

Summary Report

For November 2023

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2023-11

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,358,900	378.9	-2.14	-3.56	0.03	6.34	29.49	41.01	121.45
Fraser Valley Real Estate Board	1,268,000	413.4	-1.88	-3.39	0.07	5.86	34.44	49.95	165.34
Area: N. Delta	1,306,200	414.4	-1.85	-4.10	1.39	4.83	31.64	47.00	160.96
Annieville	1,293,500	431.3	-2.97	-5.00	1.17	4.71	34.78	52.19	169.56
Nordel	1,254,800	395.3	-1.20	-5.23	-1.05	5.70	24.27	44.75	155.20
Scottsdale	1,289,600	429.2	-2.96	-5.11	1.04	4.56	34.76	52.04	168.59
Sunshine Hills Woods	1,426,800	386.6	-0.31	0.29	5.83	3.92	33.68	36.85	146.09
Municipality: City of Surrey combined	1,405,400	429.7	-1.31	-2.80	1.03	4.27	38.61	49.93	163.62
Area: North Surrey	1,257,500	460.8	-0.82	-2.68	-3.32	2.83	36.21	53.29	190.73
Bolivar Heights	1,160,100	432.9	-0.32	-4.18	-9.34	4.29	32.79	49.69	177.14
Bridgeview	909,700	488.0	0.02	-5.74	-0.81	7.16	33.70	75.54	249.32
Cedar Hills	1,250,600	449.9	-2.32	-0.90	1.74	2.90	37.42	50.62	177.03
Fraser Heights	1,397,800	397.1	1.09	-2.67	-8.27	5.03	26.30	36.37	156.36
Guildford	1,303,600	477.5	-1.28	-1.93	2.25	-1.06	39.54	55.99	194.94
Port Kells	2,159,100	459.4	-3.37	-2.21	-7.68	7.84	52.47	69.52	214.66
Royal Heights	1,223,800	439.3	-0.95	-4.29	-2.03	7.20	30.51	61.51	195.63
Whalley	1,398,100	551.3	-0.31	-1.27	3.32	-1.69	47.45	65.70	238.43
Area: Surrey	1,394,000	439.2	-0.63	0.27	5.30	3.88	42.04	53.46	180.46
Bear Creek Green Timbers	1,369,600	458.7	1.04	0.46	6.08	8.65	42.10	56.77	188.49
East Newton	1,371,400	457.3	1.06	1.22	8.54	5.13	41.10	57.42	182.81
Fleetwood Tynehead	1,317,000	387.4	-1.77	-1.55	2.76	1.02	41.08	48.15	167.54
Panorama Ridge	1,443,700	420.8	0.86	1.89	5.44	7.35	45.96	55.33	174.32
Queen Mary Park Surrey	1,335,100	449.4	-2.69	0.69	2.28	3.22	38.70	52.49	174.69
Sullivan Station	1,740,600	398.9	-3.27	-0.50	7.99	3.10	40.01	57.17	161.75
West Newton	1,520,600	469.8	0.36	2.02	8.05	2.15	46.58	56.76	206.26
Area: Cloverdale	1,321,800	416.3	0.58	-6.34	-3.16	7.88	33.56	58.35	170.15
Clayton	1,350,000	434.5	-0.14	-7.14	-4.42	8.25	33.08	57.89	188.51
Cloverdale BC	1,275,200	425.2	0.05	-6.75	-3.97	8.39	32.67	56.38	178.82
Serpentine	2,848,600	387.2	8.28	1.28	19.69	7.68	51.96	86.69	134.81
Area: South Surrey White Rock	1,619,000	359.5	-3.10	-5.27	1.47	4.35	36.54	37.21	129.27

