

Surrey Statistical Data

May 2015



MLS Summary



Surrey - Combined*	Detached					Townhouse					Apartment				
	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change
Sales	459	328	39.9%	417	10.1%	182	131	38.9%	182	0.0%	94	78	20.5%	97	-3.1%
Average Price	\$ 657,388	\$ 613,184	7.2%	\$ 637,950	3.0%	\$ 329,995	\$ 320,497	3.0%	\$ 331,565	-0.5%	\$ 215,945	\$ 208,117	3.8%	\$ 204,199	5.8%

*Central Surrey, Cloverdale and North Surrey

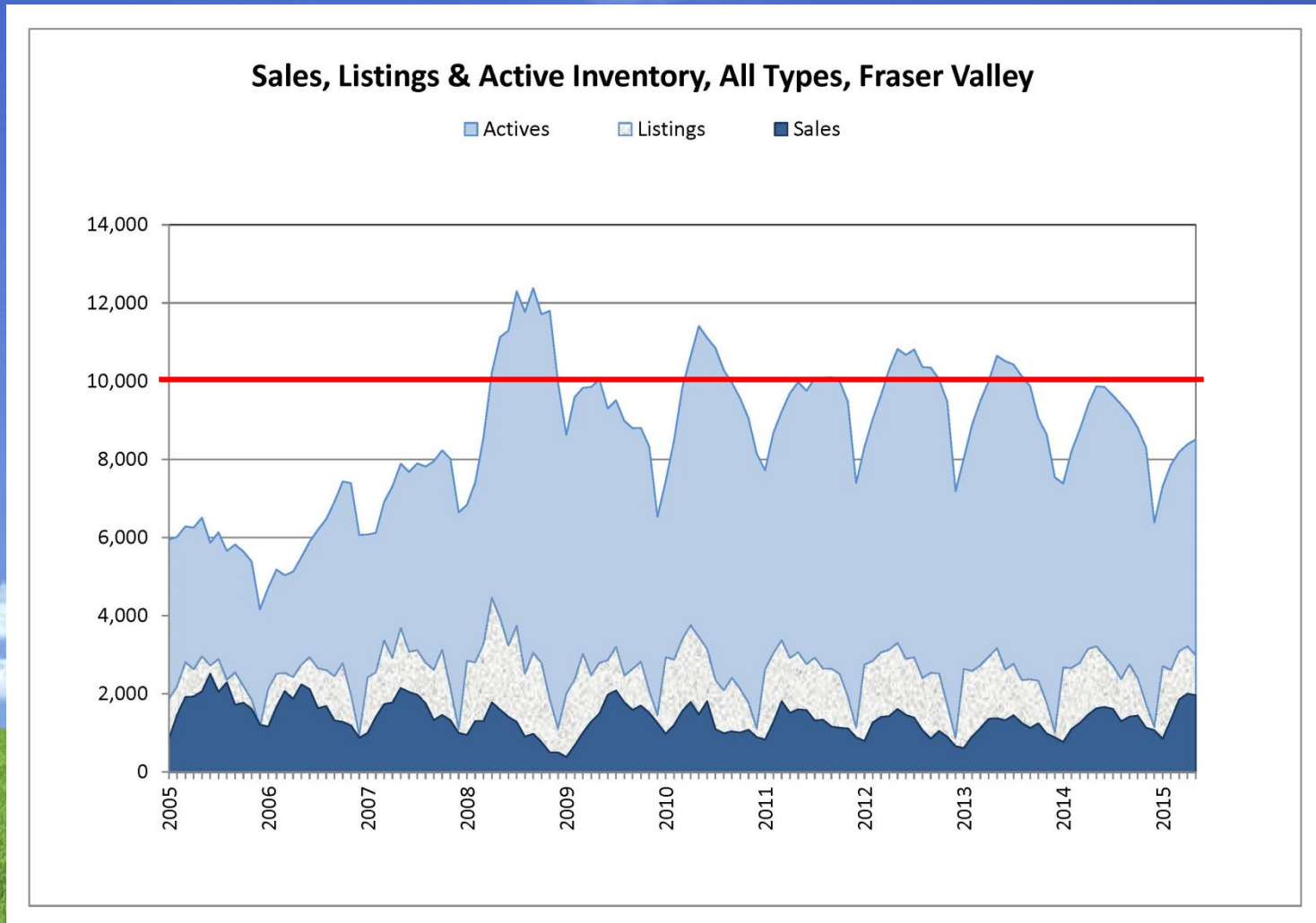
Surrey - Central	Detached					Townhouse					Apartment				
	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change
Sales	270	161	67.7%	240	12.5%	109	77	41.6%	104	4.8%	24	19	26.3%	29	-17.2%
New Listings	339	357	-5.0%	382	-11.3%	154	175	-12.0%	171	-9.9%	46	62	-25.8%	60	-23.3%
Active Listings	724	989	-26.8%	749	-3.3%	392	440	-10.9%	389	0.8%	218	217	0.5%	226	-3.5%
Benchmark Price	\$ 608,200	\$ 579,000	5.0%	\$ 602,600	0.9%	\$ 306,100	\$ 302,000	1.4%	\$ 303,400	0.9%	\$ 189,400	\$ 193,400	-2.1%	\$ 183,700	3.1%
Median Price	\$ 625,000	\$ 600,000	4.2%	\$ 621,750	0.5%	\$ 325,900	\$ 324,900	0.3%	\$ 321,250	1.4%	\$ 195,500	\$ 188,000	4.0%	\$ 180,000	8.6%
Average Price	\$ 652,896	\$ 631,384	3.4%	\$ 641,634	1.8%	\$ 327,678	\$ 326,613	0.3%	\$ 322,844	1.5%	\$ 191,869	\$ 191,389	0.3%	\$ 196,811	-2.5%

