

Summary Report

For July 2023

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2023-07

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,416,200	394.9	1.44	7.16	14.46	-1.84	42.36	39.29	133.39
Fraser Valley Real Estate Board	1,319,200	430.1	0.84	6.91	15.37	-4.23	49.29	47.90	175.18
Area: N. Delta	1,368,600	434.2	0.02	6.66	13.84	0.49	43.82	44.01	171.04
Annieville	1,370,800	457.1	0.44	6.30	14.91	3.16	48.17	52.83	180.77
Nordel	1,324,800	417.4	-2.66	5.75	13.02	3.29	41.64	39.97	168.25
Scottsdale	1,367,800	455.2	0.44	6.26	14.86	3.13	48.23	52.65	179.78
Sunshine Hills Woods	1,431,500	387.8	2.78	8.75	12.15	-9.39	34.84	28.88	147.32
Municipality: City of Surrey combined	1,440,000	440.2	0.85	6.69	14.49	-6.76	49.47	46.29	166.79
Area: North Surrey	1,333,000	488.5	-0.55	6.92	19.79	-4.72	51.52	54.74	202.66
Bolivar Heights	1,282,300	478.5	-1.20	6.69	28.11	-3.10	57.66	58.34	195.74
Bridgeview	965,500	518.0	-2.10	6.69	16.69	5.31	61.88	74.35	256.75
Cedar Hills	1,267,100	455.8	0.97	7.07	15.48	-4.60	42.48	47.60	184.16
Fraser Heights	1,512,600	429.7	-1.78	6.05	27.77	-4.62	44.34	38.30	166.89
Guildford	1,328,900	486.8	1.02	6.87	10.89	-12.59	43.81	48.96	193.61
Port Kells	2,357,700	501.6	-7.37	3.27	26.70	1.15	78.44	75.57	229.13
Royal Heights	1,291,100	463.4	-1.84	5.80	14.25	5.13	51.49	56.34	207.09
Whalley	1,450,000	571.8	1.62	8.83	12.98	-8.64	56.14	63.23	242.40
Area: Surrey	1,370,200	431.7	0.89	5.73	11.67	-11.17	45.06	45.70	173.23
Bear Creek Green Timbers	1,341,300	449.2	0.74	9.94	18.74	-14.14	47.86	51.19	184.84
East Newton	1,322,500	441.0	4.11	2.49	7.12	-18.29	42.95	46.85	176.32
Fleetwood Tynehead	1,290,200	379.5	-2.69	1.80	4.03	-16.59	42.67	39.99	159.22
Panorama Ridge	1,420,900	414.1	1.40	9.93	12.77	-8.20	47.21	42.55	168.55
Queen Mary Park Surrey	1,341,400	451.5	0.80	5.61	15.15	-5.21	42.88	47.21	179.91
Sullivan Station	1,689,700	387.2	3.17	14.25	11.39	-15.83	48.75	39.48	144.75
West Newton	1,483,400	458.3	2.05	6.01	15.85	-0.37	45.72	51.50	182.55
Area: Cloverdale	1,431,000	450.7	2.48	7.05	17.80	2.18	57.26	66.62	182.04
Clayton	1,477,700	475.6	3.08	6.78	19.02	3.03	58.96	68.29	207.24
Cloverdale BC	1,392,200	464.2	2.50	6.88	19.09	3.43	56.82	65.61	195.86
Serpentine	2,564,800	348.6	3.69	15.47	9.52	-20.34	42.52	61.09	97.40
Area: South Surrey White Rock	1,658,600	368.3	1.71	7.25	11.07	-5.76	48.69	32.24	133.69

