

Summary Report

For July 2024

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2024-07

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,424,800	397.8	-0.08	0.38	4.57	0.76	12.63	53.89	124.11
Fraser Valley Real Estate Board	1,322,400	433.1	0.39	0.79	4.56	0.56	11.97	59.35	167.68
Area: N. Delta	1,390,000	441.8	1.63	3.30	6.95	1.61	16.26	57.67	162.04
Annieville	1,396,900	465.6	1.68	2.33	9.63	1.84	19.32	65.05	174.69
Nordel	1,354,200	428.3	2.76	5.78	5.91	2.34	13.85	58.86	158.32
Scottsdale	1,393,000	464.8	1.68	2.40	9.65	1.84	19.27	65.06	174.22
Sunshine Hills Woods	1,435,200	389.5	-0.03	2.26	2.34	0.41	11.70	37.92	136.20
Municipality: City of Surrey combined	1,464,100	449.7	0.69	2.02	5.32	2.02	14.49	61.13	165.00
Area: North Surrey	1,344,600	491.4	1.13	3.67	5.79	0.61	14.81	66.75	190.60
Bolivar Heights	1,257,600	468.9	1.36	3.46	6.47	-1.97	14.12	63.32	185.22
Bridgeview	957,900	515.3	1.56	2.59	2.51	-0.44	15.95	84.70	235.70
Cedar Hills	1,314,400	473.0	1.42	2.51	3.71	3.80	11.77	63.78	189.30
Fraser Heights	1,506,900	420.7	1.86	4.21	6.45	-1.27	9.36	46.79	158.73
Guildford	1,371,200	503.0	-2.04	3.18	6.19	3.50	16.41	65.24	183.86
Port Kells	2,566,200	533.7	-0.17	7.77	9.32	2.48	26.02	99.07	233.15
Royal Heights	1,315,500	471.8	4.75	5.95	6.09	1.79	15.86	74.42	191.77
Whalley	1,480,400	581.9	0.36	2.88	6.67	2.18	20.85	76.23	221.85
Area: Surrey	1,423,200	448.5	-0.71	0.90	4.45	3.39	13.43	58.99	175.49
Bear Creek Green Timbers	1,411,800	471.5	1.62	8.04	4.24	5.10	14.64	61.09	188.03
East Newton	1,365,000	457.1	0.35	1.08	5.42	3.23	15.34	55.11	179.57
Fleetwood Tynehead	1,378,400	400.6	-0.52	-0.79	5.01	4.81	12.31	57.84	162.00
Panorama Ridge	1,463,400	434.9	-0.37	3.82	3.92	2.45	18.60	54.99	170.46
Queen Mary Park Surrey	1,395,000	469.9	1.01	1.32	3.87	3.87	11.46	64.70	186.18
Sullivan Station	1,770,200	407.0	1.12	0.79	6.35	4.31	7.84	64.38	153.42
West Newton	1,502,000	464.7	-5.78	-3.91	3.61	1.66	13.37	59.64	179.27
Area: Cloverdale	1,332,900	443.7	-0.52	-0.96	3.33	-4.35	12.07	57.68	176.10
Clayton	1,379,800	457.0	-0.07	-1.04	3.89	-3.99	12.87	60.92	185.45
Cloverdale BC	1,330,600	443.2	-0.54	-0.96	3.36	-4.30	12.06	57.55	175.79
Area: South Surrey White Rock	1,699,700	377.2	2.67	2.75	5.90	3.14	15.32	55.93	130.56
Crescent Bch Ocean Pk.	1,605,400	363.2	2.25	1.85	5.67	2.63	20.91	59.86	125.31