Surrey - Cloverdale	Detached					Townhouse					Apartment				
	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change
Sales	67	68	-1.5%	84	-20.2%	56	34	64.7%	57	-1.8%	13	13	0.0%	19	-31.6%
New Listings	111	131	-15.3%	104	6.7%	81	89	-9.0%	57	42.1%	30	20	50.0%	27	11.1%
Active Listings	186	277	-32.9%	164	13.4%	143	192	-25.5%	136	5.1%	88	75	17.3%	83	6.0%
Benchmark Price	\$ 631,200	\$ 597,800	5.6%	\$ 624,500	1.1%	\$ 340,400	\$ 326,600	4.2%	\$ 332,000	2.5%	\$ 231,800	\$ 224,700	3.2%	\$ 232,400	-0.3%
Median Price	\$ 650,000	\$ 587,750	10.6%	\$ 622,200	4.5%	\$ 337,500	\$ 309,000	9.2%	\$ 347,900	-3.0%	\$ 223,500	\$ 215,000	4.0%	\$ 204,900	9.1%
Average Price	\$ 677,428	\$ 610,449	11.0%	\$ 636,520	6.4%	\$ 343,294	\$ 320,925	7.0%	\$ 359,566	-4.5%	\$ 268,473	\$ 225,307	19.2%	\$ 210,284	27.7%

Surrey - North	Detached					Townhouse					Apartment				
	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change	May-15	May-14	% change	Apr-15	% change
Sales	122	99	23.2%	93	31.2%	17	20	-15.0%	21	-19.0%	57	46	23.9%	49	16.3%
New Listings	157	165	-4.8%	156	0.6%	22	33	-33.3%	41	-46.3%	159	144	10.4%	133	19.5%
Active Listings	330	406	-18.7%	338	-2.4%	99	115	-13.9%	107	-7.5%	501	518	-3.3%	458	9.4%
Benchmark Price	\$ 588,800	\$ 543,200	8.4%	\$ 579,400	1.6%	\$ 249,600	\$ 253,100	-1.4%	\$ 248,000	0.6%	\$ 188,500	\$ 205,100	-8.1%	\$ 187,600	0.5%
Median Price	\$ 582,500	\$ 530,000	9.9%	\$ 557,000	4.6%	\$ 315,000	\$ 290,000	8.6%	\$ 323,000	-2.5%	\$ 205,000	\$ 198,500	3.3%	\$ 205,000	0.0%
Average Price	\$ 656,320	\$ 585,464	12.1%	\$ 629,731	4.2%	\$ 301,037	\$ 296,217	1.6%	\$ 298,752	0.8%	\$ 214,101	\$ 210,167	1.9%	\$ 206,211	3.8%