Fraser Valley Real Estate Board

2023-11

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.	1,520,800	342.8	-2.34	-6.24	-1.72	5.77	37.39	36.25	121.73
Elgin Chantrell	2,201,400	371.3	-1.09	-6.59	-2.80	5.21	32.51	32.80	123.81
Grandview Surrey	2,705,700	369.3	-5.50	-3.02	5.67	-4.25	19.17	30.13	139.18
Hazelmere	1,894,200	336.6	-11.68	-5.48	3.99	-3.99	26.68	39.38	150.63
King George Corridor	1,312,900	348.3	-4.23	-5.07	9.53	1.34	32.58	41.99	136.78
Morgan Creek	2,398,700	301.1	0.30	2.76	12.94	3.65	38.25	25.62	87.84
Pacific Douglas	3,107,600	455.9	-4.28	-3.14	8.86	5.61	27.24	45.24	200.53
Sunnyside Park Surrey	1,453,800	354.2	-3.09	-6.57	-1.86	6.02	38.96	38.85	125.89
White Rock	1,420,900	368.9	-1.94	-5.34	-0.86	7.02	38.84	41.18	140.01
Area: Langley	1,437,800	421.1	-2.32	-0.61	2.81	9.69	32.30	49.91	175.95
Aldergrove Langley	1,092,100	407.2	-2.63	-1.40	6.49	3.85	36.32	53.20	192.11
Brookwood Langley	1,446,200	447.3	1.41	2.76	0.02	19.66	40.31	64.21	177.48
Campbell Valley	2,493,700	414.4	-3.27	3.60	6.80	7.14	21.95	48.11	186.58
County Line Glen Valley	2,297,800	378.2	1.23	-2.35	11.04	9.21	43.47	59.78	199.68
Fort Langley	1,752,300	423.0	0.83	0.21	12.02	9.90	34.24	49.36	205.19
Langley City	1,204,100	430.7	-5.13	-4.50	-2.69	12.75	31.95	45.46	171.56
Murrayville	1,559,600	414.9	2.27	2.24	0.10	20.12	44.36	64.90	158.99
Otter District	2,261,700	402.4	-6.11	1.23	5.89	6.06	19.66	45.38	183.18
Salmon River	1,781,100	405.5	-5.28	0.60	5.63	5.76	19.51	43.49	174.73
Walnut Grove	1,370,200	388.8	-0.41	0.10	12.24	9.52	40.11	49.77	172.27
Willoughby Heights	1,209,400	436.1	-5.24	-5.07	-3.84	11.91	31.47	48.18	175.32
Area: Abbotsford	1,077,900	412.0	-2.32	-5.48	-4.03	6.54	29.97	51.58	187.71
Abbotsford East	1,047,700	388.3	-0.69	-4.90	-3.50	6.50	31.36	48.95	173.64
Abbotsford West	1,048,300	442.7	-1.36	-5.89	-5.35	8.19	30.44	52.97	219.64
Aberdeen	1,502,300	401.1	-3.49	4.07	8.03	8.73	30.40	57.23	172.67
Bradner	2,335,200	389.5	1.46	-2.23	11.89	9.44	46.15	64.97	208.64
Central Abbotsford	941,300	392.2	-5.58	-8.85	-7.65	4.87	28.17	49.92	188.38
Matsqui	1,239,600	388.2	-6.07	-6.05	-4.01	1.07	31.06	46.32	181.92
Poplar	948,200	383.3	-5.38	-8.85	-7.35	5.22	27.60	47.76	179.17
Sumas Prairie	2,181,300	451.1	-1.83	5.47	0.89	7.87	40.66	39.75	221.07
Area: Mission	942,400	370.7	-1.46	-4.19	-0.64	6.22	30.21	52.05	190.97
Dewdney Deroche	1,033,800	370.8	-0.13	-2.22	0.24	7.45	37.90	60.17	194.52

Fraser Valley Real Estate Board

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1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Durieu	1,134,600	347.9	0.67	-2.25	-0.09	6.95	35.32	58.50	179.21
Hatzic	909,200	368.7	-1.86	-4.13	0.03	6.99	29.87	50.74	189.86
Mission BC	901,900	368.3	-1.58	-4.39	-0.27	6.54	30.37	50.70	191.84
Mission-West	1,306,200	334.1	-3.52	-5.19	-2.02	3.92	28.65	43.33	169.87
Stave Falls	1,315,200	357.1	-0.22	-1.41	0.25	7.75	35.21	55.40	180.52
Steelhead	1,609,800	344.1	-0.78	-1.74	0.64	8.65	34.78	55.84	174.18

Fraser Valley Real Estate Board

2023-11

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,966,900	369.2	-0.40	-1.57	1.46	7.01	29.23	34.84	95.55
Fraser Valley Real Estate Board	1,653,000	406.0	-0.37	-2.61	-0.07	6.56	37.35	50.59	153.28
Area: N. Delta	1,434,600	379.7	0.37	-2.14	-4.62	9.93	31.43	47.46	147.36
Annieville	1,410,500	411.6	0.68	-2.33	-4.61	10.05	35.89	54.50	174.77
Nordel	1,368,700	368.0	0.46	-2.08	-4.59	10.71	29.67	45.57	135.75
Scottsdale	1,428,000	410.2	0.17	-2.75	-4.96	10.27	34.49	54.44	172.74
Sunshine Hills Woods	1,505,100	373.9	0.27	-1.84	-4.69	8.72	25.85	39.41	139.37
Municipality: City of Surrey combined	1,727,500	415.8	-1.12	-2.87	-0.29	6.75	38.79	51.53	152.77
Area: North Surrey	1,681,300	430.9	0.68	0.30	3.53	5.28	41.65	53.56	168.14
Bolivar Heights	1,440,500	453.4	0.20	-0.61	3.82	2.09	46.45	61.29	208.02
Bridgeview	1,099,500	489.1	-0.20	-3.34	3.14	0.53	47.85	64.62	233.17
Cedar Hills	1,617,900	433.6	-0.46	-2.25	2.19	0.67	39.15	51.13	196.38
Fraser Heights	1,854,500	442.4	1.98	1.05	4.44	8.38	41.25	51.30	161.62
Guildford	1,397,700	421.2	-0.66	-0.12	1.54	0.00	40.45	48.26	187.12
Port Kells	3,245,100	552.4	0.64	6.23	5.76	14.84	68.93	99.78	274.76
Royal Heights	1,504,100	417.9	-0.62	-2.81	-4.98	10.38	35.64	56.46	165.16
Whalley	1,567,700	484.6	-2.20	-2.87	1.98	-0.55	46.40	59.36	219.87
Area: Surrey	1,575,000	417.6	-3.06	-4.64	-2.84	7.41	37.37	53.98	168.73
Bear Creek Green Timbers	1,513,100	430.7	-3.41	-5.34	-4.23	8.71	34.30	54.54	171.22
East Newton	1,636,500	412.1	-3.44	-4.50	-3.83	5.56	33.63	50.29	169.52
Fleetwood Tynehead	1,622,300	430.3	-6.25	-6.38	-5.18	7.15	36.60	57.85	174.60
Panorama Ridge	1,714,700	392.7	0.03	0.05	4.61	11.28	41.46	47.08	164.09
Queen Mary Park Surrey	1,434,600	441.3	-1.93	-6.48	-5.79	7.84	34.05	51.55	177.20
Sullivan Station	1,611,100	400.4	-3.17	-4.64	-2.20	4.16	40.94	62.30	168.91
West Newton	1,274,400	434.1	0.53	-6.56	-5.55	8.47	37.33	53.39	173.19
Area: Cloverdale	1,526,800	408.0	-0.99	-4.90	-2.58	6.14	34.34	50.22	172.73
Clayton	1,513,400	417.7	0.36	2.00	1.90	11.30	43.64	58.22	196.45
Cloverdale BC	1,532,800	404.8	-1.46	-7.37	-4.26	4.25	31.00	46.93	161.33
Serpentine	1,497,700	410.6	-1.86	-4.82	-2.07	4.29	35.47	49.74	163.88
Area: South Surrey White Rock	2,075,200	365.7	1.22	-1.48	2.18	6.59	35.75	43.41	124.63

