

Summary Report

For April 2021

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2021-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,320,000	353.2	4.13	15.69	22.72	30.67	23.28	50.62	132.67
Fraser Valley Real Estate Board	1,183,500	366.8	4.00	17.56	26.22	34.36	30.63	75.08	160.14
Area: N. Delta	1,143,100	348.6	3.97	17.41	24.28	30.86	26.86	50.13	133.80
Annieville	1,121,900	365.4	2.10	20.04	28.57	36.19	31.11	54.63	145.40
Nordel	1,083,500	325.4	6.51	12.75	17.98	25.01	22.79	43.98	120.01
Scottsdale	1,159,200	369.6	1.73	20.23	30.00	37.04	31.34	56.21	147.72
Sunshine Hills Woods	1,266,500	324.9	8.48	15.46	17.55	21.10	17.50	42.44	114.74
Municipality: City of Surrey combined	1,273,600	377.5	4.34	17.82	26.21	32.83	29.24	70.43	158.21
Area: North Surrey	1,150,400	399.0	5.78	20.73	31.73	36.83	36.08	77.02	173.47
Bolivar Heights	1,114,100	393.5	5.55	24.41	36.21	39.29	38.31	78.30	174.79
Bridgeview	713,000	368.9	7.24	12.30	23.25	33.66	41.72	71.26	154.41
Cedar Hills	1,180,000	421.3	4.57	18.11	30.64	33.28	39.09	81.36	182.75
Fraser Heights	1,411,200	367.1	7.09	24.36	34.17	32.34	29.12	68.24	146.71
Guildford	1,208,300	394.5	7.26	21.01	31.28	40.94	31.11	74.63	171.88
Port Kells	2,005,600	392.0	8.44	34.99	43.48	50.42	47.98	99.90	178.41
Royal Heights	1,002,700	329.4	5.85	12.89	18.49	29.33	30.51	50.96	133.45
Whalley	1,167,600	438.1	5.46	19.83	29.04	39.34	33.81	83.84	196.61
Area: Surrey	1,210,100	362.6	5.25	15.33	22.33	26.96	28.49	73.41	153.74
Bear Creek Green Timbers	1,213,500	378.0	4.22	13.65	22.09	27.83	30.21	82.70	168.85
East Newton	1,138,800	348.3	5.39	11.31	17.43	22.38	29.00	68.26	142.21
Fleetwood Tynehead	1,279,200	346.1	4.69	18.57	23.34	28.00	31.00	76.31	153.00
Panorama Ridge	1,152,400	352.1	8.77	17.68	20.01	28.41	27.02	57.40	131.80
Queen Mary Park Surrey	1,254,300	401.0	4.07	18.57	31.13	32.43	36.63	75.72	175.60
Sullivan Station	1,592,000	406.2	3.18	13.21	28.67	53.17	22.79	73.89	188.09
West Newton	1,174,500	349.0	7.29	13.24	18.26	21.14	22.97	78.15	142.70
Area: Cloverdale	1,393,500	396.9	0.40	20.97	28.74	36.77	35.46	87.84	167.99
Clayton	2,355,500	436.2	1.84	22.32	30.36	43.49	41.95	100.18	212.24
Cloverdale BC	1,244,200	389.9	0.21	21.24	28.43	35.85	35.66	87.72	162.74
Serpentine	3,510,200	551.9	4.88	13.75	28.74	33.34	8.34	91.37	237.35
Area: South Surrey White Rock	1,520,200	351.6	3.02	16.54	23.50	35.33	18.26	44.28	129.50

