

Summary Report

For December 2023

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2023-12

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,355,200	377.9	-0.26	-3.45	-2.93	8.37	26.39	43.91	119.07
Fraser Valley Real Estate Board	1,255,300	409.3	-0.99	-4.35	-4.03	8.19	29.77	51.31	161.03
Area: N. Delta	1,285,600	407.9	-1.57	-4.63	-6.04	5.24	28.19	45.94	158.98
Annieville	1,244,100	414.8	-3.83	-8.31	-8.86	1.05	27.20	49.96	159.90
Nordel	1,273,400	401.2	1.49	-0.69	-6.44	13.33	25.81	45.31	164.82
Scottsdale	1,241,900	413.3	-3.70	-8.28	-8.80	1.03	27.13	49.85	159.28
Sunshine Hills Woods	1,416,900	383.9	-0.70	-1.23	1.75	5.03	32.70	35.46	145.30
Municipality: City of Surrey combined	1,393,300	426.0	-0.86	-4.42	-2.41	7.55	34.22	50.90	158.03
Area: North Surrey	1,244,200	455.9	-1.06	-4.46	-7.19	6.62	30.22	52.63	182.82
Bolivar Heights	1,153,300	430.3	-0.60	-6.03	-11.15	9.13	28.45	46.81	167.27
Bridgeview	921,200	494.2	1.27	-0.16	-6.60	15.17	37.85	79.51	255.03
Cedar Hills	1,220,600	439.1	-2.40	-4.89	-2.72	-2.72	29.34	57.27	169.72
Fraser Heights	1,357,500	385.7	-2.87	-6.52	-11.84	8.28	19.93	30.70	142.88
Guildford	1,265,100	463.4	-2.95	-4.90	-3.84	6.02	26.96	51.79	181.02
Port Kells	2,232,900	475.1	3.42	-10.12	-12.26	10.77	51.45	75.06	219.93
Royal Heights	1,235,200	443.4	0.93	1.07	-6.08	15.92	32.95	60.71	198.38
Whalley	1,392,100	548.9	-0.44	-1.10	-2.45	7.99	38.40	65.58	230.46
Area: Surrey	1,372,600	432.5	-1.53	-2.41	1.08	6.74	37.00	52.83	174.43
Bear Creek Green Timbers	1,342,800	449.7	-1.96	-2.60	0.85	11.89	36.52	49.70	182.30
East Newton	1,337,700	446.0	-2.47	-2.24	5.29	8.94	35.77	54.33	177.88
Fleetwood Tynehead	1,312,600	386.1	-0.34	-3.50	-1.00	4.15	36.09	49.48	164.09
Panorama Ridge	1,428,600	416.4	-1.05	0.58	1.96	7.10	44.68	52.03	173.05
Queen Mary Park Surrey	1,300,000	437.6	-2.63	-4.16	-2.30	-3.23	30.43	58.21	167.16
Sullivan Station	1,742,700	399.3	0.10	-3.85	6.39	11.54	38.02	59.78	157.12
West Newton	1,492,400	461.0	-1.87	-0.13	2.65	12.27	41.45	55.06	193.26
Area: Cloverdale	1,309,800	412.5	-0.91	-6.67	-6.21	8.38	30.17	57.44	164.42
Clayton	1,342,500	432.1	-0.55	-6.04	-6.35	8.70	29.76	57.59	181.68
Cloverdale BC	1,275,600	425.3	0.02	-5.89	-6.09	9.84	30.06	56.36	174.03
Serpentine	2,490,400	338.5	-12.58	-15.98	0.68	3.80	44.04	72.18	111.96
Area: South Surrey White Rock	1,618,400	359.4	-0.03	-5.77	-0.75	8.51	33.51	41.89	124.48

