	5.20	18.69	88.74	96.19	90.45
Municipality: City of Surrey combined	599,200	250.4	1.29	5.83	8.63	23.78	82.37	86.59	77.46
Area: North Surrey	577,000	302.2	0.57	6.18	13.01	31.51	100.27	107.55	98.55
Bolivar Heights	508,000	304.8	1.67	8.01	17.68	37.11	118.49	119.91	97.92
Fraser Heights	859,500	320.9	0.41	6.01	14.24	30.24	118.15	128.07	108.38
Guildford	595,300	308.5	-0.74	6.05	13.54	32.06	103.23	108.73	100.32
Whalley	525,500	283.2	4.12	6.23	10.50	29.26	87.55	100.28	94.11
Area: Surrey	584,900	257.4	1.22	4.98	8.24	24.83	92.81	96.64	83.73
Bear Creek Green Timbers	600,600	280.1	4.09	6.02	10.84	27.78	93.57	104.60	91.98
East Newton	537,400	297.4	1.12	6.21	12.99	29.98	125.82	128.95	112.28
Fleetwood Tynehead	621,500	248.2	0.20	3.46	9.92	27.22	87.75	96.36	80.64
Panorama Ridge	679,800	246.4	-0.12	1.78	4.45	18.80	92.05	89.98	79.59
Queen Mary Park Surrey	522,300	273.2	4.12	6.22	10.52	29.11	89.59	95.98	87.25
Sullivan Station	599,300	239.1	-0.25	2.88	4.96	20.15	83.22	82.66	74.27
West Newton	583,000	257.5	3.25	9.16	5.58	21.58	88.92	92.02	79.57
Area: Cloverdale	614,900	249.8	1.17	6.25	9.27	27.38	85.31	91.27	78.43
Clayton	610,100	248.0	1.22	6.26	9.54	27.11	86.47	90.77	77.14
Cloverdale BC	621,100	252.3	1.12	6.19	8.84	27.62	83.76	92.16	80.21
Area: South Surrey White Rock	691,700	216.9	2.02	7.38	6.74	14.52	56.27	57.75	61.87
Crescent Bch Ocean Pk.	705,200	252.8	5.69	14.23	13.31	21.71	75.19	73.51	87.26
Elgin Chantrell	1,184,800	279.2	5.00	12.94	9.96	16.14	75.93	79.55	106.81
Grandview Surrey	631,900	195.3	-0.15	4.38	4.10	12.11	48.18	48.97	47.62
King George Corridor	739,300	256.8	6.03	12.48	11.85	19.94	77.72	82.91	90.22

Fraser Valley Real Estate Board

2018-04

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Morgan Creek	632,400	199.3	0.35	4.84	4.73	12.41	47.08	49.40	50.64
Pacific Douglas	603,100	188.7	0.37	4.37	4.02	14.85	44.71	44.49	42.63
Sunnyside Park Surrey	976,900	273.3	5.12	11.87	10.20	19.61	80.99	88.09	102.44
White Rock	646,000	220.3	5.16	15.28	14.38	20.32	76.52	65.89	63.19
Area: Langley	524,400	243.4	1.84	5.05	10.84	19.72	74.73	79.37	73.98
Aldergrove Langley	420,000	279.6	0.98	6.03	11.75	29.93	91.11	99.71	84.92
Fort Langley	866,400	273.3	3.56	2.71	12.61	16.20	82.81	92.74	97.76
Langley City	480,300	268.7	6.92	10.99	17.59	23.77	83.66	84.29	88.96
Murrayville	665,200	302.8	4.99	9.47	15.44	19.31	95.35	104.04	112.94
Walnut Grove	514,300	212.1	0.86	0.95	7.50	10.99	53.58	57.11	53.47
Willoughby Heights	551,500	242.0	0.71	4.76	10.05	21.79	80.46	88.33	76.90
Area: Abbotsford	390,200	211.9	1.88	7.84	12.95	27.50	69.66	64.14	45.94
Abbotsford East	385,100	201.8	3.22	7.00	13.12	24.72	73.22	32.94	35.89
Abbotsford West	384,100	228.6	-1.68	5.69	11.13	24.17	66.86	88.15	56.36
Aberdeen	582,700	263.6	0.57	3.05	11.04	25.29	90.32	85.24	74.34
Central Abbotsford	362,900	190.4	6.37	13.60	16.67	40.31	68.35	73.56	37.18
Poplar	541,900	282.0	1.15	6.17	11.42	30.13	97.62	109.82	86.51
Area: Mission	449,300	251.3	0.64	4.01	9.50	24.65	83.43	87.68	66.20
Mission BC	449,400	251.3	0.64	4.01	9.50	24.65	83.43	87.68	66.20