Source: Fraser Valley Real Estate Board

Sales, Listings & Active Inventory

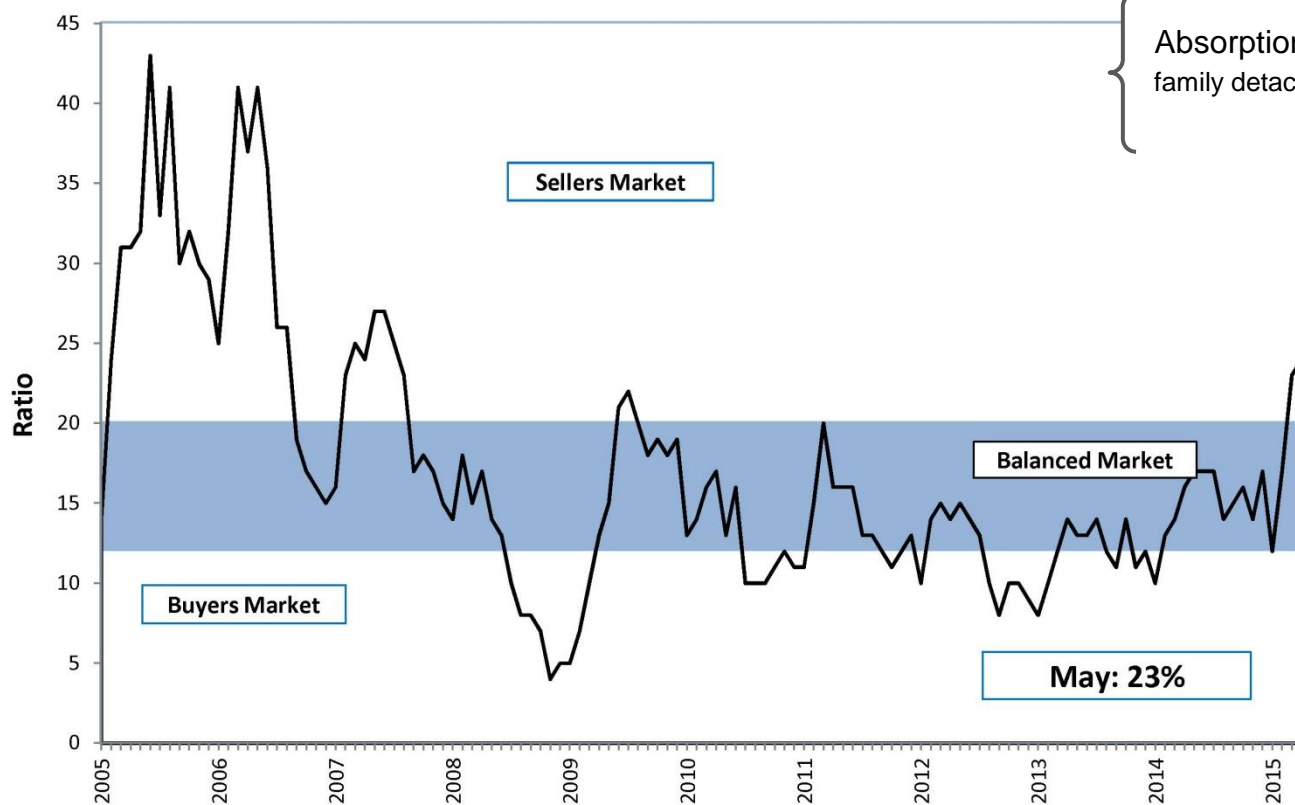


Source: Fraser Valley Real Estate Board

Sales-to-Active Listings Ratio



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



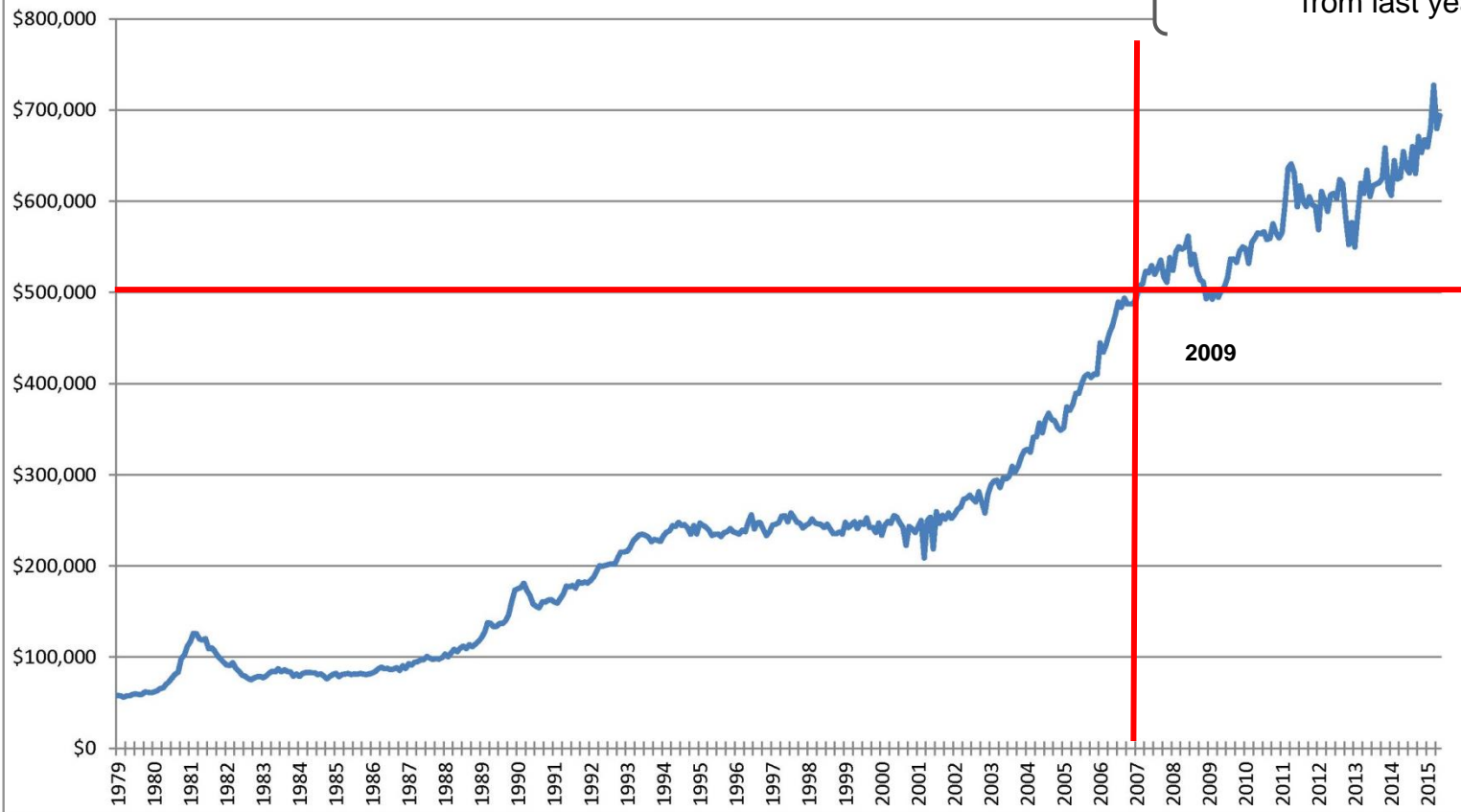
Absorption Rate (residential single family detached) for Surrey in May was 37%.