Fraser Valley Real Estate Board

2023-11

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.	2,046,100	361.2	6.71	-0.36	4.39	6.52	31.58	44.71	125.33
Elgin Chantrell	2,584,900	390.5	2.60	1.83	4.08	7.84	37.07	37.40	103.92
Grandview Surrey	1,944,400	356.2	-2.86	-4.17	-2.38	4.55	28.45	33.91	122.07
Hazelmere	2,295,000	449.6	-4.75	-6.49	-5.70	-0.93	28.46	47.85	175.83
King George Corridor	1,885,700	382.0	-3.80	-5.16	-3.29	2.06	30.78	44.59	149.67
Morgan Creek	2,239,500	374.7	-3.97	-2.60	5.16	13.10	53.06	50.78	134.33
Pacific Douglas	1,782,400	369.0	-2.59	-4.85	-2.74	3.27	34.62	51.91	163.57
Sunnyside Park Surrey	1,841,100	437.4	2.58	1.23	3.80	8.81	40.19	49.79	140.07
White Rock	2,164,000	344.3	7.93	-0.15	5.42	7.29	32.88	41.16	125.18
Area: Langley	1,752,400	422.4	0.40	-1.22	3.12	5.92	36.70	51.24	174.46
Aldergrove Langley	1,291,200	377.8	-1.51	-4.26	3.20	1.29	37.63	52.83	153.90
Brookswood Langley	1,758,800	408.8	4.61	5.58	6.99	10.31	48.65	61.45	164.08
Campbell Valley	3,032,200	349.0	-2.40	-5.62	1.37	-1.38	21.65	25.63	113.46
County Line Glen Valley	2,629,400	344.6	-2.30	-4.57	2.56	1.44	32.85	45.77	153.01
Fort Langley	2,439,500	377.9	-0.26	0.08	4.10	3.56	29.20	36.57	153.62
Langley City	1,432,800	432.2	5.03	6.32	8.54	10.00	53.92	66.17	177.94
Murrayville	1,738,600	401.9	4.69	5.93	7.40	10.66	47.97	60.38	158.96
Otter District	2,679,600	342.9	-2.53	-4.83	2.45	1.18	31.83	44.56	150.66
Salmon River	2,012,100	345.2	-2.07	-5.53	3.51	1.14	31.11	42.76	143.61
Walnut Grove	1,441,100	375.6	-2.06	-4.96	-3.40	5.59	28.15	43.19	156.03
Willoughby Heights	1,623,300	440.2	0.46	-2.57	1.64	7.84	41.86	57.72	186.03
Area: Abbotsford	1,286,000	363.8	-0.38	-2.65	-2.91	5.51	30.82	45.23	154.94
Abbotsford East	1,264,500	339.3	0.56	-6.04	-5.93	4.02	29.06	41.02	135.46
Abbotsford West	1,229,100	393.3	-1.16	1.03	0.38	8.05	37.42	58.40	197.05
Aberdeen	1,463,400	366.2	-0.03	1.02	1.33	8.22	33.26	49.71	175.34
Bradner	1,381,700	372.1	-2.54	-0.16	-1.22	5.50	31.21	46.09	177.69
Central Abbotsford	1,187,300	405.5	-1.55	0.62	0.12	7.67	38.35	59.90	209.07
Matsqui	1,855,400	354.3	-3.33	-0.45	-2.77	2.99	23.32	32.20	151.99
Poplar	1,200,700	373.8	-0.80	1.44	0.46	7.85	34.22	51.40	171.26
Sumas Mountain	1,787,200	371.7	-2.21	-5.68	-6.14	0.08	25.24	43.62	144.06
Area: Mission	1,101,500	329.2	-0.81	-9.76	-9.14	2.24	27.94	39.79	166.99
Durieu	1,370,400	297.3	-2.49	-10.26	-11.91	-0.67	23.62	34.77	143.29

Fraser Valley Real Estate Board

2023-11

2 Storey Detached

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			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	1,130,600	318.5	-0.59	-9.26	-9.08	1.79	25.05	35.94	163.44
Mission BC	1,033,500	322.2	-0.62	-9.82	-9.16	1.77	26.65	37.46	164.97
Mission-West	1,384,100	312.8	-0.54	-10.06	-10.60	2.52	31.87	35.94	161.54
Stave Falls	1,271,300	306.1	-2.08	-9.33	-10.65	0.53	25.86	37.33	146.06