Fraser Valley Real Estate Board

2023-07

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.	1,587,500	357.8	0.93	5.30	11.39	-0.36	50.84	38.25	133.70
Elgin Chantrell	2,306,700	389.1	0.99	5.91	10.10	0.41	47.83	35.10	137.11
Grandview Surrey	2,592,500	353.9	-1.89	5.42	14.46	-22.31	24.04	14.53	125.13
Hazelmere	2,013,300	357.8	10.60	12.98	3.26	-17.80	36.25	29.03	152.68
King George Corridor	1,293,700	343.2	3.87	12.49	10.53	-15.55	40.31	28.97	125.79
Morgan Creek	2,197,900	275.9	1.55	4.87	5.91	-19.52	25.69	3.33	70.10
Pacific Douglas	3,011,200	441.7	4.35	11.06	3.15	-16.82	34.71	27.73	176.58
Sunnyside Park Surrey	1,534,600	373.9	1.03	5.89	11.78	0.89	53.11	44.20	139.99
White Rock	1,486,400	385.9	2.09	6.22	12.90	1.23	54.86	45.84	153.05
Area: Langley	1,451,800	425.2	0.64	6.25	13.02	-4.34	44.87	44.14	189.25
Aldergrove Langley	1,093,700	407.8	0.30	7.23	6.39	-9.32	40.33	47.33	186.98
Brookwood Langley	1,466,900	453.7	-0.22	3.89	15.53	3.73	54.42	56.50	195.57
Campbell Valley	2,435,300	404.7	1.20	8.32	11.00	-15.56	38.12	30.09	178.72
County Line Glen Valley	2,237,200	368.3	1.60	8.74	14.06	-4.09	47.03	48.39	197.50
Fort Langley	1,694,800	409.1	1.54	9.24	13.39	-7.30	37.65	38.72	198.18
Langley City	1,266,200	452.9	0.94	7.09	20.42	6.29	45.96	51.73	205.19
Murrayville	1,590,700	423.2	0.28	4.47	15.66	6.30	59.22	57.32	176.60
Otter District	2,259,100	401.9	2.71	7.75	10.29	-13.83	39.55	34.91	177.94
Salmon River	1,780,300	405.4	2.50	8.37	10.31	-13.47	40.33	33.75	175.22
Walnut Grove	1,319,700	374.5	0.64	7.93	13.28	-6.59	41.21	39.32	167.88
Willoughby Heights	1,265,300	456.3	0.46	6.34	21.39	5.92	47.19	55.73	207.27
Area: Abbotsford	1,173,400	448.5	0.02	8.46	19.22	-3.53	50.96	55.68	207.82
Abbotsford East	1,135,500	420.9	-1.06	7.26	18.40	-1.43	51.24	52.39	195.58
Abbotsford West	1,142,600	482.5	-0.47	9.46	19.28	-1.33	54.45	61.70	229.13
Aberdeen	1,445,300	385.9	1.53	9.82	13.94	-10.23	51.04	43.62	160.57
Bradner	2,247,300	374.9	0.70	9.17	14.58	-3.70	47.66	50.14	204.55
Central Abbotsford	1,073,600	447.3	1.47	9.82	23.05	-6.77	53.03	53.71	221.57
Matsqui	1,395,700	437.1	2.82	6.53	17.34	0.62	51.56	57.06	216.51
Poplar	1,080,500	436.7	0.67	9.48	22.91	-6.69	51.79	51.47	211.93
Sumas Prairie	2,321,900	480.2	3.34	4.10	15.07	-1.34	59.69	49.32	251.54
Area: Mission	991,000	389.9	3.34	6.59	18.29	-0.26	48.82	52.25	208.47
Dewdney Deroche	1,078,700	386.9	3.53	8.07	22.13	1.47	55.19	58.37	215.84

Fraser Valley Real Estate Board

2023-07

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Durieu	1,183,900	363.0	5.00	7.97	21.53	2.60	53.29	55.00	199.50
Hatzic	949,700	385.1	2.83	6.71	17.80	-0.62	46.65	49.15	206.12
Mission BC	944,400	385.6	3.07	6.34	17.70	-0.75	48.02	50.04	208.73
Mission-West	1,435,100	367.0	4.98	10.31	17.67	-0.27	52.28	48.70	194.07
Stave Falls	1,373,800	373.0	3.99	7.40	21.74	2.44	52.43	53.37	202.51
Steelhead	1,688,000	360.8	5.53	8.09	21.85	4.61	52.95	52.75	199.67

Fraser Valley Real Estate Board

2023-07

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,994,900	374.4	1.08	4.79	11.73	-0.29	36.49	29.73	100.11
Fraser Valley Real Estate Board	1,706,500	419.2	1.35	5.67	13.70	-2.31	48.02	48.55	160.05
Area: N. Delta	1,506,000	398.6	0.08	3.43	16.65	2.02	45.79	45.95	154.70
Annieville	1,478,000	431.3	0.70	3.98	17.30	2.89	50.96	53.49	183.56
Nordel	1,437,200	386.4	-0.34	3.43	16.84	2.47	44.02	44.07	142.87
Scottsdale	1,499,900	430.9	-0.14	3.18	16.74	2.30	49.51	54.50	181.27
Sunshine Hills Woods	1,581,000	392.8	-0.08	3.15	15.84	0.77	39.39	37.92	146.58
Municipality: City of Surrey combined	1,792,200	431.3	1.20	5.61	13.65	-1.01	49.29	49.55	160.29
Area: North Surrey	1,706,700	437.4	1.04	7.07	13.46	-6.78	48.52	50.46	179.31
Bolivar Heights	1,460,500	459.7	3.51	7.23	14.35	-11.19	53.44	57.76	208.94
Bridgeview	1,123,500	499.8	4.76	8.82	12.87	-13.53	55.90	61.59	236.79
Cedar Hills	1,649,500	442.1	4.54	6.81	12.75	-11.95	45.14	50.68	196.91
Fraser Heights	1,890,700	451.0	-0.90	7.46	14.03	-2.51	49.49	49.59	178.57
Guildford	1,421,900	428.5	2.93	6.88	12.97	-12.28	45.70	46.70	186.43
Port Kells	3,103,500	528.3	-2.38	8.26	9.09	3.63	65.04	85.30	260.86
Royal Heights	1,581,700	439.5	-0.34	4.44	17.29	2.33	51.60	55.36	180.47
Whalley	1,616,100	499.6	4.00	7.90	12.93	-12.24	54.20	58.50	227.18
Area: Surrey	1,667,300	442.0	1.54	5.82	13.92	-1.43	52.62	55.03	183.33
Bear Creek Green Timbers	1,650,000	469.7	2.69	4.66	20.07	1.62	53.65	61.63	194.30
East Newton	1,740,600	438.3	0.80	7.53	13.34	-2.92	48.98	53.79	186.47
Fleetwood Tynehead	1,743,400	462.4	0.94	4.85	15.95	2.55	54.86	58.63	203.01
Panorama Ridge	1,666,700	381.7	-0.26	1.17	8.68	-12.31	42.74	41.42	153.28
Queen Mary Park Surrey	1,632,100	502.0	6.56	13.42	16.26	1.95	57.86	60.95	208.92
Sullivan Station	1,679,100	417.3	0.31	3.75	10.05	1.31	56.82	57.65	173.10
West Newton	1,419,600	483.5	4.74	13.13	17.07	1.58	57.90	59.15	196.63
Area: Cloverdale	1,616,200	431.9	1.08	4.55	13.96	0.33	48.32	53.05	191.63
Clayton	1,515,000	418.2	-0.55	4.65	8.60	1.09	48.14	52.96	193.06
Cloverdale BC	1,658,300	437.9	1.74	4.54	16.12	0.05	48.24	52.79	188.66
Serpentine	1,546,100	423.8	0.17	3.80	10.83	0.07	49.38	44.84	168.40
Area: South Surrey White Rock	2,116,100	372.9	1.33	6.06	12.93	1.08	41.14	38.37	121.44