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

Average Price

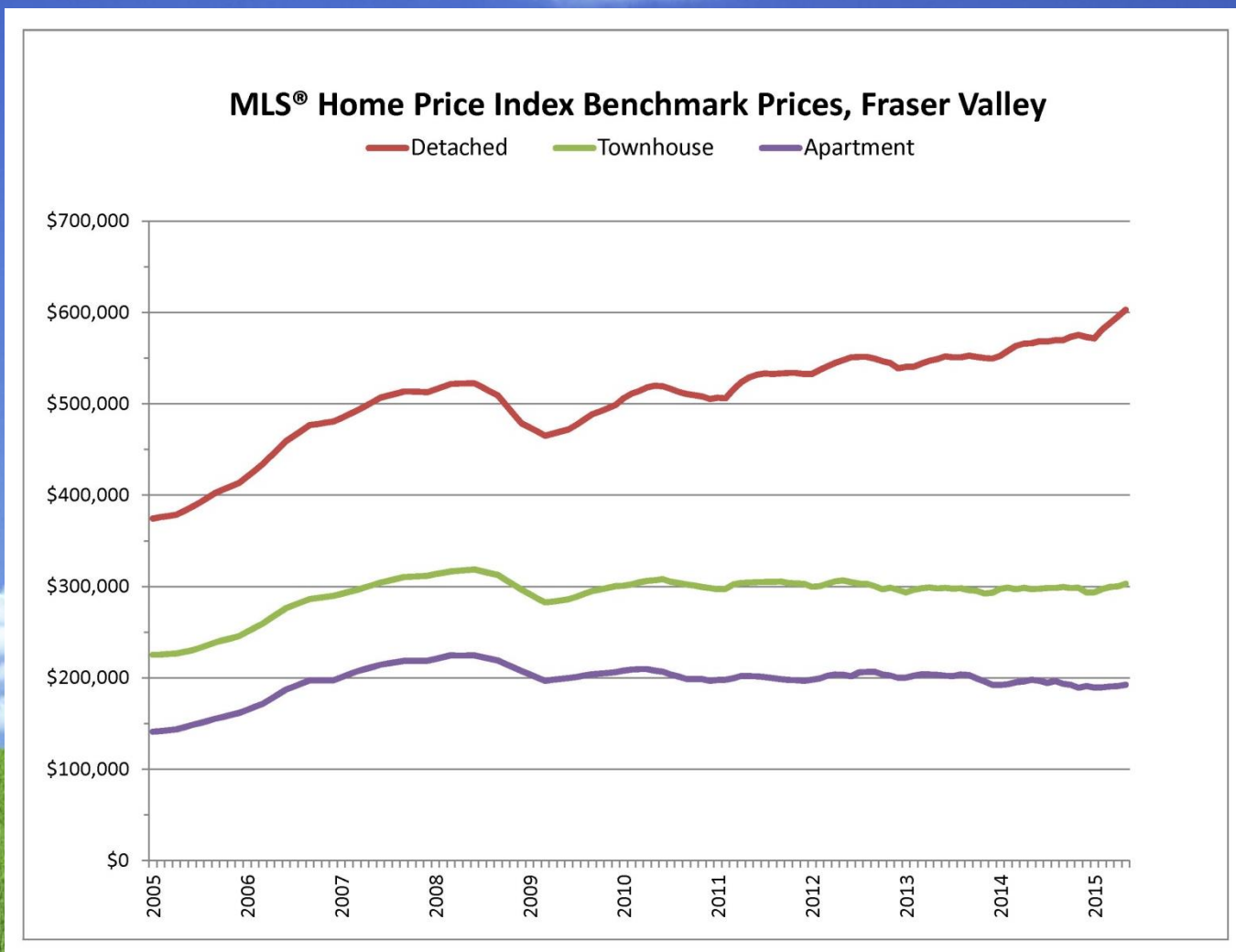


Average Price, Residential Detached, all Fraser Valley



Source: Fraser Valley Real Estate Board

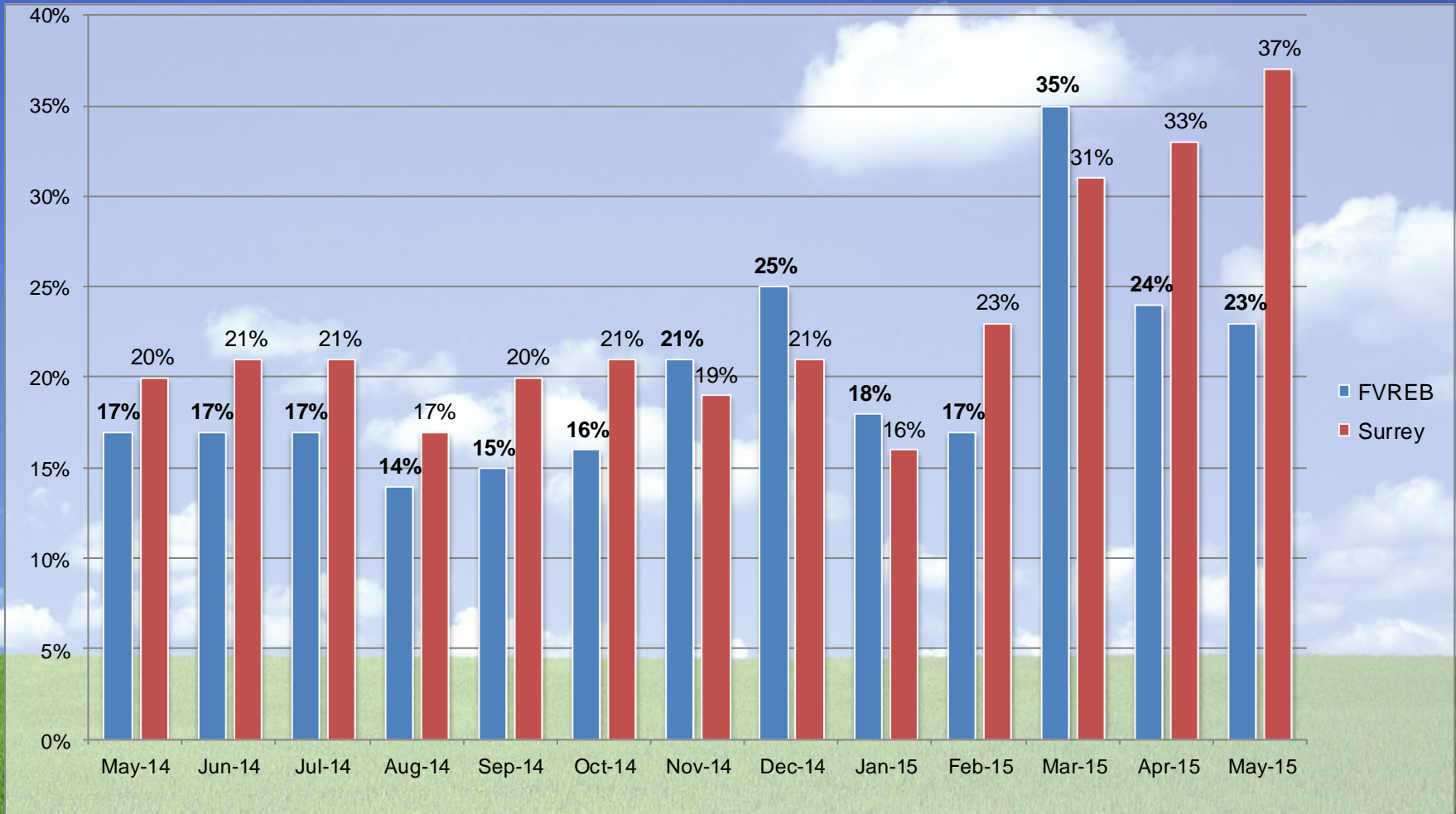
Home Price Index



Information compiled by FVREB.