Fraser Valley Real Estate Board

2023-11

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	708,900	354.1	-0.81	-1.09	0.23	5.92	25.48	25.88	112.80
Fraser Valley Real Estate Board	545,300	443.0	-0.02	-1.47	0.57	5.60	38.96	43.55	189.54
Area: N. Delta	576,000	549.6	-0.38	-5.81	-0.94	4.21	25.94	8.72	229.30
Annieville	438,400	494.3	-0.36	-4.78	0.75	7.36	44.28	56.33	233.09
Scottsdale	665,500	429.6	-0.81	-5.71	0.09	5.17	17.44	11.01	164.86
Municipality: City of Surrey combined	535,000	445.5	0.00	-2.41	-2.84	4.48	33.42	36.87	170.99
Area: North Surrey	489,300	448.9	-0.11	-2.14	-3.40	3.43	31.91	34.72	171.07
Bolivar Heights	479,900	526.8	-0.30	-1.07	-0.30	4.75	41.08	43.90	204.86
Cedar Hills	385,000	542.3	-1.33	-6.00	-0.46	5.71	47.40	58.10	269.41
Guildford	548,500	467.2	1.39	-1.27	-7.25	6.84	37.45	46.50	200.45
Port Kells	508,600	391.5	-0.76	0.44	4.79	4.01	45.48	44.95	193.04
Whalley	471,900	445.2	-0.54	-2.30	-1.66	2.44	30.29	30.75	158.84
Area: Surrey	556,100	505.1	-0.84	-4.77	-0.45	6.43	42.24	45.14	225.66
Bear Creek Green Timbers	630,500	504.0	-1.49	-5.30	-0.57	5.37	38.12	34.69	203.61
East Newton	490,100	484.8	-1.38	-5.46	0.27	5.46	41.01	44.11	212.17
Fleetwood Tynehead	580,700	415.7	1.22	-1.82	-7.56	5.70	32.73	37.60	168.89
Queen Mary Park Surrey	553,700	516.5	-1.21	-5.21	0.45	6.54	42.40	45.62	234.09
Sullivan Station	661,600	481.9	-1.01	-5.88	0.00	5.82	36.09	31.56	201.00
West Newton	555,500	509.2	-1.20	-5.27	0.45	6.57	42.75	45.69	232.81
Area: Cloverdale	586,800	423.7	1.10	-1.72	-7.67	6.67	34.04	37.88	164.65
Clayton	584,100	421.1	1.01	-1.86	-7.90	6.47	33.85	38.25	161.72
Cloverdale BC	590,600	426.4	1.19	-1.57	-7.40	6.92	34.21	37.50	167.50
Area: South Surrey White Rock	647,000	379.9	0.66	1.58	3.35	11.21	39.06	48.17	168.86
Crescent Bch Ocean Pk.	474,900	384.5	-0.47	0.13	-3.05	-1.44	34.63	36.11	156.85
Grandview Surrey	643,700	378.0	0.83	-1.20	0.56	6.21	34.57	42.59	164.34
King George Corridor	657,800	356.7	0.51	-0.81	0.59	6.07	31.82	37.25	144.65
Morgan Creek	656,100	408.8	0.22	-1.40	0.07	5.17	30.36	39.05	164.08
Sunnyside Park Surrey	578,900	343.4	1.18	-0.29	1.12	5.56	35.68	41.78	142.17
White Rock	659,400	398.7	0.78	4.45	6.66	18.06	46.96	60.31	188.08

Fraser Valley Real Estate Board

2023-11

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Langley	604,900	419.2	-0.76	-1.11	3.53	4.77	41.48	46.52	197.94
Aldergrove Langley	493,900	431.4	0.44	-1.21	2.81	2.45	50.94	57.22	222.66
Fort Langley	911,200	414.6	0.56	-1.33	2.27	4.28	31.41	31.12	200.22
Langley City	565,400	403.9	-0.62	0.25	4.53	4.42	43.18	41.57	198.30
Murrayville	556,500	390.3	-0.76	-1.56	3.36	5.46	42.13	50.81	176.42
Salmon River	499,500	352.5	-0.11	-1.70	2.44	3.89	39.66	45.24	152.33
Walnut Grove	582,100	339.8	-1.28	-2.27	2.50	3.69	38.30	45.77	157.03
Willoughby Heights	649,100	392.9	-1.08	-2.26	2.40	4.08	35.44	41.69	161.41
Area: Abbotsford	442,400	464.2	0.87	-2.13	3.82	3.94	44.25	51.30	229.22
Abbotsford East	560,100	388.7	-0.59	-1.57	1.83	1.46	30.92	30.66	144.01
Abbotsford West	443,800	463.3	1.00	-2.11	4.32	4.94	45.14	55.63	240.91
Central Abbotsford	437,300	463.2	0.83	-2.40	3.83	3.79	45.29	50.29	221.22
Poplar	443,300	464.7	0.89	-0.13	1.89	1.64	42.63	49.23	236.50
Area: Mission	452,300	401.0	-0.10	-1.93	-0.64	0.93	39.19	44.71	223.39
Mission BC	452,300	401.0	-0.10	-1.93	-0.64	0.93	39.19	44.71	223.39

