

Summary Report

For July 2018

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2018-07

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,097,700	288.9	-0.52	0.17	2.05	2.16	50.78	82.16	102.45
Fraser Valley Real Estate Board	908,400	283.4	-0.70	0.89	3.73	5.55	68.69	92.40	101.42
Area: N. Delta	912,200	278.2	0.00	1.24	3.27	3.69	51.03	81.36	98.29
Annieville	852,000	277.5	-0.61	-0.43	2.78	1.61	48.79	79.38	95.97
Nordel	903,700	271.4	0.37	2.42	3.08	6.51	52.04	85.00	96.38
Scottsdale	879,400	280.4	-0.43	-0.36	3.20	1.89	50.19	82.55	98.02
Sunshine Hills Woods	1,121,500	287.7	0.88	4.05	4.28	5.15	55.43	77.81	107.43
Municipality: City of Surrey combined	993,200	294.4	-0.54	0.79	2.65	3.70	65.67	89.45	111.04
Area: North Surrey	861,500	298.8	0.47	1.91	5.43	10.30	69.00	92.65	111.17
Bolivar Heights	808,900	285.7	0.63	0.42	4.54	8.26	65.72	88.71	102.34
Bridgeview	532,700	275.6	3.14	5.88	5.39	9.67	61.26	87.99	99.42
Cedar Hills	854,500	305.1	-1.29	0.73	2.69	4.85	67.73	91.89	118.87
Fraser Heights	1,093,700	284.5	0.96	0.07	3.15	6.83	66.67	94.20	101.49
Guildford	956,600	312.3	1.49	3.79	8.82	18.34	75.55	95.07	115.83
Port Kells	1,374,300	268.6	-0.19	1.40	8.18	12.43	74.76	101.95	90.23
Royal Heights	792,100	260.2	0.50	3.09	2.64	5.30	50.23	79.45	88.28
Whalley	903,800	339.1	1.31	3.57	9.25	18.86	81.92	110.36	134.35
Area: Surrey	960,400	287.8	-0.48	1.98	3.60	5.31	66.94	85.20	108.70
Bear Creek Green Timbers	958,600	298.6	-0.07	2.86	4.44	6.23	75.65	90.31	115.75
East Newton	929,900	284.4	-0.28	5.33	5.57	8.88	67.10	81.49	106.99
Fleetwood Tynehead	992,000	268.4	0.11	1.59	3.91	5.05	64.46	86.52	97.64
Panorama Ridge	944,600	288.6	0.56	4.11	4.04	4.95	56.51	73.33	108.07
Queen Mary Park Surrey	920,500	294.3	-1.21	0.27	2.44	4.18	64.97	90.49	111.12
Sullivan Station	1,196,200	305.2	-4.89	-7.74	-4.74	-6.29	55.08	77.55	115.54
West Newton	974,900	289.7	-0.24	2.08	4.06	5.61	69.71	82.78	110.54
Area: Cloverdale	1,004,800	286.2	-1.95	-2.32	-0.31	-1.55	62.43	89.66	109.06
Clayton	1,672,400	309.7	1.24	0.78	5.41	4.66	76.37	117.95	126.39
Cloverdale BC	892,200	279.6	-2.24	-2.71	-0.21	-0.78	61.15	86.03	104.39
Serpentine	3,087,900	485.5	-4.13	-4.69	-2.20	-4.43	102.97	173.06	242.87

Fraser Valley Real Estate Board

2018-07

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	1,279,400	295.9	-0.77	-0.47	-1.63	-4.58	58.15	90.29	108.09
Crescent Bch Ocean Pk.	1,096,700	279.9	0.47	1.71	-2.85	-6.14	48.65	79.08	96.56
Elgin Chantrell	1,817,000	310.1	1.71	2.48	-1.71	-5.34	54.05	94.18	117.77
Grandview Surrey	2,274,300	340.5	-5.39	-3.60	-2.10	-5.21	67.98	114.42	140.47
Hazelmere	3,092,800	465.4	-5.79	-0.15	2.60	-1.15	101.91	197.38	228.67
King George Corridor	1,045,300	301.0	-2.65	-4.81	-1.51	-3.68	66.57	91.23	112.57
Morgan Creek	2,200,800	279.1	-0.07	-6.25	-2.85	-6.47	38.65	58.40	97.10
Pacific Douglas	2,209,000	378.0	-2.53	-4.79	0.69	-0.89	86.02	135.07	166.95
Sunnyside Park Surrey	1,120,300	281.8	0.64	1.15	-2.63	-6.00	53.24	80.41	97.89
White Rock	1,097,400	269.8	0.86	2.31	-2.63	-5.63	48.90	80.95	89.47
Area: Langley	1,040,700	286.8	-1.31	2.72	4.37	9.72	78.36	100.56	106.63
Aldergrove Langley	769,800	256.3	0.51	3.31	5.60	10.90	79.23	98.37	90.13
Brookwood Langley	980,800	303.0	0.07	2.43	3.03	8.10	66.76	88.90	119.41
Campbell Valley	1,942,500	291.1	-1.02	7.66	15.20	12.09	99.11	115.31	111.71
County Line Glen Valley	1,621,200	293.2	-0.20	7.32	8.79	13.73	75.57	114.17	107.80
Fort Langley	1,184,500	298.8	-2.92	2.50	5.70	12.54	75.35	113.28	111.76
Langley City	918,300	298.1	-4.76	-1.42	-2.36	8.16	83.56	105.73	111.27
Murrayville	1,107,300	260.2	0.50	2.76	1.72	6.20	55.34	67.65	88.41
Otter District	1,909,300	310.8	3.81	11.60	19.54	10.33	107.75	135.99	126.04
Salmon River	1,490,500	298.0	1.09	9.56	17.09	12.41	97.35	126.10	116.73
Walnut Grove	954,300	273.0	-1.52	2.55	4.80	10.89	68.10	98.11	93.48
Willoughby Heights	826,200	280.2	-4.56	-1.93	-2.98	6.14	80.77	98.44	98.58
Area: Abbotsford	791,200	278.0	-0.57	0.76	5.66	8.30	77.30	96.47	96.88
Abbotsford East	786,900	269.6	-0.85	-0.77	3.93	8.14	65.91	89.33	87.87
Abbotsford West	764,000	277.9	0.40	1.94	6.48	6.39	84.28	98.93	98.50
Aberdeen	1,126,100	287.5	-0.35	8.49	15.97	9.52	85.01	99.93	109.09
Bradner	1,438,700	247.5	-3.06	-0.08	2.36	10.74	63.15	85.81	75.41
Central Abbotsford	730,900	291.8	-1.49	0.45	6.19	11.76	85.98	103.91	108.13
Matsqui	765,700	267.5	-0.34	-1.87	3.80	8.83	71.47	92.03	86.41
Poplar	793,200	289.6	-2.10	-0.52	4.29	9.08	84.22	103.37	106.56
Sumas Mountain	823,200	261.8	-1.06	-0.72	2.99	8.23	64.45	88.35	82.44
Sumas Prairie	776,900	282.5	-0.67	1.33	5.14	12.28	65.01	102.80	96.86