Fraser Valley Real Estate Board

2023-12

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.	1,523,400	343.3	0.15	-5.63	-3.16	8.78	35.91	41.45	116.18
Elgin Chantrell	2,200,400	371.1	-0.05	-6.57	-3.69	8.45	31.74	36.89	117.91
Grandview Surrey	2,714,000	370.5	0.32	-4.71	2.72	7.30	17.17	33.61	135.39
Hazelmere	2,012,800	357.7	6.27	1.05	10.57	7.00	36.01	45.47	157.89
King George Corridor	1,308,200	347.1	-0.34	-4.70	5.05	7.30	28.94	47.70	135.16
Morgan Creek	2,333,200	292.9	-2.72	-4.53	7.80	9.29	35.04	25.01	82.49
Pacific Douglas	3,074,300	451.0	-1.07	-7.11	6.54	10.46	25.00	48.80	190.22
Sunnyside Park Surrey	1,479,600	360.5	1.78	-5.73	-2.59	9.67	37.07	45.72	126.44
White Rock	1,414,700	367.3	-0.43	-5.38	-2.83	9.67	34.99	45.70	132.91
Area: Langley	1,422,600	416.7	-1.04	-2.78	-1.37	10.30	27.51	53.14	167.63
Aldergrove Langley	1,106,800	412.7	1.35	-2.13	1.50	7.31	36.20	59.65	194.16
Brookwood Langley	1,315,000	406.7	-9.08	-4.95	-10.56	9.50	27.41	49.96	148.44
Campbell Valley	2,568,000	426.8	2.99	3.22	6.73	10.74	18.29	59.55	178.95
County Line Glen Valley	2,240,000	368.7	-2.51	-3.56	1.71	10.59	36.40	62.21	186.93
Fort Langley	1,714,500	413.8	-2.17	-1.43	2.71	10.82	28.51	52.98	192.85
Langley City	1,233,600	441.2	2.44	-6.94	-1.67	16.78	31.15	51.20	173.19
Murrayville	1,394,400	370.9	-10.60	-4.78	-12.11	9.41	27.15	47.53	134.60
Otter District	2,351,400	418.3	3.95	3.80	6.90	12.05	20.41	63.21	181.68
Salmon River	1,865,800	424.8	4.76	3.53	7.41	12.62	20.78	61.28	178.01
Walnut Grove	1,348,200	382.6	-1.59	-1.21	2.82	11.25	33.54	52.98	166.81
Willoughby Heights	1,246,300	449.4	3.05	-6.76	-1.06	17.15	34.43	56.15	178.96
Area: Abbotsford	1,076,500	411.5	-0.12	-4.17	-8.23	9.65	26.42	54.76	193.72
Abbotsford East	1,058,800	392.4	1.06	-1.16	-7.76	9.46	30.58	52.63	187.47
Abbotsford West	1,043,000	440.5	-0.50	-3.80	-9.14	11.66	26.44	56.65	221.06
Aberdeen	1,515,200	404.6	0.87	1.00	6.45	12.73	28.57	76.45	160.19
Bradner	2,280,400	380.4	-2.34	-2.34	2.18	11.36	38.73	67.21	197.65
Central Abbotsford	931,200	388.0	-1.07	-10.10	-11.98	8.14	22.09	47.42	197.09
Matsqui	1,263,400	395.7	1.93	-2.03	-6.92	6.92	29.87	55.18	200.91
Poplar	942,100	380.8	-0.65	-10.34	-12.22	8.52	21.90	46.07	188.70
Sumas Prairie	2,153,800	445.5	-1.24	1.99	-4.13	1.16	38.70	59.62	231.97
Area: Mission	923,800	363.4	-1.97	-4.89	-3.68	9.06	22.48	49.42	184.35
Dewdney Deroche	1,011,900	362.9	-2.13	-5.05	-2.89	11.05	28.51	54.95	185.30

Fraser Valley Real Estate Board

2023-12

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Durieu	1,110,700	340.6	-2.10	-5.42	-1.48	9.66	26.81	51.78	173.57
Hatzic	889,500	360.7	-2.17	-5.00	-3.68	9.64	22.27	46.86	182.68
Mission BC	882,100	360.2	-2.20	-4.86	-3.72	9.12	22.35	48.23	183.85
Mission-West	1,321,500	338.0	1.17	-5.43	-3.32	9.88	25.09	50.02	180.03
Stave Falls	1,292,200	350.9	-1.74	-5.26	-2.17	9.97	26.77	49.26	175.86
Steelhead	1,596,000	341.2	-0.84	-4.48	-0.20	10.96	27.41	48.35	172.74

Fraser Valley Real Estate Board

2023-12

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,943,300	364.7	-1.22	-2.59	-1.54	7.58	26.59	35.02	93.07
Fraser Valley Real Estate Board	1,632,500	401.0	-1.23	-2.98	-3.05	6.71	34.07	50.24	150.47
Area: N. Delta	1,421,900	376.4	-0.87	-1.59	-5.50	8.85	31.06	48.95	145.85
Annieville	1,391,400	406.0	-1.36	-0.90	-5.21	9.73	34.13	54.96	171.39
Nordel	1,358,000	365.2	-0.76	-1.48	-5.80	8.98	30.24	47.56	134.55
Scottsdale	1,422,900	408.8	-0.34	-1.40	-5.26	9.39	34.74	57.29	169.48
Sunshine Hills Woods	1,492,100	370.7	-0.86	-1.98	-5.70	7.70	25.49	40.90	138.70
Municipality: City of Surrey combined	1,695,400	408.0	-1.88	-4.14	-4.27	6.03	34.92	48.63	146.97
Area: North Surrey	1,635,600	419.2	-2.72	-1.55	-3.16	7.08	34.75	48.34	162.00
Bolivar Heights	1,399,600	440.5	-2.85	-3.93	-0.81	3.40	39.84	55.54	202.96
Bridgeview	1,051,700	467.8	-4.35	-7.03	-1.95	0.73	37.55	55.73	223.96
Cedar Hills	1,563,700	419.1	-3.34	-5.86	-0.90	2.07	33.34	45.93	188.24
Fraser Heights	1,798,200	429.0	-3.03	0.56	-5.74	10.17	33.02	44.88	153.70
Guildford	1,367,200	412.1	-2.16	-3.69	-1.01	3.10	35.43	44.29	184.40
Port Kells	3,290,000	560.0	1.38	4.11	3.47	16.93	65.48	103.12	277.10
Royal Heights	1,500,100	416.8	-0.26	-0.50	-5.49	10.41	36.08	59.27	167.69
Whalley	1,526,200	471.8	-2.64	-4.90	-1.79	1.83	39.75	52.05	215.37
Area: Surrey	1,565,200	415.0	-0.62	-5.53	-4.66	6.44	34.39	53.53	166.71
Bear Creek Green Timbers	1,474,900	419.8	-2.53	-6.46	-8.22	3.58	29.29	48.50	167.90
East Newton	1,650,500	415.6	0.85	-3.64	-4.42	5.16	31.15	54.33	171.10
Fleetwood Tynehead	1,630,700	432.5	0.51	-8.58	-5.59	6.87	35.49	58.89	174.95
Panorama Ridge	1,695,700	388.4	-1.09	-1.35	1.49	11.26	37.83	46.07	157.90
Queen Mary Park Surrey	1,425,500	438.5	-0.63	-7.06	-6.92	8.30	30.62	50.74	177.36
Sullivan Station	1,581,400	393.0	-1.85	-5.16	-5.53	2.16	38.82	58.02	163.76
West Newton	1,259,600	429.0	-1.17	-7.02	-7.06	9.24	32.16	53.10	172.21
Area: Cloverdale	1,515,300	404.9	-0.76	-2.95	-5.24	8.09	32.10	50.35	169.39
Clayton	1,464,500	404.2	-3.23	-2.86	-3.88	5.59	35.77	56.18	179.72
Cloverdale BC	1,536,600	405.8	0.25	-2.94	-5.72	9.20	30.73	47.83	163.16
Serpentine	1,455,600	399.0	-2.83	-5.76	-5.70	1.17	33.67	44.41	156.10
Area: South Surrey White Rock	2,014,200	354.9	-2.95	-3.56	-3.56	3.77	32.77	38.09	116.01

