

Summary Report

For August 2023

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2023-08

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,409,000	392.9	-0.51	3.72	11.94	2.24	40.07	41.13	130.58
Fraser Valley Real Estate Board	1,312,400	427.9	-0.51	3.58	12.22	0.87	46.69	48.99	172.72
Area: N. Delta	1,361,900	432.1	-0.48	5.73	13.26	7.11	42.51	46.92	168.55
Annieville	1,361,400	454.0	-0.68	6.50	14.99	10.54	47.16	56.98	175.82
Nordel	1,323,800	417.1	-0.07	4.41	10.37	13.40	40.72	39.36	173.33
Scottsdale	1,359,200	452.3	-0.64	6.47	15.00	10.53	47.28	56.94	174.95
Sunshine Hills Woods	1,422,700	385.5	-0.59	5.53	12.82	-8.45	32.43	33.58	142.30
Municipality: City of Surrey combined	1,446,200	442.1	0.43	3.95	11.25	-1.32	49.46	48.21	167.13
Area: North Surrey	1,292,300	473.5	-3.07	-0.65	5.25	0.32	45.78	52.64	191.03
Bolivar Heights	1,210,700	451.8	-5.58	-5.38	1.96	2.01	45.04	54.25	178.55
Bridgeview	965,000	517.7	-0.06	5.22	12.03	15.92	61.53	72.05	256.05
Cedar Hills	1,262,000	454.0	-0.39	2.67	13.16	3.51	42.14	47.69	183.22
Fraser Heights	1,436,100	408.0	-5.05	-5.75	2.00	0.94	37.05	37.47	156.93
Guildford	1,329,300	486.9	0.02	4.26	4.44	-8.24	45.78	51.31	184.57
Port Kells	2,207,900	469.8	-6.34	-5.59	2.82	4.33	65.19	72.02	210.10
Royal Heights	1,278,800	459.0	-0.95	2.36	10.12	12.94	50.44	54.29	204.58
Whalley	1,416,200	558.4	-2.34	4.65	3.77	-7.50	53.45	61.62	225.03
Area: Surrey	1,390,200	438.0	1.46	5.01	12.65	-5.87	46.10	49.03	176.17
Bear Creek Green Timbers	1,363,400	456.6	1.65	5.60	18.38	-4.93	47.29	59.04	187.53
East Newton	1,354,900	451.8	2.45	7.24	10.30	-12.07	46.78	50.95	179.06
Fleetwood Tynehead	1,337,900	393.5	3.69	4.38	8.61	-8.51	44.88	42.78	171.38
Panorama Ridge	1,416,900	413.0	-0.27	3.48	14.18	-6.94	45.53	49.64	165.42
Queen Mary Park Surrey	1,325,900	446.3	-1.15	1.57	12.11	2.22	40.61	46.18	176.69
Sullivan Station	1,749,600	400.9	3.54	8.53	17.22	-13.95	57.09	44.99	157.65
West Newton	1,490,500	460.5	0.48	5.91	13.42	-2.33	47.03	52.43	180.28
Area: Cloverdale	1,411,400	444.5	-1.38	3.40	13.45	6.14	50.68	64.26	182.94
Clayton	1,453,700	467.9	-1.62	2.93	14.93	7.81	51.62	65.86	203.24
Cloverdale BC	1,367,500	456.0	-1.77	2.98	14.66	8.11	50.00	62.74	191.56
Serpentine	2,812,700	382.3	9.67	18.18	8.98	-17.54	61.44	65.64	144.28
Area: South Surrey White Rock	1,709,100	379.5	3.04	7.11	13.93	1.01	54.52	36.41	139.58