Fraser Valley Real Estate Board

2018-07

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Mission	654,700	260.6	-1.33	-1.21	6.37	8.00	80.72	104.71	78.49
Dewdney Deroche	474,200	249.4	-0.87	-0.48	6.22	9.05	74.65	100.48	70.82
Durieu	470,300	253.2	-1.40	-1.52	6.66	8.39	74.74	103.37	73.42
Hatzic	659,800	260.3	-1.14	-1.03	6.51	8.23	81.52	105.12	78.29
Mission BC	651,400	261.4	-1.36	-1.25	6.26	7.88	80.77	104.70	79.04
Mission-West	807,900	260.1	-2.25	-1.22	5.90	9.33	87.39	104.16	78.15
Stave Falls	747,500	253.2	-0.63	-1.09	7.02	7.29	75.22	103.05	73.42
Steelhead	1,030,300	240.5	-0.29	-0.95	6.89	5.76	77.36	96.97	64.73

Fraser Valley Real Estate Board

2018-07

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,522,000	278.7	-0.36	-0.64	-0.04	0.25	43.81	71.93	95.44
Fraser Valley Real Estate Board	1,132,000	262.6	0.42	0.69	3.18	4.96	59.34	78.52	92.52
Area: N. Delta	1,040,100	274.3	-2.73	-1.12	-3.72	6.52	51.88	76.06	99.64
Annieville	877,500	270.8	-3.08	-0.95	-3.32	7.25	50.19	77.69	97.09
Nordel	985,700	272.6	-3.33	-1.41	-3.57	5.82	48.47	70.59	98.40
Scottsdale	937,600	272.5	-3.13	-1.45	-3.98	6.40	52.83	77.99	98.33
Sunshine Hills Woods	1,179,200	278.7	-1.76	-0.71	-3.83	6.99	55.26	79.69	102.84
Municipality: City of Surrey combined	1,215,700	270.8	0.41	0.07	2.38	4.03	57.17	76.42	97.38
Area: North Surrey	1,147,800	271.0	-0.51	0.30	0.59	4.88	56.56	80.91	92.61
Bolivar Heights	818,100	288.3	0.10	4.12	3.11	10.88	65.31	86.36	100.35
Bridgeview	639,900	296.9	-0.17	1.09	1.16	11.53	76.62	81.59	106.32
Cedar Hills	915,100	294.4	-0.67	3.63	3.55	11.09	66.80	90.67	104.59
Fraser Heights	1,251,100	251.6	-0.12	-3.19	-2.37	-1.18	45.52	71.27	80.88
Guildford	961,100	298.2	-1.00	3.22	3.61	11.19	66.13	86.84	107.23
Port Kells	1,431,100	221.0	-0.85	-0.72	0.50	-0.76	71.32	90.68	73.33
Royal Heights	1,072,200	261.7	-2.75	-0.65	-4.14	6.95	55.04	77.54	90.47
Whalley	835,700	307.3	-0.97	4.13	3.71	11.34	71.48	94.86	113.55
Area: Surrey	1,128,900	276.8	0.51	0.95	4.37	7.70	67.66	82.59	103.23
Bear Creek Green Timbers	1,058,000	287.0	0.49	3.46	3.46	10.17	67.93	84.45	104.85
East Newton	1,256,900	277.1	0.58	-0.18	3.20	7.90	68.86	85.97	108.50
Fleetwood Tynehead	1,216,300	280.5	1.23	0.61	5.89	5.89	68.06	91.60	107.47
Panorama Ridge	1,142,400	269.3	0.52	2.75	5.32	8.85	72.63	80.50	100.37
Queen Mary Park Surrey	927,700	297.6	1.47	5.01	5.57	10.43	74.24	82.58	117.07
Sullivan Station	1,032,600	256.7	-1.50	-3.21	2.76	4.39	54.64	68.22	78.76
West Newton	898,200	285.2	1.17	2.19	5.12	9.40	70.47	77.92	108.02
Area: Cloverdale	1,044,500	250.6	0.60	-0.67	2.87	6.32	58.71	77.23	85.91
Clayton	1,007,200	242.8	1.93	1.25	5.24	6.03	66.07	75.56	90.43
Cloverdale BC	1,069,100	253.9	0.12	-1.44	1.85	6.46	55.10	77.80	84.39
Serpentine	810,100	255.9	-1.84	-4.01	2.81	4.53	55.09	71.40	78.20