Fraser Valley Real Estate Board

2023-11

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,120,600	340.5	-0.99	-2.32	-0.58	4.51	26.30	29.91	88.64
Fraser Valley Real Estate Board	1,003,900	358.5	-1.13	-3.26	-1.57	3.22	33.77	41.48	126.04
Area: N. Delta	1,182,000	377.5	-1.33	-4.14	-2.23	6.16	28.88	41.39	140.45
Annieville	1,054,100	400.3	-1.65	-6.08	-4.65	2.80	29.51	41.35	149.88
Nordel	1,248,500	376.3	-1.05	-3.86	-2.31	8.44	29.22	42.38	148.88
Scottsdale	1,070,300	361.6	-2.24	-5.59	-1.85	4.69	23.41	42.31	130.91
Sunshine Hills Woods	1,370,100	365.2	-0.49	-1.59	-0.90	7.44	30.99	33.53	134.10
Municipality: City of Surrey combined	1,047,500	357.0	-1.46	-3.70	-2.75	2.73	34.82	42.23	117.55
Area: North Surrey	781,400	354.9	-1.17	-3.43	-4.03	-0.36	30.29	35.30	115.35
Bolivar Heights	1,049,600	442.7	-1.09	-4.86	-7.23	0.02	32.94	49.61	174.80
Bridgeview	978,300	500.4	-0.04	-5.05	-0.12	3.01	39.46	72.67	252.15
Cedar Hills	1,308,200	473.1	-1.62	-2.31	1.05	1.65	37.53	51.54	188.12
Fraser Heights	1,701,500	414.5	1.37	0.39	2.19	6.75	37.89	45.64	145.56
Guildford	725,900	427.5	-0.60	-1.61	-2.73	4.57	43.50	46.30	174.21
Port Kells	2,162,700	423.8	-0.49	6.19	10.71	26.96	83.46	76.95	191.67
Royal Heights	1,341,100	449.0	-1.06	-4.47	-3.96	7.78	30.98	59.39	190.80
Whalley	550,700	366.2	-1.53	-3.35	-2.35	-0.60	31.11	28.58	124.11
Area: Surrey	1,079,100	376.1	-2.13	-3.96	-2.84	3.69	35.24	46.46	144.38
Bear Creek Green Timbers	1,192,500	381.2	-2.43	-4.05	-2.68	4.44	27.83	37.17	141.27
East Newton	1,056,000	365.3	-2.82	-5.04	-3.74	1.42	31.03	43.31	140.96
Fleetwood Tynehead	1,130,300	371.6	-2.88	-3.28	-4.52	4.12	38.09	51.49	152.10
Panorama Ridge	1,431,500	377.9	0.11	-0.53	2.91	8.69	40.01	45.51	145.87
Queen Mary Park Surrey	911,100	394.6	-3.38	-5.08	-3.36	0.43	32.86	38.89	147.09
Sullivan Station	1,071,000	329.4	-1.41	-3.85	-2.26	3.78	36.57	48.65	127.33
West Newton	920,900	390.0	-1.66	-5.36	-2.77	4.28	36.36	47.62	154.57
Area: Cloverdale	1,049,200	337.1	-0.85	-4.26	-3.30	5.31	36.42	46.06	139.59
Clayton	907,900	300.6	-0.23	-1.05	-1.70	6.75	40.34	45.29	135.03
Cloverdale BC	1,148,500	372.0	-1.22	-6.06	-4.32	5.03	34.25	46.00	148.83
Serpentine	2,116,900	414.3	4.12	-2.38	10.60	8.29	46.60	77.89	160.40
Area: South Surrey White Rock	1,248,600	326.2	-0.31	-2.51	0.12	4.28	37.17	40.24	97.94

Fraser Valley Real Estate Board

2023-11

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,748,900	367.1	3.94	-2.00	2.48	6.59	36.37	41.79	131.17
Elgin Chantrell	2,253,100	370.6	2.15	0.03	2.26	6.37	35.80	33.89	99.57
Grandview Surrey	1,147,400	186.7	-1.79	-2.15	-0.48	4.01	41.01	44.73	87.26
Hazelmere	2,117,900	389.2	-7.64	-6.15	-2.38	-1.24	27.31	44.68	168.04
King George Corridor	1,030,400	342.6	-3.14	-5.65	-3.27	-0.38	30.91	38.26	122.61
Morgan Creek	1,373,400	277.0	-2.15	-1.49	3.13	9.57	46.72	55.10	84.54
Pacific Douglas	1,431,800	266.6	-2.17	-3.72	-1.33	2.97	30.43	26.59	101.06
Sunnyside Park Surrey	1,203,900	360.0	0.19	-2.81	-1.21	4.59	39.75	38.41	119.78
White Rock	1,032,600	366.4	2.20	-0.84	2.18	7.17	37.38	41.25	120.06
Area: Langley	1,036,800	348.3	-0.80	-1.22	2.50	4.38	32.89	37.07	129.30
Aldergrove Langley	961,600	417.5	-1.35	-2.68	4.66	2.78	37.02	50.29	184.59
Brookswood Langley	1,575,200	440.1	2.83	4.07	3.24	15.79	44.67	64.52	176.27
Campbell Valley	2,848,800	400.1	-2.46	-2.13	3.92	2.83	22.73	36.09	150.22
County Line Glen Valley	2,503,100	372.2	-1.35	-3.80	6.01	3.91	36.94	51.73	181.12
Fort Langley	1,862,300	383.2	-0.23	0.18	6.62	5.16	35.02	41.40	177.68
Langley City	750,800	377.5	-1.31	0.32	3.48	5.80	42.45	44.08	148.85
Murrayville	1,126,600	367.4	2.43	4.52	7.96	13.54	43.97	41.25	132.09
Otter District	2,425,900	378.7	-4.78	-1.53	4.41	3.78	23.52	44.76	170.50
Salmon River	1,536,800	310.2	-3.09	-2.27	3.43	2.65	24.08	36.11	172.34
Walnut Grove	1,036,200	332.1	-1.69	-2.35	1.78	5.23	33.86	42.65	140.13
Willoughby Heights	921,700	311.6	-0.70	-2.26	1.47	3.38	33.33	32.43	106.36
Area: Abbotsford	783,600	353.6	-1.06	-4.41	-3.34	1.20	30.05	39.87	151.31
Abbotsford East	1,014,600	360.9	-0.28	-5.00	-3.71	3.38	32.54	43.38	150.63
Abbotsford West	720,400	359.8	-1.15	-4.46	-3.46	0.93	31.12	38.97	179.13
Aberdeen	1,281,700	334.8	-1.15	0.75	2.35	5.52	26.01	37.61	142.78
Bradner	1,899,300	366.4	-0.19	-2.50	6.82	5.29	36.56	57.59	195.48
Central Abbotsford	570,000	360.1	-1.56	-4.58	-1.88	1.87	37.81	45.91	186.25
Matsqui	1,520,700	384.1	-5.35	-3.08	-2.86	2.51	24.14	38.66	175.54
Poplar	754,600	394.5	-1.47	-3.02	-1.72	4.28	35.10	44.61	172.07
Sumas Mountain	1,787,200	371.7	-2.21	-5.68	-6.14	0.08	25.24	43.62	144.06
Sumas Prairie	2,181,300	451.1	-1.83	5.47	0.89	7.87	40.66	39.75	221.07
Area: Mission	919,700	357.4	-1.19	-6.14	-4.08	3.96	31.01	46.90	180.97