Fraser Valley Real Estate Board

2023-08

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.	1,622,200	365.6	2.18	4.82	12.74	8.33	53.03	40.67	137.71
Elgin Chantrell	2,356,700	397.5	2.16	4.06	12.64	8.19	49.44	36.50	143.27
Grandview Surrey	2,789,400	380.8	7.60	8.96	12.36	-14.62	37.72	25.97	138.45
Hazelmere	2,003,500	356.1	-0.48	10.01	13.05	-18.02	47.15	38.72	143.57
King George Corridor	1,383,000	366.9	6.91	15.38	19.90	-10.27	52.49	39.56	143.63
Morgan Creek	2,334,300	293.0	6.20	9.90	12.74	-14.18	44.55	7.84	77.04
Pacific Douglas	3,208,900	470.7	6.57	12.39	18.27	-10.15	55.35	37.27	195.48
Sunnyside Park Surrey	1,556,000	379.1	1.39	5.04	12.83	9.50	54.61	43.38	143.79
White Rock	1,501,200	389.7	0.98	4.73	12.83	9.04	54.21	44.55	153.05
Area: Langley	1,446,600	423.7	-0.35	3.44	11.24	0.64	41.61	47.73	187.64
Aldergrove Langley	1,107,700	413.0	1.28	8.00	9.11	-3.41	41.58	51.73	192.08
Brookwood Langley	1,407,300	435.3	-4.06	-2.66	10.99	5.37	45.93	53.22	190.20
Campbell Valley	2,406,600	400.0	-1.16	3.09	6.75	-10.55	27.39	39.57	163.33
County Line Glen Valley	2,353,000	387.3	5.16	13.71	18.15	1.36	48.96	56.42	212.59
Fort Langley	1,748,800	422.1	3.18	11.78	17.15	-2.11	39.77	42.94	206.98
Langley City	1,260,900	451.0	-0.42	1.90	14.88	16.75	48.31	53.40	200.47
Murrayville	1,525,400	405.8	-4.11	-2.10	11.06	5.76	49.47	55.48	176.62
Otter District	2,234,200	397.5	-1.09	4.61	7.99	-11.13	30.07	43.66	169.13
Salmon River	1,770,400	403.1	-0.57	5.00	7.58	-9.76	30.92	42.19	168.20
Walnut Grove	1,368,600	388.4	3.71	12.12	17.52	-2.83	43.37	45.20	178.22
Willoughby Heights	1,273,900	459.4	0.68	1.30	14.85	17.67	48.39	58.52	206.88
Area: Abbotsford	1,140,300	435.9	-2.81	1.54	12.61	0.00	43.06	51.35	197.95
Abbotsford East	1,101,500	408.3	-2.99	1.47	14.02	2.64	45.51	47.24	188.55
Abbotsford West	1,114,000	470.4	-2.51	0.58	11.00	-0.59	43.72	54.79	217.84
Aberdeen	1,443,300	385.4	-0.13	3.80	8.99	-5.70	35.66	52.27	154.05
Bradner	2,388,600	398.4	6.27	14.45	18.54	2.15	51.02	60.77	222.33
Central Abbotsford	1,032,800	430.3	-3.80	1.32	16.77	-0.28	46.11	50.67	206.48
Matsqui	1,319,300	413.2	-5.47	2.18	8.25	4.87	47.94	49.01	192.63
Poplar	1,040,200	420.5	-3.71	1.64	16.51	-0.31	44.95	48.32	196.75
Sumas Prairie	2,067,800	427.7	-10.93	-4.34	-9.88	-4.19	45.87	41.02	216.35
Area: Mission	983,400	386.9	-0.77	3.70	15.84	4.99	46.39	53.17	201.32
Dewdney Deroche	1,057,300	379.2	-1.99	2.51	15.54	4.87	51.62	58.79	199.53

Fraser Valley Real Estate Board

2023-08

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Durieu	1,160,600	355.9	-1.96	2.21	14.92	3.37	48.60	56.72	183.36
Hatzic	948,500	384.6	-0.13	4.34	16.44	5.43	45.35	50.59	202.36
Mission BC	943,300	385.2	-0.10	4.31	16.34	5.30	46.69	51.95	203.79
Mission-West	1,377,900	352.4	-3.98	3.34	14.08	4.82	45.38	46.35	177.92
Stave Falls	1,334,000	362.2	-2.90	1.68	14.26	3.31	46.76	52.83	182.75
Steelhead	1,638,100	350.2	-2.94	2.43	14.82	4.29	45.98	52.46	180.16

Fraser Valley Real Estate Board

2023-08

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,998,300	375.1	0.19	3.08	10.29	2.96	35.42	31.15	100.80
Fraser Valley Real Estate Board	1,697,000	416.9	-0.55	2.61	11.98	2.06	45.26	49.27	159.59
Area: N. Delta	1,465,900	388.0	-2.66	-2.54	10.79	1.84	40.07	42.86	148.08
Annieville	1,444,200	421.4	-2.30	-2.34	11.48	2.51	44.51	50.66	176.87
Nordel	1,397,700	375.8	-2.74	-2.57	11.28	1.82	38.57	40.64	135.17
Scottsdale	1,468,300	421.8	-2.11	-2.27	11.68	2.65	44.90	52.33	174.97
Sunshine Hills Woods	1,533,300	380.9	-3.03	-2.91	9.55	0.85	33.18	34.59	139.86
Municipality: City of Surrey combined	1,778,900	428.1	-0.74	2.66	11.25	2.49	46.66	50.47	158.36
Area: North Surrey	1,676,300	429.6	-1.78	3.22	10.64	-3.72	43.82	49.53	171.04
Bolivar Heights	1,449,400	456.2	-0.76	4.47	12.14	-9.30	51.36	58.79	204.13
Bridgeview	1,137,600	506.0	1.24	6.71	12.95	-10.32	57.68	65.74	243.05
Cedar Hills	1,655,100	443.6	0.34	4.55	12.47	-10.00	45.49	51.55	195.54
Fraser Heights	1,835,200	437.8	-2.93	3.35	9.48	2.31	42.14	47.51	166.63
Guildford	1,399,100	421.7	-1.59	1.66	11.33	-10.45	43.44	44.86	181.51
Port Kells	3,055,100	520.0	-1.57	-0.44	7.64	0.12	65.24	86.25	245.06
Royal Heights	1,547,700	430.0	-2.16	-2.23	10.91	1.78	47.66	53.13	170.95
Whalley	1,613,900	498.9	-0.14	4.99	14.45	-8.41	52.62	56.94	225.02
Area: Surrey	1,651,600	437.9	-0.93	1.88	12.37	3.01	49.05	56.62	180.17
Bear Creek Green Timbers	1,598,500	455.0	-3.13	1.18	24.73	3.74	46.07	58.21	177.27
East Newton	1,713,400	431.5	-1.55	0.70	12.19	4.78	44.31	52.69	183.32
Fleetwood Tynehead	1,732,700	459.6	-0.61	1.28	13.48	7.51	50.79	61.38	199.41
Panorama Ridge	1,713,500	392.5	2.83	4.56	7.36	-8.74	45.64	46.56	164.84
Queen Mary Park Surrey	1,534,100	471.9	-6.00	0.75	9.24	4.31	47.42	57.20	185.14
Sullivan Station	1,689,800	419.9	0.62	2.56	10.76	4.56	55.81	62.69	173.73
West Newton	1,364,000	464.6	-3.91	1.09	10.67	5.33	50.94	59.99	181.92
Area: Cloverdale	1,605,500	429.0	-0.67	2.44	9.89	4.33	46.82	53.49	186.96
Clayton	1,483,600	409.5	-2.08	-0.10	5.87	-2.38	44.55	51.11	185.56
Cloverdale BC	1,654,800	437.0	-0.21	3.36	11.39	7.00	47.49	53.98	184.69
Serpentine	1,573,900	431.4	1.79	2.89	11.10	3.78	51.21	50.26	172.52
Area: South Surrey White Rock	2,106,500	371.2	-0.46	3.72	11.40	3.28	39.55	38.92	121.61