Fraser Valley Real Estate Board

2024-07

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Elgin Chantrell	2,289,000	391.5	2.09	2.19	6.59	1.61	18.96	54.50	120.32
Grandview Surrey	2,659,100	360.2	-5.51	-4.58	-1.10	0.81	-11.41	20.19	123.17
Hazelmere	2,270,900	382.2	2.33	12.78	6.23	5.78	8.64	64.81	159.12
King George Corridor	1,379,200	365.1	3.81	4.31	6.10	6.44	5.83	50.74	133.89
Morgan Creek	2,447,800	308.6	2.52	1.05	9.12	10.97	10.02	29.94	78.18
Pacific Douglas	2,989,100	470.2	7.89	3.25	7.35	5.45	2.22	46.07	176.43
Sunnyside Park Surrey	1,583,000	375.1	1.90	1.93	6.35	3.39	22.30	65.17	132.40
White Rock	1,522,300	394.5	3.27	2.33	6.08	2.28	22.36	66.18	143.22
Area: Langley	1,458,700	428.9	0.75	-0.19	3.52	0.85	9.92	57.05	172.84
Aldergrove Langley	1,138,200	427.4	0.94	-0.72	3.94	4.42	14.22	54.86	195.57
Brookswood Langley	1,411,100	438.8	-1.57	-2.62	5.38	-3.35	8.37	55.27	168.87
Campbell Valley	2,487,600	430.6	5.02	7.41	-0.35	6.24	3.71	59.30	196.15
County Line Glen Valley	2,284,300	371.9	0.73	1.11	0.92	1.25	9.32	60.09	182.17
Fort Langley	1,722,500	420.3	-1.34	0.57	3.47	2.56	4.97	53.17	177.61
Langley City	1,246,500	446.3	1.50	-2.96	4.47	-1.48	16.62	58.49	174.82
Murrayville	1,481,800	395.9	-1.07	-2.85	4.96	-6.43	6.60	50.88	146.51
Otter District	2,404,100	423.5	4.57	7.00	0.69	5.01	6.33	63.26	187.12
Salmon River	1,879,300	422.5	3.25	6.02	1.05	5.31	7.18	62.25	184.32
Walnut Grove	1,366,100	387.8	-0.31	0.44	3.72	3.66	12.57	53.89	155.80
Willoughby Heights	1,245,300	449.4	0.92	-3.89	4.10	-1.51	16.61	61.08	176.72
Area: Abbotsford	1,170,000	448.1	0.40	0.07	5.83	-0.29	9.69	59.98	197.15
Abbotsford East	1,140,900	422.7	0.36	-0.98	6.58	0.48	9.51	55.58	180.31
Abbotsford West	1,099,300	466.2	-1.08	-1.56	4.34	-3.64	7.64	56.23	219.75
Aberdeen	1,512,100	404.2	4.53	3.77	-0.61	4.55	11.44	72.07	171.46
Bradner	2,330,200	383.2	-0.29	0.74	1.73	2.41	10.62	63.34	190.96
Central Abbotsford	1,071,700	448.6	1.17	2.05	6.51	0.07	11.04	67.76	209.59
Matsqui	1,260,500	424.7	1.24	-0.70	8.07	-0.40	8.95	56.83	190.69
Poplar	1,082,400	437.5	0.55	2.05	6.53	0.16	11.18	65.85	201.72
Sumas Prairie	2,395,400	475.1	2.11	-2.96	5.41	-2.52	11.47	56.49	218.65
Area: Mission	968,100	387.1	-2.49	-2.64	1.57	-1.00	7.35	56.53	188.24
Dewdney Deroche	1,080,800	376.8	-3.41	-3.93	0.48	-2.16	8.93	65.99	184.16
Durieu	1,110,600	358.6	-3.68	-3.29	0.31	-2.13	7.24	64.27	171.05

Fraser Valley Real Estate Board

2024-07

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	934,100	380.0	-2.44	-3.46	0.48	-1.45	6.77	53.91	184.86
Mission BC	924,400	380.6	-2.44	-3.08	0.79	-1.50	6.79	54.65	185.52
Mission-West	1,385,200	338.2	-4.11	-4.30	-0.47	-7.14	1.62	49.12	159.16
Stave Falls	1,343,600	369.1	-4.40	-3.00	0.71	-0.97	10.01	62.81	174.42

Fraser Valley Real Estate Board

2024-07

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	2,025,900	381.7	-0.39	0.69	5.24	1.95	15.49	47.77	94.55
Fraser Valley Real Estate Board	1,684,100	415.6	-0.14	-0.07	3.36	-0.93	15.00	57.01	152.18
Area: N. Delta	1,570,600	412.1	1.20	4.07	7.18	3.23	18.35	63.66	164.85
Annieville	1,537,500	448.0	2.40	4.65	7.90	3.66	21.24	72.57	192.05
Nordel	1,534,800	397.1	1.12	4.09	7.21	2.69	17.73	59.86	159.37
Scottsdale	1,554,400	445.5	0.66	4.06	7.01	3.58	19.66	71.68	187.42
Sunshine Hills Woods	1,620,500	404.0	0.97	3.80	6.51	2.88	14.77	55.56	150.78
Municipality: City of Surrey combined	1,753,100	424.3	-0.19	-0.07	3.04	-1.67	16.73	57.15	149.29
Area: North Surrey	1,661,200	427.2	-1.02	-1.27	1.74	-2.22	14.75	57.29	158.75
Bolivar Heights	1,448,400	456.3	-0.78	0.75	2.70	-0.63	17.51	64.91	192.88
Bridgeview	1,131,900	503.5	2.76	3.88	5.53	0.74	18.39	69.36	214.49
Cedar Hills	1,657,300	438.4	0.11	1.98	3.86	-0.61	13.99	58.50	180.85
Fraser Heights	1,794,800	427.9	-1.75	-3.84	-0.60	-5.12	14.17	49.82	150.97
Guildford	1,379,700	425.6	-1.53	1.00	3.60	-0.14	14.69	54.59	174.94
Port Kells	2,972,300	531.7	-1.57	-3.15	-0.49	1.68	21.25	93.98	230.45
Royal Heights	1,638,300	451.6	1.23	4.46	6.41	3.44	19.85	72.56	178.08
Whalley	1,573,600	493.8	0.92	0.67	3.00	-1.16	15.08	64.44	209.40
Area: Surrey	1,620,400	432.9	0.05	0.30	2.75	-2.26	15.38	58.80	170.73
Bear Creek Green Timbers	1,576,000	453.8	2.79	-0.20	5.14	-3.28	16.42	61.96	174.86
East Newton	1,669,200	424.3	0.66	2.51	2.07	-3.61	10.24	55.65	173.92
Fleetwood Tynehead	1,723,800	462.1	-0.54	-0.02	2.51	-0.32	18.40	70.08	189.72
Panorama Ridge	1,717,900	394.6	0.92	1.02	3.16	3.46	15.11	48.74	158.42
Queen Mary Park Surrey	1,456,600	445.0	-1.46	-3.01	-1.74	-11.27	7.88	48.83	169.21
Sullivan Station	1,659,600	413.0	-0.41	0.17	5.41	-0.98	21.19	64.02	165.25
West Newton	1,263,300	434.9	-2.29	-2.23	-1.16	-10.24	9.02	49.45	166.65
Area: Cloverdale	1,584,600	425.7	0.19	0.19	1.82	-1.28	15.12	57.03	173.59
Clayton	1,466,000	408.8	-0.34	-2.04	0.39	-1.59	14.90	57.41	167.89
Cloverdale BC	1,630,200	432.6	0.32	0.89	2.15	-1.30	14.87	56.23	173.97
Serpentine	1,593,200	422.9	0.12	1.93	6.36	-0.12	21.28	53.39	158.50
Area: South Surrey White Rock	2,093,700	369.8	-0.40	0.49	4.88	-0.78	18.26	49.05	115.00