Fraser Valley Real Estate Board

2021-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,321,200	337.2	2.06	21.21	24.24	31.41	22.53	36.13	115.88
Elgin Chantrell	2,102,400	358.8	2.11	21.83	24.37	30.24	18.57	34.08	118.12
Grandview Surrey	2,687,700	402.4	2.97	9.62	19.83	39.24	13.93	54.18	192.02
Hazelmere	3,308,100	497.8	1.84	8.93	25.87	34.47	6.80	89.86	196.84
King George Corridor	1,277,200	367.8	5.09	10.35	20.95	42.50	16.32	63.83	149.86
Morgan Creek	2,191,300	277.9	7.46	15.60	25.29	28.36	-6.65	23.46	86.26
Pacific Douglas	2,632,100	450.4	3.14	6.88	18.31	40.09	13.45	69.45	196.51
Sunnyside Park Surrey	1,348,500	339.2	0.89	20.33	23.57	31.32	21.75	37.94	123.60
White Rock	1,326,400	326.1	2.74	20.51	25.47	33.81	23.66	34.64	111.62
Area: Langley	1,293,600	356.5	6.10	15.26	23.44	30.73	27.69	80.23	166.44
Aldergrove Langley	953,600	317.5	9.14	18.51	22.26	25.39	27.97	77.47	158.97
Brookwood Langley	1,241,300	383.5	7.36	16.00	25.78	29.12	29.65	65.02	162.85
Campbell Valley	2,451,000	367.3	8.22	14.28	28.25	39.55	35.84	113.30	204.81
County Line Glen Valley	1,996,700	361.1	5.99	11.86	21.62	29.38	32.17	76.58	169.68
Fort Langley	1,538,100	388.0	6.56	15.68	23.06	26.92	33.10	85.91	180.14
Langley City	1,152,500	374.1	2.27	14.33	20.29	31.45	23.71	89.32	170.30
Murrayville	1,366,900	321.2	7.07	14.59	24.59	28.48	26.86	50.16	123.06
Otter District	2,339,300	380.8	6.58	11.80	30.28	41.14	36.73	114.29	206.36
Salmon River	1,810,600	362.0	6.88	13.44	25.30	41.68	33.09	105.92	203.44
Walnut Grove	1,183,300	338.5	6.78	14.86	23.23	26.21	27.16	73.50	151.86
Willoughby Heights	1,016,300	344.7	1.62	13.76	18.82	30.12	20.65	81.04	147.27
Area: Abbotsford	1,077,500	378.6	3.70	20.53	28.69	38.94	37.22	97.81	178.59
Abbotsford East	999,400	342.4	0.38	14.29	22.11	28.10	26.02	70.35	148.66
Abbotsford West	1,085,600	394.9	4.64	24.14	31.85	43.70	44.86	109.38	200.76
Aberdeen	1,373,600	350.7	5.89	12.51	26.24	40.06	32.34	91.22	169.56
Bradner	2,019,400	347.4	6.79	15.34	25.64	33.26	40.25	96.05	147.61
Central Abbotsford	1,034,500	413.0	5.33	24.32	31.70	45.63	42.17	125.56	193.12
Matsqui	1,031,700	360.4	3.59	17.78	29.64	30.63	32.21	82.11	165.59
Poplar	1,084,300	395.9	4.62	23.80	31.27	45.12	36.00	112.96	179.59
Sumas Mountain	1,135,700	361.2	6.61	22.44	32.50	39.89	36.97	86.76	167.36
Sumas Prairie	1,111,900	404.3	12.24	28.35	40.43	49.85	45.01	98.77	199.26
Area: Mission	879,800	350.3	1.24	14.14	26.23	37.43	32.79	89.15	163.78

Fraser Valley Real Estate Board

2021-04

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	668,700	351.7	2.87	16.77	29.54	42.27	40.34	88.18	164.64
Durieu	655,100	352.7	1.85	15.79	28.25	41.25	37.18	87.91	161.84
Hatzic	888,200	350.4	1.30	14.14	26.22	37.30	33.23	90.02	163.86
Mission BC	874,900	351.1	1.21	13.99	26.02	36.99	32.64	89.07	164.38
Mission-West	1,079,700	347.6	1.37	13.67	26.45	39.88	32.02	101.04	160.57
Stave Falls	1,002,900	339.7	0.47	15.47	27.95	39.85	32.70	81.66	157.35
Steelhead	1,371,800	320.2	0.16	15.39	27.52	43.27	31.88	84.77	141.66

Fraser Valley Real Estate Board

2021-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,757,000	323.8	3.65	12.86	16.98	22.28	15.27	32.92	103.14
Fraser Valley Real Estate Board	1,419,300	329.7	4.87	16.38	21.62	27.59	26.42	58.97	135.84
Area: N. Delta	1,354,900	357.3	10.04	22.28	23.98	29.18	28.80	53.22	144.06
Annieville	1,177,800	363.5	10.15	23.18	24.96	30.66	32.96	55.61	151.38
Nordel	1,265,900	350.1	9.61	21.86	23.80	28.62	26.62	48.54	140.62
Scottsdale	1,255,200	364.8	9.32	22.38	24.12	29.04	31.93	59.02	146.82
Sunshine Hills Woods	1,496,500	353.7	10.67	21.76	23.07	28.20	26.01	51.80	139.31
Municipality: City of Surrey combined	1,506,100	335.5	4.48	15.81	20.38	26.32	23.98	53.69	133.31
Area: North Surrey	1,458,600	344.4	6.49	16.43	22.26	26.48	27.46	56.40	136.05
Bolivar Heights	1,034,300	364.5	7.17	17.13	20.06	28.57	31.64	61.86	147.12
Bridgeview	828,900	384.6	3.81	13.89	18.41	26.02	30.95	75.86	153.36
Cedar Hills	1,151,000	370.3	7.68	17.74	19.57	27.12	30.34	63.27	151.22
Fraser Heights	1,562,400	314.2	5.22	14.71	25.23	24.63	20.89	43.86	116.54
Guildford	1,201,500	372.8	7.75	17.57	19.60	27.58	29.04	63.15	149.03
Port Kells	2,172,500	335.5	5.01	21.16	29.34	34.25	50.72	110.08	153.40
Royal Heights	1,461,100	356.6	8.69	20.23	22.84	30.24	35.38	63.13	167.52
Whalley	1,054,100	387.6	8.60	18.17	20.07	27.25	31.35	64.52	162.78
Area: Surrey	1,416,500	347.3	4.58	16.00	21.31	27.03	26.66	67.37	147.72
Bear Creek Green Timbers	1,297,200	351.9	6.51	14.25	18.76	26.08	26.86	72.67	153.17
East Newton	1,687,400	372.0	5.11	19.81	25.63	28.06	34.01	78.93	179.07
Fleetwood Tynehead	1,589,700	366.6	4.56	19.10	27.78	35.88	31.49	77.19	164.31
Panorama Ridge	1,329,900	313.5	4.01	10.82	13.75	17.28	19.61	57.14	126.52
Queen Mary Park Surrey	1,066,700	342.2	3.35	11.61	16.16	20.49	20.75	58.13	132.16
Sullivan Station	1,327,500	330.0	4.27	17.06	21.01	31.11	24.43	54.42	121.48
West Newton	1,055,600	335.2	3.20	12.07	16.15	20.36	20.10	60.23	130.22
Area: Cloverdale	1,365,000	327.5	3.34	18.10	24.71	27.28	29.81	66.84	142.05
Clayton	1,315,000	317.0	0.76	17.63	23.73	28.39	32.19	76.11	145.55
Cloverdale BC	1,396,600	331.7	4.34	18.34	25.12	26.60	28.77	62.84	138.46
Serpentine	1,030,100	325.4	4.50	16.71	20.74	31.10	22.06	50.86	121.96
Area: South Surrey White Rock	1,820,600	310.8	3.84	13.14	14.22	23.48	13.14	28.22	99.87