Fraser Valley Real Estate Board

2018-07

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	1,591,500	271.7	0.93	-1.09	0.63	-3.14	44.44	66.79	94.21
Crescent Bch Ocean Pk.	1,497,200	285.6	1.28	-3.84	1.56	-8.49	51.11	68.69	93.36
Elgin Chantrell	2,223,800	289.1	3.03	5.13	-3.38	-5.92	28.43	55.68	107.54
Grandview Surrey	1,761,700	291.2	-1.22	-4.56	1.11	1.50	50.72	72.92	102.79
Hazelmere	1,955,400	326.0	0.12	-1.03	5.30	8.41	66.50	87.46	127.02
King George Corridor	1,327,500	288.8	-0.79	-2.92	2.70	5.02	60.36	79.05	101.11
Morgan Creek	1,484,500	235.3	0.73	0.38	1.99	0.26	38.17	54.40	83.83
Pacific Douglas	1,236,300	258.0	-1.68	-3.52	2.46	4.33	58.48	78.05	79.67
Sunnyside Park Surrey	1,354,200	277.7	2.13	5.51	-1.59	-3.94	38.16	59.87	99.35
White Rock	1,295,900	238.4	2.67	-4.14	2.32	-8.69	43.70	72.88	61.41
Area: Langley	1,084,900	252.1	0.16	1.24	3.96	5.75	63.60	83.48	87.85
Aldergrove Langley	726,400	225.4	2.18	4.16	8.11	4.59	55.02	66.35	74.05
Brookwood Langley	1,123,300	283.3	0.21	1.80	9.72	10.53	67.63	87.74	106.79
Campbell Valley	1,730,200	226.9	2.12	4.51	5.39	1.25	55.09	70.60	75.21
County Line Glen Valley	1,559,400	222.9	0.72	3.10	5.39	3.00	54.15	74.00	72.12
Fort Langley	1,224,900	245.1	0.57	4.30	5.28	3.33	64.39	88.25	89.27
Langley City	927,400	266.1	-0.60	1.26	8.88	9.60	70.03	91.16	94.23
Murrayville	1,147,700	270.2	1.39	2.31	9.70	10.24	67.00	83.68	97.23
Otter District	1,440,300	213.1	0.95	3.85	6.50	3.25	64.18	76.70	64.56
Salmon River	1,317,400	248.2	1.60	2.82	6.11	1.89	57.19	75.78	91.66
Walnut Grove	959,500	251.9	0.32	-2.06	2.82	4.22	56.65	82.01	91.12
Willoughby Heights	1,126,900	252.8	-1.13	1.04	0.12	6.26	69.89	88.52	85.61
Area: Abbotsford	936,300	249.0	1.43	4.40	9.74	10.72	72.32	89.64	85.96
Abbotsford East	968,700	249.2	3.23	5.77	13.43	12.61	76.99	91.54	89.36
Abbotsford West	867,100	255.9	-1.04	2.65	5.40	8.52	73.85	95.34	87.20
Aberdeen	1,015,700	254.1	-0.43	3.63	6.76	9.01	67.72	88.08	85.88
Bradner	1,463,000	219.0	4.34	5.24	6.62	7.83	51.77	64.91	60.20
Central Abbotsford	791,600	251.8	-0.71	2.86	6.83	9.91	70.60	89.89	84.20
Matsqui	1,248,100	245.7	-0.16	1.03	5.22	9.35	51.85	68.06	79.74
Poplar	809,500	240.0	-0.95	2.52	7.05	9.69	66.20	84.76	75.57
Sumas Mountain	1,167,600	216.3	0.70	-0.37	7.40	9.08	69.78	106.59	64.36
Area: Mission	788,900	241.1	1.05	3.79	6.59	12.66	75.22	92.26	74.96

Fraser Valley Real Estate Board

2018-07

2 Storey Detached

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			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Durieu	803,600	226.7	1.89	4.76	5.74	13.46	66.81	74.92	64.51
Hatzic	792,800	243.1	1.17	4.16	6.72	13.02	77.19	96.21	76.42
Mission BC	780,100	242.0	1.04	3.82	6.65	12.77	76.26	93.91	75.62
Mission-West	802,600	232.3	-0.94	1.13	6.85	9.37	66.28	85.40	68.58
Stave Falls	982,800	237.7	2.32	4.21	4.48	10.97	66.69	77.26	72.50