Fraser Valley Real Estate Board

2023-08

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.	2,053,300	362.5	-1.49	4.77	12.12	2.08	38.94	40.72	116.16
Elgin Chantrell	2,538,200	383.5	-1.62	2.21	9.63	-0.05	31.25	26.99	102.16
Grandview Surrey	2,028,900	371.7	0.00	1.86	10.40	3.71	38.08	32.75	124.46
Hazelmere	2,454,100	480.8	0.86	0.84	7.83	3.75	47.58	50.91	185.68
King George Corridor	1,988,400	402.8	0.57	1.97	9.99	3.39	42.28	44.53	154.61
Morgan Creek	2,298,700	384.7	0.00	7.97	15.66	13.92	45.77	50.16	134.43
Pacific Douglas	1,873,500	387.8	0.88	2.21	10.64	3.58	48.92	53.46	167.82
Sunnyside Park Surrey	1,818,800	432.1	0.39	2.54	10.57	1.10	36.65	40.34	137.42
White Rock	2,166,800	344.8	-1.54	5.57	13.23	2.56	38.70	37.43	110.76
Area: Langley	1,774,100	427.6	0.97	4.39	11.33	0.97	43.49	49.98	183.37
Aldergrove Langley	1,348,800	394.6	2.25	7.78	11.34	-6.14	48.68	55.85	164.12
Brookwood Langley	1,665,700	387.2	1.28	1.33	9.88	5.68	42.35	46.44	167.59
Campbell Valley	3,213,500	369.8	0.65	7.41	9.12	-9.89	30.76	30.44	124.39
County Line Glen Valley	2,755,200	361.1	1.63	7.47	12.56	-5.67	45.14	50.71	164.16
Fort Langley	2,437,500	377.6	-1.18	4.02	10.28	-7.86	30.30	35.34	162.95
Langley City	1,347,600	406.5	1.19	2.08	9.24	5.23	46.28	49.12	178.04
Murrayville	1,641,100	379.4	0.69	1.39	9.49	5.45	41.46	45.25	161.11
Otter District	2,815,200	360.3	1.81	7.65	12.24	-5.85	44.12	49.81	162.80
Salmon River	2,129,700	365.4	3.13	9.57	13.51	-3.99	45.23	46.63	156.24
Walnut Grove	1,516,400	395.2	0.53	1.65	11.61	4.63	41.80	53.06	173.68
Willoughby Heights	1,666,200	451.8	0.83	4.32	13.12	8.89	49.90	58.69	197.24
Area: Abbotsford	1,321,200	373.7	-2.33	-0.27	15.80	-0.37	37.49	42.09	172.18
Abbotsford East	1,345,900	361.1	-0.82	0.11	11.21	0.87	39.37	47.03	165.71
Abbotsford West	1,216,700	389.3	-3.88	-0.64	21.47	-0.79	41.05	45.59	198.77
Aberdeen	1,448,600	362.5	-2.76	0.30	21.40	-0.11	35.77	37.36	177.78
Bradner	1,383,700	372.7	-3.77	-1.06	22.44	-2.74	36.37	35.38	182.35
Central Abbotsford	1,180,100	403.0	-3.70	-0.49	21.75	-0.71	42.50	47.94	210.96
Matsqui	1,863,900	355.9	-4.07	-2.33	22.81	-6.02	30.51	20.77	160.16
Poplar	1,183,700	368.5	-4.06	-0.97	21.50	-1.55	36.94	37.65	173.57
Sumas Mountain	1,894,800	394.1	-6.12	-0.48	9.20	-3.31	35.52	45.21	189.99
Area: Mission	1,220,600	364.8	2.47	0.69	16.85	4.74	47.51	48.78	182.13
Durieu	1,527,500	331.3	2.00	-1.84	14.36	1.78	43.73	43.61	164.41

Fraser Valley Real Estate Board

2023-08

2 Storey Detached

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			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	1,246,000	351.0	2.48	0.20	15.73	4.22	43.15	43.38	176.38
Mission BC	1,146,100	357.3	2.73	0.73	16.12	4.53	46.02	45.66	179.58
Mission-West	1,539,200	347.8	0.78	-0.60	18.99	3.73	54.78	51.15	169.40
Stave Falls	1,401,900	337.6	2.49	-1.46	14.75	2.52	45.14	46.59	164.58