Fraser Valley Real Estate Board

2023-07

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.	2,084,400	368.0	2.39	9.07	9.30	-0.05	44.71	45.92	119.05
Elgin Chantrell	2,579,900	389.8	0.03	4.73	15.29	1.25	30.37	26.89	101.55
Grandview Surrey	2,028,500	371.7	0.22	3.31	10.10	0.70	38.90	30.06	125.96
Hazelmere	2,433,200	476.7	-0.17	3.45	9.39	0.34	44.32	44.24	179.92
King George Corridor	1,977,400	400.5	-0.12	2.96	8.65	-0.27	42.12	39.69	153.96
Morgan Creek	2,298,900	384.7	4.74	10.29	31.52	7.46	51.82	50.16	131.61
Pacific Douglas	1,856,900	384.4	0.26	3.36	9.77	0.44	47.22	48.25	166.20
Sunnyside Park Surrey	1,811,500	430.4	-0.28	4.64	15.48	1.08	35.82	38.13	133.66
White Rock	2,201,000	350.2	2.91	9.20	10.26	1.07	42.47	39.24	116.17
Area: Langley	1,757,000	423.5	1.56	5.27	10.86	-6.08	44.19	46.69	176.80
Aldergrove Langley	1,318,900	385.9	1.26	4.78	8.77	-11.55	48.08	55.10	153.05
Brookswood Langley	1,644,800	382.3	0.37	5.06	6.61	-4.92	45.69	37.72	152.68
Campbell Valley	3,192,100	367.4	3.32	6.71	7.77	-13.25	32.11	31.21	122.94
County Line Glen Valley	2,711,300	355.3	2.60	5.31	9.76	-10.71	43.15	51.26	151.63
Fort Langley	2,466,500	382.1	3.02	4.80	9.96	-11.53	31.99	37.84	153.72
Langley City	1,331,700	401.7	-0.94	5.38	6.81	-4.36	48.34	40.50	164.45
Murrayville	1,630,000	376.8	0.29	5.37	6.89	-4.27	45.71	37.52	148.71
Otter District	2,765,000	353.9	2.46	5.23	9.87	-10.79	42.19	49.77	148.87
Salmon River	2,065,200	354.3	1.40	5.57	9.45	-10.89	39.60	45.74	142.01
Walnut Grove	1,508,400	393.1	1.34	3.23	17.27	0.64	43.26	46.57	168.14
Willoughby Heights	1,652,600	448.1	1.91	6.29	13.27	-1.06	50.62	55.43	199.53
Area: Abbotsford	1,352,400	382.6	0.42	5.60	19.38	-5.13	43.89	46.53	173.87
Abbotsford East	1,357,100	364.1	0.52	3.79	14.35	-6.71	44.77	50.33	164.99
Abbotsford West	1,265,500	405.0	-0.12	7.88	25.78	-2.41	49.06	50.73	204.51
Aberdeen	1,489,600	372.8	-0.05	6.94	25.73	-2.59	41.21	41.16	180.72
Bradner	1,438,100	387.3	0.47	7.02	23.27	-5.38	44.08	40.73	184.15
Central Abbotsford	1,225,400	418.5	-0.29	7.50	25.22	-2.70	50.27	52.96	217.29
Matsqui	1,942,900	371.0	2.23	5.64	19.52	-9.89	38.59	27.58	154.63
Poplar	1,233,600	384.1	0.52	8.35	25.65	-3.25	44.56	43.11	175.54
Sumas Mountain	2,018,600	419.8	7.15	7.28	19.98	-5.87	46.48	62.52	194.80
Area: Mission	1,191,300	356.0	4.71	6.08	15.70	-5.85	45.78	46.68	179.00
Durieu	1,497,500	324.8	5.73	3.37	14.04	-9.45	44.81	43.46	159.63

Fraser Valley Real Estate Board

2023-07

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	1,216,000	342.5	3.82	5.22	14.13	-6.83	41.82	41.18	173.13
Mission BC	1,115,800	347.8	4.26	5.75	14.90	-6.25	43.19	43.19	175.59
Mission-West	1,527,000	345.1	7.01	7.24	18.71	-3.85	55.17	46.41	175.86
Stave Falls	1,368,100	329.4	4.74	2.74	13.59	-9.51	46.60	45.11	157.95