Fraser Valley Real Estate Board

2021-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,740,400	332.0	3.43	11.52	10.70	17.56	11.78	33.44	108.67
Elgin Chantrell	2,350,700	305.6	3.21	13.94	18.36	31.72	11.13	6.97	78.19
Grandview Surrey	1,964,400	324.7	3.61	13.14	15.14	20.44	6.42	29.62	110.71
Hazelmere	2,521,000	420.3	6.11	17.37	18.46	30.98	27.60	61.78	172.74
King George Corridor	1,586,800	345.2	3.91	15.49	17.10	24.76	16.03	43.65	127.70
Morgan Creek	1,622,600	257.2	6.77	12.27	8.66	19.74	9.73	24.92	87.60
Pacific Douglas	1,530,100	319.3	3.40	15.35	17.43	26.76	19.41	49.98	124.86
Sunnyside Park Surrey	1,524,400	312.6	3.65	13.22	14.13	32.91	18.77	18.95	84.53
White Rock	1,471,000	270.6	3.32	9.20	8.63	15.69	8.81	26.04	80.76
Area: Langley	1,390,400	323.1	4.33	15.89	23.23	28.52	29.76	67.67	144.03
Aldergrove Langley	944,500	293.1	9.61	16.49	22.69	33.47	35.44	86.21	145.07
Brookwood Langley	1,398,100	352.6	1.53	15.23	24.95	25.66	26.70	74.55	147.79
Campbell Valley	2,090,100	274.1	10.79	15.80	20.86	29.66	26.26	65.52	121.58
County Line Glen Valley	1,996,700	285.4	10.28	14.11	22.02	30.92	32.01	85.20	152.12
Fort Langley	1,589,300	318.0	11.15	15.68	22.21	31.90	35.32	85.53	159.38
Langley City	1,182,900	339.4	2.44	15.99	24.92	27.16	29.15	78.63	150.48
Murrayville	1,448,400	341.0	3.55	16.18	25.88	29.12	29.12	73.18	146.03
Otter District	1,856,600	274.7	9.44	13.61	22.03	31.56	33.87	86.62	122.43
Salmon River	1,667,700	314.2	10.05	14.50	20.66	30.00	30.16	78.83	156.49
Walnut Grove	1,194,600	313.6	3.16	11.56	17.15	20.34	21.93	56.57	130.08
Willoughby Heights	1,498,700	336.2	1.88	18.59	26.49	32.73	34.37	66.35	154.31
Area: Abbotsford	1,214,600	323.0	6.25	20.43	26.82	31.30	35.43	84.57	155.74
Abbotsford East	1,246,200	320.6	6.94	20.80	28.09	28.96	36.08	84.68	158.34
Abbotsford West	1,149,400	339.2	6.03	20.50	25.77	34.28	36.06	90.67	165.41
Aberdeen	1,250,700	312.9	4.65	19.38	23.58	29.03	27.61	74.90	140.69
Bradner	1,771,000	265.1	0.65	18.03	25.46	30.46	27.39	58.36	105.98
Central Abbotsford	1,045,000	332.4	5.66	20.87	26.00	36.01	35.78	87.69	158.88
Matsqui	1,617,400	318.4	5.01	22.23	28.34	30.55	30.92	72.67	131.06
Poplar	1,020,000	302.4	5.62	19.15	24.91	31.82	29.18	74.39	133.33
Sumas Mountain	1,702,000	315.3	12.21	13.83	18.53	34.57	45.23	109.92	158.87
Area: Mission	987,700	301.9	2.79	12.02	19.99	32.35	29.96	85.33	136.41
Durieu	1,026,600	289.6	2.77	10.75	20.27	34.76	33.83	88.17	122.26

Fraser Valley Real Estate Board

2021-04

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	988,500	303.1	2.96	12.01	19.47	32.47	29.86	86.75	136.43
Mission BC	978,700	303.6	2.92	12.11	19.81	32.63	30.24	85.80	139.24
Mission-West	1,005,400	291.0	1.08	10.98	21.10	25.87	26.69	78.20	114.60
Stave Falls	1,217,700	294.5	2.29	12.71	22.25	33.86	29.11	82.47	120.10