Fraser Valley Real Estate Board

2023-08

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	716,800	358.0	-0.25	1.33	5.98	3.95	26.73	20.99	114.37
Fraser Valley Real Estate Board	553,500	449.6	-0.38	2.07	8.63	2.53	42.14	38.81	191.38
Area: N. Delta	611,500	583.5	1.67	5.17	7.94	5.69	31.15	7.88	244.86
Annieville	460,400	519.1	1.88	5.81	10.21	8.99	50.81	53.72	242.87
Scottsdale	705,800	455.6	1.90	6.15	8.50	6.85	22.28	9.15	175.29
Municipality: City of Surrey combined	548,200	456.5	-0.91	-0.44	5.62	3.51	37.29	34.07	178.86
Area: North Surrey	500,000	458.7	-1.31	-1.29	4.65	2.66	34.44	32.38	177.16
Bolivar Heights	485,100	532.5	-1.52	0.78	4.80	3.20	40.98	40.32	204.46
Cedar Hills	409,600	576.9	2.20	5.89	9.22	8.38	55.46	56.34	271.95
Guildford	555,500	473.2	-3.01	-6.06	5.48	3.84	37.64	41.89	214.63
Port Kells	506,400	389.8	-1.52	4.34	6.91	0.03	42.63	38.03	182.46
Whalley	483,000	455.7	-0.59	0.66	4.40	2.31	33.60	29.02	159.36
Area: Surrey	584,000	530.4	0.59	4.53	8.82	7.48	47.99	42.62	234.64
Bear Creek Green Timbers	665,800	532.2	0.45	4.99	7.89	6.55	44.86	32.88	213.24
East Newton	518,400	512.8	1.40	6.06	9.60	8.12	46.06	41.38	218.31
Fleetwood Tynehead	591,500	423.4	-3.38	-5.85	5.14	2.77	32.98	34.11	186.08
Queen Mary Park Surrey	584,100	544.9	1.02	5.97	9.22	8.22	49.78	43.58	242.27
Sullivan Station	703,000	512.0	1.93	6.25	9.01	7.20	42.30	29.78	207.51
West Newton	586,400	537.5	1.07	6.04	9.27	8.21	49.93	43.72	240.84
Area: Cloverdale	597,100	431.1	-2.91	-6.06	5.69	4.28	33.80	33.51	178.85
Clayton	595,100	429.1	-2.92	-6.15	5.77	4.33	33.84	33.97	177.20
Cloverdale BC	600,000	433.2	-2.89	-5.93	5.58	4.21	33.83	33.05	180.57
Area: South Surrey White Rock	636,900	374.0	0.03	1.74	10.65	3.86	42.31	40.81	156.69
Crescent Bch Ocean Pk.	474,300	384.0	-3.20	-3.18	-0.08	0.29	36.27	35.50	151.64
Grandview Surrey	651,500	382.6	0.60	1.78	6.75	3.63	40.92	38.98	166.43
King George Corridor	663,100	359.6	-0.30	1.41	6.33	2.33	36.32	33.14	147.83
Morgan Creek	665,400	414.6	-0.14	1.49	6.01	3.03	37.01	36.43	167.31
Sunnyside Park Surrey	580,700	344.4	-0.12	1.41	5.64	2.23	40.11	37.27	142.36
White Rock	631,400	381.7	0.16	2.11	16.41	5.44	47.43	48.12	159.31

Fraser Valley Real Estate Board

2023-08

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Langley	611,700	423.9	-0.19	4.69	10.10	0.45	42.20	40.32	197.27
Aldergrove Langley	500,000	436.7	1.94	4.08	5.84	-3.30	63.19	48.89	226.14
Fort Langley	923,600	420.2	1.64	3.65	11.67	-0.24	31.85	23.95	208.06
Langley City	564,100	402.9	-1.35	4.27	7.30	0.45	40.82	35.66	187.58
Murrayville	565,400	396.5	0.51	5.01	11.75	0.58	44.29	41.71	182.21
Salmon River	508,100	358.6	0.59	4.21	10.61	-0.69	42.02	36.51	159.29
Walnut Grove	595,600	347.7	0.58	4.89	11.30	0.06	41.92	38.25	162.81
Willoughby Heights	664,100	402.0	0.45	4.77	11.60	-0.35	37.86	33.73	177.43
Area: Abbotsford	452,000	474.3	0.51	6.08	12.29	0.85	49.39	46.89	231.91
Abbotsford East	569,100	394.9	2.70	3.46	6.30	-4.77	38.90	24.07	158.61
Abbotsford West	453,400	473.3	-0.19	6.58	13.80	-1.25	51.60	51.65	256.94
Central Abbotsford	448,000	474.6	0.89	6.39	12.62	3.60	49.29	46.35	218.10
Poplar	443,900	465.3	0.89	2.02	4.12	-4.69	49.33	39.65	235.96
Area: Mission	461,200	408.9	0.59	1.31	4.34	-4.24	47.35	37.12	229.23
Mission BC	461,200	408.9	0.59	1.31	4.34	-4.24	47.35	37.12	229.23