Fraser Valley Real Estate Board

2023-07

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	718,600	358.9	0.59	2.90	7.52	2.13	28.13	19.32	115.04
Fraser Valley Real Estate Board	555,500	451.3	0.60	4.52	9.67	0.78	43.50	36.67	194.01
Area: N. Delta	601,400	573.9	2.15	4.94	7.43	-1.07	28.25	6.53	252.95
Annieville	451,900	509.5	2.12	6.79	9.83	3.05	48.63	52.04	245.66
Scottsdale	692,600	447.1	2.38	4.78	8.07	-0.49	18.69	6.94	186.24
Municipality: City of Surrey combined	553,300	460.7	-0.32	3.16	6.67	2.88	39.73	32.27	181.95
Area: North Surrey	506,600	464.8	-0.39	2.51	5.78	2.72	36.91	30.97	179.83
Bolivar Heights	492,600	540.7	0.37	3.05	6.48	2.23	43.96	42.82	212.54
Cedar Hills	400,800	564.5	0.61	4.42	8.58	3.29	52.28	54.40	276.58
Guildford	572,800	487.9	-2.42	3.24	7.37	9.47	47.27	42.00	209.19
Port Kells	514,200	395.8	1.28	5.04	10.56	-1.71	46.38	37.67	188.27
Whalley	485,900	458.4	0.37	2.21	5.19	0.39	33.18	26.98	167.29
Area: Surrey	580,600	527.3	2.03	5.97	9.42	3.37	47.54	41.56	242.40
Bear Creek Green Timbers	662,800	529.8	2.10	5.85	9.76	1.63	43.15	32.12	225.83
East Newton	511,300	505.7	2.37	6.04	8.89	2.66	43.79	40.47	223.75
Fleetwood Tynehead	612,100	438.2	-2.01	3.74	7.56	8.47	43.06	32.95	185.10
Queen Mary Park Surrey	578,200	539.4	2.70	6.20	9.77	2.96	47.90	43.08	252.32
Sullivan Station	689,600	502.3	2.11	5.73	9.70	1.89	38.22	26.59	218.31
West Newton	580,200	531.8	2.74	6.25	9.81	2.84	47.85	43.27	251.25
Area: Cloverdale	615,000	444.0	-2.29	3.33	7.66	9.25	42.54	32.93	176.29
Clayton	613,100	442.0	-2.28	3.17	7.75	9.32	42.58	33.41	176.08
Cloverdale BC	617,900	446.1	-2.30	3.55	7.55	9.10	42.57	32.45	176.91
Area: South Surrey White Rock	636,700	373.9	0.03	4.24	11.18	2.05	43.70	37.51	159.83
Crescent Bch Ocean Pk.	489,900	396.7	4.01	3.71	7.13	-1.69	39.58	38.90	159.62
Grandview Surrey	647,600	380.3	-0.78	2.76	7.19	0.88	40.80	34.19	166.69
King George Corridor	665,200	360.7	-0.55	3.50	7.13	0.17	37.51	29.56	150.66
Morgan Creek	666,400	415.2	-0.10	3.00	7.40	0.05	36.31	32.57	165.47
Sunnyside Park Surrey	581,300	344.8	-0.69	2.22	5.60	-0.14	41.31	34.48	147.35
White Rock	630,300	381.1	0.66	5.71	16.65	4.35	49.98	45.29	163.01

Fraser Valley Real Estate Board

2023-07

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Langley	612,900	424.7	1.24	5.86	10.83	-1.44	43.24	38.75	200.99
Aldergrove Langley	490,500	428.4	1.54	4.85	3.50	-7.87	55.78	46.71	216.16
Fort Langley	908,600	413.4	1.47	4.53	7.52	-3.52	31.82	21.20	206.68
Langley City	571,700	408.4	1.06	4.85	10.71	-1.85	43.30	34.74	194.02
Murrayville	562,500	394.5	1.21	6.48	11.00	-1.20	45.46	40.99	184.84
Salmon River	505,100	356.5	0.48	5.41	9.56	-1.74	42.71	35.45	160.79
Walnut Grove	592,200	345.7	1.26	5.91	9.99	-2.32	41.45	37.07	166.54
Willoughby Heights	661,100	400.2	1.24	6.21	10.61	-1.67	37.62	32.30	178.69
Area: Abbotsford	449,700	471.9	2.70	6.16	15.24	-3.91	47.65	42.96	230.69
Abbotsford East	554,000	384.5	1.16	2.73	4.97	-10.16	30.83	20.46	152.96
Abbotsford West	454,300	474.2	1.56	7.53	19.15	-4.40	53.56	45.82	257.62
Central Abbotsford	444,100	470.4	3.73	5.73	14.54	-2.43	45.36	42.94	216.77
Poplar	440,000	461.2	0.85	4.20	3.99	-9.30	44.89	40.87	229.90
Area: Mission	458,500	406.5	1.80	5.47	3.96	-8.34	41.49	36.46	222.11
Mission BC	458,500	406.5	1.80	5.47	3.96	-8.34	41.49	36.46	222.11

