



Fraser Valley Real Estate Board

Monthly Statistics Package

March 2020

NOTE: To ensure accuracy, MLS® HPI methodology is adjusted over time. Effective March 2020, the MLS® HPI benchmark price for FVREB townhome properties and FVREB/Lower Mainland composites (All Property Types combined) in affected areas was revised back to January 2005 to reflect new historical benchmark models. Historical Stats Packages reflect indices and benchmark price data at that point in time. For the most up-to-date data, see current reports.

News Release

Fraser Valley Real Estate Board



For Immediate Release: April 2, 2020

March sales and new listing data show preliminary impact of COVID-19 on Fraser Valley housing market

SURREY, BC – The most up to date Multiple Listing Service® (MLS®) data from the Fraser Valley Real Estate Board (FVREB) indicates COVID-19 has put the market on pause, as REALTORS® and the public adhere to health authority rules and government guidelines on the pandemic.

By the end of March, the FVREB processed a total of 1,441 sales on its MLS®, a 7 per cent increase compared to sales in February 2020, and an 18 per cent increase compared to the 1,221 sales in March 2019. During the first seven business days of the month, property sales were tracking 60 per cent higher compared to the same period in March of last year, however finished significantly lower.

Chris Shields, President of the Board, observes, “Sales were steadily increasing as is typical moving into spring, and then understandably and necessarily, they started to decline. We serve the public and we understand it is very challenging to buy or list a home while maintaining physical distancing, however if you need us, know that we are here for you.”

“We are grateful that the BC government has designated real estate an essential service, and accordingly, our industry has implemented numerous measures to mitigate and manage risk. We have suspended open houses, restricted showings, pivoted to using technology as much as possible, and are urging Realtors in the middle of completing transactions with their clients to do so electronically.”

The Board received 2,666 new listings in March, a 4 per cent increase compared to February’s intake of 2,557 new listings. In the lead up to March 10, new listings were tracking 3 per cent higher compared to the same period last year.

By month end, new listings finished 7 per cent lower compared to March of last year taking the number of active listings to 6,083, an increase of 6 per cent compared to February’s inventory and a decrease of 13 per cent year-over-year.

Shields adds, “A Realtor’s duty is to protect our clients. Now, as a society, we all have a duty. We are urging consumers to follow all recommended health and government guidelines and are committed to doing our part for as long as necessary.”

In March, the average number of days to sell an apartment was 27; 28 for townhomes and 38 or single family detached.

MLS® HPI Benchmark Price Activity

- **Single Family Detached:** At \$988,500, the Benchmark price for a *single-family detached* home in the Fraser Valley increased 1.8 per cent compared to February and, also increased 2.6 per cent compared to March 2019.
- **Townhomes:** At \$549,600*, the Benchmark price for a *townhome* in the Fraser Valley increased 0.7 per cent compared to February and increased 1.3 per cent compared to March 2019.
*Effective Mar 2020, MLS® HPI for townhomes updated and revised back to Jan 2005
- **Apartments:** At \$423,200, the Benchmark price for *apartments/condos* in the Fraser Valley increased 2.1 per cent compared to February and increased 1.2 per cent compared to March 2019.

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The Fraser Valley Real Estate Board is an association of 3,673 real estate professionals who live and work in the BC communities of North Delta, Surrey, White Rock, Langley, Abbotsford, and Mission. The FVREB will mark its 100-year anniversary in 2021.

Contact

Laurie Dawson, Communications Specialist
Fraser Valley Real Estate Board

laurie.dawson@fvreb.bc.ca
Telephone 604.930.7657
Fax 604.930.7623
www.fvreb.bc.ca



MLS® Summary - Fraser Valley

March 2020

| Grand Totals | All Property Types | | | | |
|-----------------|--------------------|------------|----------|------------|----------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change |
| Sales | 1,441 | 1,221 | 18.0% | 1,352 | 6.6% |
| New Listings | 2,666 | 2,872 | -7.2% | 2,557 | 4.3% |
| Active Listings | 6,083 | 7,011 | -13.2% | 5,741 | 6.0% |
| Average Price | \$ 775,388 | \$ 725,188 | 6.9% | \$ 761,494 | 1.8% |

| Grand Totals - year to date | All Property Types | | |
|-----------------------------|--------------------|-------|----------|
| | 2020 | 2019 | % change |
| Sales - year to date | 3,759 | 2,986 | 25.9% |
| New Listings - year to date | 7,439 | 7,696 | -3.3% |

| All Areas Combined | Detached | | | | | Townhouse | | | | | Apartment | | | |
|--------------------|--------------|--------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 578 | 462 | 25.1% | 534 | 8.2% | 385 | 300 | 28.3% | 341 | 12.9% | 331 | 346 | -4.3% | 315 |
| New Listings | 990 | 1,097 | -9.8% | 945 | 4.8% | 574 | 610 | -5.9% | 556 | 3.2% | 713 | 697 | 2.3% | 630 |
| Active Listings | 1,984 | 2,507 | -20.9% | 1,903 | 4.3% | 972 | 1,190 | -18.3% | 923 | 5.3% | 1,332 | 1,454 | -8.4% | 1,179 |
| Benchmark Price | \$ 988,500 | \$ 963,100 | 2.6% | \$ 971,300 | 1.8% | \$ 549,600 | \$ 542,800 | 1.3% | \$ 523,200 | 5.0% | \$ 423,200 | \$ 418,000 | 1.2% | \$ 414,500 |
| Median Price | \$ 1,000,000 | \$ 930,000 | 7.5% | \$ 981,000 | 1.9% | \$ 588,000 | \$ 560,000 | 5.0% | \$ 579,900 | 1.4% | \$ 385,000 | \$ 385,000 | 0.0% | \$ 385,900 |
| Average Price | \$ 1,065,233 | \$ 1,019,542 | 4.5% | \$ 1,062,878 | 0.2% | \$ 601,053 | \$ 572,837 | 4.9% | \$ 587,031 | 2.4% | \$ 395,079 | \$ 401,239 | -1.5% | \$ 401,036 |