Fraser Valley Real Estate Board

2023-08

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,147,100	348.6	-0.40	1.78	7.63	1.72	32.80	26.67	94.31
Fraser Valley Real Estate Board	1,037,700	370.6	-0.86	1.76	9.32	-0.16	43.53	39.48	132.50
Area: N. Delta	1,233,100	393.8	-1.43	1.99	11.68	4.46	40.19	41.55	147.67
Annieville	1,122,300	426.2	-1.55	1.52	11.57	3.90	45.46	46.56	159.88
Nordel	1,298,800	391.4	-1.21	1.61	11.35	8.27	41.61	41.05	160.24
Scottsdale	1,133,600	383.0	-0.62	3.96	12.61	6.51	36.15	45.02	138.48
Sunshine Hills Woods	1,392,200	371.1	-2.03	0.71	11.17	-1.12	35.88	31.04	135.02
Municipality: City of Surrey combined	1,087,600	370.7	-1.17	0.98	8.20	0.38	45.09	40.74	123.99
Area: North Surrey	809,200	367.5	-2.42	-0.62	5.18	-2.52	39.52	33.68	123.54
Bolivar Heights	1,103,300	465.3	-3.54	-2.49	4.30	-3.42	46.46	53.62	184.07
Bridgeview	1,030,300	527.0	0.23	5.19	11.84	1.07	61.11	71.72	261.21
Cedar Hills	1,339,100	484.3	-0.16	3.44	12.58	-3.49	44.18	51.44	196.21
Fraser Heights	1,694,800	412.9	-2.92	1.80	7.83	1.18	39.63	42.48	150.85
Guildford	737,800	434.5	-1.65	-1.14	7.58	-0.18	46.49	41.53	179.42
Port Kells	2,036,500	399.1	-1.68	4.26	13.83	14.68	81.74	62.43	168.21
Royal Heights	1,403,800	470.0	-1.16	0.53	10.59	7.16	48.17	56.30	205.59
Whalley	569,800	378.9	-1.23	1.04	4.55	-0.37	37.08	26.93	127.29
Area: Surrey	1,123,400	391.6	-1.29	1.16	9.72	-0.03	45.36	46.39	151.83
Bear Creek Green Timbers	1,242,800	397.3	-2.29	1.43	17.37	-1.22	35.64	39.80	147.69
East Newton	1,112,200	384.7	-1.28	1.37	10.64	-1.71	44.62	43.33	151.27
Fleetwood Tynehead	1,168,700	384.2	-1.13	-1.28	8.07	0.79	44.82	47.71	161.18
Panorama Ridge	1,439,200	379.9	1.14	3.46	7.77	-6.82	46.17	44.17	147.98
Queen Mary Park Surrey	959,800	415.7	-2.30	1.81	8.37	1.29	41.44	38.98	161.12
Sullivan Station	1,113,900	342.6	-1.13	1.66	9.07	2.36	48.25	47.74	132.11
West Newton	972,900	412.1	-1.67	2.74	10.60	3.28	49.20	52.80	158.53
Area: Cloverdale	1,095,600	352.1	-1.46	1.00	8.81	4.33	47.45	46.71	148.83
Clayton	917,400	303.8	-2.32	-0.65	6.75	2.26	44.53	40.97	133.87
Cloverdale BC	1,222,500	396.0	-1.05	1.85	10.49	6.19	48.54	49.72	165.06
Serpentine	2,168,500	424.4	5.49	13.29	11.27	-5.58	64.11	72.38	168.78
Area: South Surrey White Rock	1,280,700	334.6	0.06	2.70	9.85	1.83	46.05	36.24	98.11

Fraser Valley Real Estate Board

2023-08

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,784,400	374.6	-0.56	4.58	12.53	4.08	46.27	40.67	127.58
Elgin Chantrell	2,252,600	370.5	-0.64	2.24	10.01	0.79	35.86	25.98	101.36
Grandview Surrey	1,172,500	190.8	0.58	1.71	7.86	1.87	49.30	39.88	84.17
Hazelmere	2,257,000	414.7	0.00	4.01	11.75	-6.18	47.90	46.07	168.59
King George Corridor	1,092,100	363.1	0.55	2.51	9.20	-0.27	46.89	39.71	130.98
Morgan Creek	1,394,400	281.2	0.04	4.69	10.97	7.90	42.45	49.18	80.72
Pacific Douglas	1,487,400	276.9	0.76	2.48	9.49	1.28	41.64	21.66	100.07
Sunnyside Park Surrey	1,238,600	370.4	0.19	1.65	8.78	2.72	47.86	36.88	126.96
White Rock	1,041,300	369.5	-0.62	3.04	12.62	2.41	47.62	36.35	112.36
Area: Langley	1,049,800	352.6	0.17	3.77	9.33	-1.34	38.22	33.21	136.17
Aldergrove Langley	988,000	429.0	1.01	7.55	10.03	-4.45	45.03	50.05	189.47
Brookswood Langley	1,513,700	422.9	-1.67	-0.80	10.76	5.83	45.18	51.52	184.78
Campbell Valley	2,910,900	408.8	0.02	6.18	8.98	-9.92	29.70	35.95	147.76
County Line Glen Valley	2,602,100	386.9	2.65	10.20	14.50	-3.23	47.56	53.53	191.78
Fort Langley	1,858,800	382.5	0.16	6.43	12.33	-5.37	38.54	36.90	184.39
Langley City	748,400	376.3	-0.74	3.15	8.16	2.90	43.46	38.91	152.72
Murrayville	1,077,600	351.5	0.17	3.29	11.45	4.15	35.82	29.32	133.55
Otter District	2,464,000	384.6	-0.13	6.04	9.89	-9.72	34.33	46.35	166.53
Salmon River	1,572,900	317.4	0.13	5.84	9.15	-7.65	37.52	35.64	173.15
Walnut Grove	1,061,100	340.1	0.77	4.23	11.51	-0.15	40.77	41.53	148.43
Willoughby Heights	943,100	318.8	0.76	3.81	9.82	0.19	37.95	29.33	113.82
Area: Abbotsford	819,600	369.9	-1.67	1.12	10.68	-3.70	41.67	37.92	164.40
Abbotsford East	1,067,900	379.9	-1.07	1.36	10.47	-1.27	43.96	44.83	171.94
Abbotsford West	754,000	376.6	-2.16	1.05	10.63	-4.68	44.35	38.05	182.52
Aberdeen	1,272,100	332.3	-1.69	1.59	14.86	-3.74	30.62	29.25	140.80
Bradner	1,948,100	375.8	3.33	9.56	18.10	-0.29	42.62	52.89	209.30
Central Abbotsford	597,500	377.4	-1.36	2.83	13.16	-1.05	49.82	42.52	195.54
Matsqui	1,568,900	396.3	-5.37	0.23	15.37	-0.73	34.66	34.66	176.55
Poplar	778,200	406.8	-1.31	1.35	13.76	-2.35	44.31	37.66	181.72
Sumas Mountain	1,894,800	394.1	-6.12	-0.48	9.20	-3.31	35.52	45.21	189.99
Sumas Prairie	2,067,800	427.7	-10.93	-4.34	-9.88	-4.19	45.87	41.02	216.35
Area: Mission	979,900	380.8	0.32	2.20	14.98	3.93	48.11	50.99	192.92