Fraser Valley Real Estate Board

2023-12

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.	2,032,900	358.9	-0.64	0.64	-0.14	0.98	32.34	43.27	121.27
Elgin Chantrell	2,403,700	363.2	-6.99	-4.55	-6.80	3.18	28.38	23.24	87.51
Grandview Surrey	1,901,300	348.4	-2.19	-5.63	-6.07	1.66	25.28	29.66	116.67
Hazelmere	2,274,900	445.7	-0.87	-6.76	-6.66	-2.04	31.59	45.37	177.00
King George Corridor	1,858,700	376.5	-1.44	-5.71	-6.11	0.19	29.43	41.12	147.37
Morgan Creek	2,205,500	369.1	-1.49	-6.41	0.49	19.64	48.71	55.48	129.25
Pacific Douglas	1,738,800	359.9	-2.47	-5.69	-6.13	0.73	31.88	46.72	156.34
Sunnyside Park Surrey	1,706,400	405.4	-7.32	-4.95	-6.07	6.15	32.96	34.46	119.49
White Rock	2,126,100	338.3	-1.74	0.65	-0.59	1.87	32.98	37.35	116.44
Area: Langley	1,736,100	418.4	-0.95	-1.37	0.34	6.82	32.91	55.83	175.26
Aldergrove Langley	1,294,900	378.8	0.26	-1.15	-0.60	3.36	36.95	56.21	167.51
Brookwood Langley	1,699,200	395.0	-3.38	2.65	3.70	8.67	43.06	67.02	158.85
Campbell Valley	3,092,000	355.9	1.98	-2.92	0.08	1.92	22.05	32.06	139.50
County Line Glen Valley	2,649,100	347.1	0.73	-1.42	0.23	3.27	32.33	53.92	163.55
Fort Langley	2,415,100	374.1	-1.01	-1.14	0.86	3.29	26.21	39.43	159.61
Langley City	1,399,300	422.1	-2.34	2.93	4.09	9.98	47.07	70.55	171.80
Murrayville	1,684,400	389.4	-3.11	2.58	3.65	9.26	42.48	66.55	153.68
Otter District	2,708,700	346.6	1.08	-2.12	0.35	3.43	31.74	52.96	162.97
Salmon River	2,063,900	354.1	2.58	-1.39	1.35	5.73	34.69	50.87	162.30
Walnut Grove	1,473,500	384.0	2.24	-1.99	-1.01	10.50	27.53	52.02	159.81
Willoughby Heights	1,586,700	430.2	-2.27	-3.13	-2.16	6.88	35.33	58.80	179.90
Area: Abbotsford	1,304,500	369.0	1.43	1.23	-3.15	11.45	29.11	48.31	164.14
Abbotsford East	1,290,800	346.3	2.06	-1.45	-4.39	8.76	28.40	45.08	148.24
Abbotsford West	1,244,100	398.1	1.22	3.75	-1.82	15.12	34.90	60.98	204.82
Aberdeen	1,458,900	365.1	-0.30	4.02	-2.12	14.67	29.70	50.49	175.76
Bradner	1,397,400	376.4	1.16	3.81	-2.36	13.00	27.72	49.31	181.95
Central Abbotsford	1,205,700	411.8	1.55	3.60	-1.88	14.90	36.40	63.61	217.01
Matsqui	1,841,300	351.6	-0.76	4.09	-3.11	8.38	16.93	32.13	148.13
Poplar	1,209,200	376.5	0.72	4.35	-1.47	15.21	30.46	52.18	177.25
Sumas Mountain	1,821,800	378.9	1.94	2.63	-3.29	9.45	24.52	46.41	157.23
Area: Mission	1,114,600	333.1	1.18	-8.69	-2.03	5.98	26.94	44.26	174.16
Durieu	1,391,900	301.9	1.55	-8.87	-1.73	4.18	25.90	43.15	150.33

Fraser Valley Real Estate Board

2023-12

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	1,139,000	320.8	0.72	-8.24	-2.76	4.87	23.10	39.18	169.13
Mission BC	1,046,300	326.2	1.24	-8.22	-2.22	5.19	25.37	41.70	172.97
Mission-West	1,399,600	316.3	1.12	-10.50	-1.92	6.97	29.79	37.64	162.49
Stave Falls	1,286,300	309.7	1.18	-8.80	-1.53	5.09	27.08	44.72	152.82