Fraser Valley Real Estate Board

2018-07

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	666,100	291.2	-0.55	0.21	6.94	17.75	80.87	93.87	92.98
Fraser Valley Real Estate Board	450,400	323.7	-0.68	0.65	11.47	32.07	119.01	117.54	103.07
Area: N. Delta	434,700	412.0	0.34	2.41	15.93	33.64	144.51	168.75	137.33
Annieville	298,500	331.9	-0.21	4.04	20.38	42.81	117.35	122.60	91.19
Scottsdale	675,600	437.1	0.25	2.08	15.12	31.82	132.38	172.00	151.79
Municipality: City of Surrey combined	470,900	357.9	-0.64	1.02	11.18	33.20	114.83	121.20	112.53
Area: North Surrey	438,600	380.9	-1.17	1.38	12.00	35.21	121.97	120.94	121.20
Bolivar Heights	449,100	378.1	-1.95	1.97	13.31	35.52	113.13	110.88	111.35
Cedar Hills	313,800	366.5	2.55	3.79	17.47	40.58	129.06	141.44	111.12
Guildford	472,400	356.6	-0.28	1.08	10.06	32.27	120.53	121.63	117.04
Whalley	402,800	392.4	-1.53	1.40	12.53	35.97	120.57	118.73	119.34
Area: Surrey	464,300	366.9	0.00	1.78	15.49	34.74	116.21	135.49	112.45
Bear Creek Green Timbers	458,200	361.9	1.03	2.55	17.42	37.92	117.10	132.88	108.47
East Newton	470,400	383.6	-0.21	1.75	16.52	36.42	120.21	147.16	120.97
Fleetwood Tynehead	525,200	347.8	-1.28	0.61	9.06	29.10	111.81	113.77	111.69
Queen Mary Park Surrey	409,200	352.7	0.92	2.68	16.94	34.41	106.98	123.37	103.17
Sullivan Station	588,600	400.8	0.75	1.49	14.35	33.64	122.91	152.08	130.88
West Newton	482,200	370.5	0.00	1.87	16.47	35.91	119.88	142.95	113.42
Area: Cloverdale	510,800	352.9	-0.42	0.37	8.85	29.65	120.56	126.65	114.79
Clayton	576,300	355.4	-0.31	0.59	8.65	28.77	110.67	119.52	116.31
Cloverdale BC	485,800	349.9	-0.57	0.14	9.17	30.61	128.99	131.57	112.96
Area: South Surrey White Rock	517,600	260.5	0.31	-1.44	2.00	19.00	87.14	99.01	80.03
Crescent Bch Ocean Pk.	581,200	308.8	0.62	-2.59	1.31	22.15	79.43	96.44	107.39
Grandview Surrey	547,200	293.3	0.72	-1.31	4.53	23.29	85.99	103.82	96.98
King George Corridor	580,200	286.5	-0.07	-1.72	3.32	22.12	81.33	97.31	92.41
Morgan Creek	553,300	304.3	0.30	-1.39	3.96	23.40	83.53	109.43	104.37
Sunnyside Park Surrey	536,400	272.2	-0.55	-1.41	3.46	22.39	79.67	92.37	82.81
White Rock	448,300	226.8	0.27	-1.69	-0.87	13.57	86.36	91.39	59.83

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2018-07

Apartment

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Area: Langley	446,100	288.5	-0.55	-1.54	9.65	26.65	109.97	107.70	94.54
Aldergrove Langley	372,000	291.9	-2.80	5.08	20.32	38.34	108.05	110.76	77.99
Fort Langley	783,100	374.2	1.05	0.65	8.46	24.40	109.99	153.52	154.21
Langley City	448,900	297.1	-1.36	-2.84	11.07	29.29	128.89	110.41	101.56
Murrayville	467,900	281.9	0.32	0.14	7.23	22.78	89.32	105.77	91.51
Otter District	310,700	317.1	0.44	8.67	24.74	39.02	132.65	131.63	93.35
Salmon River	407,700	260.4	0.81	0.27	7.25	22.31	78.72	92.46	76.90
Walnut Grove	469,700	252.5	0.48	0.00	7.45	22.81	85.94	96.65	71.54
Willoughby Heights	415,500	280.9	1.08	-0.14	7.17	23.04	93.72	110.41	90.83
Area: Abbotsford	350,200	297.8	-1.85	1.05	16.69	36.73	134.30	110.16	89.68
Abbotsford East	400,500	319.9	-0.65	4.99	18.22	35.04	110.74	122.15	95.06
Abbotsford West	360,400	313.9	1.36	5.37	18.90	38.83	142.21	155.41	103.83
Central Abbotsford	343,000	283.9	-4.02	-2.44	14.57	35.25	132.51	84.95	79.68
Poplar	368,000	328.1	-1.44	6.11	22.52	39.56	121.09	127.06	100.06
Area: Mission	375,700	294.7	0.31	8.51	22.18	39.54	125.65	128.10	79.70
Mission BC	375,700	294.7	0.31	8.51	22.18	39.54	125.65	128.10	79.70