Fraser Valley Real Estate Board

2023-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,151,700	350.0	0.66	3.80	9.58	-0.91	34.87	25.27	95.31
Fraser Valley Real Estate Board	1,046,700	373.8	0.54	4.82	11.42	-3.83	46.59	38.50	134.80
Area: N. Delta	1,250,800	399.5	0.18	5.30	15.00	0.55	43.24	40.57	152.53
Annieville	1,139,900	432.9	0.46	4.69	14.31	-0.21	49.38	45.37	165.26
Nordel	1,314,700	396.2	-1.25	5.04	15.48	3.15	44.49	40.30	162.38
Scottsdale	1,140,800	385.4	0.36	5.44	14.12	0.63	37.10	42.79	143.00
Sunshine Hills Woods	1,421,300	378.8	1.09	5.57	15.52	-1.97	39.78	30.40	141.12
Municipality: City of Surrey combined	1,100,400	375.1	0.27	4.37	11.07	-2.55	48.61	39.81	126.78
Area: North Surrey	829,200	376.6	-0.55	4.32	10.47	-4.49	44.90	34.16	130.34
Bolivar Heights	1,143,800	482.4	-0.37	5.65	19.73	-7.59	54.76	55.71	195.41
Bridgeview	1,027,900	525.8	0.71	7.31	14.70	-4.73	61.49	71.94	260.88
Cedar Hills	1,341,300	485.1	2.41	7.06	14.14	-8.18	46.03	51.17	197.79
Fraser Heights	1,746,000	425.3	-1.60	6.51	14.05	-3.58	46.10	43.93	161.88
Guildford	750,100	441.8	-1.14	4.74	10.81	0.98	50.37	40.75	180.69
Port Kells	2,071,200	405.9	-3.06	10.18	23.90	11.60	85.77	60.12	174.63
Royal Heights	1,420,300	475.5	-1.23	5.29	15.47	3.41	49.25	58.50	210.58
Whalley	576,900	383.6	0.81	3.20	6.79	-2.22	38.23	26.48	133.76
Area: Surrey	1,138,200	396.7	0.84	4.86	11.62	-3.88	49.19	45.52	156.10
Bear Creek Green Timbers	1,271,900	406.6	2.01	5.80	16.84	-5.16	40.84	40.64	158.16
East Newton	1,126,500	389.7	1.41	5.41	10.74	-6.95	48.34	42.75	155.21
Fleetwood Tynehead	1,182,000	388.6	-0.49	2.26	9.81	-3.50	48.66	47.87	164.71
Panorama Ridge	1,422,900	375.6	-0.05	3.33	9.63	-9.54	45.98	39.68	142.48
Queen Mary Park Surrey	982,500	425.5	2.48	6.53	12.54	-3.41	45.27	40.75	169.47
Sullivan Station	1,126,400	346.5	0.23	5.10	10.32	-0.60	51.24	46.82	134.76
West Newton	989,400	419.1	2.05	7.57	15.07	0.10	53.63	49.63	167.45
Area: Cloverdale	1,111,900	357.3	0.39	4.63	12.57	2.03	51.27	46.31	153.76
Clayton	939,300	311.0	-0.58	4.64	9.78	3.53	49.59	41.49	140.34
Cloverdale BC	1,235,400	400.2	0.96	4.71	14.70	1.47	51.53	49.11	170.04
Serpentine	2,055,500	402.3	2.34	12.82	11.56	-6.77	59.39	65.42	137.49
Area: South Surrey White Rock	1,280,000	334.4	0.69	4.70	10.91	-0.95	47.44	34.51	97.75

Fraser Valley Real Estate Board

2023-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,794,700	376.7	1.67	7.78	10.21	0.45	50.44	43.67	129.00
Elgin Chantrell	2,267,000	372.9	0.00	4.63	13.45	0.13	34.52	25.26	98.77
Grandview Surrey	1,165,900	189.7	-0.21	2.10	9.15	-1.15	50.32	36.57	82.40
Hazelmere	2,256,800	414.7	3.62	8.90	8.14	-7.41	42.02	38.37	170.87
King George Corridor	1,086,200	361.1	0.39	4.21	8.47	-3.55	46.97	35.50	128.69
Morgan Creek	1,393,800	281.1	2.37	6.48	21.53	3.12	45.65	47.56	78.82
Pacific Douglas	1,476,200	274.8	0.99	3.54	8.62	-1.47	39.28	17.94	98.13
Sunnyside Park Surrey	1,236,400	369.7	-0.73	3.85	11.42	0.60	48.77	35.17	124.74
White Rock	1,047,600	371.8	1.61	6.62	11.65	0.22	51.14	36.54	116.92
Area: Langley	1,048,000	352.0	0.92	5.07	9.59	-6.08	39.52	30.56	135.14
Aldergrove Langley	978,000	424.7	1.63	7.11	8.29	-9.83	44.65	47.98	185.22
Brookwood Langley	1,539,500	430.1	0.00	4.49	11.66	0.12	51.18	49.18	180.74
Campbell Valley	2,910,100	408.7	2.61	7.78	9.60	-13.83	34.31	32.78	149.51
County Line Glen Valley	2,534,800	376.9	2.53	6.89	10.98	-8.27	47.28	51.43	178.57
Fort Langley	1,855,800	381.9	2.88	5.29	10.63	-9.84	39.02	37.13	177.95
Langley City	754,100	379.1	0.90	4.96	10.69	-1.84	44.86	35.73	155.46
Murrayville	1,075,900	350.9	0.37	6.69	10.97	-0.45	38.64	23.69	125.95
Otter District	2,467,100	385.1	2.86	7.09	10.60	-13.15	38.98	41.63	167.06
Salmon River	1,570,600	317.0	1.80	6.63	10.34	-11.50	42.09	32.91	172.10
Walnut Grove	1,053,100	337.5	1.29	4.46	12.99	-3.05	42.11	37.64	145.81
Willoughby Heights	935,800	316.4	0.73	5.15	8.80	-5.69	36.79	27.22	114.65
Area: Abbotsford	833,700	376.2	0.13	5.26	13.93	-7.77	46.67	39.85	168.52
Abbotsford East	1,079,300	384.0	-0.21	4.89	12.91	-7.00	48.03	47.47	173.50
Abbotsford West	770,500	384.9	-0.10	6.50	14.76	-7.41	51.00	41.20	188.75
Aberdeen	1,293,900	338.0	0.42	6.93	18.76	-6.81	38.92	29.16	142.99
Bradner	1,885,300	363.7	0.14	7.67	14.88	-5.56	41.46	47.25	198.11
Central Abbotsford	605,600	382.6	1.51	5.84	15.66	-6.02	51.70	42.50	201.74
Matsqui	1,657,900	418.8	3.48	6.24	19.15	-4.88	42.74	43.38	188.63
Poplar	788,600	412.2	0.15	5.83	15.72	-7.39	47.79	38.37	182.72
Sumas Mountain	2,018,600	419.8	7.15	7.28	19.98	-5.87	46.48	62.52	194.80
Sumas Prairie	2,321,900	480.2	3.34	4.10	15.07	-1.34	59.69	49.32	251.54
Area: Mission	976,700	379.6	3.52	6.18	16.12	-3.19	48.69	49.80	195.87