Fraser Valley Real Estate Board

2021-04

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	705,200	302.1	2.16	7.59	7.59	6.71	2.48	56.37	97.84
Fraser Valley Real Estate Board	478,700	334.2	2.86	8.86	10.15	9.29	4.05	98.81	118.72
Area: N. Delta	404,200	383.1	0.82	4.07	5.68	0.90	-4.77	97.78	121.96
Annieville	332,100	369.3	2.36	7.26	9.29	5.76	15.77	132.85	116.34
Scottsdale	608,400	393.6	-0.33	1.94	3.36	-1.33	-8.08	81.05	124.66
Municipality: City of Surrey combined	438,400	368.5	2.88	8.67	9.41	8.06	4.07	96.85	126.35
Area: North Surrey	452,800	393.1	2.85	8.29	9.32	8.68	4.74	99.95	132.05
Bolivar Heights	455,500	383.5	3.29	7.54	8.55	7.24	3.43	92.23	118.27
Cedar Hills	329,100	384.3	1.61	7.53	9.42	7.02	8.84	123.82	126.46
Guildford	494,800	373.5	3.61	11.03	11.09	11.49	5.87	101.35	141.28
Port Kells	389,600	306.7	4.71	11.98	16.62	14.96	6.83	101.51	98.90
Whalley	413,000	402.3	2.50	7.25	8.61	7.68	3.95	97.50	125.25
Area: Surrey	467,200	369.2	2.47	7.92	9.26	5.40	2.41	100.43	119.76
Bear Creek Green Timbers	458,800	362.4	2.81	7.54	9.65	5.20	2.69	97.82	114.82
East Newton	472,400	385.2	2.39	7.75	8.69	4.25	2.18	103.27	126.46
Fleetwood Tynehead	536,600	355.4	3.43	11.10	10.82	10.30	2.81	91.08	137.25
Queen Mary Park Surrey	422,100	363.8	2.65	8.08	9.88	6.06	5.91	101.22	113.62
Sullivan Station	558,600	380.4	1.60	5.23	6.29	2.04	-3.67	93.69	119.38
West Newton	480,500	369.2	2.24	7.11	8.94	4.68	1.51	103.30	117.82
Area: Cloverdale	521,700	360.4	3.36	10.45	9.95	10.11	2.50	96.08	134.79
Clayton	586,800	361.9	3.58	10.64	10.37	10.61	2.43	91.79	135.15
Cloverdale BC	497,500	358.3	3.05	10.21	9.37	9.47	2.55	99.72	133.88
Area: South Surrey White Rock	553,700	278.7	4.19	8.57	12.11	15.40	5.45	74.84	103.58
Crescent Bch Ocean Pk.	568,800	302.2	-3.39	3.07	8.51	7.28	-4.67	59.14	104.33
Grandview Surrey	581,500	311.7	3.59	11.84	13.55	13.10	4.88	78.62	110.04
King George Corridor	600,900	296.7	3.45	10.96	12.60	11.63	1.78	69.64	105.90
Morgan Creek	585,300	321.9	4.24	10.39	11.65	11.93	4.31	74.28	107.01
Sunnyside Park Surrey	576,800	292.7	3.68	11.46	13.98	14.29	6.01	75.90	110.88
White Rock	491,500	248.7	4.98	5.16	10.83	18.65	7.80	74.53	88.84

Fraser Valley Real Estate Board

2021-04

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Langley	447,200	307.1	3.02	10.11	12.49	10.95	5.35	94.61	103.78
Aldergrove Langley	399,600	313.6	1.06	6.09	14.75	18.38	12.89	100.00	114.35
Fort Langley	772,200	369.0	1.82	7.02	5.37	1.23	-0.75	81.42	156.07
Langley City	463,500	318.6	3.54	10.63	15.69	13.62	5.25	104.49	109.33
Murrayville	490,800	295.7	2.89	10.17	9.40	8.59	5.04	82.42	98.19
Salmon River	421,100	268.9	2.71	10.07	9.40	8.12	3.54	69.33	79.63
Walnut Grove	496,300	266.8	2.58	9.75	9.12	8.10	5.66	81.25	82.61
Willoughby Heights	443,600	299.9	2.67	10.30	9.89	8.42	6.61	89.45	103.60
Area: Abbotsford	362,700	308.4	2.29	10.82	12.15	13.26	4.65	117.80	120.29
Abbotsford East	399,800	319.3	1.49	3.70	5.69	10.48	4.79	86.29	113.86
Abbotsford West	367,100	319.7	2.76	10.51	11.28	16.25	7.32	115.14	131.83
Central Abbotsford	355,500	294.3	1.94	12.11	13.11	10.35	1.13	122.79	110.06
Poplar	399,900	356.5	1.89	6.16	14.26	16.62	15.30	116.32	139.91
Area: Mission	392,400	307.8	0.69	3.92	11.08	14.42	13.33	107.41	105.47
Mission BC	392,400	307.8	0.69	3.92	11.08	14.42	13.33	107.41	105.47