Fraser Valley Real Estate Board

2023-12

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	698,400	348.9	-1.47	-2.10	-2.21	5.73	23.81	24.03	111.84
Fraser Valley Real Estate Board	537,600	436.7	-1.42	-1.53	-2.65	6.93	36.60	43.98	192.11
Area: N. Delta	573,400	547.1	-0.45	-2.23	-2.62	5.31	27.35	9.03	233.19
Annieville	437,300	493.0	-0.26	-2.05	-1.18	8.95	46.20	57.36	234.01
Scottsdale	661,700	427.2	-0.56	-2.49	-2.18	6.24	17.56	11.60	169.70
Municipality: City of Surrey combined	529,100	440.5	-1.12	-1.94	-4.69	5.94	31.18	36.63	177.92
Area: North Surrey	482,700	442.8	-1.36	-2.27	-5.10	4.98	28.72	34.06	177.62
Bolivar Heights	478,000	524.7	-0.40	-1.61	-2.60	5.47	38.96	44.23	202.60
Cedar Hills	387,700	546.1	0.70	-3.09	-2.67	6.16	50.86	63.26	273.53
Guildford	526,100	448.1	-4.09	-3.09	-10.38	8.81	29.55	45.25	216.23
Port Kells	493,700	380.1	-2.91	-1.14	-2.74	4.14	38.82	42.36	188.17
Whalley	470,100	443.5	-0.38	-1.88	-2.89	3.82	28.81	30.02	159.05
Area: Surrey	553,700	502.9	-0.44	-2.46	-2.69	7.73	43.07	46.58	230.64
Bear Creek Green Timbers	637,400	509.5	1.09	-2.36	-1.81	7.17	43.24	39.09	212.96
East Newton	491,200	485.9	0.23	-2.51	-1.64	7.00	42.70	44.70	208.90
Fleetwood Tynehead	555,400	397.6	-4.35	-3.78	-11.09	7.58	24.68	36.26	182.99
Queen Mary Park Surrey	554,000	516.8	0.06	-2.18	-1.60	7.89	45.09	47.40	240.00
Sullivan Station	662,600	482.6	0.15	-2.54	-1.89	7.05	38.36	32.87	203.33
West Newton	555,600	509.3	0.02	-2.21	-1.60	7.90	45.27	47.45	238.86
Area: Cloverdale	564,500	407.6	-3.80	-3.04	-10.30	9.10	26.23	37.10	180.91
Clayton	563,500	406.3	-3.51	-2.94	-10.17	9.49	26.42	37.68	179.05
Cloverdale BC	565,900	408.6	-4.17	-3.22	-10.51	8.58	25.99	36.38	182.77
Area: South Surrey White Rock	627,500	368.5	-3.00	-0.16	-1.42	9.25	35.18	46.99	165.30
Crescent Bch Ocean Pk.	473,200	383.2	-0.34	-0.70	0.47	0.87	23.73	38.94	159.44
Grandview Surrey	645,300	378.9	0.24	0.05	-1.15	7.00	36.89	42.55	169.30
King George Corridor	661,500	358.7	0.56	0.65	-1.10	6.85	33.35	36.70	152.96
Morgan Creek	658,000	410.0	0.29	-0.32	-1.35	6.22	32.13	38.51	161.81
Sunnyside Park Surrey	580,100	344.1	0.20	0.44	-0.89	6.40	37.31	42.07	153.76
White Rock	616,200	372.6	-6.55	-0.56	-1.58	12.77	36.63	59.57	170.98

Fraser Valley Real Estate Board

2023-12

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Langley	596,400	413.3	-1.41	-1.67	-1.48	5.17	38.78	46.51	198.20
Aldergrove Langley	488,200	426.4	-1.16	-2.45	1.07	2.75	50.25	57.11	217.50
Fort Langley	893,500	406.5	-1.95	-2.05	-0.22	4.45	32.58	31.64	199.34
Langley City	551,700	394.1	-2.43	-0.83	-2.47	4.79	37.32	40.05	194.76
Murrayville	553,700	388.3	-0.51	-1.70	-0.38	6.03	42.55	52.93	179.76
Salmon River	496,000	350.0	-0.71	-2.15	-1.35	3.58	40.39	47.55	151.26
Walnut Grove	578,500	337.7	-0.62	-2.34	-1.08	4.04	37.89	47.34	158.97
Willoughby Heights	643,300	389.4	-0.89	-2.53	-1.49	4.37	34.65	42.22	168.00
Area: Abbotsford	446,400	468.4	0.90	-0.19	1.94	11.29	46.88	57.13	233.86
Abbotsford East	559,100	388.0	-0.18	-1.85	2.08	2.86	33.43	33.29	157.64
Abbotsford West	445,800	465.3	0.43	-0.09	-0.34	9.38	49.13	63.72	257.92
Central Abbotsford	443,200	469.5	1.36	-0.17	3.53	14.21	47.04	55.31	220.26
Poplar	440,500	461.7	-0.65	-1.24	0.96	1.94	42.76	50.34	233.12
Area: Mission	452,300	401.0	0.00	-1.21	0.43	1.03	40.31	47.92	218.00
Mission BC	452,300	401.0	0.00	-1.21	0.43	1.03	40.31	47.92	218.00