Fraser Valley Real Estate Board

2024-07

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.	2,129,600	377.0	1.34	6.05	8.87	2.67	20.18	61.53	124.40
Elgin Chantrell	2,428,700	365.4	-3.72	-8.88	-0.30	-6.19	8.46	30.04	79.03
Grandview Surrey	1,998,600	366.0	-0.41	-0.27	5.20	-1.51	14.99	37.28	114.54
Hazelmere	2,367,900	462.8	-3.96	-1.97	3.49	-2.85	16.02	48.14	163.10
King George Corridor	1,939,400	394.7	-1.13	-0.18	5.11	-1.40	16.47	45.54	140.67
Morgan Creek	2,276,300	383.1	1.86	8.25	2.54	-0.18	27.70	58.18	133.03
Pacific Douglas	1,846,200	382.7	0.24	0.34	6.48	-0.39	19.86	54.07	158.41
Sunnyside Park Surrey	1,731,400	418.5	-1.88	-6.67	2.47	-2.95	16.70	46.38	120.38
White Rock	2,240,200	354.2	0.03	4.98	8.32	1.49	21.18	53.93	115.45
Area: Langley	1,757,100	426.8	-0.63	-0.67	3.79	0.95	11.73	57.26	171.16
Aldergrove Langley	1,371,000	403.7	2.02	4.26	7.37	4.72	17.35	64.51	174.81
Brookswood Langley	1,681,600	385.4	-2.65	-4.96	-1.03	1.34	13.22	61.32	150.91
Campbell Valley	3,040,900	371.0	2.57	5.79	7.19	2.23	7.23	37.41	127.05
County Line Glen Valley	2,779,000	361.5	0.50	3.20	6.98	1.95	10.15	55.02	173.04
Fort Langley	2,520,600	390.5	1.40	3.01	5.06	2.25	8.96	43.62	161.90
Langley City	1,351,700	407.8	-3.80	-5.29	-1.14	1.62	16.02	64.50	163.61
Murrayville	1,641,000	384.0	-2.24	-4.69	-0.39	1.75	14.15	61.07	147.90
Otter District	2,794,000	360.9	0.36	3.08	7.12	2.04	9.83	54.96	172.17
Salmon River	2,159,000	369.1	0.96	4.92	7.67	4.24	13.19	55.21	164.78
Walnut Grove	1,538,000	399.7	-2.08	-2.54	3.74	1.68	15.69	58.49	162.61
Willoughby Heights	1,633,300	450.2	-0.92	-1.23	6.33	0.02	16.75	59.82	183.50
Area: Abbotsford	1,330,500	378.5	0.69	-0.84	2.13	-1.25	9.36	47.79	160.50
Abbotsford East	1,366,100	368.2	2.08	1.18	4.84	1.29	11.85	49.61	160.58
Abbotsford West	1,238,000	394.4	-1.47	-2.98	-0.45	-3.52	9.53	54.79	183.54
Aberdeen	1,433,700	361.0	-1.26	-2.64	-0.63	-3.27	8.28	44.92	158.60
Bradner	1,384,600	381.4	0.63	-2.63	0.66	-2.55	8.01	47.26	154.61
Central Abbotsford	1,185,100	403.4	-1.42	-2.98	-0.54	-3.40	9.29	55.69	189.59
Matsqui	1,848,500	375.6	4.92	-1.47	2.59	-0.48	5.83	40.04	126.81
Poplar	1,155,000	373.5	-0.77	-3.21	-0.40	-3.11	8.58	48.63	154.95
Sumas Mountain	1,845,900	398.7	-0.32	-3.04	-2.42	-7.17	8.37	43.37	147.33
Area: Mission	1,227,200	361.5	2.61	0.42	5.89	1.01	11.71	55.95	169.17
Durieu	1,598,200	333.4	2.65	3.73	9.42	3.19	8.92	56.97	160.47

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	1,229,800	345.7	2.64	-0.43	4.69	0.96	9.16	49.33	163.09
Mission BC	1,153,200	355.3	2.66	0.42	6.12	1.25	11.41	54.01	168.35
Mission-West	1,509,100	344.1	2.62	0.67	5.52	-1.40	14.05	53.96	182.28
Stave Falls	1,542,100	337.1	3.06	2.81	7.87	3.18	9.41	57.97	159.11