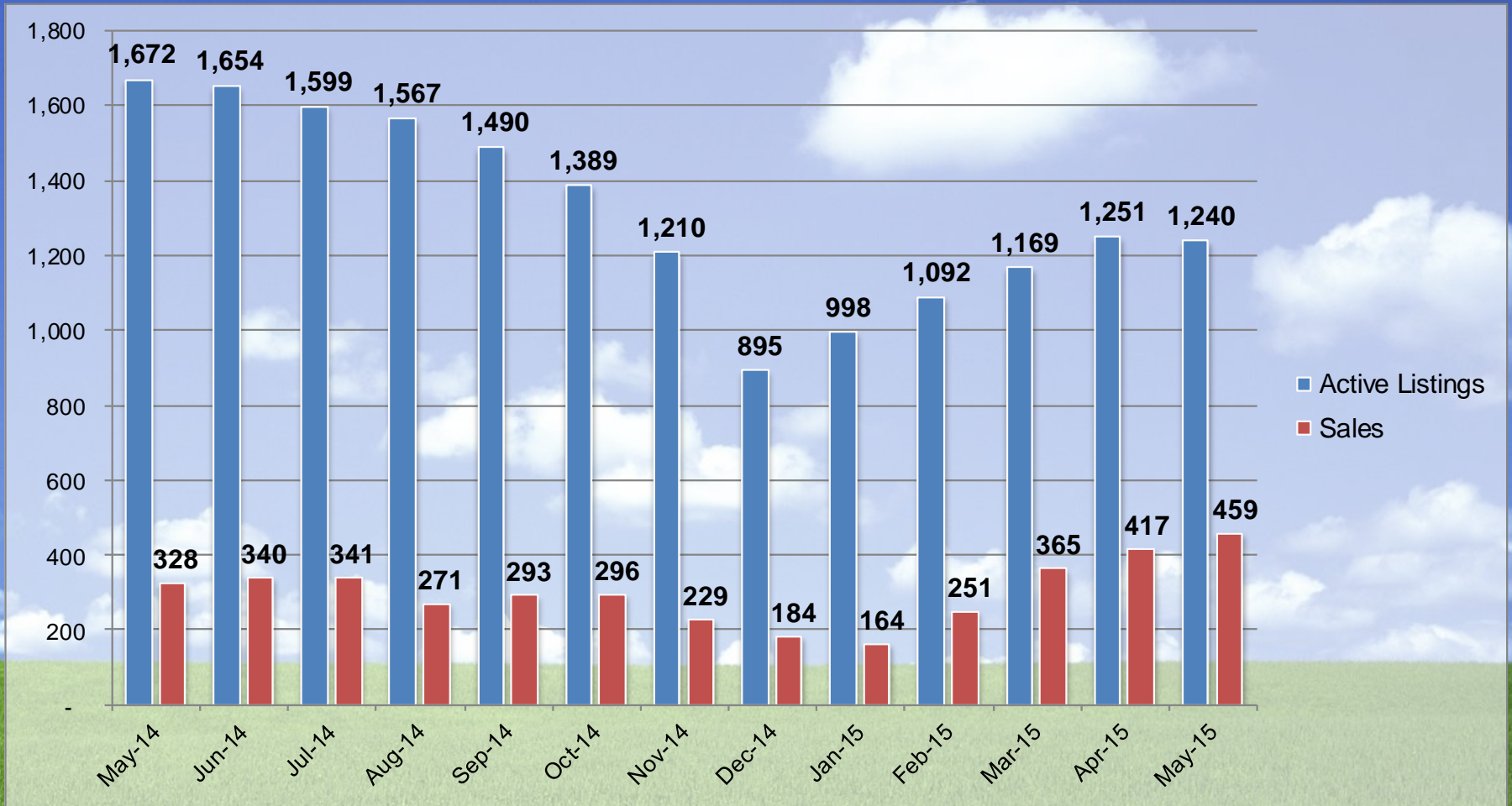
Sales-to-Active Listing Ratio

FVREB – all types; Surrey – residential detached