Fraser Valley Real Estate Board

2018-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,002,000	282.7	-0.46	0.11	4.24	8.98	60.53	83.45	93.90
Fraser Valley Real Estate Board	831,300	279.9	-0.21	1.12	6.83	13.83	78.51	93.57	95.19
Area: N. Delta	966,400	300.3	-0.20	1.93	5.67	11.14	67.48	96.27	112.68
Annieville	758,400	283.4	-0.60	0.93	5.16	8.46	59.03	86.82	95.45
Nordel	981,200	287.9	-0.38	2.31	4.16	8.52	63.12	90.66	108.62
Scottsdale	1,029,000	336.1	-0.27	1.39	9.05	17.07	82.76	118.82	136.03
Sunshine Hills Woods	1,113,800	284.5	0.11	2.34	1.53	7.16	58.76	81.91	105.71
Municipality: City of Surrey combined	917,300	291.8	-0.10	1.11	6.57	13.90	77.71	93.63	102.22
Area: North Surrey	814,900	339.0	-0.12	2.45	10.17	25.23	98.13	112.81	119.99
Bolivar Heights	756,100	302.8	0.36	1.88	6.85	14.52	75.94	93.85	103.49
Bridgeview	561,500	281.4	1.81	3.99	3.72	9.92	65.43	86.73	101.14
Cedar Hills	829,600	305.9	-0.87	1.83	3.94	8.21	70.51	94.47	113.62
Fraser Heights	1,259,100	260.2	0.50	-2.07	-0.57	1.44	51.02	77.25	86.52
Guildford	635,000	339.6	0.74	2.66	10.30	28.30	108.34	116.58	115.76
Port Kells	1,403,700	249.1	-0.60	1.22	5.64	7.74	75.30	104.85	83.84
Royal Heights	872,300	261.3	-0.68	1.83	0.27	5.83	51.74	79.22	89.35
Whalley	574,500	377.8	-1.13	1.92	12.24	33.31	113.57	120.42	126.91
Area: Surrey	883,500	285.6	0.11	1.85	6.93	12.84	79.62	94.42	101.55
Bear Creek Green Timbers	985,800	295.3	0.31	3.25	4.90	10.31	74.01	90.15	110.78
East Newton	984,900	303.4	0.03	2.64	8.59	17.41	87.40	104.86	115.48
Fleetwood Tynehead	925,000	269.6	0.26	0.19	4.58	8.89	74.50	94.52	95.50
Panorama Ridge	1,004,100	269.9	0.22	2.62	4.37	7.27	70.82	78.98	98.46
Queen Mary Park Surrey	738,100	305.5	0.49	2.93	8.95	16.56	82.61	101.38	105.31
Sullivan Station	801,600	252.4	-1.41	-1.21	2.89	6.77	66.93	76.13	81.19
West Newton	784,700	305.9	0.82	3.55	11.64	18.70	92.15	103.93	108.52
Area: Cloverdale	913,700	272.1	-0.44	-0.29	4.98	12.25	77.03	92.71	95.90
Clayton	969,400	272.8	-0.04	0.74	7.11	16.43	88.53	97.54	101.03
Cloverdale BC	888,100	270.8	-0.73	-1.06	3.72	10.08	70.74	89.90	93.57
Serpentine	1,441,700	330.4	-2.34	-1.93	-3.87	-9.11	64.21	104.96	131.21

Fraser Valley Real Estate Board

2018-07

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	1,016,900	256.8	-0.12	-1.68	0.82	2.39	54.42	72.23	82.78
Crescent Bch Ocean Pk.	1,228,900	280.2	0.79	-2.16	0.50	-6.07	52.20	72.86	94.04
Elgin Chantrell	1,975,700	288.3	1.94	2.71	-2.30	-4.85	35.93	62.06	107.11
Grandview Surrey	1,444,400	234.4	-0.97	-1.68	2.72	4.50	48.26	59.35	66.24
Hazelmere	2,551,600	395.7	-3.18	-0.50	5.16	2.57	86.21	137.94	178.27
King George Corridor	836,400	278.0	-1.07	-3.87	2.32	8.00	68.48	84.35	94.68
Morgan Creek	1,257,200	246.2	0.29	-0.40	3.40	8.51	53.78	69.09	90.41
Pacific Douglas	1,284,200	259.2	-1.56	-4.00	0.90	0.43	57.00	76.21	84.75
Sunnyside Park Surrey	996,700	272.1	0.26	0.37	0.29	2.95	55.13	76.34	92.16
White Rock	706,300	236.5	0.72	-1.62	-0.71	2.51	63.44	81.09	65.85
Area: Langley	818,500	266.2	-0.41	0.76	6.01	13.52	77.59	93.04	90.41
Aldergrove Langley	630,800	254.6	0.67	2.66	6.93	12.65	76.81	90.57	79.04
Brookswood Langley	1,030,400	296.0	0.14	2.28	5.41	9.14	67.52	88.42	114.96
Campbell Valley	1,801,900	254.9	0.71	6.12	10.01	6.56	74.23	90.22	90.51
County Line Glen Valley	1,547,500	251.3	0.16	4.53	5.37	7.67	60.99	90.09	85.32
Fort Langley	1,202,900	285.3	-1.04	2.59	6.02	11.97	77.87	108.10	107.79
Langley City	598,400	291.9	-1.82	-1.75	7.99	21.63	101.73	106.00	101.59
Murrayville	879,100	279.5	0.29	1.38	7.87	14.88	74.58	92.49	97.11
Otter District	1,729,000	273.6	2.66	9.00	14.86	8.61	91.46	115.94	102.07
Salmon River	1,386,900	270.9	1.12	5.12	10.89	9.37	78.69	99.78	102.01
Walnut Grove	738,800	241.1	-0.04	0.29	3.70	8.65	57.58	78.20	74.96
Willoughby Heights	844,800	253.0	-0.35	0.40	3.43	12.24	76.55	91.09	84.27
Area: Abbotsford	650,000	268.5	-0.52	2.25	11.13	18.65	91.10	95.56	85.81
Abbotsford East	748,100	249.1	0.57	2.98	9.30	12.46	73.23	76.54	77.80
Abbotsford West	620,100	280.5	0.50	3.97	11.58	18.35	99.64	115.94	93.98
Aberdeen	1,042,000	264.5	-0.45	4.67	9.21	9.89	74.59	92.08	92.78
Bradner	1,436,600	234.8	-0.13	2.09	4.03	9.41	57.48	76.54	68.56
Central Abbotsford	491,700	270.9	-2.52	-0.55	12.73	27.12	107.11	91.86	81.93
Matsqui	963,600	258.1	-0.08	-0.46	4.49	9.50	62.84	81.63	83.57
Poplar	613,400	293.7	-1.51	2.69	11.29	20.42	96.06	110.39	95.28
Sumas Mountain	1,075,900	237.0	-0.08	-0.63	5.66	9.17	69.16	100.68	73.75
Sumas Prairie	776,900	282.5	-0.67	1.33	5.14	12.28	65.01	102.80	96.86