| Abbotsford | Detached | | | | | Townhouse | | | | | Apartment | | | |
|-----------------|------------|------------|----------|------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 90 | 72 | 25.0% | 77 | 16.9% | 51 | 39 | 30.8% | 33 | 54.5% | 52 | 56 | -7.1% | 39 |
| New Listings | 139 | 182 | -23.6% | 144 | -3.5% | 75 | 93 | -19.4% | 77 | -2.6% | 129 | 116 | 11.2% | 111 |
| Active Listings | 271 | 343 | -21.0% | 256 | 5.9% | 132 | 186 | -29.0% | 126 | 4.8% | 255 | 246 | 3.7% | 214 |
| Benchmark Price | \$ 825,600 | \$ 800,200 | 3.2% | \$ 814,000 | 1.4% | \$ 455,400 | \$ 452,600 | 0.6% | \$ 382,100 | 19.2% | \$ 320,800 | \$ 314,100 | 2.1% | \$ 313,400 |
| Median Price | \$ 787,500 | \$ 790,000 | -0.3% | \$ 766,000 | 2.8% | \$ 475,600 | \$ 457,500 | 4.0% | \$ 489,900 | -2.9% | \$ 295,000 | \$ 295,000 | 0.0% | \$ 290,000 |
| Average Price | \$ 842,600 | \$ 817,639 | 3.1% | \$ 803,986 | 4.8% | \$ 469,225 | \$ 464,449 | 1.0% | \$ 487,551 | -3.8% | \$ 320,667 | \$ 305,267 | 5.0% | \$ 291,405 |

| Mission | Detached | | | | | Townhouse | | | | | Apartment | | | |
|-----------------|------------|------------|----------|------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 41 | 48 | -14.6% | 35 | 17.1% | 9 | 7 | 28.6% | 8 | 12.5% | 6 | 3 | 100.0% | 2 |
| New Listings | 65 | 76 | -14.5% | 51 | 27.5% | 12 | 11 | 9.1% | 7 | 71.4% | 3 | 11 | -72.7% | 14 |
| Active Listings | 149 | 175 | -14.9% | 147 | 1.4% | 30 | 22 | 36.4% | 29 | 3.4% | 16 | 18 | -11.1% | 20 |
| Benchmark Price | \$ 677,000 | \$ 645,900 | 4.8% | \$ 669,400 | 1.1% | \$ 456,100 | \$ 461,100 | -1.1% | \$ 444,100 | 2.7% | \$ 342,700 | \$ 338,400 | 1.3% | \$ 339,700 |
| Median Price | \$ 680,000 | \$ 697,000 | -2.4% | \$ 735,000 | -7.5% | \$ 320,000 | \$ 414,000 | -22.7% | \$ 508,450 | -37.1% | \$ 285,000 | \$ 289,900 | -1.7% | \$ 284,000 |
| Average Price | \$ 739,056 | \$ 701,151 | 5.4% | \$ 758,666 | -2.6% | \$ 367,088 | \$ 435,271 | -15.7% | \$ 487,837 | -24.8% | \$ 261,941 | \$ 283,633 | -7.6% | \$ 284,000 |



| White Rock / South Surrey | Detached | | | | | Townhouse | | | | | Apartment | | | |
|---------------------------|--------------|--------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 87 | 59 | 47.5% | 72 | 20.8% | 65 | 49 | 32.7% | 50 | 30.0% | 49 | 57 | -14.0% | 63 |
| New Listings | 180 | 202 | -10.9% | 175 | 2.9% | 112 | 109 | 2.8% | 99 | 13.1% | 133 | 123 | 8.1% | 114 |
| Active Listings | 452 | 589 | -23.3% | 443 | 2.0% | 209 | 235 | -11.1% | 189 | 10.6% | 269 | 279 | -3.6% | 234 |
| Benchmark Price | \$ 1,319,900 | \$ 1,372,800 | -3.9% | \$ 1,304,200 | 1.2% | \$ 640,700 | \$ 653,100 | -1.9% | \$ 617,100 | 3.8% | \$ 481,400 | \$ 498,100 | -3.4% | \$ 482,400 |
| Median Price | \$ 1,360,000 | \$ 1,280,000 | 6.3% | \$ 1,289,100 | 5.5% | \$ 710,000 | \$ 672,000 | 5.7% | \$ 689,950 | 2.9% | \$ 437,000 | \$ 460,000 | -5.0% | \$ 446,000 |
| Average Price | \$ 1,422,910 | \$ 1,465,892 | -2.9% | \$ 1,437,633 | -1.0% | \$ 748,330 | \$ 681,898 | 9.7% | \$ 713,103 | 4.9% | \$ 497,159 | \$ 501,511 | -0.9% | \$ 499,752 |

| Langley | Detached | | | | | Townhouse | | | | | Apartment | | | |
|-----------------|--------------|--------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 72 | 65 | 10.8% | 91 | -20.9% | 74 | 60 | 23.3% | 85 | -12.9% | 70 | 86 | -18.6% | 74 |
| New Listings | 158 | 165 | -4.2% | 141 | 12.1% | 109 | 125 | -12.8% | 117 | -6.8% | 169 | 150 | 12.7% | 133 |
| Active Listings | 279 | 358 | -22.1% | 234 | 19.2% | 155 | 203 | -23.6% | 136 | 14.0% | 330 | 265 | 24.5% | 291 |
| Benchmark Price | \$ 1,026,600 | \$ 986,700 | 4.0% | \$ 1,002,600 | 2.4% | \$ 561,300 | \$ 552,300 | 1.6% | \$ 503,700 | 11.4% | \$ 425,500 | \$ 416,900 | 2.1% | \$ 412,200 |
| Median Price | \$ 987,500 | \$ 922,000 | 7.1% | \$ 1,029,000 | -4.0% | \$ 602,500 | \$ 577,500 | 4.3% | \$ 589,000 | 2.3% | \$ 379,950 | \$ 397,250 | -4.4% | \$ 373,500 |
| Average Price | \$ 1,046,743 | \$ 1,021,442 | 2.5% | \$ 1,076,370 | -2.8% | \$ 621,532 | \$ 577,704 | 7.6% | \$ 589,383 | 5.5% | \$ 385,129 | \$ 438,173 | -12.1% | \$ 407,821 |