Fraser Valley Real Estate Board

2023-11

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,033,800	370.8	-0.13	-2.22	0.24	7.45	37.90	60.17	194.52
Durieu	1,203,200	324.3	-0.67	-6.22	-6.03	2.43	26.33	44.97	167.80
Hatzic	1,007,400	365.4	-1.14	-6.69	-4.69	4.01	27.90	48.30	187.26
Lake Errock	826,600	401.1	-1.13	-7.00	-5.96	3.59	37.32	55.89	207.59
Mission BC	866,000	350.7	-1.18	-6.00	-3.57	3.91	30.86	44.80	179.44
Mission-West	1,353,100	331.7	-1.81	-8.47	-7.22	3.33	31.42	41.63	172.11
Stave Falls	1,297,900	334.9	-0.95	-4.59	-4.20	4.85	31.13	45.99	162.26
Steelhead	1,609,800	344.1	-0.78	-1.74	0.64	8.65	34.78	55.84	174.18

Fraser Valley Real Estate Board

2023-11

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,764,500	386.4	-0.85	-2.08	1.10	6.92	29.80	38.64	105.31
Fraser Valley Real Estate Board	1,489,100	421.5	-0.94	-2.95	-0.17	6.22	36.41	52.00	160.99
Area: N. Delta	1,363,500	410.1	-0.80	-3.14	-1.44	7.22	31.91	47.94	159.23
Annieville	1,339,800	436.8	-1.49	-3.96	-1.56	6.77	35.48	53.97	175.41
Nordel	1,304,700	392.6	-0.38	-3.80	-2.70	8.01	26.69	45.30	151.18
Scottsdale	1,334,700	433.1	-1.90	-4.16	-0.92	6.49	34.29	53.15	171.88
Sunshine Hills Woods	1,473,800	381.2	0.00	-0.91	-0.63	6.81	29.84	38.82	143.42
Municipality: City of Surrey combined	1,627,100	432.2	-1.17	-2.88	0.00	6.06	38.75	52.56	158.96
Area: North Surrey	1,477,700	456.8	-0.02	-1.10	0.35	4.08	38.59	55.48	180.59
Bolivar Heights	1,240,500	450.1	-0.31	-3.39	-5.54	3.21	35.94	54.04	188.34
Bridgeview	978,300	500.4	-0.04	-5.05	-0.12	3.01	39.46	72.67	252.15
Cedar Hills	1,402,300	475.8	-1.39	-1.65	1.36	1.39	38.60	53.88	196.26
Fraser Heights	1,812,100	439.4	2.00	1.01	3.61	8.68	40.97	50.94	160.77
Guildford	1,354,200	450.6	-0.97	-0.90	2.01	-0.42	40.16	52.33	191.27
Port Kells	2,702,100	524.3	-1.76	3.05	0.54	12.37	58.83	87.65	255.94
Royal Heights	1,339,800	448.1	-1.06	-4.50	-3.96	7.61	31.10	59.52	191.92
Whalley	1,463,300	549.9	-1.11	-2.15	2.50	-1.40	46.60	64.20	242.40
Area: Surrey	1,523,500	434.7	-2.45	-3.34	-0.78	6.52	38.88	55.19	176.70
Bear Creek Green Timbers	1,458,400	450.1	-1.92	-3.49	-1.06	8.61	36.93	55.91	182.90
East Newton	1,570,700	429.7	-2.61	-3.29	-1.10	5.60	35.68	53.68	176.87
Fleetwood Tynehead	1,529,500	420.0	-5.13	-5.17	-3.20	5.55	38.34	56.13	175.77
Panorama Ridge	1,666,400	414.0	0.19	0.53	4.89	10.70	42.71	50.87	168.66
Queen Mary Park Surrey	1,381,200	456.3	-2.33	-2.89	-1.62	5.45	36.54	53.33	179.60
Sullivan Station	1,619,700	395.7	-3.25	-4.40	-1.52	3.99	40.82	60.72	166.29
West Newton	1,364,500	438.0	0.37	-3.44	-0.50	5.77	40.61	52.40	182.40
Area: Cloverdale	1,472,200	412.5	-0.55	-5.19	-2.71	6.73	33.93	52.27	171.20
Clayton	1,501,400	422.6	0.38	1.37	1.49	11.12	42.77	58.69	195.94
Cloverdale BC	1,450,200	412.7	-1.01	-7.15	-4.20	5.66	31.22	49.69	165.06
Serpentine	2,116,900	414.3	4.12	-2.38	10.60	8.29	46.60	77.89	160.40
Area: South Surrey White Rock	1,950,800	376.1	0.21	-2.41	1.84	5.82	35.97	43.49	129.75