Fraser Valley Real Estate Board

2023-08

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,057,300	379.2	-1.99	2.51	15.54	4.87	51.62	58.79	199.53
Durieu	1,282,900	345.8	-0.03	0.20	14.50	1.35	42.60	50.15	181.83
Hatzic	1,079,600	391.6	0.82	2.14	15.52	4.43	44.24	52.08	197.12
Lake Errock	889,000	431.3	2.06	1.13	15.72	6.31	58.28	62.08	223.31
Mission BC	921,100	373.1	0.67	2.58	14.62	3.67	47.53	48.23	191.71
Mission-West	1,478,300	362.4	-0.85	1.37	17.59	4.80	52.91	51.82	186.03
Stave Falls	1,360,400	351.0	-0.79	0.40	14.41	2.81	45.22	48.92	170.83
Steelhead	1,638,100	350.2	-2.94	2.43	14.82	4.29	45.98	52.46	180.16

Fraser Valley Real Estate Board

2023-08

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	0.00	3.24	10.75	2.79	37.35	35.79	111.70
Fraser Valley Real Estate Board	1,534,500	434.3	-0.57	2.87	12.02	1.54	46.33	50.80	167.76
Area: N. Delta	1,407,700	423.4	-1.47	1.75	12.13	4.67	41.70	45.85	163.14
Annieville	1,395,000	454.8	-1.34	2.50	13.33	7.01	46.76	55.65	179.36
Nordel	1,356,200	408.1	-1.28	1.14	10.87	8.16	39.71	40.05	159.28
Scottsdale	1,392,800	451.9	-1.16	3.39	13.83	7.42	45.63	55.83	176.56
Sunshine Hills Woods	1,487,300	384.7	-2.04	0.29	10.80	-3.07	33.44	34.84	142.10
Municipality: City of Surrey combined	1,675,400	445.0	-0.47	2.96	11.19	1.41	47.60	51.31	164.25
Area: North Surrey	1,494,300	461.9	-2.37	1.47	8.35	-2.33	44.16	53.15	183.37
Bolivar Heights	1,283,900	465.9	-3.98	-2.22	5.31	-2.25	46.56	56.97	189.02
Bridgeview	1,030,300	527.0	0.23	5.19	11.84	1.07	61.11	71.72	261.21
Cedar Hills	1,425,800	483.8	-0.21	3.07	12.30	-4.08	43.90	53.15	201.62
Fraser Heights	1,794,000	435.0	-3.07	2.57	9.05	2.45	42.25	47.01	164.92
Guildford	1,366,300	454.7	-0.87	2.94	8.06	-9.40	44.62	48.50	183.30
Port Kells	2,622,500	508.8	-3.38	-2.44	5.87	1.48	62.97	80.87	236.29
Royal Heights	1,402,900	469.2	-1.14	0.56	10.45	7.03	48.39	56.45	206.87
Whalley	1,495,600	562.0	-1.35	4.75	8.18	-7.91	53.64	61.12	234.13
Area: Surrey	1,576,300	449.7	-0.35	2.65	12.45	0.63	48.71	55.93	183.72
Bear Creek Green Timbers	1,511,100	466.4	-1.58	2.53	22.54	0.71	47.04	59.56	188.08
East Newton	1,624,000	444.3	-0.76	2.26	12.08	0.73	45.67	54.00	186.83
Fleetwood Tynehead	1,613,200	442.9	0.45	2.07	12.27	3.02	50.14	57.11	194.29
Panorama Ridge	1,657,500	411.8	2.29	4.33	8.17	-8.49	45.67	49.20	167.92
Queen Mary Park Surrey	1,422,500	469.9	-3.57	1.32	10.96	3.55	44.41	52.81	187.75
Sullivan Station	1,694,200	413.9	0.85	3.01	11.23	2.88	55.89	59.75	171.05
West Newton	1,412,900	453.6	-2.18	3.04	11.92	2.23	49.36	54.92	176.75
Area: Cloverdale	1,552,900	435.1	-0.87	2.62	10.77	4.84	47.24	56.06	185.12
Clayton	1,481,200	416.9	-2.04	0.12	6.49	-1.74	44.76	52.60	186.73
Cloverdale BC	1,561,900	444.5	-0.69	3.18	12.33	7.47	47.63	56.46	185.67
Serpentine	2,168,500	424.4	5.49	13.29	11.27	-5.58	64.11	72.38	168.78
Area: South Surrey White Rock	1,999,300	385.4	0.26	4.36	11.74	2.58	43.22	39.84	130.23