| Delta - North | Detached | | | | | Townhouse | | | | | Apartment | | | |
|-----------------|--------------|--------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 40 | 42 | -4.8% | 37 | 8.1% | 15 | 3 | 400.0% | 7 | 114.3% | 7 | 10 | -30.0% | 3 |
| New Listings | 64 | 68 | -5.9% | 55 | 16.4% | 10 | 14 | -28.6% | 13 | -23% | 29 | 18 | 61.1% | 15 |
| Active Listings | 125 | 145 | -13.8% | 121 | 3.3% | 12 | 26 | -53.8% | 27 | -55.6% | 39 | 44 | -11.4% | 30 |
| Benchmark Price | \$ 930,700 | \$ 902,200 | 3.2% | \$ 916,600 | 1.5% | \$ 562,400 | \$ 571,500 | -1.6% | \$ 575,600 | -2.3% | \$ 389,900 | \$ 392,500 | -0.7% | \$ 377,200 |
| Median Price | \$ 950,000 | \$ 911,000 | 4.3% | \$ 931,000 | 2.0% | \$ 639,800 | \$ 720,000 | -11.1% | \$ 640,000 | 0.0% | \$ 389,900 | \$ 386,500 | 0.9% | \$ 455,000 |
| Average Price | \$ 1,030,348 | \$ 1,014,992 | 1.5% | \$ 1,007,214 | 2.3% | \$ 657,740 | \$ 710,633 | -7.4% | \$ 638,464 | 3.0% | \$ 406,057 | \$ 383,300 | 5.9% | \$ 426,433 |



| City of Surrey - Combined* | Detached | | | | | Townhouse | | | | | Apartment | | | |
|----------------------------|--------------|--------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 317 | 220 | 44.1% | 283 | 12.0% | 233 | 190 | 22.6% | 208 | 12.0% | 174 | 168 | 3.6% | 172 |
| Benchmark Price | \$ 1,080,600 | \$ 1,065,400 | 1.4% | \$ 1,061,800 | 1.8% | \$ 571,900 | \$ 563,300 | 1.5% | \$ 565,500 | 1.1% | \$ 445,100 | \$ 438,900 | 1.4% | \$ 436,700 |
| Average Price | \$ 1,168,541 | \$ 1,107,899 | 5.5% | \$ 1,151,198 | 1.5% | \$ 628,205 | \$ 595,850 | 5.4% | \$ 603,938 | 4.0% | \$ 404,691 | \$ 400,470 | 1.1% | \$ 400,853 |

*North Surrey, Central Surrey, Cloverdale and South Surrey, excl. White Rock

| Surrey - Central | Detached | | | | | Townhouse | | | | | Apartment | | | |
|------------------|--------------|--------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 135 | 98 | 37.8% | 130 | 3.8% | 98 | 83 | 18.1% | 98 | 0.0% | 26 | 33 | -21.2% | 25 |
| New Listings | 205 | 203 | 1.0% | 214 | -4.2% | 142 | 161 | -11.8% | 152 | -6.6% | 44 | 54 | -18.5% | 50 |
| Active Listings | 356 | 435 | -18.2% | 363 | -1.9% | 264 | 319 | -17.2% | 258 | 2.3% | 79 | 124 | -36.3% | 71 |
| Benchmark Price | \$ 1,029,200 | \$ 1,006,300 | 2.3% | \$ 1,012,700 | 1.6% | \$ 567,800 | \$ 557,600 | 1.8% | \$ 563,500 | 0.8% | \$ 429,600 | \$ 424,400 | 1.2% | \$ 421,200 |
| Median Price | \$ 1,059,000 | \$ 1,019,642 | 3.9% | \$ 1,056,750 | 0.2% | \$ 603,750 | \$ 560,000 | 7.8% | \$ 575,000 | 5.0% | \$ 380,700 | \$ 370,000 | 2.9% | \$ 347,500 |
| Average Price | \$ 1,106,573 | \$ 1,047,259 | 5.7% | \$ 1,094,827 | 1.1% | \$ 602,549 | \$ 577,502 | 4.3% | \$ 577,846 | 4.3% | \$ 392,280 | \$ 369,633 | 6.1% | \$ 366,763 |

| Surrey - Cloverdale | Detached | | | | | Townhouse | | | | | Apartment | | | |
|---------------------|--------------|------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 49 | 33 | 48.5% | 40 | 22.5% | 40 | 46 | -13.0% | 36 | 11.1% | 20 | 22 | -9.1% | 20 |
| New Listings | 69 | 87 | -20.7% | 74 | -6.8% | 77 | 69 | 11.6% | 54 | 42.6% | 35 | 32 | 9.4% | 24 |
| Active Listings | 116 | 150 | -22.7% | 108 | 7.4% | 103 | 118 | -12.7% | 81 | 27.2% | 34 | 60 | -43.3% | 26 |
| Benchmark Price | \$ 1,053,700 | \$ 996,900 | 5.7% | \$ 1,029,100 | 2.4% | \$ 578,000 | \$ 545,000 | 6.1% | \$ 571,100 | 1.2% | \$ 474,600 | \$ 470,900 | 0.8% | \$ 465,100 |
| Median Price | \$ 1,009,523 | \$ 970,000 | 4.1% | \$ 970,000 | 4.1% | \$ 600,000 | \$ 551,250 | 8.8% | \$ 571,000 | 5.1% | \$ 392,000 | \$ 357,500 | 9.7% | \$ 390,000 |
| Average Price | \$ 1,028,594 | \$ 981,172 | 4.8% | \$ 1,011,147 | 1.7% | \$ 602,650 | \$ 553,900 | 8.8% | \$ 559,952 | 7.6% | \$ 405,000 | \$ 362,763 | 11.6% | \$ 401,625 |