Fraser Valley Real Estate Board

2024-07

Apartment

Apartment	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	714,400	358.5	-0.53	-1.13	1.16	-0.33	15.57	32.29	110.14
Fraser Valley Real Estate Board	551,000	451.3	-0.02	-0.81	1.87	-0.29	22.64	48.31	188.19
Area: N. Delta	583,900	559.3	-0.43	-1.38	2.81	-2.08	23.68	29.47	223.11
Annieville	452,900	509.4	-0.64	-1.37	3.92	0.08	29.49	61.41	239.37
Scottsdale	666,200	437.4	-0.91	-1.42	2.34	-2.84	19.38	22.35	160.05
Municipality: City of Surrey combined	544,000	455.2	-0.31	-1.41	0.93	-1.49	20.30	43.46	170.47
Area: North Surrey	497,400	459.3	-0.20	-1.52	0.35	-1.88	20.14	41.32	175.69
Bolivar Heights	487,200	537.7	-1.01	-1.32	0.54	-0.72	27.60	53.37	216.67
Cedar Hills	397,000	559.2	-2.36	-2.56	3.35	-0.94	30.65	67.68	271.07
Guildford	554,600	485.2	1.17	-2.28	-1.44	-1.52	22.74	54.72	209.04
Port Kells	591,700	392.4	0.28	-1.53	2.19	-0.73	17.77	45.23	186.21
Whalley	482,000	450.9	-0.60	-1.16	1.21	-1.46	20.34	37.30	162.46
Area: Surrey	572,200	521.6	-0.23	-1.12	2.70	-1.19	28.31	55.38	227.23
Bear Creek Green Timbers	646,900	522.1	-1.29	-0.95	3.55	-1.93	27.68	46.04	201.79
East Newton	501,900	502.4	-1.18	-0.77	3.67	-0.99	27.48	53.22	212.05
Fleetwood Tynehead	594,700	416.5	1.36	-2.87	-2.14	-3.83	16.76	43.13	165.29
Queen Mary Park Surrey	572,600	536.1	-0.30	-0.80	3.69	-0.81	29.59	56.21	237.81
Sullivan Station	674,100	497.1	-1.47	-1.15	3.52	-1.68	26.10	42.03	198.74
West Newton	571,800	528.0	-0.34	-0.92	3.65	-0.85	29.57	56.58	237.81
Area: Cloverdale	598,500	441.4	1.26	-2.30	-1.39	-1.91	20.47	47.28	174.33
Clayton	600,500	432.9	1.26	-2.41	-1.41	-2.04	20.22	46.55	169.38
Cloverdale BC	595,700	442.6	1.26	-2.17	-1.29	-1.75	20.90	48.18	178.19
Area: South Surrey White Rock	635,100	374.9	-0.27	-0.40	4.93	0.48	23.24	42.87	157.66
Crescent Bch Ocean Pk.	487,600	407.7	-1.28	-0.83	4.24	1.72	21.09	38.02	165.95
Grandview Surrey	654,700	392.0	-1.31	-0.23	3.84	2.43	23.39	46.43	162.73
King George Corridor	680,300	368.7	-1.05	-0.22	4.27	2.22	21.24	40.35	145.31
Morgan Creek	672,900	426.4	-0.74	-0.16	3.75	2.16	22.07	42.51	152.31
Sunnyside Park Surrey	595,700	352.1	-1.10	-0.56	3.50	2.24	21.67	43.36	148.83
White Rock	617,700	377.3	0.67	-0.42	6.43	-0.92	26.48	44.89	164.59

Fraser Valley Real Estate Board

2024-07

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Area: Langley	618,300	430.3	0.05	-0.28	2.55	1.18	21.73	51.57	201.54
Aldergrove Langley	510,800	464.8	3.80	3.89	8.75	7.67	36.59	64.76	252.66
Fort Langley	909,200	413.3	-1.69	-2.29	-0.43	-0.07	13.61	28.31	188.01
Langley City	572,100	408.9	0.34	-1.09	2.79	0.12	20.23	49.34	200.22
Murrayville	577,500	405.0	-0.27	0.17	2.92	2.66	24.92	54.64	186.42
Salmon River	509,600	364.8	-0.71	-0.19	2.64	1.81	22.50	49.82	163.58
Walnut Grove	593,800	352.6	-0.23	-0.06	2.17	1.58	21.92	49.22	168.14
Willoughby Heights	664,600	403.0	-0.20	-0.05	1.82	0.75	19.58	43.67	163.74
Area: Abbotsford	448,200	480.4	0.29	-0.68	0.23	1.50	26.25	53.14	241.68
Abbotsford East	583,400	408.8	2.30	2.10	8.67	6.21	23.17	40.63	157.43
Abbotsford West	446,300	479.9	2.52	0.69	0.82	1.16	29.98	61.31	255.22
Central Abbotsford	443,700	478.1	-1.28	-2.03	-1.20	1.08	23.92	48.89	230.18
Poplar	459,200	490.1	1.11	2.88	8.07	5.90	28.06	54.61	257.48
Area: Mission	466,700	418.2	2.22	2.70	6.25	2.58	23.18	46.07	235.63
Mission BC	466,700	418.2	2.22	2.70	6.25	2.58	23.18	46.07	235.63