Fraser Valley Real Estate Board

2023-12

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,104,900	335.7	-1.41	-3.17	-3.45	4.78	23.51	29.86	86.09
Fraser Valley Real Estate Board	988,900	353.2	-1.48	-3.92	-5.00	3.85	29.90	41.62	122.84
Area: N. Delta	1,166,400	372.5	-1.32	-3.85	-6.59	6.06	26.79	41.63	138.48
Annieville	1,027,300	390.2	-2.52	-5.95	-9.45	1.17	25.26	40.71	143.88
Nordel	1,250,200	376.8	0.13	-1.57	-6.08	11.45	29.66	43.87	152.04
Scottsdale	1,045,400	353.2	-2.32	-6.16	-8.02	2.85	19.12	42.08	125.54
Sunshine Hills Woods	1,357,600	361.8	-0.93	-2.11	-3.44	7.45	30.28	33.75	133.57
Municipality: City of Surrey combined	1,027,400	350.2	-1.90	-4.94	-6.39	2.70	30.43	40.87	112.89
Area: North Surrey	764,100	347.0	-2.23	-4.38	-8.37	1.34	24.19	33.36	110.43
Bolivar Heights	1,039,200	438.3	-0.99	-5.74	-9.48	3.96	28.68	46.83	166.93
Bridgeview	970,400	496.4	-0.80	-3.12	-4.92	7.77	38.47	70.94	252.56
Cedar Hills	1,271,600	459.9	-2.79	-5.72	-2.91	-0.41	30.69	53.25	179.40
Fraser Heights	1,651,900	402.4	-2.92	-0.40	-6.89	8.64	30.10	39.92	138.11
Guildford	703,900	414.5	-3.04	-3.11	-7.25	6.88	36.39	44.83	171.09
Port Kells	2,184,100	428.0	0.99	-0.86	2.22	28.92	78.56	79.38	193.15
Royal Heights	1,345,100	450.3	0.29	-0.18	-6.46	11.76	31.94	59.85	192.59
Whalley	544,700	362.2	-1.09	-3.54	-4.81	1.51	27.18	27.36	120.58
Area: Surrey	1,060,300	369.6	-1.73	-5.45	-6.05	2.95	31.02	45.28	140.47
Bear Creek Green Timbers	1,162,500	371.6	-2.52	-5.52	-6.77	2.94	23.05	31.68	136.39
East Newton	1,043,600	361.0	-1.18	-5.47	-6.06	0.56	26.14	44.98	139.39
Fleetwood Tynehead	1,107,800	364.2	-1.99	-6.78	-6.73	2.16	32.82	49.26	146.08
Panorama Ridge	1,410,900	372.5	-1.43	-2.21	-0.88	8.44	36.55	43.77	141.88
Queen Mary Park Surrey	895,300	387.7	-1.75	-6.35	-6.62	-0.77	27.49	40.78	142.46
Sullivan Station	1,054,900	324.5	-1.49	-4.78	-6.13	2.66	35.26	45.71	126.13
West Newton	906,800	384.1	-1.51	-5.09	-6.48	6.99	33.18	47.79	150.39
Area: Cloverdale	1,040,400	334.3	-0.83	-3.35	-6.07	6.84	33.51	47.20	137.09
Clayton	891,600	295.2	-1.80	-2.51	-5.63	5.81	35.47	46.07	128.13
Cloverdale BC	1,148,100	371.9	-0.03	-3.43	-6.18	8.24	32.54	47.46	149.10
Serpentine	1,926,000	377.0	-9.00	-13.47	-4.10	1.81	39.17	66.30	141.05
Area: South Surrey White Rock	1,215,900	317.6	-2.64	-4.65	-4.37	2.75	33.33	38.15	91.56

Fraser Valley Real Estate Board

2023-12

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,743,800	366.0	-0.30	-1.27	-1.21	3.36	36.36	42.52	126.77
Elgin Chantrell	2,134,700	351.1	-5.26	-4.95	-5.85	3.69	29.41	24.33	87.25
Grandview Surrey	1,117,200	181.8	-2.62	-5.21	-4.37	2.08	36.59	41.15	81.80
Hazelmere	2,156,900	396.3	1.82	-3.88	-0.97	2.62	33.34	45.59	169.96
King George Corridor	1,022,500	339.9	-0.79	-5.71	-5.50	0.00	28.56	38.06	124.36
Morgan Creek	1,355,600	273.4	-1.30	-4.97	-0.44	13.77	44.89	58.03	80.46
Pacific Douglas	1,386,300	258.1	-3.19	-6.49	-5.15	0.39	26.83	23.85	93.62
Sunnyside Park Surrey	1,167,400	349.1	-3.03	-5.32	-6.26	4.18	35.52	33.91	113.00
White Rock	994,800	353.0	-3.66	-2.46	-3.53	3.58	32.51	40.81	109.25
Area: Langley	1,025,500	344.5	-1.09	-1.94	-1.23	5.22	29.51	39.59	127.24
Aldergrove Langley	968,900	420.7	0.77	-1.61	0.67	6.16	37.13	54.90	191.34
Brookswood Langley	1,474,700	412.0	-6.38	-1.44	-4.21	9.66	35.13	58.64	157.66
Campbell Valley	2,909,500	408.6	2.12	-0.87	2.59	6.16	21.43	44.33	164.81
County Line Glen Valley	2,490,100	370.2	-0.54	-2.24	0.71	5.35	33.84	57.87	181.74
Fort Langley	1,836,400	377.9	-1.38	-1.72	1.80	5.38	32.27	43.85	177.66
Langley City	741,700	372.9	-1.22	-1.95	-0.75	6.91	38.01	45.44	146.14
Murrayville	1,095,000	357.1	-2.80	1.59	2.15	12.30	40.59	43.47	127.45
Otter District	2,493,500	389.2	2.77	0.96	3.95	8.05	24.35	58.34	176.22
Salmon River	1,578,000	318.5	2.68	0.57	2.28	7.13	25.00	46.57	180.12
Walnut Grove	1,034,100	331.4	-0.21	-2.01	-0.54	7.25	30.63	44.78	138.76
Willoughby Heights	912,200	308.4	-1.03	-2.37	-1.81	4.01	30.46	34.26	104.64
Area: Abbotsford	784,900	354.2	0.17	-2.50	-5.72	5.26	27.82	42.71	155.19
Abbotsford East	1,026,300	365.1	1.16	-1.78	-5.12	7.04	31.47	46.63	161.35
Abbotsford West	719,300	359.3	-0.14	-2.73	-6.75	4.27	29.43	41.96	182.03
Aberdeen	1,282,600	335.1	0.09	1.48	-0.45	10.78	24.07	43.45	139.19
Bradner	1,870,900	360.9	-1.50	-1.29	-0.63	8.84	28.89	59.62	188.95
Central Abbotsford	570,000	360.1	0.00	-3.48	-4.46	7.52	34.52	48.01	186.25
Matsqui	1,521,600	384.3	0.05	0.50	-5.04	7.38	18.39	42.18	179.49
Poplar	747,200	390.6	-0.99	-3.96	-5.10	7.37	30.77	44.13	174.88
Sumas Mountain	1,821,800	378.9	1.94	2.63	-3.29	9.45	24.52	46.41	157.23
Sumas Prairie	2,153,800	445.5	-1.24	1.99	-4.13	1.16	38.70	59.62	231.97
Area: Mission	912,300	354.6	-0.78	-6.14	-3.30	6.71	26.19	47.01	179.43