Fraser Valley Real Estate Board

2023-08

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.	1,917,000	378.6	-0.50	4.90	12.24	4.15	43.52	41.27	128.07
Elgin Chantrell	2,501,500	386.6	-0.87	2.55	9.99	1.07	33.26	28.48	108.52
Grandview Surrey	2,091,000	324.4	0.68	2.24	10.08	0.75	36.70	26.52	117.43
Hazelmere	2,257,000	414.7	0.00	4.01	11.75	-6.18	47.90	46.07	168.59
King George Corridor	1,754,800	410.0	2.14	5.45	12.08	-1.20	50.02	48.71	161.98
Morgan Creek	2,301,000	379.2	0.34	8.06	15.50	12.39	45.68	45.40	128.30
Pacific Douglas	2,029,700	340.8	2.19	4.41	12.59	2.77	52.62	39.56	164.60
Sunnyside Park Surrey	1,723,800	413.4	0.54	3.04	10.89	3.14	41.09	41.09	140.21
White Rock	1,913,700	404.4	-0.88	5.23	13.09	3.99	43.97	44.89	142.88
Area: Langley	1,638,700	430.4	0.47	4.04	11.39	0.89	42.94	49.60	186.17
Aldergrove Langley	1,192,300	417.6	1.58	7.74	9.89	-4.40	44.40	52.86	188.00
Brookswood Langley	1,513,700	422.9	-1.67	-0.80	10.76	5.83	45.18	51.52	184.78
Campbell Valley	2,910,900	408.8	0.02	6.18	8.98	-9.92	29.70	35.95	147.76
County Line Glen Valley	2,610,200	387.2	2.65	10.22	14.52	-3.25	47.73	53.71	192.01
Fort Langley	2,222,100	434.9	0.09	6.57	13.02	-5.93	36.72	43.86	182.95
Langley City	1,295,100	442.8	0.25	1.96	12.64	11.87	48.04	52.95	196.98
Murrayville	1,607,500	392.1	-0.66	0.46	10.08	5.89	44.69	48.92	168.93
Otter District	2,464,000	385.4	-0.13	6.02	9.89	-9.72	34.33	46.32	166.53
Salmon River	1,944,600	391.0	1.37	7.12	10.39	-6.99	37.97	43.70	167.99
Walnut Grove	1,470,100	392.7	1.34	4.36	13.24	2.32	42.03	50.58	174.62
Willoughby Heights	1,618,200	456.6	0.84	4.08	13.38	9.92	49.56	59.26	198.04
Area: Abbotsford	1,214,300	418.6	-2.61	0.63	13.94	-0.29	40.80	48.18	189.09
Abbotsford East	1,223,800	388.8	-1.79	0.62	12.24	1.28	41.54	46.94	181.54
Abbotsford West	1,147,000	452.1	-2.98	0.16	14.37	-0.66	43.61	53.93	215.27
Aberdeen	1,446,700	377.0	-1.80	1.48	16.68	-2.18	35.71	41.78	170.25
Bradner	1,948,100	375.8	3.33	9.56	18.10	-0.29	42.62	52.89	209.30
Central Abbotsford	1,068,200	429.5	-3.81	0.66	17.93	-0.56	45.49	50.81	209.44
Matsqui	1,568,900	396.3	-5.37	0.23	15.37	-0.73	34.66	34.66	176.55
Poplar	1,099,500	411.2	-3.93	0.29	18.67	-0.44	44.99	46.18	195.40
Sumas Mountain	1,894,800	394.1	-6.12	-0.48	9.20	-3.31	35.52	45.21	189.99
Sumas Prairie	2,067,800	427.7	-10.93	-4.34	-9.88	-4.19	45.87	41.02	216.35
Area: Mission	1,060,100	388.5	0.39	2.51	16.21	4.91	47.16	52.17	200.00

Fraser Valley Real Estate Board

2023-08

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,057,300	379.2	-1.99	2.51	15.54	4.87	51.62	58.79	199.53
Durieu	1,282,900	345.8	-0.03	0.20	14.50	1.35	42.60	50.15	181.83
Hatzic	1,079,600	391.3	0.82	2.14	15.53	4.43	44.23	51.84	197.11
Mission BC	1,003,200	382.6	0.79	2.88	16.19	4.97	46.53	49.57	200.31
Mission-West	1,478,300	362.4	-0.85	1.37	17.59	4.80	52.91	51.82	185.80
Stave Falls	1,360,400	351.0	-0.79	0.40	14.41	2.81	45.22	48.92	170.83
Steelhead	1,638,100	350.2	-2.94	2.43	14.82	4.29	45.98	52.46	180.16