| Surrey - North | Detached | | | | | Townhouse | | | | | Apartment | | | |
|-----------------|--------------|--------------|----------|--------------|----------|------------|------------|----------|------------|----------|------------|------------|----------|------------|
| | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 | % change | Mar-20 | Mar-19 | % change | Feb-20 |
| Sales | 64 | 45 | 42.2% | 52 | 23.1% | 32 | 13 | 146.2% | 24 | 33.3% | 101 | 79 | 27.8% | 89 |
| New Listings | 110 | 114 | -3.5% | 91 | 20.9% | 36 | 28 | 28.6% | 37 | -2.7% | 171 | 193 | -11.4% | 169 |
| Active Listings | 234 | 308 | -24.0% | 229 | 2.2% | 67 | 81 | -17.3% | 77 | -13.0% | 310 | 418 | -25.8% | 293 |
| Benchmark Price | \$ 975,600 | \$ 947,700 | 2.9% | \$ 951,900 | 2.5% | \$ 551,400 | \$ 555,100 | -0.7% | \$ 561,900 | -1.9% | \$ 415,200 | \$ 407,900 | 1.8% | \$ 407,300 |
| Median Price | \$ 1,055,000 | \$ 1,011,000 | 4.4% | \$ 1,025,000 | 2.9% | \$ 497,500 | \$ 513,000 | -3.0% | \$ 546,500 | -9.0% | \$ 395,000 | \$ 388,000 | 1.8% | \$ 398,900 |
| Average Price | \$ 1,084,502 | \$ 1,066,268 | 1.7% | \$ 1,108,025 | -2.1% | \$ 503,581 | \$ 543,961 | -7.4% | \$ 549,028 | -8.3% | \$ 396,667 | \$ 387,368 | 2.4% | \$ 384,826 |