Fraser Valley Real Estate Board

2024-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,129,300	344.7	-0.61	-0.72	2.32	-1.60	10.09	40.24	84.53
Fraser Valley Real Estate Board	999,100	358.6	-0.25	-0.88	1.10	-4.01	8.90	48.61	120.41
Area: N. Delta	1,263,200	401.3	1.21	3.19	6.28	0.20	14.69	53.70	146.80
Annieville	1,131,000	427.8	1.98	3.31	7.95	-0.70	14.14	59.87	158.02
Nordel	1,347,100	402.2	1.69	4.39	5.95	1.08	15.51	55.65	159.48
Scottsdale	1,108,000	372.4	0.65	0.49	3.82	-3.90	8.19	47.02	127.07
Sunshine Hills Woods	1,463,900	388.7	0.65	3.19	6.03	2.29	17.04	45.25	140.38
Municipality: City of Surrey combined	1,029,200	353.2	-0.65	-1.37	0.20	-5.76	8.48	48.59	110.49
Area: North Surrey	760,000	345.5	-0.86	-2.01	-1.82	-8.23	3.17	41.71	102.52
Bolivar Heights	1,061,200	445.7	-0.42	0.13	0.72	-7.15	6.12	53.74	162.33
Bridgeview	1,010,100	517.5	1.59	2.21	2.39	-1.47	15.28	78.63	230.67
Cedar Hills	1,339,400	481.8	0.65	1.45	2.03	-1.35	9.18	59.33	184.42
Fraser Heights	1,628,700	395.8	-2.05	-4.81	-2.46	-7.09	8.71	43.30	132.96
Guildford	720,100	430.4	-0.88	-1.85	-1.62	-2.71	18.34	55.38	167.00
Port Kells	2,420,200	478.0	0.93	4.07	13.49	15.21	48.54	113.39	200.25
Royal Heights	1,495,400	493.7	3.70	6.31	8.08	2.85	18.19	72.74	204.38
Whalley	547,100	362.6	-0.98	-1.49	0.08	-5.40	12.43	35.15	116.74
Area: Surrey	1,077,400	376.7	-0.61	-0.66	1.15	-4.99	10.02	50.68	139.17
Bear Creek Green Timbers	1,203,000	383.6	0.42	-0.03	1.89	-5.28	6.00	39.74	134.05
East Newton	1,033,100	359.3	0.11	0.64	0.25	-7.42	5.40	48.59	135.61
Fleetwood Tynehead	1,146,900	377.6	-0.34	-1.00	0.88	-2.81	11.62	55.14	149.24
Panorama Ridge	1,414,800	376.3	0.03	0.19	1.62	-0.24	13.17	48.15	138.62
Queen Mary Park Surrey	908,100	394.8	-1.86	-2.03	-0.28	-7.11	6.65	43.83	140.59
Sullivan Station	1,074,800	330.1	-1.08	-1.49	1.35	-4.62	14.06	50.80	121.84
West Newton	913,000	388.8	-1.24	-0.61	2.05	-7.23	10.42	53.01	153.46
Area: Cloverdale	1,053,000	348.9	-0.51	-2.02	0.43	-3.51	13.24	52.96	139.63
Clayton	903,700	300.7	-0.23	-2.75	-0.23	-3.50	14.47	50.20	125.92
Cloverdale BC	1,166,900	387.7	-0.77	-1.62	0.83	-3.49	12.57	54.59	152.41
Serpentine	1,593,200	422.9	0.12	1.93	6.36	-0.12	21.28	53.39	158.50
Area: South Surrey White Rock	1,209,500	317.2	-0.31	-0.88	1.50	-4.72	11.38	47.06	90.28

Fraser Valley Real Estate Board

2024-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Crescent Bch Ocean Pk.	1,824,500	384.5	1.29	4.83	7.52	2.42	21.26	63.34	135.60
Elgin Chantrell	2,141,700	352.1	-1.87	-6.48	0.14	-5.45	9.01	35.74	80.84
Grandview Surrey	1,121,700	178.8	-1.49	-2.30	1.13	-3.35	12.81	50.25	86.83
Hazelmere	2,317,900	410.3	-0.75	5.18	4.35	0.10	12.50	54.25	161.01
King George Corridor	1,011,600	342.2	0.00	-0.23	2.33	-4.49	8.84	42.64	122.35
Morgan Creek	1,380,900	279.5	0.07	2.12	0.98	-0.18	23.40	61.84	91.18
Pacific Douglas	1,399,900	271.3	-0.18	-1.74	1.99	-4.24	10.42	33.32	89.32
Sunnyside Park Surrey	1,149,400	344.2	-0.98	-2.82	0.88	-6.19	12.01	44.80	104.88
White Rock	950,100	337.2	-0.30	-0.85	-0.35	-9.04	6.24	39.57	98.35
Area: Langley	1,047,200	351.8	0.17	-0.34	2.57	0.20	11.33	47.01	126.53
Aldergrove Langley	1,016,400	445.2	1.41	1.44	5.77	5.12	17.47	57.82	197.20
Brookswood Langley	1,526,500	425.6	-2.18	-3.86	2.36	-1.02	11.30	59.70	165.34
Campbell Valley	2,855,100	421.3	3.41	6.44	5.04	4.08	6.79	45.73	162.00
County Line Glen Valley	2,543,400	373.8	0.84	3.09	3.60	-0.53	7.91	56.40	183.18
Fort Langley	1,888,300	390.1	0.41	0.59	2.93	1.93	10.64	49.01	173.95
Langley City	756,900	373.0	0.03	-1.84	1.66	-0.48	17.11	52.37	141.89
Murrayville	1,140,000	374.4	-1.29	-1.68	3.71	6.24	25.18	48.99	130.40
Otter District	2,532,200	394.7	3.00	4.86	2.36	2.55	5.42	56.44	181.33
Salmon River	1,609,300	322.1	2.09	4.78	3.10	2.22	6.73	57.05	187.33
Walnut Grove	1,055,600	338.2	-0.85	-1.02	1.81	0.36	13.72	51.05	139.18
Willoughby Heights	937,200	317.6	0.16	-0.22	3.25	0.38	14.12	40.84	106.91
Area: Abbotsford	797,600	362.4	0.42	-0.47	1.37	-3.44	6.43	47.32	146.53
Abbotsford East	1,082,300	386.8	1.18	0.42	5.17	0.78	11.41	51.92	163.67
Abbotsford West	706,900	356.5	-0.28	-1.52	-0.45	-6.75	5.54	44.33	165.06
Aberdeen	1,271,400	333.2	1.15	0.12	-0.83	-1.42	6.69	43.07	135.14
Bradner	1,892,400	363.3	0.53	0.11	1.74	-0.30	4.52	53.94	170.51
Central Abbotsford	583,700	371.3	-0.59	-1.07	-0.13	-2.88	11.03	53.75	171.22
Matsqui	1,483,000	400.7	3.22	-1.52	3.38	-4.28	0.43	37.41	160.87
Poplar	757,700	398.0	0.38	0.18	1.38	-2.67	6.90	46.76	163.93
Sumas Mountain	1,845,900	398.7	-0.32	-3.04	-2.42	-7.17	8.37	43.37	147.33
Sumas Prairie	2,395,400	475.1	2.11	-2.96	5.41	-2.52	11.47	56.49	218.65
Area: Mission	943,900	370.7	-0.59	-1.70	1.39	-2.58	6.74	52.18	171.38