Fraser Valley Real Estate Board

2018-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Mission	656,800	256.6	-0.47	0.63	7.14	11.47	81.47	101.57	76.24
Dewdney Deroche	474,200	249.4	-0.87	-0.48	6.22	9.05	74.65	100.48	70.82
Durieu	595,700	243.5	-0.20	0.54	6.19	9.29	71.60	93.25	69.69
Hatzic	698,400	255.4	-0.51	0.31	6.59	9.33	80.24	102.86	77.48
Mission BC	647,100	257.6	-0.46	0.66	7.20	11.85	82.18	102.20	76.56
Mission-West	809,000	249.9	-1.73	-0.04	6.25	9.13	79.53	96.93	74.51
Stave Falls	855,100	246.1	0.53	0.65	5.90	9.23	71.62	90.33	72.94
Steelhead	1,030,300	240.5	-0.29	-0.95	6.89	5.76	77.36	96.97	64.73

Fraser Valley Real Estate Board

2018-07

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,335,400	283.3	-0.39	-0.28	0.93	1.14	46.86	76.40	98.53
Fraser Valley Real Estate Board	1,017,400	272.8	-0.15	0.81	3.53	5.33	64.14	85.33	96.83
Area: N. Delta	949,200	276.9	-0.89	0.47	0.87	4.57	51.31	79.69	98.64
Annieville	854,700	275.8	-1.25	-0.58	1.25	2.83	49.00	78.86	96.02
Nordel	927,900	271.8	-0.95	1.12	0.82	6.30	50.75	79.88	97.10
Scottsdale	890,100	278.6	-1.03	-0.57	1.46	2.92	50.76	81.50	97.87
Sunshine Hills Woods	1,155,200	283.4	-0.35	1.76	0.25	6.18	55.54	79.03	105.36
Municipality: City of Surrey combined	1,121,900	280.0	0.04	0.39	2.53	3.97	60.64	81.58	102.60
Area: North Surrey	1,000,700	287.2	0.17	1.34	3.57	8.17	64.11	88.33	103.54
Bolivar Heights	810,700	286.2	0.53	1.06	4.26	8.74	65.63	88.04	101.98
Bridgeview	561,500	281.4	1.81	3.99	3.72	9.92	65.43	86.73	101.14
Cedar Hills	865,300	302.3	-1.08	1.51	2.93	6.26	67.48	91.33	115.47
Fraser Heights	1,241,900	255.5	0.08	-2.74	-1.62	-0.16	47.94	73.93	83.42
Guildford	960,900	306.1	0.43	3.59	6.51	15.12	71.29	91.55	112.13
Port Kells	1,403,700	249.1	-0.60	1.22	5.64	7.74	75.30	104.85	83.84
Royal Heights	872,300	260.7	-0.65	1.84	0.35	5.80	51.66	79.05	88.91
Whalley	884,500	330.5	0.70	3.51	7.65	16.78	78.75	105.92	128.72
Area: Surrey	1,054,800	281.0	0.11	1.33	4.07	6.76	67.36	83.54	105.26
Bear Creek Green Timbers	1,005,200	292.1	0.21	3.14	3.88	8.27	71.32	86.88	109.84
East Newton	1,152,600	279.5	0.32	1.60	3.98	8.21	68.17	84.49	108.12
Fleetwood Tynehead	1,138,000	276.2	0.80	0.91	5.14	5.54	66.69	89.83	103.99
Panorama Ridge	1,069,500	274.8	0.55	3.15	5.01	7.85	69.32	79.02	102.06
Queen Mary Park Surrey	923,300	295.4	-0.34	1.83	3.50	6.22	67.75	88.27	112.67
Sullivan Station	1,055,100	263.6	-2.08	-4.08	1.46	2.81	55.61	70.06	83.95
West Newton	940,300	287.5	0.45	2.13	4.58	7.44	70.02	80.36	109.24
Area: Cloverdale	1,034,600	260.6	-0.19	-1.14	2.00	4.03	60.57	81.35	92.47
Clayton	1,080,300	250.1	1.71	1.05	5.13	5.75	68.76	80.45	94.63
Cloverdale BC	1,014,200	262.6	-0.68	-1.83	1.23	4.08	57.62	80.98	91.12
Serpentine	1,441,700	330.4	-2.34	-1.93	-3.87	-9.11	64.21	104.96	131.21