Source: Fraser Valley Real Estate Board

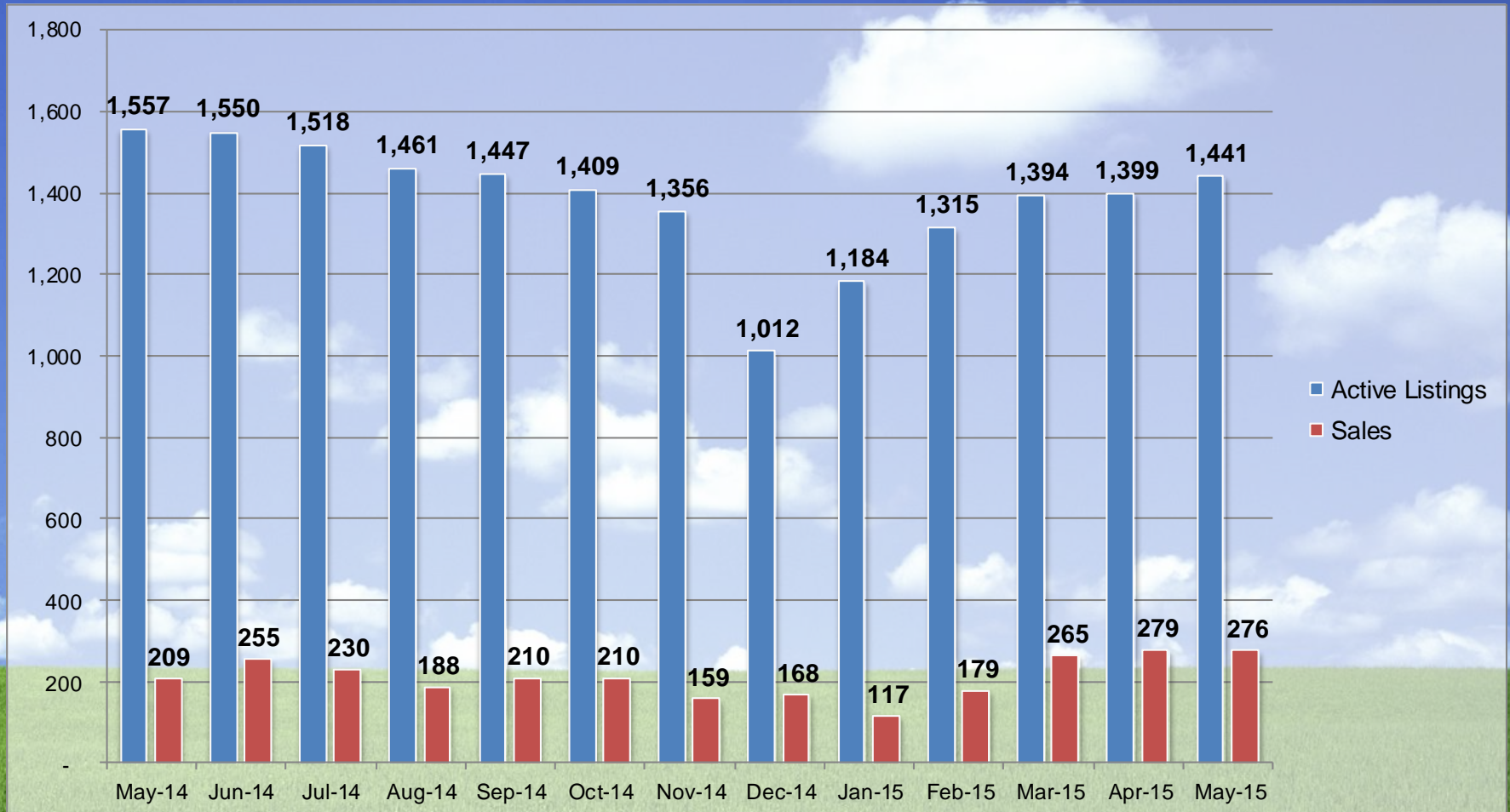
Surrey Residential Single Family - Detached