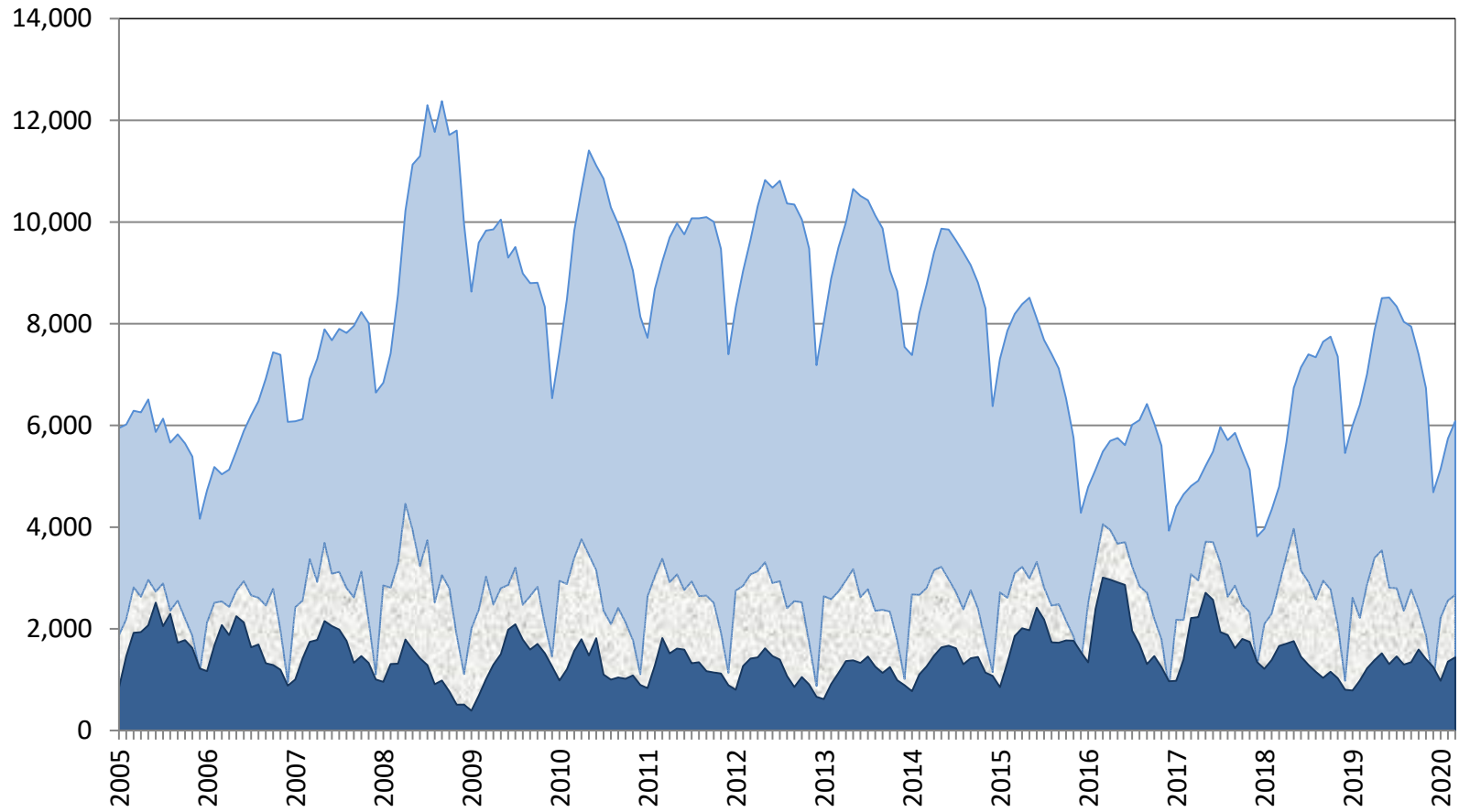
MLS® Home Price Index - Fraser Valley

March 2020

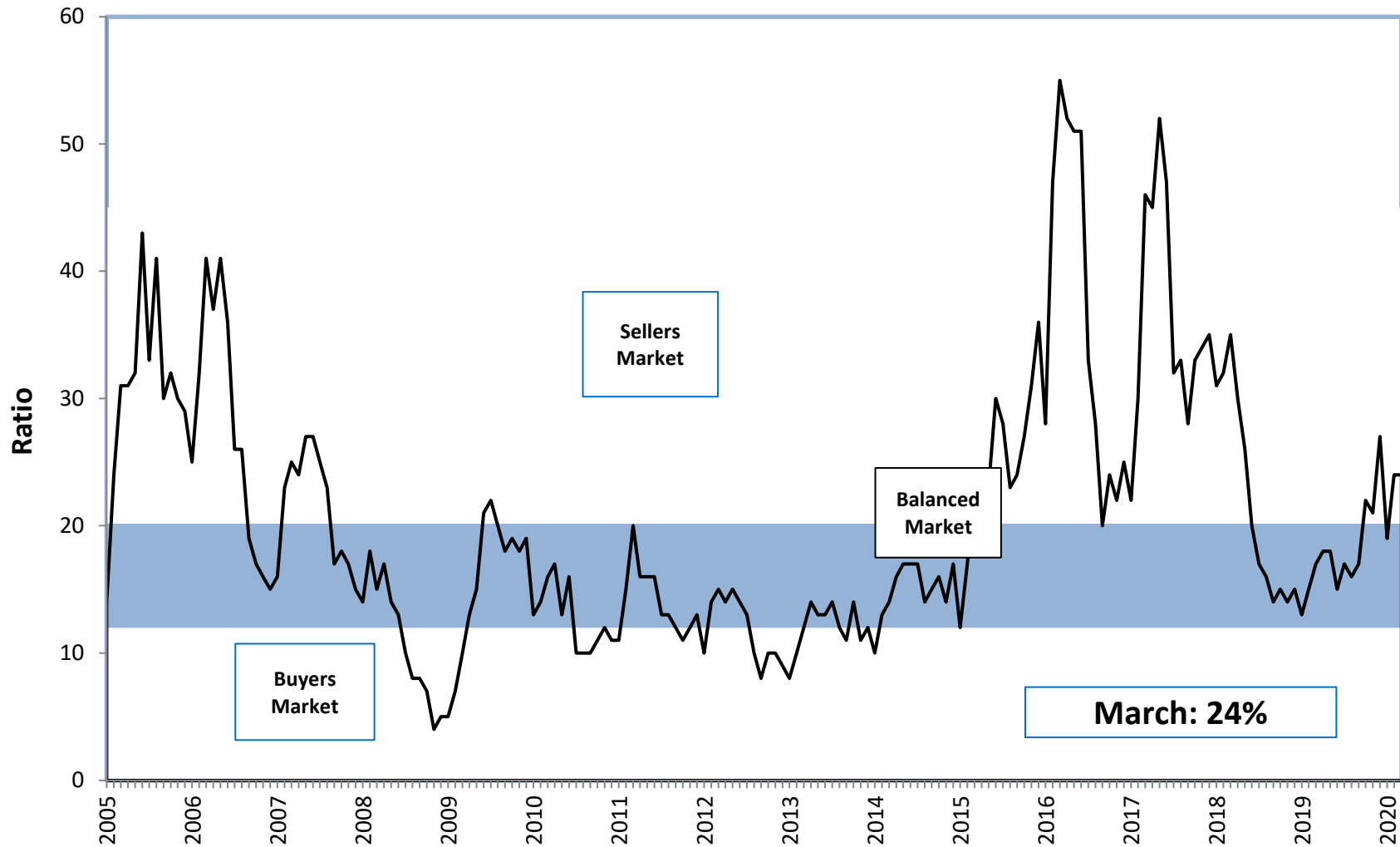
| | BENCHMARK PRICE | INDEX (HPI) | ONE MONTH % CHANGE | THREE MONTH % CHANGE | SIX MONTH % CHANGE | ONE YEAR % CHANGE | THREE YEAR % CHANGE | FIVE YEAR % CHANGE | TEN YEAR % CHANGE | |
|-----------------------------|----------------------------|-------------|--------------------|----------------------|--------------------|-------------------|---------------------|--------------------|-------------------|-------|
| RESIDENTIAL COMBINED | LOWER MAINLAND | 975,700 | 269.3 | 1.4 | 3.3 | 3.9 | 2.1 | 13.5 | 60.3 | 81.7 |
| | FRASER VALLEY BOARD | 847,300 | 270.0 | 1.6 | 3.4 | 3.3 | 2.0 | 22.1 | 78.8 | 92.7 |
| | NORTH DELTA | 915,600 | 284.5 | 1.3 | 3.2 | 5.6 | 1.0 | 17.2 | 70.3 | 100.2 |
| | NORTH SURREY | 789,900 | 328.6 | 1.7 | 4.3 | 4.3 | 2.4 | 37.6 | 98.0 | 119.8 |
| | SURREY | 847,900 | 274.1 | 1.3 | 3.1 | 2.5 | 1.9 | 22.4 | 80.5 | 96.5 |
| | CLOVERDALE | 894,500 | 266.4 | 1.9 | 4.8 | 4.9 | 4.9 | 26.3 | 79.9 | 93.8 |
| | SOUTH SURREY & WHITE ROCK | 926,200 | 233.9 | 1.3 | 1.6 | -0.3 | -3.7 | 0.3 | 46.3 | 67.8 |
| | LANGLEY | 829,700 | 258.4 | 2.1 | 3.0 | 4.2 | 2.8 | 23.0 | 79.9 | 86.7 |
| | ABBOTSFORD | 628,700 | 263.2 | 1.5 | 3.7 | 2.9 | 2.4 | 26.7 | 88.4 | 90.9 |
| | MISSION | 665,200 | 251.7 | 1.1 | 4.5 | 5.2 | 4.1 | 21.5 | 86.2 | 82.3 |
| DETACHED | LOWER MAINLAND | 1,252,500 | 265.6 | 1.5 | 2.7 | 3.6 | 1.6 | 3.2 | 47.7 | 80.8 |
| | FRASER VALLEY BOARD | 988,500 | 264.0 | 1.8 | 3.7 | 4.1 | 2.6 | 13.3 | 67.7 | 91.6 |
| | NORTH DELTA | 930,700 | 271.5 | 1.5 | 2.9 | 6.3 | 3.2 | 13.5 | 60.8 | 92.7 |
| | NORTH SURREY | 975,600 | 280.0 | 2.5 | 4.5 | 3.6 | 2.9 | 18.0 | 71.2 | 101.0 |
| | SURREY | 1,029,200 | 274.2 | 1.6 | 3.0 | 2.6 | 2.3 | 16.6 | 72.0 | 100.7 |
| | CLOVERDALE | 1,053,700 | 265.4 | 2.4 | 5.6 | 6.9 | 5.7 | 20.2 | 71.0 | 96.0 |
| | SOUTH SURREY & WHITE ROCK | 1,319,900 | 252.0 | 1.2 | 1.6 | 1.0 | -3.9 | -7.6 | 40.8 | 76.7 |