Fraser Valley Real Estate Board

2021-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,110,400	311.1	3.15	10.75	12.84	15.09	9.62	45.31	102.94
Fraser Valley Real Estate Board	1,020,700	325.6	4.03	13.37	17.08	20.10	16.95	70.83	129.46
Area: N. Delta	1,132,800	352.0	5.90	16.63	19.93	23.73	19.48	56.72	137.36
Annieville	965,000	360.6	4.80	18.00	22.20	26.62	28.42	62.36	139.92
Nordel	1,147,500	336.7	7.50	15.78	18.22	24.47	19.65	52.49	130.93
Scottsdale	1,143,200	373.4	3.15	15.21	19.68	20.69	12.64	62.07	150.44
Sunshine Hills Woods	1,306,400	333.7	9.37	17.96	19.65	23.87	20.04	47.92	124.71
Municipality: City of Surrey combined	1,045,500	332.6	3.94	13.01	15.77	17.78	15.25	67.05	128.12
Area: North Surrey	906,000	376.9	3.86	10.89	13.66	13.76	13.94	81.38	142.22
Bolivar Heights	958,400	383.8	5.61	18.79	25.51	28.23	29.14	76.62	156.21
Bridgeview	747,300	374.5	5.91	12.90	21.51	31.17	38.40	72.98	154.94
Cedar Hills	1,082,700	399.2	5.78	17.27	24.83	28.57	32.89	74.93	166.31
Fraser Heights	1,551,800	320.7	5.29	15.11	24.93	24.01	20.70	47.58	120.41
Guildford	676,300	361.7	3.94	10.75	12.89	13.28	9.34	88.58	136.41
Port Kells	1,903,900	341.3	5.76	22.07	29.04	31.88	35.81	91.20	148.22
Royal Heights	1,148,700	344.1	7.36	16.57	20.78	29.70	34.10	57.34	147.73
Whalley	601,900	395.8	2.73	7.88	9.34	9.13	6.77	91.02	134.20
Area: Surrey	1,021,800	330.3	4.46	13.74	16.88	19.16	17.80	72.48	132.77
Bear Creek Green Timbers	1,167,400	349.7	4.92	12.62	17.74	22.57	22.27	72.18	149.07
East Newton	1,134,300	349.4	4.14	12.93	16.12	15.70	18.20	78.81	152.09
Fleetwood Tynehead	1,125,700	328.1	4.86	16.80	21.61	24.47	21.92	77.16	139.31
Panorama Ridge	1,167,800	313.9	4.88	13.12	15.15	19.99	19.35	57.19	124.37
Queen Mary Park Surrey	838,400	347.0	3.15	11.15	15.47	16.05	16.91	72.89	129.65
Sullivan Station	955,600	300.9	4.37	15.86	17.26	23.78	17.77	62.47	113.40
West Newton	859,600	335.1	4.85	11.89	13.52	15.00	13.44	80.45	127.03
Area: Cloverdale	1,093,000	325.5	2.62	15.02	18.84	21.68	19.27	74.91	135.36
Clayton	1,122,200	315.8	2.47	13.43	16.10	18.99	16.62	82.12	136.20
Cloverdale BC	1,088,100	331.8	2.72	16.26	20.83	23.39	21.23	71.47	134.99
Serpentine	1,875,900	429.9	3.64	11.23	29.02	41.69	27.60	73.84	185.27
Area: South Surrey White Rock	1,136,800	287.1	4.51	13.12	15.67	22.54	9.92	40.25	96.37

Fraser Valley Real Estate Board

2021-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,431,500	326.4	3.13	14.25	14.93	21.88	13.97	35.72	108.96
Elgin Chantrell	2,127,100	310.4	3.60	15.09	18.16	30.26	10.58	14.88	85.53
Grandview Surrey	1,648,400	267.5	5.15	15.55	18.63	21.92	12.21	45.30	91.62
Hazelmere	2,900,500	449.8	3.83	11.09	20.62	31.67	13.10	72.40	180.95
King George Corridor	932,700	310.0	4.38	12.97	15.20	22.43	7.19	55.62	114.24
Morgan Creek	1,400,200	274.2	5.71	14.20	13.73	21.01	10.92	48.46	104.17
Pacific Douglas	1,416,500	285.9	4.42	14.36	17.36	24.74	5.89	33.54	98.40
Sunnyside Park Surrey	1,105,100	301.7	3.82	13.98	15.46	23.45	11.29	37.01	99.93
White Rock	780,000	261.2	4.52	8.56	12.59	20.31	8.65	43.20	85.91
Area: Langley	1,000,000	312.2	4.21	12.71	17.32	19.66	16.89	74.22	127.72
Aldergrove Langley	833,500	316.8	7.46	15.16	20.23	25.22	27.85	87.34	144.26
Brookwood Langley	1,293,600	371.6	5.15	15.69	25.33	27.79	28.40	68.22	156.98
Campbell Valley	2,186,400	309.3	9.60	14.90	23.97	33.72	28.77	83.78	153.52
County Line Glen Valley	1,926,800	312.9	8.31	12.84	21.14	27.30	30.16	76.18	157.96
Fort Langley	1,491,200	344.8	6.91	12.68	16.37	19.64	24.21	83.11	163.61
Langley City	668,400	320.4	3.06	10.94	15.75	15.63	8.91	88.80	120.81
Murrayville	1,164,400	305.7	3.03	11.57	15.49	15.80	13.31	66.05	116.04
Otter District	2,048,100	324.1	7.60	13.24	25.96	35.44	29.12	94.54	160.53
Salmon River	1,653,100	322.9	7.53	13.42	20.44	29.89	25.30	87.19	163.81
Walnut Grove	958,400	295.4	4.90	12.15	16.53	18.97	15.71	62.67	118.81
Willoughby Heights	1,052,000	301.9	3.07	13.20	16.38	18.95	17.61	70.28	122.97
Area: Abbotsford	778,000	325.7	3.99	15.37	19.65	24.17	20.54	91.36	140.37
Abbotsford East	993,900	321.4	3.41	14.66	20.51	23.71	25.11	75.53	138.60
Abbotsford West	753,300	335.5	4.61	15.93	19.40	25.94	22.22	97.01	151.31
Aberdeen	1,263,000	319.9	4.92	15.45	22.01	28.99	26.29	77.92	146.08
Bradner	1,968,900	321.8	5.03	16.59	28.36	35.27	39.91	85.37	136.79
Central Abbotsford	551,300	313.0	3.37	15.54	18.34	20.48	11.99	109.65	126.65
Matsqui	1,259,700	337.4	4.04	19.86	28.53	30.37	30.12	75.91	147.00
Poplar	962,200	348.5	3.81	13.37	19.23	24.82	21.98	99.94	144.73
Sumas Mountain	1,474,400	324.8	11.39	15.38	21.19	33.44	36.18	92.65	150.81
Sumas Prairie	1,111,900	404.3	12.24	28.35	40.43	49.85	45.01	98.77	199.26
Area: Mission	866,800	328.0	2.09	12.83	22.62	32.79	28.83	86.89	146.80