Fraser Valley Real Estate Board

2023-11

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.	1,877,500	370.8	4.19	-2.06	2.74	6.46	33.91	42.67	129.88
Elgin Chantrell	2,506,100	387.3	1.97	0.18	2.73	6.99	35.61	36.37	106.56
Grandview Surrey	2,003,600	310.9	-3.21	-4.16	-2.02	2.84	26.02	28.58	115.01
Hazelmere	2,117,900	389.2	-7.64	-6.15	-2.38	-1.24	27.31	44.68	168.04
King George Corridor	1,653,800	386.4	-4.33	-5.76	-0.62	0.99	31.97	48.90	153.54
Morgan Creek	2,249,300	370.7	-3.69	-2.24	5.64	12.67	51.68	47.98	128.97
Pacific Douglas	1,946,000	326.8	-2.74	-4.11	0.12	5.35	37.31	43.02	166.12
Sunnyside Park Surrey	1,700,400	407.8	0.87	-1.35	1.65	7.43	39.13	46.01	135.86
White Rock	1,880,300	397.4	4.80	-1.73	3.41	6.91	35.03	46.53	148.06
Area: Langley	1,622,100	426.1	-0.61	-1.00	3.00	7.36	35.10	51.26	175.79
Aldergrove Langley	1,158,100	405.6	-2.27	-2.87	4.64	2.40	36.20	52.25	182.45
Brookwood Langley	1,575,200	440.1	2.83	4.07	3.24	15.79	44.67	64.52	176.27
Campbell Valley	2,848,800	400.1	-2.46	-2.13	3.92	2.83	22.73	36.09	150.22
County Line Glen Valley	2,511,000	372.4	-1.38	-3.82	6.01	3.88	37.06	51.88	181.27
Fort Langley	2,226,600	435.8	0.18	0.21	6.79	5.60	33.27	47.18	176.70
Langley City	1,293,200	442.1	-1.01	-0.16	1.80	11.64	40.75	54.20	179.63
Murrayville	1,682,900	410.5	3.87	4.69	5.18	13.30	47.29	62.51	161.46
Otter District	2,425,900	379.5	-4.77	-1.53	4.40	3.77	23.49	44.79	170.49
Salmon River	1,895,400	381.1	-3.52	-2.53	4.41	3.17	25.28	42.41	165.39
Walnut Grove	1,419,600	379.2	-1.58	-3.44	0.77	6.76	31.62	45.12	160.44
Willoughby Heights	1,574,400	444.2	-0.02	-2.72	1.25	8.61	40.75	57.24	185.11
Area: Abbotsford	1,161,600	400.4	-1.50	-4.35	-3.75	5.84	30.17	49.79	175.19
Abbotsford East	1,153,200	366.3	-0.16	-5.79	-5.20	4.57	29.07	43.99	157.05
Abbotsford West	1,104,600	435.4	-1.34	-3.69	-3.54	8.01	33.03	56.79	217.12
Aberdeen	1,477,500	385.1	-1.41	2.15	3.66	8.42	32.38	52.33	174.88
Bradner	1,899,300	366.4	-0.19	-2.50	6.82	5.29	36.56	57.59	195.48
Central Abbotsford	999,500	401.9	-4.45	-6.43	-5.81	5.29	30.87	53.28	195.73
Matsqui	1,520,700	384.1	-5.35	-3.08	-2.86	2.51	24.14	38.66	175.54
Poplar	1,056,200	395.0	-3.16	-3.94	-3.66	7.28	34.35	53.34	185.40
Sumas Mountain	1,787,200	371.7	-2.21	-5.68	-6.14	0.08	25.24	43.62	144.06
Sumas Prairie	2,181,300	451.1	-1.83	5.47	0.89	7.87	40.66	39.75	221.07
Area: Mission	991,900	363.5	-1.28	-6.44	-4.09	4.60	29.18	47.52	186.90

Fraser Valley Real Estate Board

2023-11

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,033,800	370.8	-0.13	-2.22	0.24	7.45	37.90	60.17	194.52
Durieu	1,203,200	324.3	-0.67	-6.22	-6.03	2.43	26.33	44.97	167.80
Hatzic	1,007,400	365.1	-1.14	-6.70	-4.70	3.99	27.88	48.05	187.25
Mission BC	938,900	358.1	-1.32	-6.40	-3.71	4.68	28.63	45.51	186.25
Mission-West	1,353,100	331.7	-1.81	-8.47	-7.22	3.33	31.42	41.63	171.89
Stave Falls	1,297,900	334.9	-0.95	-4.59	-4.20	4.85	31.13	45.99	162.26
Steelhead	1,609,800	344.1	-0.78	-1.74	0.64	8.65	34.78	55.84	174.18