Fraser Valley Real Estate Board

2023-12

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,011,900	362.9	-2.13	-5.05	-2.89	11.05	28.51	54.95	185.30
Durieu	1,192,500	321.4	-0.89	-7.27	-2.67	5.69	22.30	45.56	165.40
Hatzic	998,300	362.1	-0.90	-6.99	-3.62	6.53	22.70	47.49	184.89
Lake Errock	830,500	403.0	0.47	-7.57	-1.10	8.92	33.93	59.35	214.60
Mission BC	857,300	347.2	-1.00	-5.68	-3.39	6.27	25.71	44.79	176.87
Mission-West	1,369,000	335.6	1.18	-8.93	-2.44	8.33	28.53	46.42	179.43
Stave Falls	1,289,900	332.8	-0.63	-6.67	-1.92	8.02	26.97	46.93	162.67
Steelhead	1,596,000	341.2	-0.84	-4.48	-0.20	10.96	27.41	48.35	172.74

Fraser Valley Real Estate Board

2023-12

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,747,500	382.6	-0.98	-2.82	-1.92	7.84	26.98	39.58	102.76
Fraser Valley Real Estate Board	1,471,500	416.5	-1.19	-3.57	-3.59	7.12	32.47	52.29	157.42
Area: N. Delta	1,347,000	405.1	-1.22	-3.20	-5.70	7.00	29.84	48.01	157.70
Annieville	1,302,000	424.5	-2.82	-5.39	-7.44	4.43	30.10	52.92	168.33
Nordel	1,310,900	394.5	0.48	-0.95	-6.14	11.50	27.84	46.44	156.17
Scottsdale	1,302,700	422.7	-2.40	-5.82	-7.40	4.06	29.78	52.99	165.18
Sunshine Hills Woods	1,462,100	378.2	-0.79	-1.69	-2.63	6.72	29.17	38.89	142.75
Municipality: City of Surrey combined	1,601,400	425.3	-1.60	-4.23	-3.84	6.43	34.76	50.82	153.15
Area: North Surrey	1,448,700	447.8	-1.97	-2.93	-5.09	6.77	32.33	52.36	173.88
Bolivar Heights	1,225,600	444.7	-1.20	-5.48	-8.06	7.00	31.33	50.34	179.51
Bridgeview	970,400	496.4	-0.80	-3.12	-4.92	7.77	38.47	70.94	252.56
Cedar Hills	1,361,700	462.1	-2.88	-5.48	-2.43	-0.90	31.50	55.54	187.55
Fraser Heights	1,758,300	426.4	-2.96	0.19	-5.93	10.72	32.88	44.79	152.46
Guildford	1,320,500	439.4	-2.49	-4.21	-2.20	4.57	31.64	48.30	183.48
Port Kells	2,773,700	538.2	2.65	-1.72	-2.64	14.88	57.74	93.60	264.39
Royal Heights	1,343,700	449.4	0.29	-0.18	-6.47	11.60	31.87	59.99	193.53
Whalley	1,441,600	541.8	-1.47	-3.04	-2.50	5.02	38.39	61.11	233.21
Area: Surrey	1,509,800	430.8	-0.90	-4.73	-3.23	6.58	35.26	54.69	173.35
Bear Creek Green Timbers	1,423,800	439.4	-2.38	-5.08	-5.44	6.26	31.64	49.30	177.57
East Newton	1,571,300	429.9	0.05	-3.52	-2.45	6.07	32.28	55.93	177.35
Fleetwood Tynehead	1,534,500	421.3	0.31	-7.26	-4.40	6.31	36.30	57.50	175.00
Panorama Ridge	1,648,200	409.5	-1.09	-0.92	1.74	10.71	39.43	49.34	163.68
Queen Mary Park Surrey	1,358,100	448.7	-1.67	-5.54	-4.61	2.00	30.55	56.72	175.28
Sullivan Station	1,592,500	389.1	-1.67	-5.07	-4.70	2.80	38.82	57.34	161.14
West Newton	1,345,700	432.0	-1.37	-4.42	-3.36	10.51	35.72	51.69	175.51
Area: Cloverdale	1,461,000	409.4	-0.75	-3.81	-5.41	8.36	31.51	52.19	167.41
Clayton	1,455,600	409.7	-3.05	-3.05	-4.03	5.84	35.21	56.61	179.85
Cloverdale BC	1,453,800	413.7	0.24	-3.72	-5.81	9.65	30.38	50.49	165.36
Serpentine	1,926,000	377.0	-9.00	-13.47	-4.10	1.81	39.17	66.30	141.05
Area: South Surrey White Rock	1,906,000	367.5	-2.29	-4.12	-3.09	4.55	32.91	40.80	121.65