Fraser Valley Real Estate Board

2021-04

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	668,700	351.7	2.87	16.77	29.54	42.27	40.34	88.18	164.64
Durieu	790,900	329.2	2.62	14.86	26.28	39.55	35.81	86.41	145.86
Hatzic	901,600	329.4	1.73	13.08	23.14	34.83	29.43	84.33	150.88
Lake Errock	745,200	326.5	2.29	14.80	26.26	39.53	35.70	93.54	146.42
Mission BC	854,800	328.0	2.18	12.56	21.98	31.67	28.33	87.00	146.80
Mission-West	1,049,800	325.1	1.28	12.34	24.27	34.73	30.04	92.03	142.43
Stave Falls	1,113,800	319.4	0.69	14.40	25.90	38.15	30.53	84.94	140.33
Steelhead	1,371,800	320.2	0.16	15.39	27.52	43.27	31.88	84.77	141.66

Fraser Valley Real Estate Board

2021-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,565,700	333.9	3.82	13.84	18.95	25.15	17.86	39.13	113.49
Fraser Valley Real Estate Board	1,293,300	345.4	4.48	16.89	23.53	30.34	27.64	65.74	146.01
Area: N. Delta	1,207,700	352.3	6.50	19.46	24.18	30.19	27.83	51.53	137.88
Annieville	1,129,900	364.6	5.13	21.21	27.22	34.24	31.43	54.75	146.52
Nordel	1,147,000	336.0	7.83	16.67	20.47	26.55	25.00	46.53	128.88
Scottsdale	1,175,700	368.0	4.07	20.93	27.91	34.16	31.33	56.66	147.15
Sunshine Hills Woods	1,389,200	340.8	9.79	19.04	20.85	25.20	22.37	47.79	127.96
Municipality: City of Surrey combined	1,396,000	348.4	4.44	16.44	22.20	28.14	24.92	58.72	140.94
Area: North Surrey	1,288,100	369.7	6.17	18.61	26.83	31.29	30.45	65.78	153.39
Bolivar Heights	1,088,200	384.2	6.07	22.12	30.72	35.86	35.66	73.38	166.25
Bridgeview	747,300	374.5	5.91	12.90	21.51	31.17	38.40	72.98	154.94
Cedar Hills	1,145,600	400.2	5.93	17.98	26.17	30.49	34.39	73.32	169.31
Fraser Heights	1,558,300	320.6	5.46	15.95	26.27	25.73	22.04	46.79	120.50
Guildford	1,205,100	383.9	7.50	19.41	25.29	34.14	29.92	69.04	160.09
Port Kells	2,039,300	361.9	6.79	27.88	36.31	42.03	47.05	102.40	164.16
Royal Heights	1,148,400	343.2	7.38	16.66	20.89	29.95	34.06	57.21	146.73
Whalley	1,117,400	417.5	6.61	19.05	25.34	34.24	30.75	75.64	182.86
Area: Surrey	1,320,500	351.8	4.76	15.80	21.56	26.82	26.87	69.05	149.15
Bear Creek Green Timbers	1,245,000	361.8	5.60	14.02	20.08	26.55	27.75	76.23	158.98
East Newton	1,508,900	365.9	5.17	17.61	23.53	26.65	33.01	76.25	168.65
Fleetwood Tynehead	1,483,600	360.1	4.62	18.96	26.40	33.37	31.57	77.04	160.94
Panorama Ridge	1,250,900	321.4	5.07	12.34	15.11	19.57	20.65	56.48	126.02
Queen Mary Park Surrey	1,164,900	372.7	3.61	15.21	23.86	26.25	28.47	66.24	155.27
Sullivan Station	1,341,300	335.1	4.13	16.80	21.59	32.45	21.94	55.21	125.96
West Newton	1,113,400	340.4	4.74	12.49	16.90	20.54	20.92	68.18	135.25
Area: Cloverdale	1,371,300	345.4	2.49	19.06	26.10	29.95	31.03	72.79	150.47
Clayton	1,400,000	324.1	1.00	18.63	24.94	29.43	30.95	77.01	149.88
Cloverdale BC	1,351,400	349.9	2.91	19.42	26.41	29.59	30.80	70.77	147.10
Serpentine	1,875,900	429.9	3.64	11.23	29.02	41.69	27.60	73.84	179.16
Area: South Surrey White Rock	1,683,900	321.5	3.61	14.05	16.65	26.48	13.72	32.36	107.82