| | LANGLEY | 1,026,600 | 257.2 | 2.4 | 3.0 | 4.5 | 4.1 | 17.3 | 73.6 | 86.7 |
| | ABBOTSFORD | 825,600 | 263.0 | 1.4 | 4.8 | 4.3 | 3.2 | 20.2 | 81.0 | 94.4 |
| | MISSION | 677,000 | 251.1 | 1.1 | 5.1 | 6.2 | 4.8 | 20.3 | 84.5 | 82.9 |
| TOWNHOUSE | LOWER MAINLAND | 682,800 | 247.8 | 0.8 | 1.8 | 2.0 | 1.9 | 16.4 | 63.1 | 72.8 |
| | FRASER VALLEY BOARD | 549,600 | 241.5 | 0.7 | 1.8 | 0.8 | 1.3 | 21.4 | 75.0 | 77.8 |
| | NORTH DELTA | 562,400 | 273.1 | -2.3 | 2.4 | 1.1 | -1.6 | 13.0 | 74.5 | 101.6 |
| | NORTH SURREY | 551,400 | 288.8 | -1.9 | -0.1 | -0.4 | -0.7 | 25.4 | 89.5 | 100.4 |
| | SURREY | 567,800 | 249.9 | 0.8 | 2.4 | 0.3 | 1.8 | 24.3 | 85.9 | 84.6 |
| | CLOVERDALE | 578,000 | 234.8 | 1.2 | 3.1 | 2.4 | 6.1 | 24.4 | 76.1 | 71.6 |
| | SOUTH SURREY & WHITE ROCK | 640,700 | 200.9 | 3.8 | 2.5 | 0.4 | -1.9 | 10.5 | 47.0 | 55.3 |
| | LANGLEY | 561,300 | 244.1 | 0.4 | 1.3 | 1.4 | 1.6 | 19.6 | 74.2 | 79.9 |
| | ABBOTSFORD | 455,400 | 246.1 | -0.3 | 0.9 | 0.2 | 0.6 | 27.1 | 80.6 | 80.6 |
| | MISSION | 456,100 | 246.3 | 1.0 | 1.7 | 1.9 | -1.1 | 21.5 | 91.5 | 77.5 |
| APARTMENT | LOWER MAINLAND | 671,400 | 282.3 | 1.6 | 4.5 | 5.1 | 2.5 | 26.5 | 77.6 | 85.9 |
| | FRASER VALLEY BOARD | 423,200 | 304.1 | 2.1 | 4.4 | 4.4 | 1.2 | 42.2 | 108.0 | 100.6 |
| | NORTH DELTA | 389,900 | 369.5 | 3.4 | 5.2 | 6.6 | -0.7 | 37.8 | 130.1 | 118.0 |
| | NORTH SURREY | 415,200 | 360.6 | 2.0 | 5.0 | 5.3 | 1.8 | 48.5 | 106.5 | 118.4 |
| | SURREY | 429,600 | 339.5 | 2.0 | 5.0 | 6.9 | 1.2 | 46.3 | 111.5 | 102.4 |
| | CLOVERDALE | 474,600 | 327.9 | 2.1 | 5.8 | 5.4 | 0.8 | 41.8 | 110.9 | 111.0 |
| | SOUTH SURREY & WHITE ROCK | 481,400 | 242.3 | -0.2 | 1.2 | -2.0 | -3.4 | 20.9 | 77.5 | 72.6 |
| | LANGLEY | 425,500 | 275.2 | 3.2 | 4.5 | 6.3 | 2.1 | 41.6 | 106.0 | 91.9 |
| | ABBOTSFORD | 320,800 | 272.8 | 2.4 | 3.8 | 2.8 | 2.1 | 40.9 | 112.6 | 89.1 |
| | MISSION | 342,700 | 268.8 | 0.9 | 1.6 | -1.9 | 1.3 | 42.5 | 113.5 | 77.9 |