Fraser Valley Real Estate Board

2023-12

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.	1,869,500	369.2	-0.43	-1.23	-1.02	2.98	33.96	42.88	124.57
Elgin Chantrell	2,363,100	365.2	-5.71	-4.90	-6.19	3.87	28.64	25.50	92.01
Grandview Surrey	1,964,100	304.7	-1.99	-5.69	-5.69	1.63	23.01	25.86	109.27
Hazelmere	2,156,900	396.3	1.82	-3.88	-0.97	2.62	33.34	45.59	169.96
King George Corridor	1,632,500	381.4	-1.29	-6.15	-3.98	1.09	28.76	48.93	150.76
Morgan Creek	2,213,500	364.8	-1.59	-6.29	0.91	19.10	47.45	52.13	123.67
Pacific Douglas	1,905,800	320.0	-2.08	-5.88	-3.00	3.93	34.51	40.47	158.90
Sunnyside Park Surrey	1,624,600	389.6	-4.46	-5.14	-5.23	6.94	33.79	37.77	122.25
White Rock	1,852,400	391.5	-1.48	-1.31	-1.53	3.74	33.53	45.43	138.43
Area: Langley	1,606,500	422.0	-0.96	-1.86	-0.31	8.21	30.89	55.32	173.32
Aldergrove Langley	1,170,100	409.8	1.04	-1.80	0.42	5.40	36.01	57.62	189.61
Brookswood Langley	1,474,700	412.0	-6.38	-1.44	-4.21	9.66	35.13	58.64	157.66
Campbell Valley	2,909,500	408.6	2.12	-0.87	2.59	6.16	21.43	44.33	164.81
County Line Glen Valley	2,497,600	370.5	-0.51	-2.24	0.71	5.35	33.95	58.06	181.96
Fort Langley	2,198,100	430.2	-1.28	-1.17	1.94	5.80	29.42	50.47	176.83
Langley City	1,298,700	444.0	0.43	-2.99	0.70	14.11	37.55	58.86	177.33
Murrayville	1,592,900	388.5	-5.36	0.23	-1.27	9.22	38.16	61.20	150.32
Otter District	2,493,500	390.0	2.77	0.96	3.97	8.06	24.36	58.34	176.40
Salmon River	1,962,600	394.6	3.54	1.13	4.20	8.77	27.58	54.68	175.17
Walnut Grove	1,435,200	383.3	1.08	-1.79	0.03	10.72	29.27	52.28	161.64
Willoughby Heights	1,546,100	436.3	-1.78	-3.37	-1.93	8.13	34.99	58.94	179.68
Area: Abbotsford	1,167,100	402.3	0.47	-1.97	-6.29	10.13	27.23	52.85	182.71
Abbotsford East	1,170,900	372.0	1.56	-1.56	-6.34	8.49	28.19	47.74	170.55
Abbotsford West	1,104,600	435.4	0.00	-1.47	-6.95	12.65	29.39	60.43	220.38
Aberdeen	1,479,900	385.7	0.16	2.85	0.89	14.01	29.47	58.92	170.86
Bradner	1,870,900	360.9	-1.50	-1.29	-0.63	8.84	28.89	59.62	188.95
Central Abbotsford	993,600	399.5	-0.60	-6.83	-9.74	9.33	25.20	51.96	204.03
Matsqui	1,521,600	384.3	0.05	0.50	-5.04	7.38	18.39	42.18	179.49
Poplar	1,058,200	395.7	0.18	-3.44	-7.00	12.54	29.87	53.19	194.86
Sumas Mountain	1,821,800	378.9	1.94	2.63	-3.29	9.45	24.52	46.41	157.23
Sumas Prairie	2,153,800	445.5	-1.24	1.99	-4.13	1.16	38.70	59.62	231.97
Area: Mission	983,200	360.3	-0.88	-6.42	-3.35	7.65	23.86	47.54	184.82

Fraser Valley Real Estate Board

2023-12

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,011,900	362.9	-2.13	-5.05	-2.89	11.05	28.51	54.95	185.30
Durieu	1,192,500	321.4	-0.89	-7.27	-2.67	5.69	22.30	45.56	165.40
Hatzic	998,300	361.8	-0.90	-7.02	-3.62	6.51	22.69	47.25	184.88
Mission BC	928,500	354.1	-1.12	-6.07	-3.51	7.40	22.87	45.30	183.28
Mission-West	1,369,000	335.6	1.18	-8.93	-2.44	8.33	28.53	46.42	179.20
Stave Falls	1,289,900	332.8	-0.63	-6.67	-1.92	8.02	26.97	46.93	162.67
Steelhead	1,596,000	341.2	-0.84	-4.48	-0.20	10.96	27.41	48.35	172.74