Fraser Valley Real Estate Board

2023-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,078,700	386.9	3.53	8.07	22.13	1.47	55.19	58.37	215.84
Durieu	1,283,400	345.9	4.75	5.39	17.61	-4.53	44.85	49.03	187.77
Hatzic	1,070,700	388.4	3.38	6.03	15.77	-3.79	45.30	50.48	198.77
Lake Errock	870,900	422.6	3.71	5.36	16.26	-3.49	57.92	55.37	214.90
Mission BC	915,100	370.6	3.12	5.83	15.20	-3.77	47.06	46.54	193.43
Mission-West	1,490,900	365.5	6.25	8.75	18.44	-2.12	55.47	49.37	195.47
Stave Falls	1,371,500	353.8	4.27	5.55	18.41	-3.02	49.60	49.28	178.14
Steelhead	1,688,000	360.8	5.53	8.09	21.85	4.61	52.95	52.75	199.67

Fraser Valley Real Estate Board

2023-07

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,802,100	394.6	1.15	5.42	12.49	-0.70	38.85	34.22	112.04
Fraser Valley Real Estate Board	1,543,300	436.8	1.11	6.07	14.29	-3.06	49.13	49.95	169.30
Area: N. Delta	1,428,900	429.7	0.02	5.11	15.14	1.18	44.97	45.56	167.89
Annieville	1,413,900	461.0	0.52	5.23	15.77	2.99	49.77	54.03	185.63
Nordel	1,373,700	413.4	-1.64	4.76	14.77	2.99	42.75	41.96	160.16
Scottsdale	1,409,000	457.2	0.15	5.18	15.51	2.58	47.96	53.37	182.57
Sunshine Hills Woods	1,518,300	392.7	1.11	5.17	14.36	-3.51	38.03	34.44	148.07
Municipality: City of Surrey combined	1,683,300	447.1	1.09	5.90	13.88	-2.61	49.63	50.24	165.81
Area: North Surrey	1,530,600	473.1	0.28	6.96	16.07	-6.11	49.53	54.81	193.67
Bolivar Heights	1,337,200	485.2	0.31	6.94	23.34	-6.10	55.51	59.40	202.12
Bridgeview	1,027,900	525.8	0.71	7.31	14.70	-4.73	61.49	71.94	260.88
Cedar Hills	1,428,600	484.8	2.36	6.46	13.83	-8.73	44.37	53.08	203.19
Fraser Heights	1,850,900	448.8	-0.99	7.45	15.49	-2.50	49.40	48.81	177.04
Guildford	1,378,400	458.7	2.09	6.95	12.10	-12.34	44.93	48.45	190.50
Port Kells	2,714,300	526.6	-4.74	5.40	15.89	2.21	67.65	81.02	250.83
Royal Heights	1,419,200	474.6	-1.23	5.30	15.31	3.26	49.34	58.68	211.83
Whalley	1,516,100	569.7	2.52	8.37	13.06	-10.35	55.78	62.54	246.74
Area: Surrey	1,581,700	451.3	1.37	5.86	13.42	-4.04	51.09	54.08	185.45
Bear Creek Green Timbers	1,535,500	473.9	1.98	6.37	19.73	-4.07	52.43	59.13	198.05
East Newton	1,636,200	447.7	1.59	6.77	12.29	-6.51	48.44	54.11	189.03
Fleetwood Tynehead	1,605,700	440.9	0.05	4.16	12.82	-2.84	52.35	54.65	193.35
Panorama Ridge	1,620,400	402.6	0.02	2.42	9.25	-11.73	43.58	43.38	159.07
Queen Mary Park Surrey	1,475,100	487.3	3.59	9.53	16.02	-1.56	50.54	55.69	199.88
Sullivan Station	1,679,900	410.4	0.51	4.45	10.14	-0.17	56.16	54.93	168.94
West Newton	1,444,300	463.7	3.74	10.33	16.71	0.89	52.88	54.62	186.23
Area: Cloverdale	1,566,400	438.9	1.41	5.13	14.96	0.83	49.80	56.19	188.56
Clayton	1,512,000	425.6	-0.30	4.80	9.30	1.21	48.45	54.54	193.92
Cloverdale BC	1,573,000	447.6	1.91	5.17	17.08	1.11	50.05	56.28	189.90
Serpentine	2,055,500	402.3	2.34	12.82	11.56	-6.77	59.39	65.42	137.49
Area: South Surrey White Rock	1,994,000	384.4	1.37	6.25	12.40	-0.59	43.59	38.52	129.22