Sales, Listings & Active Inventory, All Types, Fraser Valley

■ Actives ■ Listings ■ Sales



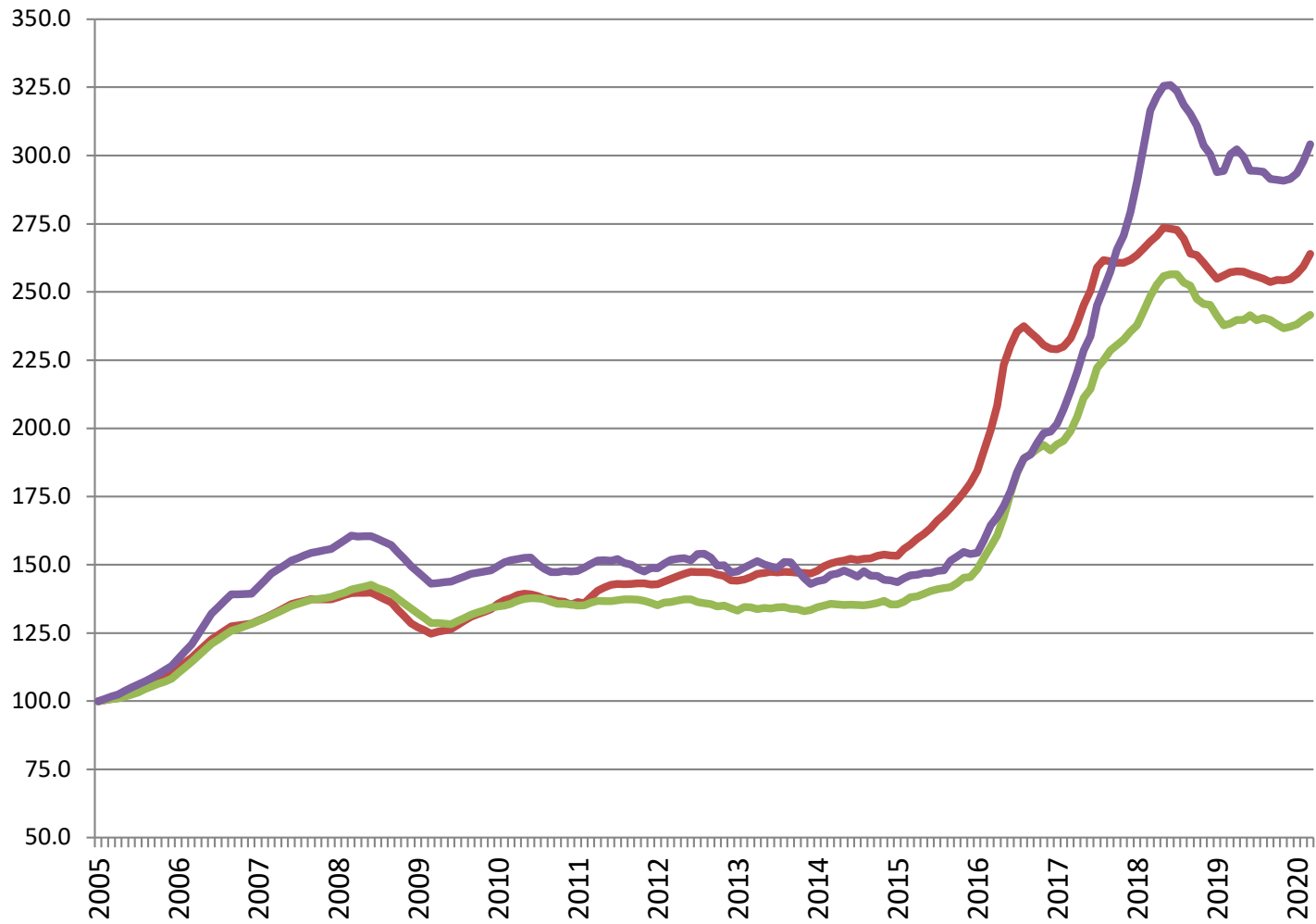
Sales-to-Active Listings Ratio, All Types, Fraser Valley



According to BCREA, a balanced market in the Lower Mainland ranges between 12% - 20%
This graph includes all Residential and Commercial property types