Fraser Valley Real Estate Board

2018-07

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	1,468,100	280.3	0.29	-0.85	-0.18	-3.64	49.33	74.97	99.08
Crescent Bch Ocean Pk.	1,306,200	283.6	1.00	-1.83	-0.07	-7.56	50.29	72.82	95.18
Elgin Chantrell	2,144,100	293.5	2.69	4.49	-3.07	-5.81	32.99	62.69	109.64
Grandview Surrey	1,909,500	301.1	-2.11	-4.17	0.77	0.60	54.73	81.06	110.85
Hazelmere	2,551,600	395.7	-3.18	-0.50	5.16	2.57	86.21	137.94	178.27
King George Corridor	1,173,300	295.2	-1.76	-3.87	0.58	0.61	63.64	85.43	107.16
Morgan Creek	1,525,000	239.1	0.72	-0.21	1.74	-0.54	38.61	55.16	85.93
Pacific Douglas	1,530,900	285.3	-1.86	-3.58	2.33	2.77	69.02	92.51	100.35
Sunnyside Park Surrey	1,266,700	279.2	1.56	3.83	-2.00	-4.77	43.18	66.99	98.72
White Rock	1,175,300	254.7	1.64	-0.66	-0.39	-6.94	46.13	76.63	76.14
Area: Langley	1,067,700	267.5	-0.56	1.94	4.21	7.73	70.60	91.34	96.26
Aldergrove Langley	749,400	245.1	1.03	3.46	6.06	8.40	70.56	86.96	83.60
Brookswood Langley	1,030,400	296.0	0.14	2.28	5.41	9.14	67.52	88.42	114.96
Campbell Valley	1,801,900	254.9	0.71	6.12	10.01	6.56	74.23	90.22	90.51
County Line Glen Valley	1,549,300	251.6	0.16	4.66	5.49	7.80	61.18	90.32	85.55
Fort Langley	1,189,900	270.8	-1.17	3.83	6.74	8.89	72.37	101.94	98.53
Langley City	920,200	289.1	-3.73	-0.79	0.14	8.36	79.90	101.74	106.50
Murrayville	1,134,500	266.9	1.14	2.50	6.93	8.89	62.94	77.58	94.25
Otter District	1,746,700	274.3	2.70	9.02	14.77	8.38	91.68	115.81	103.34
Salmon River	1,401,900	273.2	1.19	6.22	11.69	7.35	77.75	101.18	103.73
Walnut Grove	960,600	258.6	-0.35	-0.58	3.44	6.38	60.32	87.12	92.12
Willoughby Heights	1,084,500	256.7	-1.65	0.63	-0.19	6.38	71.71	90.15	87.51
Area: Abbotsford	841,300	268.0	0.07	1.94	6.99	9.16	75.97	94.63	93.08
Abbotsford East	870,800	259.9	1.01	2.24	8.02	10.08	69.87	89.43	88.20
Abbotsford West	794,300	273.5	0.15	2.05	6.30	6.84	82.33	98.91	96.48
Aberdeen	1,045,900	264.9	-0.45	5.20	9.83	9.24	73.59	92.51	93.22
Bradner	1,436,600	234.8	-0.17	2.09	4.03	9.41	57.37	76.54	68.56
Central Abbotsford	744,700	284.9	-1.32	0.85	6.43	11.77	84.04	101.63	104.08
Matsqui	963,600	258.1	-0.08	-0.46	4.49	9.50	62.84	81.63	83.57
Poplar	802,600	275.5	-1.82	0.77	5.56	10.02	80.30	98.20	97.92
Sumas Mountain	1,075,900	237.0	-0.08	-0.63	5.66	9.17	69.16	100.68	73.75
Sumas Prairie	776,900	282.5	-0.67	1.33	5.14	12.28	65.01	102.80	96.86

Fraser Valley Real Estate Board

2018-07

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Mission	687,700	254.9	-0.66	0.16	6.47	9.40	79.25	100.87	77.01
Dewdney Deroche	474,200	249.4	-0.87	-0.48	6.22	9.05	74.65	100.48	70.82
Durieu	595,700	243.5	-0.20	0.54	6.19	9.29	71.60	93.25	69.69
Hatzic	699,000	255.5	-0.51	0.27	6.59	9.28	80.31	102.94	77.55
Mission BC	681,700	255.8	-0.66	0.12	6.45	9.41	79.63	101.42	77.64
Mission-West	809,900	249.9	-1.73	0.00	6.25	9.13	79.53	97.08	74.51
Stave Falls	855,100	246.1	0.53	0.65	5.90	9.23	71.62	90.33	72.94
Steelhead	1,030,300	240.5	-0.29	-0.95	6.89	5.76	77.36	96.97	64.73