Fraser Valley Real Estate Board

2023-11

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	966,600	368.1	-0.81	-1.02	1.10	6.11	37.76	40.44	136.57
Fraser Valley Real Estate Board	837,200	376.8	-0.95	-1.05	1.34	5.08	42.67	46.33	160.94
Area: N. Delta	916,000	426.4	-4.46	-4.82	-1.27	9.31	33.50	28.82	131.36
Annieville	740,100	442.6	-3.95	-4.78	-1.45	8.96	48.18	57.06	171.53
Nordel	1,019,100	397.6	-4.17	-4.68	-1.09	10.44	35.05	26.02	131.03
Scottsdale	806,600	378.2	-4.18	-4.59	-0.97	8.58	36.78	36.68	145.58
Sunshine Hills Woods	974,000	354.8	-5.18	-5.34	-2.10	8.34	33.79	22.51	136.38
Municipality: City of Surrey combined	867,200	374.8	-1.03	-1.63	-0.37	5.94	41.97	46.06	154.10
Area: North Surrey	752,100	427.3	-4.47	-3.98	-1.23	2.32	39.55	34.97	177.47
Bolivar Heights	637,200	456.1	-4.12	-3.49	-1.60	4.49	48.62	50.68	218.51
Fraser Heights	874,700	387.0	-4.02	-3.25	-2.15	4.40	36.08	27.43	178.22
Guildford	752,000	433.2	-3.11	-3.33	-1.48	3.29	42.92	36.18	191.13
Whalley	746,300	395.9	-7.15	-5.38	-0.25	-0.35	32.85	29.93	143.48
Area: Surrey	842,500	385.9	-0.95	-1.81	-0.92	6.81	42.87	49.28	170.43
Bear Creek Green Timbers	830,900	378.4	-6.29	-4.66	-1.38	-1.82	33.43	29.50	152.94
East Newton	755,100	414.9	-1.10	-0.41	2.95	9.67	48.39	48.82	205.75
Fleetwood Tynehead	885,600	378.3	0.83	0.75	-2.47	8.86	44.33	53.97	175.53
Panorama Ridge	906,600	359.6	0.50	-2.10	-0.55	5.36	39.81	50.27	157.41
Queen Mary Park Surrey	757,200	412.2	-5.89	-4.54	-0.27	0.17	39.16	38.42	159.25
Sullivan Station	868,600	336.9	0.54	-2.01	-0.97	5.51	40.38	49.07	155.03
West Newton	830,100	401.8	-3.51	-4.49	-1.03	10.02	45.79	49.37	167.51
Area: Cloverdale	841,400	344.6	-1.32	-2.27	-1.54	5.25	38.50	46.14	161.06
Clayton	836,900	345.3	-1.23	-2.21	-1.40	5.21	39.18	47.06	162.79
Cloverdale BC	847,700	346.3	-1.45	-2.31	-1.70	5.35	37.75	44.65	159.21
Area: South Surrey White Rock	971,800	308.8	0.03	-0.58	1.18	6.08	43.63	43.56	117.46
Crescent Bch Ocean Pk.	932,200	320.6	0.25	-3.55	-2.14	4.09	38.97	28.91	121.72
Elgin Chantrell	1,172,900	291.5	0.66	-2.25	-0.41	7.72	36.73	33.17	114.02
Grandview Surrey	977,600	292.9	-0.03	0.31	2.23	5.74	45.14	47.48	112.71
King George Corridor	924,700	334.9	-0.15	-2.02	-1.03	7.17	45.36	45.61	141.11
Morgan Creek	947,800	291.2	0.00	0.17	2.39	5.13	42.19	42.33	104.21

Fraser Valley Real Estate Board

2023-11

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Pacific Douglas	925,100	304.6	-0.29	0.23	2.25	5.73	45.05	47.29	117.11
Sunnyside Park Surrey	1,064,700	300.1	0.81	-1.83	-0.43	6.76	35.36	28.58	117.46
White Rock	946,800	347.2	0.49	-2.99	-1.11	4.70	42.65	38.33	137.00
Area: Langley	862,800	379.8	-0.76	0.80	5.09	4.28	46.36	51.19	179.26
Aldergrove Langley	598,700	439.9	1.38	-0.70	4.14	3.85	47.77	57.84	227.31
Fort Langley	969,300	362.9	-1.14	1.11	7.08	6.05	47.88	51.27	161.64
Langley City	774,400	364.3	-2.75	2.36	4.32	0.94	45.26	53.32	178.52
Murrayville	904,000	332.1	-2.18	0.88	4.30	1.81	34.24	35.55	147.28
Salmon River	1,039,500	358.4	-0.91	0.31	6.16	5.91	48.10	53.29	149.76
Walnut Grove	872,000	339.7	-1.31	0.98	5.89	5.20	46.30	53.64	173.29
Willoughby Heights	894,100	391.3	-0.25	0.38	5.02	4.82	47.33	49.75	179.50
Area: Abbotsford	648,500	357.5	-0.17	-0.75	3.65	0.93	37.24	40.80	175.00
Abbotsford East	700,200	387.3	-0.44	0.23	4.51	-0.10	38.62	44.68	159.06
Abbotsford West	680,500	334.9	-0.09	-1.53	3.11	1.42	36.19	35.26	189.96
Aberdeen	733,900	358.9	0.53	-1.59	4.03	2.98	42.03	46.61	160.64
Central Abbotsford	491,600	312.7	-0.16	-0.03	5.07	3.41	41.05	43.64	173.82
Poplar	684,000	332.7	-0.18	-1.63	3.45	1.99	36.52	33.99	153.39
Area: Mission	671,500	346.0	1.05	-0.32	3.90	4.15	41.86	46.36	172.66
Mission BC	671,500	346.0	1.05	-0.32	3.90	4.15	41.86	46.36	172.66