Fraser Valley Real Estate Board

2021-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,536,900	333.7	2.96	14.59	15.07	22.10	15.51	34.39	111.34
Elgin Chantrell	2,299,000	314.7	2.98	15.44	19.70	31.34	12.03	11.56	85.01
Grandview Surrey	2,109,900	332.7	3.64	13.01	15.76	22.54	5.89	31.97	120.19
Hazelmere	2,900,500	449.8	3.83	11.09	20.62	31.67	13.10	72.40	180.95
King George Corridor	1,407,000	354.0	4.42	13.32	18.43	32.24	15.27	52.39	136.63
Morgan Creek	1,648,700	258.5	6.73	12.39	9.72	20.23	7.89	24.52	87.32
Pacific Douglas	1,772,900	330.4	3.15	14.29	17.54	27.08	11.66	48.49	127.24
Sunnyside Park Surrey	1,456,300	321.0	2.72	15.43	17.11	31.67	19.38	25.00	97.30
White Rock	1,341,900	290.8	2.97	13.51	14.80	22.13	13.42	26.93	90.94
Area: Langley	1,345,100	337.0	5.12	15.65	23.31	29.37	28.43	73.00	153.38
Aldergrove Langley	946,700	309.6	9.44	18.12	22.76	27.83	30.69	79.37	154.19
Brookwood Langley	1,293,600	371.6	5.15	15.69	25.33	27.79	28.40	68.22	156.98
Campbell Valley	2,186,400	309.3	9.60	14.90	23.97	33.72	28.77	83.78	153.52
County Line Glen Valley	1,928,100	313.1	8.26	12.79	21.03	27.17	30.24	76.30	158.12
Fort Langley	1,501,000	341.6	8.96	14.71	21.35	27.94	30.98	83.85	164.81
Langley City	1,151,200	361.7	2.23	14.72	21.58	29.78	24.12	85.01	162.86
Murrayville	1,421,900	334.5	4.63	15.82	25.56	29.10	28.46	64.86	138.08
Otter District	2,075,300	325.9	7.63	13.24	25.98	35.51	29.53	94.68	162.82
Salmon River	1,727,200	336.6	8.41	13.87	22.80	35.40	30.87	91.47	179.10
Walnut Grove	1,194,300	321.5	4.35	12.65	19.12	22.34	23.61	61.80	136.92
Willoughby Heights	1,424,600	337.2	1.90	18.07	25.59	32.39	32.18	67.93	153.34
Area: Abbotsford	1,117,200	355.9	4.58	20.52	27.88	35.63	35.37	92.07	168.40
Abbotsford East	1,109,700	331.2	3.53	17.61	25.03	28.52	30.29	75.98	151.67
Abbotsford West	1,098,900	378.4	4.94	23.14	30.03	40.56	41.19	103.22	189.96
Aberdeen	1,285,900	325.7	5.00	16.70	24.60	32.67	29.35	80.64	150.54
Bradner	1,968,900	321.8	5.06	16.59	28.36	35.27	39.91	85.26	136.79
Central Abbotsford	1,024,800	392.1	5.29	23.57	29.88	42.32	38.80	115.80	183.31
Matsqui	1,259,700	337.4	4.04	19.86	28.53	30.37	30.12	75.91	147.00
Poplar	1,069,100	367.0	4.89	21.32	29.09	40.13	34.24	102.32	164.98
Sumas Mountain	1,474,400	324.8	11.39	15.38	21.19	33.44	36.18	92.65	150.81
Sumas Prairie	1,111,900	404.3	12.24	28.35	40.43	49.85	45.01	98.77	199.26
Area: Mission	902,900	334.9	1.73	13.53	24.36	35.92	31.59	87.51	154.68

Fraser Valley Real Estate Board

2021-04

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	668,700	351.7	2.87	16.77	29.54	42.27	40.34	88.18	164.64
Durieu	790,900	329.2	2.62	14.86	26.28	39.55	35.81	86.41	145.86
Hatzic	900,600	329.3	1.70	13.04	23.10	34.79	29.29	84.28	150.80
Mission BC	896,900	336.6	1.72	13.49	24.21	35.73	31.74	87.83	156.36
Mission-West	1,051,200	325.2	1.28	12.37	24.31	34.77	30.13	92.09	142.51
Stave Falls	1,113,800	319.4	0.69	14.40	25.90	38.15	30.53	84.94	140.33
Steelhead	1,371,800	320.2	0.16	15.39	27.52	43.27	31.88	84.77	141.66