Fraser Valley Real Estate Board

2023-12

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	951,500	362.3	-1.58	-2.42	-2.29	6.03	35.14	40.59	133.44
Fraser Valley Real Estate Board	826,400	371.9	-1.30	-2.62	-2.26	5.32	39.86	45.90	158.98
Area: N. Delta	907,600	422.5	-0.91	-4.33	-5.80	10.46	32.53	30.80	129.87
Annieville	740,000	442.6	0.00	-3.04	-4.47	11.91	47.58	61.06	176.80
Nordel	1,002,800	391.3	-1.58	-4.75	-6.23	10.44	33.05	27.42	126.97
Scottsdale	806,700	378.2	0.00	-3.55	-5.21	10.75	35.75	41.49	144.16
Sunshine Hills Woods	963,400	351.0	-1.07	-4.83	-6.00	9.65	32.90	23.24	136.36
Municipality: City of Surrey combined	852,800	368.5	-1.68	-3.48	-4.19	5.38	38.90	45.14	151.54
Area: North Surrey	738,200	419.4	-1.85	-3.90	-6.59	3.97	36.21	34.34	167.65
Bolivar Heights	623,500	446.3	-2.15	-3.63	-6.94	4.64	43.60	49.46	206.52
Fraser Heights	860,900	380.9	-1.58	-2.78	-6.18	4.07	33.14	27.73	167.30
Guildford	735,100	423.4	-2.26	-3.07	-7.19	3.77	39.46	34.46	178.37
Whalley	737,300	391.1	-1.21	-5.80	-5.51	3.80	29.37	31.11	138.04
Area: Surrey	823,800	377.4	-2.20	-4.07	-5.44	4.95	38.90	47.25	168.42
Bear Creek Green Timbers	816,900	372.0	-1.69	-6.67	-5.63	2.11	29.26	28.99	146.03
East Newton	737,700	405.3	-2.31	-2.29	-2.20	7.31	42.66	49.89	203.60
Fleetwood Tynehead	845,900	361.3	-4.49	-5.00	-6.83	1.86	35.42	47.41	161.81
Panorama Ridge	898,600	356.4	-0.89	-3.07	-4.76	5.13	40.81	47.70	165.57
Queen Mary Park Surrey	745,000	405.6	-1.60	-6.41	-4.86	4.16	34.62	39.29	154.61
Sullivan Station	860,200	333.7	-0.95	-3.25	-5.33	4.71	39.68	46.75	163.38
West Newton	816,700	395.3	-1.62	-4.08	-5.93	10.91	44.16	50.53	166.37
Area: Cloverdale	843,900	345.6	0.29	-1.00	-3.92	6.96	37.63	49.93	161.42
Clayton	839,200	346.2	0.26	-0.86	-3.86	7.15	38.20	50.78	163.07
Cloverdale BC	850,400	347.4	0.32	-1.17	-3.98	6.76	36.88	48.40	159.64
Area: South Surrey White Rock	953,600	303.0	-1.88	-4.11	-1.78	5.61	40.41	41.46	115.97
Crescent Bch Ocean Pk.	947,400	325.8	1.62	-4.79	-2.54	7.56	38.46	31.48	131.06
Elgin Chantrell	1,174,200	291.9	0.14	-4.61	-1.35	9.41	37.30	31.55	123.68
Grandview Surrey	948,100	284.0	-3.04	-3.99	-1.70	3.95	40.66	43.72	105.80
King George Corridor	923,800	334.6	-0.09	-4.73	-1.96	8.60	44.22	45.86	147.30
Morgan Creek	920,800	282.9	-2.85	-3.58	-2.04	4.01	38.41	38.81	97.01

Fraser Valley Real Estate Board

2023-12

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Pacific Douglas	897,600	295.6	-2.95	-3.99	-1.70	3.87	40.16	43.98	111.14
Sunnyside Park Surrey	1,068,800	301.2	0.37	-4.05	-2.27	8.15	34.58	30.84	124.11
White Rock	956,000	350.6	0.98	-3.95	-1.32	8.78	40.97	40.35	149.89
Area: Langley	854,500	376.1	-0.97	-0.77	1.68	5.56	43.22	51.04	178.39
Aldergrove Langley	591,800	434.8	-1.16	-2.12	1.49	6.91	45.13	56.12	226.18
Fort Langley	942,400	352.8	-2.78	-1.95	0.86	5.98	43.88	44.53	157.33
Langley City	772,700	363.5	-0.22	-0.44	2.37	2.92	42.49	56.88	179.19
Murrayville	898,700	330.2	-0.57	-1.40	0.89	2.61	32.03	38.45	147.34
Salmon River	1,015,500	350.2	-2.29	-2.04	-0.14	5.35	44.29	45.61	145.07
Walnut Grove	850,800	331.4	-2.44	-1.66	0.42	4.77	40.84	46.31	168.34
Willoughby Heights	888,100	388.7	-0.66	-0.49	1.97	6.46	44.71	51.42	179.24
Area: Abbotsford	646,800	356.6	-0.25	-1.19	0.88	2.89	35.80	41.56	172.21
Abbotsford East	697,700	385.9	-0.36	-1.66	2.82	3.24	36.51	45.40	157.78
Abbotsford West	683,000	336.1	0.36	-1.32	0.48	3.32	36.74	35.03	188.00
Aberdeen	730,300	357.1	-0.50	-2.70	1.71	5.59	42.21	47.56	165.70
Central Abbotsford	485,400	308.8	-1.25	1.65	-0.96	2.56	35.02	47.40	164.16
Poplar	674,000	327.8	-1.47	-3.59	1.08	3.67	34.01	32.98	153.91
Area: Mission	670,500	345.4	-0.17	-0.40	1.20	5.98	40.69	46.92	176.32
Mission BC	670,500	345.4	-0.17	-0.40	1.20	5.98	40.69	46.92	176.32