Fraser Valley Real Estate Board

2023-07

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.	1,926,500	380.5	2.01	8.07	9.81	0.32	47.37	44.24	128.94
Elgin Chantrell	2,523,700	390.0	0.18	4.75	14.04	0.83	31.89	28.25	106.79
Grandview Surrey	2,076,600	322.2	-0.28	3.27	10.30	-2.86	36.24	23.17	117.70
Hazelmere	2,256,800	414.7	3.62	8.90	8.14	-7.41	42.02	38.37	170.87
King George Corridor	1,717,900	401.4	1.06	5.47	9.08	-4.93	46.55	42.19	155.34
Morgan Creek	2,292,900	377.9	4.54	9.98	30.00	6.06	49.78	44.84	125.88
Pacific Douglas	1,986,100	333.5	1.09	4.78	9.17	-1.42	46.21	34.37	159.13
Sunnyside Park Surrey	1,714,500	411.2	0.02	4.95	14.19	0.71	40.34	39.91	136.87
White Rock	1,930,800	408.0	2.62	8.28	11.20	0.79	47.88	46.97	148.48
Area: Langley	1,630,800	428.4	1.20	5.67	11.74	-5.41	44.63	46.21	182.59
Aldergrove Langley	1,173,600	411.1	0.74	6.25	7.31	-10.14	43.54	50.15	181.38
Brookwood Langley	1,539,500	430.1	0.00	4.49	11.66	0.12	51.18	49.18	180.74
Campbell Valley	2,910,100	408.7	2.61	7.78	9.60	-13.83	34.31	32.78	149.51
County Line Glen Valley	2,543,000	377.2	2.53	6.89	10.97	-8.27	47.52	51.61	178.58
Fort Langley	2,219,700	434.5	2.96	6.08	11.44	-10.71	36.81	44.59	173.61
Langley City	1,292,000	441.7	0.18	6.41	14.73	1.89	47.18	48.72	195.45
Murrayville	1,618,100	394.7	0.30	5.11	9.37	-0.95	50.19	43.53	159.33
Otter District	2,467,100	385.9	2.88	7.11	10.60	-13.14	38.96	41.61	167.06
Salmon River	1,918,600	385.7	1.85	6.64	9.67	-12.32	39.49	39.49	164.54
Walnut Grove	1,450,800	387.5	1.12	4.56	16.12	-1.52	42.62	44.48	167.98
Willoughby Heights	1,604,900	452.8	1.78	6.29	14.14	-0.33	50.13	55.98	200.66
Area: Abbotsford	1,246,800	429.8	0.12	7.08	19.26	-4.34	48.16	52.57	195.60
Abbotsford East	1,246,400	395.9	-0.33	5.26	15.96	-4.79	47.07	50.99	184.21
Abbotsford West	1,182,300	466.0	-0.41	8.88	21.51	-1.71	53.69	60.75	225.19
Aberdeen	1,473,200	383.9	0.42	7.81	21.30	-5.42	44.43	41.77	173.82
Bradner	1,885,300	363.7	0.14	7.67	14.88	-5.56	41.46	47.25	198.11
Central Abbotsford	1,110,400	446.5	0.88	8.90	23.44	-5.78	52.86	54.44	223.32
Matsqui	1,657,900	418.8	3.48	6.24	19.15	-4.88	42.74	43.38	188.63
Poplar	1,144,400	428.0	0.59	8.93	24.45	-4.80	52.53	50.39	206.81
Sumas Mountain	2,018,600	419.8	7.15	7.28	19.98	-5.87	46.48	62.52	194.80
Sumas Prairie	2,321,900	480.2	3.34	4.10	15.07	-1.34	59.69	49.32	251.54
Area: Mission	1,056,000	387.0	3.81	6.41	17.42	-2.32	47.99	50.76	203.77

Fraser Valley Real Estate Board

2023-07

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,078,700	386.9	3.53	8.07	22.13	1.47	55.19	58.37	215.84
Durieu	1,283,400	345.9	4.75	5.39	17.61	-4.53	44.85	49.03	187.77
Hatzic	1,070,700	388.1	3.38	6.04	15.78	-3.79	45.30	50.25	198.77
Mission BC	995,300	379.6	3.43	6.06	16.76	-2.69	46.39	47.47	202.23
Mission-West	1,490,900	365.5	6.25	8.75	18.44	-2.12	55.47	49.37	195.23
Stave Falls	1,371,500	353.8	4.27	5.55	18.41	-3.02	49.60	49.28	178.14
Steelhead	1,688,000	360.8	5.53	8.09	21.85	4.61	52.95	52.75	199.67