Fraser Valley Real Estate Board

2021-04

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	793,400	287.8	3.90	11.38	12.73	15.91	10.23	57.27	96.58
Fraser Valley Real Estate Board	652,400	286.7	4.48	12.34	14.63	18.03	13.50	78.30	109.58
Area: N. Delta	655,500	318.3	6.81	13.68	12.87	18.90	8.38	69.76	125.90
Annieville	569,600	297.7	5.94	14.50	14.41	22.81	20.97	84.22	107.75
Nordel	856,400	338.7	6.91	13.51	12.52	18.22	5.68	70.37	140.90
Scottsdale	691,300	309.8	6.31	14.61	13.90	23.33	21.35	87.30	122.08
Sunshine Hills Woods	648,300	307.1	7.42	13.95	15.15	20.01	12.45	77.93	118.11
Municipality: City of Surrey combined	681,000	284.6	4.40	13.03	14.99	18.34	13.66	76.22	108.04
Area: North Surrey	618,800	324.1	2.86	6.89	11.34	10.58	7.25	87.67	114.35
Bolivar Heights	574,600	344.8	3.30	7.85	14.36	12.57	13.12	114.69	127.74
Fraser Heights	864,300	322.7	3.03	6.57	11.62	8.47	0.56	85.25	116.72
Guildford	638,500	330.9	2.96	6.88	12.47	10.45	7.26	89.95	115.71
Whalley	567,600	305.9	2.79	7.37	8.32	11.12	8.02	79.10	110.53
Area: Surrey	669,600	294.7	4.88	13.39	14.45	17.60	14.49	85.93	119.11
Bear Creek Green Timbers	629,800	293.7	2.94	7.19	8.78	10.50	4.86	77.68	108.74
East Newton	564,500	312.4	3.51	8.43	9.42	9.23	5.04	95.25	138.29
Fleetwood Tynehead	732,500	292.5	5.52	15.29	19.44	19.63	17.85	87.14	117.47
Panorama Ridge	802,000	290.7	4.38	15.72	14.95	20.52	17.98	79.56	121.91
Queen Mary Park Surrey	565,500	295.8	2.82	7.41	8.39	11.37	8.27	83.50	110.38
Sullivan Station	711,100	283.7	4.69	15.84	15.56	21.24	18.65	81.28	116.07
West Newton	689,000	304.3	7.26	15.92	15.66	23.25	18.17	88.65	120.19
Area: Cloverdale	711,600	289.1	2.23	12.71	16.24	20.41	15.73	76.28	113.67
Clayton	712,700	289.7	2.37	12.72	16.21	20.46	16.81	78.50	117.00
Cloverdale BC	709,500	288.2	2.05	12.62	16.26	20.33	14.23	72.99	110.36
Area: South Surrey White Rock	792,100	248.4	6.43	16.24	16.78	23.34	14.52	56.13	84.55
Crescent Bch Ocean Pk.	763,200	273.6	6.63	15.10	14.91	21.49	8.23	53.79	94.18
Elgin Chantrell	1,241,200	292.5	6.40	13.50	11.77	25.16	4.76	57.85	104.98
Grandview Surrey	760,000	234.9	6.39	17.33	19.72	22.60	20.28	55.67	85.11
King George Corridor	794,000	275.8	6.20	14.30	13.03	24.91	7.40	65.25	99.86
Morgan Creek	773,600	243.8	6.37	20.93	18.81	25.61	22.33	58.62	89.58

Fraser Valley Real Estate Board

2021-04

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Pacific Douglas	729,900	228.4	6.43	17.61	20.34	24.40	21.04	48.12	78.44
Sunnyside Park Surrey	988,300	276.5	6.67	13.55	12.31	21.70	1.17	56.30	93.22
White Rock	651,300	222.1	6.83	13.66	9.62	18.52	0.82	48.86	56.96
Area: Langley	661,500	287.7	4.09	11.51	14.76	16.76	12.65	79.59	112.32
Aldergrove Langley	517,500	339.5	5.27	11.53	15.44	20.82	22.21	107.65	132.22
Fort Langley	722,900	288.3	6.66	11.27	15.23	19.68	8.42	56.60	116.28
Langley City	594,800	279.0	2.46	7.72	9.97	8.48	6.41	81.88	105.75
Murrayville	684,400	286.5	1.52	8.61	10.75	7.95	3.54	75.12	110.97
Walnut Grove	722,000	279.0	6.08	12.18	15.77	18.72	11.33	67.47	111.04
Willoughby Heights	672,400	288.6	4.04	12.73	16.04	18.62	14.66	84.41	111.89
Area: Abbotsford	540,700	292.2	4.99	10.85	13.52	18.78	15.49	89.13	111.89
Abbotsford East	582,000	298.5	3.22	9.06	11.59	13.97	14.11	77.89	107.87
Abbotsford West	570,200	298.7	6.49	11.87	14.75	19.34	17.69	90.25	121.59
Aberdeen	656,300	296.9	4.84	10.82	11.45	13.62	8.60	70.93	109.82
Central Abbotsford	432,900	266.6	4.34	12.39	15.81	29.42	13.64	107.15	102.28
Poplar	650,000	303.4	5.42	10.33	9.81	12.58	8.32	82.99	116.25
Area: Mission	532,600	287.6	5.85	10.32	13.14	16.86	15.83	84.12	108.56
Mission BC	532,600	287.6	5.85	10.32	13.14	16.86	15.83	84.12	108.56