Fraser Valley Real Estate Board

2024-07

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,080,800	376.8	-3.41	-3.93	0.48	-2.16	8.93	65.99	184.16
Durieu	1,273,100	347.6	-0.91	-0.03	5.24	0.72	6.59	59.82	169.88
Hatzic	1,036,800	376.5	-0.53	-3.04	0.40	-2.99	4.70	50.96	180.97
Lake Errock	890,900	421.6	0.12	-1.29	3.56	1.30	13.09	70.41	200.28
Mission BC	884,200	360.9	-0.50	-1.72	1.09	-2.70	6.43	49.94	168.33
Mission-West	1,450,800	346.2	-0.55	-1.73	2.52	-4.26	7.88	52.78	171.32
Stave Falls	1,411,200	350.8	-2.01	-1.43	2.75	0.06	7.81	56.68	152.37

Fraser Valley Real Estate Board

2024-07

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,828,600	401.4	-0.30	0.65	5.24	1.77	15.05	51.64	105.01
Fraser Valley Real Estate Board	1,529,600	434.8	0.05	0.21	3.82	-0.53	13.70	59.33	160.67
Area: N. Delta	1,474,300	442.7	1.42	3.73	7.22	2.69	17.71	61.45	167.33
Annieville	1,447,700	471.7	1.95	3.19	8.59	2.19	19.66	68.22	182.62
Nordel	1,435,700	427.9	1.86	4.90	6.55	2.64	15.93	59.55	162.35
Scottsdale	1,453,700	472.3	1.55	3.21	9.08	3.12	19.84	68.26	181.30
Sunshine Hills Woods	1,551,200	402.3	0.60	3.29	5.26	2.47	14.35	49.00	147.11
Municipality: City of Surrey combined	1,663,100	443.8	0.00	0.38	3.64	-0.76	15.94	59.47	156.53
Area: North Surrey	1,512,500	467.7	-0.13	0.54	3.59	-1.06	14.52	63.25	176.09
Bolivar Heights	1,320,000	478.8	0.72	2.59	5.70	-1.28	15.48	64.76	191.95
Bridgeview	1,010,100	517.5	1.59	2.21	2.39	-1.47	15.28	78.63	230.67
Cedar Hills	1,458,400	493.7	0.55	2.38	4.13	1.52	13.08	65.17	199.58
Fraser Heights	1,770,500	428.5	-1.40	-3.43	-0.02	-4.46	14.30	50.35	152.06
Guildford	1,376,000	463.8	-1.76	1.91	4.81	1.53	15.57	59.60	179.06
Port Kells	2,795,300	547.0	-1.49	0.57	4.53	3.19	24.57	96.98	241.88
Royal Heights	1,461,700	487.2	3.51	6.14	7.72	2.74	17.62	73.63	198.16
Whalley	1,510,400	568.0	0.53	1.88	4.84	0.34	17.19	71.86	222.36
Area: Surrey	1,563,800	448.3	-0.20	0.38	3.20	-0.80	14.86	60.05	175.88
Bear Creek Green Timbers	1,513,100	469.2	2.47	2.53	4.83	-0.70	15.74	62.24	184.54
East Newton	1,591,500	438.9	0.53	2.05	2.84	-2.29	11.25	56.69	179.73
Fleetwood Tynehead	1,621,000	446.6	-0.49	-0.13	3.31	1.20	17.16	67.96	184.28
Panorama Ridge	1,672,300	418.7	0.60	1.09	3.08	3.46	15.89	51.05	162.18
Queen Mary Park Surrey	1,422,900	469.6	-0.30	-0.87	1.16	-3.91	9.44	59.02	184.26
Sullivan Station	1,667,000	408.1	-0.27	0.22	5.45	-0.61	20.10	63.63	162.61
West Newton	1,351,100	436.0	-3.56	-2.66	0.74	-5.81	10.80	52.13	166.18
Area: Cloverdale	1,521,900	433.7	0.05	0.00	2.38	-1.74	14.52	57.31	173.28
Clayton	1,461,500	416.4	-0.31	-1.95	0.73	-1.61	14.87	57.85	168.99
Cloverdale BC	1,538,400	439.2	0.14	0.53	2.81	-1.85	14.26	56.97	174.33
Serpentine	1,593,200	422.9	0.12	1.93	6.36	-0.12	21.28	53.39	158.50
Area: South Surrey White Rock	1,980,500	382.3	0.37	0.92	4.91	-0.31	16.95	51.95	121.75