MLS® Home Price Index*, Fraser Valley

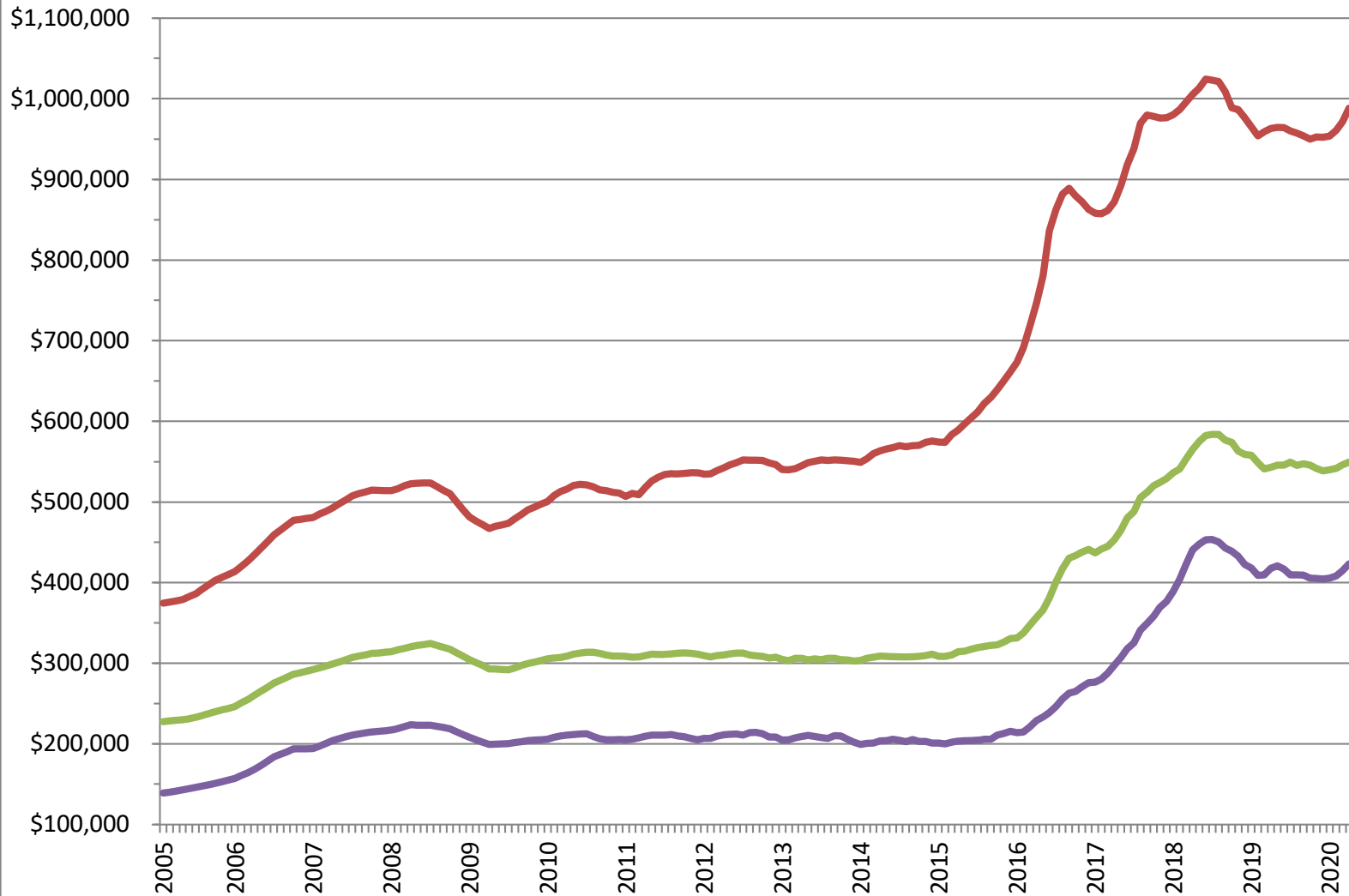
— Detached — Townhouse — Apartment



*Effective Mar 2020, MLS® HPI recalculated back to Jan 2005

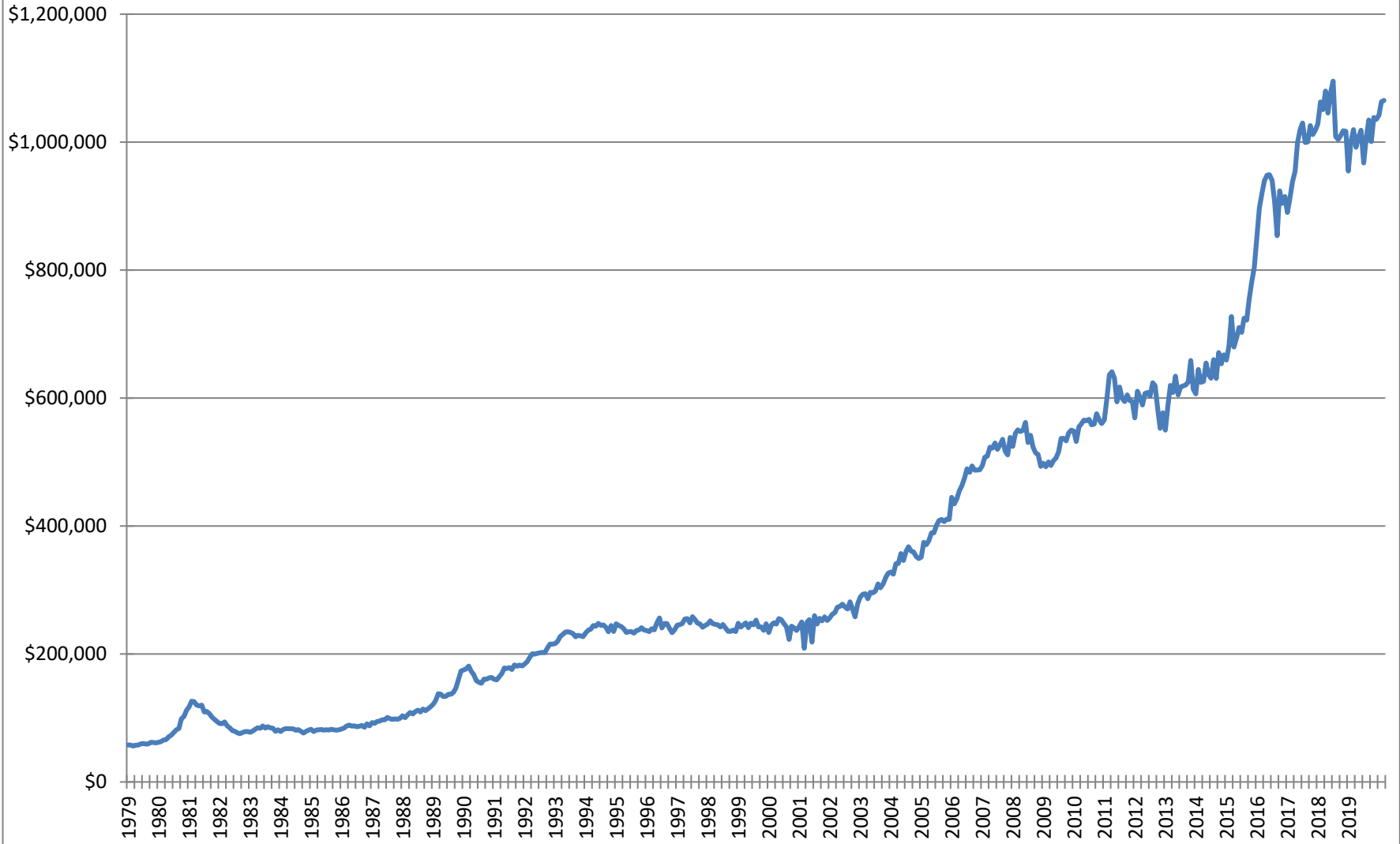
MLS® Home Price Index Benchmark Prices*, Fraser Valley

— Detached — Townhouse — Apartment



*Effective Mar 2020, MLS® HPI recalculated back to Jan 2005

Average Price, Residential Detached, all Fraser Valley



Annual Sales, New Listings, Average Price All Property Types, Fraser Valley

Sales New Listings Average Price