Source: Fraser Valley Real Estate Board

Surrey Residential Attached

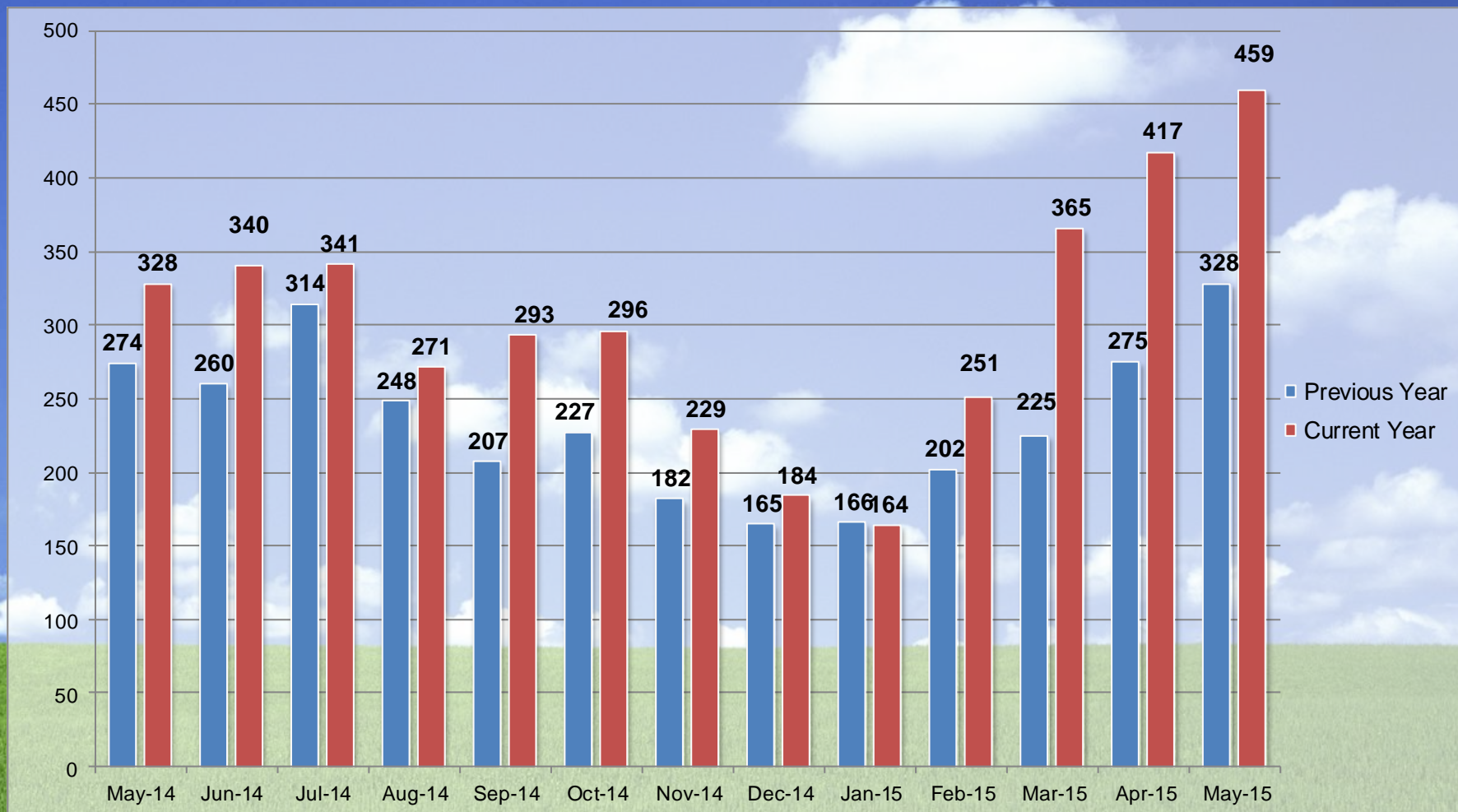
(Townhouse & Apartment)