Fraser Valley Real Estate Board

2024-07

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.	1,969,800	390.3	1.61	5.26	8.51	3.01	21.29	62.63	131.63
Elgin Chantrell	2,398,500	370.4	-2.55	-6.96	0.87	-4.81	9.68	33.62	84.00
Grandview Surrey	2,049,600	316.5	-1.00	-0.57	4.56	-1.49	10.70	32.10	108.50
Hazelmere	2,317,900	410.3	-0.75	5.18	4.35	0.10	12.50	54.25	161.01
King George Corridor	1,680,400	393.1	0.15	0.08	3.88	-1.65	10.05	50.50	144.47
Morgan Creek	2,286,300	378.9	1.88	7.76	2.93	0.45	26.47	54.72	127.57
Pacific Douglas	1,978,400	347.6	1.58	0.87	5.85	0.61	19.25	49.18	157.29
Sunnyside Park Surrey	1,671,900	401.1	-0.47	-3.70	3.56	-1.38	17.62	51.36	123.83
White Rock	1,949,200	410.3	1.23	4.14	7.16	0.66	19.90	61.22	139.38
Area: Langley	1,635,100	432.1	-0.14	-0.58	3.77	0.96	11.19	57.76	172.27
Aldergrove Langley	1,221,800	431.0	1.41	1.25	5.66	4.74	16.05	58.28	196.02
Brookswood Langley	1,526,500	425.6	-2.18	-3.86	2.36	-1.02	11.30	59.70	165.34
Campbell Valley	2,855,100	421.3	3.41	6.44	5.04	4.08	6.79	45.73	162.00
County Line Glen Valley	2,543,400	373.8	0.84	3.09	3.60	-0.53	7.91	56.66	183.18
Fort Langley	2,265,200	445.6	0.59	2.06	4.31	2.46	7.71	52.19	171.87
Langley City	1,287,500	440.3	-0.81	-3.93	2.11	-0.27	16.70	61.40	173.65
Murrayville	1,590,700	391.6	-1.95	-4.16	1.19	-0.84	11.95	58.16	148.48
Otter District	2,532,200	395.5	2.99	4.85	2.38	2.54	5.41	56.45	181.29
Salmon River	2,012,300	401.2	2.19	5.30	4.21	4.56	9.74	58.58	177.46
Walnut Grove	1,484,100	395.5	-1.67	-1.93	3.62	2.14	14.67	56.88	160.03
Willoughby Heights	1,593,100	456.0	-0.80	-1.53	6.44	0.33	17.04	60.34	183.58
Area: Abbotsford	1,234,700	427.1	0.59	-0.21	4.32	-0.79	9.48	55.48	183.22
Abbotsford East	1,247,900	397.4	1.27	0.13	5.55	0.46	9.90	51.45	172.75
Abbotsford West	1,143,400	451.6	-1.18	-1.95	2.85	-3.63	8.53	57.63	213.18
Aberdeen	1,464,600	382.8	1.00	-0.13	-0.55	-0.31	9.65	54.60	163.82
Bradner	1,892,400	363.3	0.53	0.11	1.74	-0.30	4.52	53.94	170.92
Central Abbotsford	1,101,400	444.3	0.59	1.00	5.09	-0.69	10.72	66.16	207.26
Matsqui	1,483,000	400.7	3.22	-1.52	3.38	-4.28	0.43	37.41	160.87
Poplar	1,113,900	421.6	-0.09	-0.17	3.23	-1.15	11.15	62.03	187.39
Sumas Mountain	1,845,900	398.7	-0.32	-3.04	-2.42	-7.17	8.37	43.37	147.33
Sumas Prairie	2,395,400	475.1	2.11	-2.96	5.41	-2.52	11.47	56.49	218.65
Area: Mission	1,048,900	387.0	-0.72	-1.48	3.04	-0.59	8.68	55.92	185.40

Fraser Valley Real Estate Board

2024-07

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Dewdney Deroche	1,080,800	376.8	-3.41	-3.93	0.48	-2.16	8.93	65.99	184.16
Durieu	1,273,100	347.6	-0.91	-0.03	5.24	0.72	6.59	59.82	169.88
Hatzic	1,037,900	376.6	-0.50	-3.04	0.43	-2.89	4.81	50.88	181.25
Mission BC	992,100	379.5	-0.71	-1.63	2.76	-0.58	8.30	53.89	183.63
Mission-West	1,450,800	346.2	-0.55	-1.73	2.52	-4.26	7.88	52.78	171.32
Stave Falls	1,411,200	350.8	-2.01	-1.43	2.75	0.06	7.81	56.68	152.37