Fraser Valley Real Estate Board

2023-07

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	979,100	372.8	0.54	3.15	8.94	-0.48	41.43	36.26	140.05
Fraser Valley Real Estate Board	850,300	382.7	0.58	4.36	10.10	-2.67	46.97	42.80	164.66
Area: N. Delta	977,500	455.1	1.47	6.61	18.92	2.59	44.38	32.33	162.61
Annieville	781,100	467.2	0.84	5.63	16.39	3.27	58.80	61.88	185.23
Nordel	1,083,600	422.8	1.32	6.69	19.74	3.91	44.99	28.94	165.58
Scottsdale	857,100	401.8	0.70	6.21	17.38	2.60	49.70	42.89	172.59
Sunshine Hills Woods	1,050,800	382.8	2.52	7.11	19.40	3.46	46.22	28.33	169.39
Municipality: City of Surrey combined	893,000	385.9	0.34	4.24	11.95	1.31	48.08	44.59	161.45
Area: North Surrey	793,000	450.6	0.36	4.74	14.51	1.03	42.19	35.44	196.84
Bolivar Heights	664,500	475.7	-0.81	3.80	13.07	1.56	49.08	47.05	237.62
Fraser Heights	915,500	405.1	-0.22	3.29	12.78	-0.32	36.17	26.75	194.19
Guildford	781,400	450.1	-1.34	3.59	13.40	0.22	42.71	33.36	204.33
Whalley	810,500	430.0	3.89	7.47	16.85	2.82	41.12	37.38	168.92
Area: Surrey	876,900	401.7	0.65	4.72	12.36	0.78	51.07	49.50	179.74
Bear Creek Green Timbers	896,700	408.3	3.58	7.22	15.14	0.81	42.12	35.02	176.81
East Newton	771,900	424.1	2.34	6.05	15.94	1.70	54.33	45.64	188.70
Fleetwood Tynehead	903,400	385.9	-0.49	1.37	9.38	-0.13	47.68	49.81	178.03
Panorama Ridge	947,500	375.8	0.43	6.67	10.76	0.35	51.59	50.38	171.92
Queen Mary Park Surrey	809,800	440.8	3.40	7.33	15.79	1.68	44.67	44.38	180.59
Sullivan Station	907,300	351.9	-0.17	5.58	10.31	-0.17	50.71	49.74	166.39
West Newton	877,300	424.6	1.05	5.54	18.24	3.64	58.55	53.95	190.42
Area: Cloverdale	877,100	359.2	-0.14	4.78	12.07	3.16	47.64	44.37	176.73
Clayton	872,000	359.7	-0.11	4.87	12.13	3.30	48.15	45.33	177.76
Cloverdale BC	884,000	361.1	-0.19	4.67	11.93	2.91	46.91	42.90	176.07
Area: South Surrey White Rock	972,900	309.2	0.23	3.24	10.74	1.34	46.40	40.48	114.72
Crescent Bch Ocean Pk.	948,300	326.1	-2.45	4.49	12.60	2.19	45.78	31.02	118.42
Elgin Chantrell	1,187,400	295.2	-0.24	6.46	14.02	4.38	44.28	33.45	111.01
Grandview Surrey	969,200	290.4	0.52	1.86	9.34	0.00	45.27	41.18	110.89
King George Corridor	947,500	343.2	0.56	6.25	13.72	4.67	54.80	50.20	140.34
Morgan Creek	938,100	288.2	-0.21	1.80	8.67	-0.52	41.83	35.18	102.25

Fraser Valley Real Estate Board

2023-07

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Pacific Douglas	919,300	302.7	0.67	1.61	9.36	0.03	44.56	41.25	117.77
Sunnyside Park Surrey	1,080,000	304.4	-1.23	5.69	12.74	2.56	41.78	31.72	112.57
White Rock	955,800	350.5	-1.35	3.82	12.45	1.24	49.21	39.14	131.05
Area: Langley	848,300	373.4	0.95	4.65	6.69	-7.69	44.45	40.53	173.55
Aldergrove Langley	597,300	438.9	2.45	4.30	8.94	-10.06	52.66	56.53	224.15
Fort Langley	953,500	357.0	2.06	5.47	9.38	-5.63	48.07	39.62	159.07
Langley City	759,700	357.3	0.62	2.41	4.02	-6.81	41.62	37.85	169.66
Murrayville	890,200	327.0	-0.09	3.35	4.98	-7.10	29.76	20.89	140.97
Salmon River	1,032,600	356.1	1.54	5.67	9.70	-4.79	50.32	41.99	148.85
Walnut Grove	859,300	334.7	1.42	4.33	8.74	-6.33	44.89	40.22	169.92
Willoughby Heights	878,000	384.2	0.79	5.20	6.43	-8.39	45.59	41.56	174.04
Area: Abbotsford	645,800	356.0	0.71	3.52	4.83	-13.95	42.57	36.77	171.96
Abbotsford East	682,900	377.7	0.64	2.11	0.88	-17.01	39.89	35.47	161.02
Abbotsford West	684,500	336.9	0.72	4.79	6.45	-14.12	41.85	36.90	178.20
Aberdeen	736,700	360.2	2.59	3.71	7.72	-11.02	48.54	48.17	158.58
Central Abbotsford	489,900	311.6	-0.06	3.76	7.78	-5.12	50.97	32.26	169.78
Poplar	680,100	330.8	2.00	2.35	6.47	-11.67	39.46	33.33	146.87
Area: Mission	672,200	346.3	1.46	4.56	9.04	-10.66	47.80	46.55	171.18
Mission BC	672,200	346.3	1.46	4.56	9.04	-10.66	47.80	46.55	171.18