Fraser Valley Real Estate Board

2023-08

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	976,700	371.9	-0.24	2.14	6.59	2.56	40.71	37.28	139.32
Fraser Valley Real Estate Board	846,200	380.8	-0.50	2.42	8.64	0.85	45.90	43.64	163.35
Area: N. Delta	962,300	448.0	-1.56	3.73	13.05	7.56	40.92	41.77	154.11
Annieville	777,100	464.8	-0.51	3.50	11.92	9.06	57.77	77.00	185.68
Nordel	1,068,900	417.1	-1.35	3.76	13.87	8.82	42.65	38.71	156.52
Scottsdale	845,600	396.4	-1.34	3.80	12.36	8.37	45.90	54.72	165.15
Sunshine Hills Woods	1,028,700	374.8	-2.09	3.42	12.69	7.30	42.56	34.63	158.84
Municipality: City of Surrey combined	881,600	381.0	-1.27	1.28	8.70	3.76	45.70	44.54	158.13
Area: North Surrey	783,200	445.0	-1.24	2.87	9.39	1.99	42.90	34.56	196.07
Bolivar Heights	660,200	472.6	-0.65	1.96	9.50	2.34	52.90	51.09	239.02
Fraser Heights	904,000	400.0	-1.26	1.14	8.84	1.09	37.55	26.82	192.83
Guildford	777,900	448.1	-0.44	1.91	9.21	1.13	45.44	35.71	205.87
Whalley	788,700	418.4	-2.70	5.42	9.64	3.85	37.81	29.58	164.98
Area: Surrey	857,900	393.0	-2.17	0.90	8.89	3.58	46.81	48.41	172.73
Bear Creek Green Timbers	871,600	396.9	-2.79	3.44	7.44	1.82	38.29	30.09	171.29
East Newton	758,200	416.6	-1.77	3.37	14.83	1.56	50.07	45.51	185.34
Fleetwood Tynehead	879,000	375.5	-2.69	-3.20	6.13	3.10	43.27	44.20	168.98
Panorama Ridge	925,900	367.3	-2.26	1.58	8.03	3.17	46.92	50.22	164.05
Queen Mary Park Surrey	793,200	431.8	-2.04	4.48	8.93	3.45	43.17	37.38	178.04
Sullivan Station	886,300	343.8	-2.30	1.06	7.64	2.63	45.99	48.38	160.45
West Newton	869,100	420.7	-0.92	3.62	12.73	9.67	54.84	66.09	182.35
Area: Cloverdale	861,000	352.6	-1.84	0.74	7.93	5.00	45.04	44.69	167.32
Clayton	855,900	353.1	-1.83	0.83	7.95	5.09	45.31	45.61	168.72
Cloverdale BC	867,800	354.5	-1.83	0.62	7.88	4.85	44.69	43.23	166.34
Area: South Surrey White Rock	977,600	310.6	0.45	1.77	9.06	4.12	45.89	41.63	118.42
Crescent Bch Ocean Pk.	966,600	332.4	1.93	1.47	11.77	6.68	47.01	35.29	125.66
Elgin Chantrell	1,199,700	298.2	1.02	1.88	14.43	7.93	45.53	35.92	120.40
Grandview Surrey	974,600	292.0	0.55	1.92	6.96	2.42	44.77	42.09	114.08
King George Corridor	943,800	341.8	-0.41	1.00	13.22	7.72	52.32	50.24	144.32
Morgan Creek	946,200	290.7	0.87	2.22	6.33	1.29	42.64	37.32	103.00

Fraser Valley Real Estate Board

2023-08

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Pacific Douglas	922,900	303.9	0.40	2.01	6.71	2.70	44.44	42.34	119.74
Sunnyside Park Surrey	1,084,800	305.7	0.43	1.43	12.93	6.81	42.05	33.09	117.89
White Rock	976,100	357.9	2.11	1.94	13.69	6.45	49.06	43.45	143.14
Area: Langley	856,200	376.8	0.91	4.26	8.15	-3.04	45.99	42.89	176.65
Aldergrove Langley	602,900	443.0	0.93	4.88	8.08	-3.72	52.29	58.72	226.22
Fort Langley	958,600	358.9	0.53	5.90	9.82	-2.55	49.23	41.02	157.83
Langley City	756,600	355.9	-0.39	1.92	4.61	-3.81	42.02	43.62	169.42
Murrayville	896,200	329.2	0.67	3.39	4.21	-4.30	30.79	27.15	143.67
Salmon River	1,036,200	357.3	0.34	5.84	10.45	-1.30	51.91	42.24	146.75
Walnut Grove	863,600	336.4	0.51	4.86	9.36	-3.91	44.56	41.29	170.85
Willoughby Heights	890,700	389.8	1.46	4.62	8.88	-2.48	48.27	43.36	179.83
Area: Abbotsford	653,400	360.2	1.18	4.44	7.72	-7.90	43.79	37.80	174.96
Abbotsford East	698,600	386.4	2.30	4.26	3.68	-11.94	41.07	37.56	163.57
Abbotsford West	691,000	340.1	0.95	4.71	9.64	-6.13	45.28	36.75	183.42
Aberdeen	745,900	364.7	1.25	5.71	8.19	-5.88	47.47	49.22	162.00
Central Abbotsford	491,700	312.8	0.39	5.11	12.44	-2.74	49.17	35.12	173.19
Poplar	695,400	338.2	2.24	5.16	8.33	-5.56	40.80	36.32	151.45
Area: Mission	673,700	347.1	0.23	4.23	9.19	-3.45	45.29	46.58	172.02
Mission BC	673,700	347.1	0.23	4.23	9.19	-3.45	45.29	46.58	172.02