Fraser Valley Real Estate Board

2024-07

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	990,500	378.2	-0.79	-0.76	3.73	0.93	19.49	48.49	136.23
Fraser Valley Real Estate Board	848,800	381.0	-0.26	-0.60	2.53	-0.05	19.25	51.91	160.60
Area: N. Delta	987,100	430.1	1.75	3.94	10.08	-1.83	21.53	42.18	149.48
Annieville	804,600	447.7	1.80	4.16	7.57	-1.65	23.67	64.41	193.38
Nordel	1,053,500	415.4	1.84	3.67	9.43	-2.14	21.32	39.82	143.92
Scottsdale	933,900	375.1	1.54	2.68	9.74	-3.05	21.47	41.28	155.69
Sunshine Hills Woods	1,030,900	367.7	1.69	3.05	9.63	-3.21	20.12	32.17	151.50
Municipality: City of Surrey combined	877,500	380.0	-0.73	-1.50	2.32	-1.50	19.12	51.82	155.03
Area: North Surrey	765,200	436.3	-3.32	-3.62	0.23	-3.56	19.14	43.47	182.39
Bolivar Heights	624,400	457.1	-2.91	-4.91	-2.37	-4.59	20.23	56.11	222.81
Fraser Heights	917,900	380.6	-2.93	-3.67	-1.76	-3.62	15.37	34.77	164.67
Guildford	747,400	433.0	-3.24	-3.99	-1.57	-3.95	18.34	45.99	188.28
Whalley	780,600	412.1	-3.87	-3.62	3.36	-3.92	19.14	34.98	156.76
Area: Surrey	857,100	393.5	-0.23	-0.46	3.04	-2.04	19.71	52.40	172.88
Bear Creek Green Timbers	863,300	382.5	-3.36	-3.89	2.60	-3.87	17.40	32.81	167.86
East Newton	757,400	414.6	0.70	-0.67	1.54	-2.01	22.45	52.99	193.00
Fleetwood Tynehead	905,800	386.9	1.02	1.04	4.77	0.29	19.16	52.56	172.66
Panorama Ridge	914,500	363.5	-1.54	-2.31	0.58	-3.04	17.90	53.05	154.73
Queen Mary Park Surrey	778,600	432.8	-3.84	-3.65	2.66	-2.68	21.64	42.51	177.44
Sullivan Station	878,200	340.8	-1.25	-2.13	0.68	-3.18	17.52	51.74	155.66
West Newton	847,900	414.4	1.79	3.24	7.19	-2.75	23.15	58.71	186.98
Area: Cloverdale	858,200	352.0	-0.20	-3.16	2.06	-1.84	16.87	51.27	157.88
Clayton	853,400	353.1	-0.34	-3.18	2.11	-1.75	17.31	52.46	160.21
Cloverdale BC	864,600	353.8	-0.03	-3.12	2.08	-1.91	16.27	49.72	155.27
Area: South Surrey White Rock	969,500	308.0	-0.93	-1.22	2.02	-0.06	19.70	52.93	120.79
Crescent Bch Ocean Pk.	961,100	329.3	-1.50	3.95	3.85	1.23	20.93	43.99	133.71
Elgin Chantrell	1,205,900	296.9	0.99	2.98	4.36	0.85	22.89	46.69	126.30
Grandview Surrey	955,900	287.8	-2.08	-4.07	0.21	-0.90	16.99	52.92	113.19
King George Corridor	955,400	346.0	2.34	4.37	5.62	0.82	26.65	61.91	154.79
Morgan Creek	929,200	285.1	-1.96	-4.04	-0.14	-1.01	15.05	48.41	100.63

Fraser Valley Real Estate Board

2024-07

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Pacific Douglas	908,200	298.8	-2.23	-4.35	0.10	-1.26	16.99	52.45	120.52
Sunnyside Park Surrey	1,080,000	306.4	0.10	3.44	4.57	0.72	21.44	43.11	127.13
White Rock	962,700	353.2	-1.06	2.41	3.27	0.89	19.49	51.78	149.96
Area: Langley	878,900	379.8	0.72	1.28	2.40	2.93	21.38	53.77	173.24
Aldergrove Langley	629,100	458.5	1.39	2.09	5.45	4.92	21.10	65.64	229.15
Fort Langley	956,400	358.1	0.00	1.33	0.14	0.31	22.64	49.96	153.61
Langley City	831,600	354.8	1.37	1.72	2.45	3.86	20.80	48.64	154.34
Murrayville	928,100	340.7	1.31	1.46	1.85	4.19	20.43	40.32	139.26
Salmon River	1,034,400	357.2	0.62	2.91	1.56	0.31	24.85	51.10	143.49
Walnut Grove	852,900	332.0	-0.27	0.97	-0.27	-0.63	20.29	49.48	163.07
Willoughby Heights	910,600	398.7	0.76	1.22	3.32	3.75	21.70	55.99	180.38
Area: Abbotsford	666,700	368.8	0.00	0.24	4.80	4.92	17.08	51.89	178.13
Abbotsford East	744,000	410.6	0.69	1.96	9.20	8.77	19.36	60.39	179.32
Abbotsford West	674,300	338.5	-1.25	-1.54	1.14	1.87	14.94	44.91	180.22
Aberdeen	768,200	374.5	1.05	2.27	4.84	4.14	19.00	57.68	166.55
Central Abbotsford	520,100	331.7	1.31	1.22	6.76	6.42	21.32	55.80	179.68
Poplar	709,700	321.9	1.67	2.26	5.51	4.82	11.73	35.77	139.51
Area: Mission	685,700	365.7	1.53	2.47	4.94	4.88	18.70	57.29	179.80
Mission BC	685,700	365.7	1.53	2.47	4.94	4.88	18.70	57.29	179.80