Fraser Valley Real Estate Board

2018-07

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	726,600	262.6	-0.27	0.69	6.70	12.95	66.52	82.23	82.49
Fraser Valley Real Estate Board	557,500	248.4	-0.08	1.39	7.35	14.73	78.83	85.37	75.55
Area: N. Delta	642,300	311.9	2.33	6.20	14.42	15.65	96.04	118.11	119.65
Annieville	506,300	264.6	3.72	7.52	17.86	20.00	88.46	103.23	86.34
Nordel	861,700	340.8	1.67	6.33	15.25	16.87	103.22	126.60	140.00
Scottsdale	618,100	277.0	1.21	8.50	17.72	19.35	99.57	113.41	95.07
Sunshine Hills Woods	623,600	295.4	4.49	8.17	15.44	17.74	102.05	115.31	108.03
Municipality: City of Surrey combined	605,700	253.1	-0.12	1.08	6.97	13.86	80.40	88.18	79.89
Area: North Surrey	604,100	316.4	2.49	4.70	11.17	25.86	106.66	117.91	107.20
Bolivar Heights	534,300	320.6	4.43	5.18	13.61	30.86	129.33	129.16	107.78
Fraser Heights	896,200	334.6	4.27	4.27	10.54	24.02	122.62	135.47	116.85
Guildford	625,600	324.2	2.89	5.09	11.45	26.89	111.34	119.20	110.11
Whalley	547,500	295.1	1.13	4.20	10.69	23.01	90.39	112.00	101.30
Area: Surrey	598,000	263.2	0.00	2.25	7.34	14.73	91.14	100.92	88.13
Bear Creek Green Timbers	625,900	291.9	0.93	4.21	10.48	22.54	97.10	116.70	99.11
East Newton	556,500	308.0	-0.77	3.56	10.00	23.20	112.71	125.31	119.84
Fleetwood Tynehead	617,000	246.4	0.08	-0.73	2.71	10.00	81.31	96.96	77.91
Panorama Ridge	685,800	248.6	-1.04	0.89	2.68	7.53	90.50	91.53	82.79
Queen Mary Park Surrey	544,300	284.7	1.06	4.21	10.69	22.98	90.82	108.57	94.20
Sullivan Station	603,300	240.7	-0.99	0.67	3.57	8.91	83.32	83.18	76.99
West Newton	618,600	273.2	1.83	6.10	15.81	18.32	95.98	106.50	92.39
Area: Cloverdale	611,700	248.5	-1.07	-0.52	5.70	13.57	81.39	88.97	78.14
Clayton	608,200	247.2	-1.04	-0.32	5.91	13.81	82.44	88.85	77.20
Cloverdale BC	616,200	250.3	-1.15	-0.79	5.35	13.16	79.94	89.48	79.43
Area: South Surrey White Rock	673,500	211.2	-1.08	-2.63	4.55	5.49	50.11	52.82	58.80
Crescent Bch Ocean Pk.	661,600	237.2	-2.06	-6.17	7.18	8.86	61.69	62.58	76.23
Elgin Chantrell	1,079,100	254.3	-3.12	-8.92	2.87	4.48	59.84	62.91	88.93
Grandview Surrey	634,500	196.1	-0.76	0.41	4.81	4.59	43.98	48.79	50.61
King George Corridor	690,900	240.0	-1.15	-6.54	5.12	8.55	66.44	68.54	78.31

Fraser Valley Real Estate Board

2018-07

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Morgan Creek	634,000	199.8	-0.65	0.25	5.10	4.99	43.84	49.66	53.46
Pacific Douglas	613,900	192.1	1.27	1.80	6.25	6.31	43.68	45.53	47.54
Sunnyside Park Surrey	905,000	253.2	-2.47	-7.35	3.64	6.75	68.24	74.02	88.11
White Rock	597,600	203.8	-3.41	-7.49	6.65	9.22	64.89	54.39	51.41
Area: Langley	527,400	244.8	-0.08	0.58	5.65	14.29	71.19	83.37	73.74
Aldergrove Langley	414,700	276.1	0.47	-1.25	4.70	18.24	88.21	98.35	79.52
Fort Langley	863,300	272.3	-4.05	-0.37	2.33	16.07	76.02	96.61	95.62
Langley City	483,800	270.7	-0.40	0.74	11.81	22.43	81.80	96.73	86.18
Murrayville	666,500	303.4	-1.43	0.20	9.69	18.89	89.86	114.87	108.67
Walnut Grove	523,300	215.8	0.28	1.74	2.71	7.95	48.11	62.26	55.03
Willoughby Heights	552,200	242.3	-0.08	0.12	4.89	13.81	78.03	87.25	77.90
Area: Abbotsford	409,000	222.1	-0.09	4.81	13.03	22.44	83.40	70.06	54.13
Abbotsford East	405,200	212.3	-0.75	5.20	12.57	20.42	86.39	36.88	45.41
Abbotsford West	404,000	240.4	-0.87	5.16	11.14	18.95	81.16	95.45	66.48
Aberdeen	573,000	259.2	-0.46	-1.67	1.33	15.97	83.57	82.41	68.53
Central Abbotsford	381,500	200.2	2.19	5.15	19.45	35.27	89.05	81.83	42.90
Poplar	537,700	279.8	-0.57	-0.78	5.35	18.21	94.58	111.01	81.92
Area: Mission	442,700	247.6	0.20	-1.47	2.48	16.14	77.87	86.31	60.99
Mission BC	442,800	247.6	0.20	-1.47	2.48	16.14	77.87	86.31	60.99