Source: Fraser Valley Real Estate Board

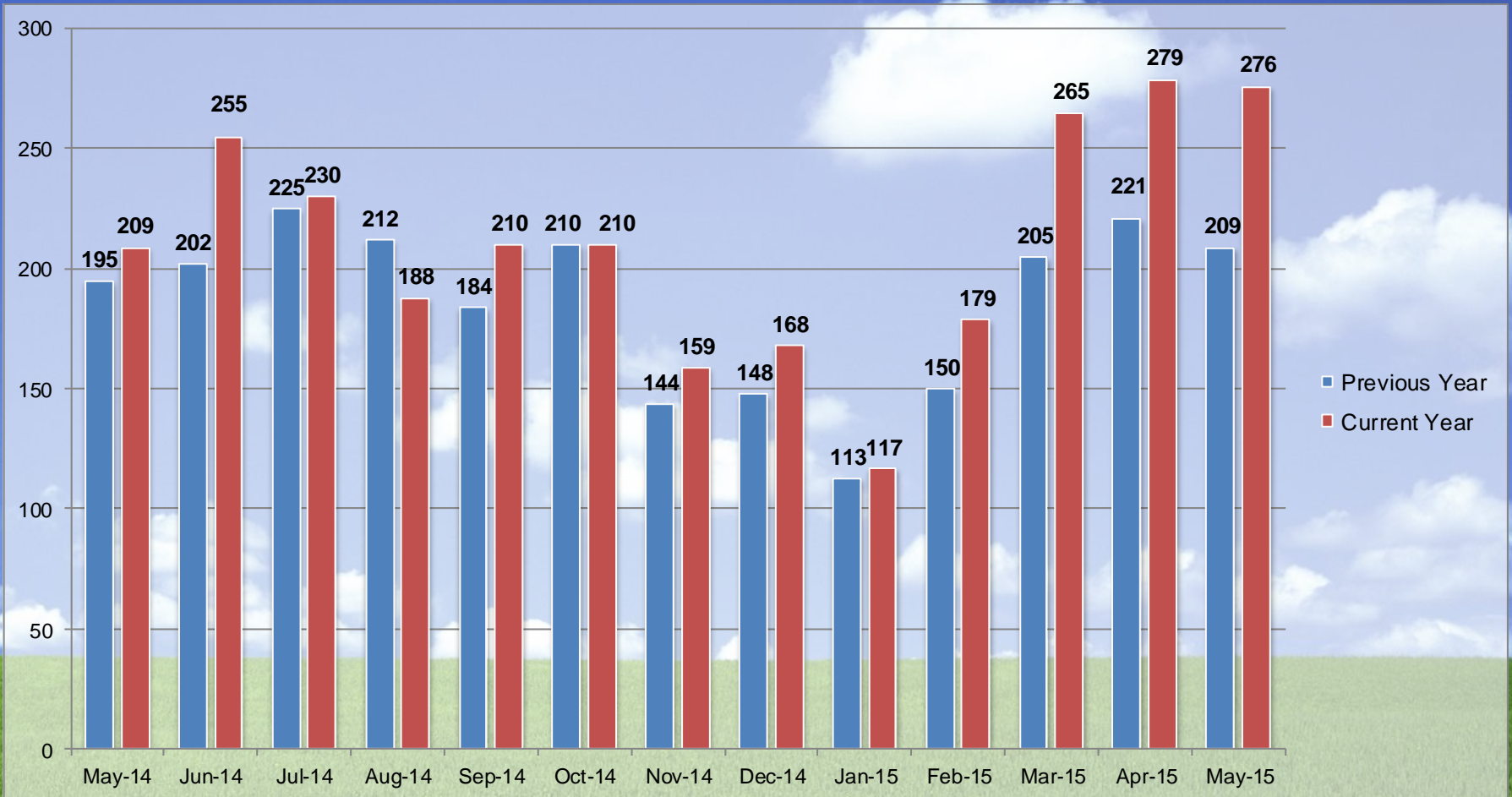
Surrey Sales – 2 Year Comparison

Residential Single Family Detached



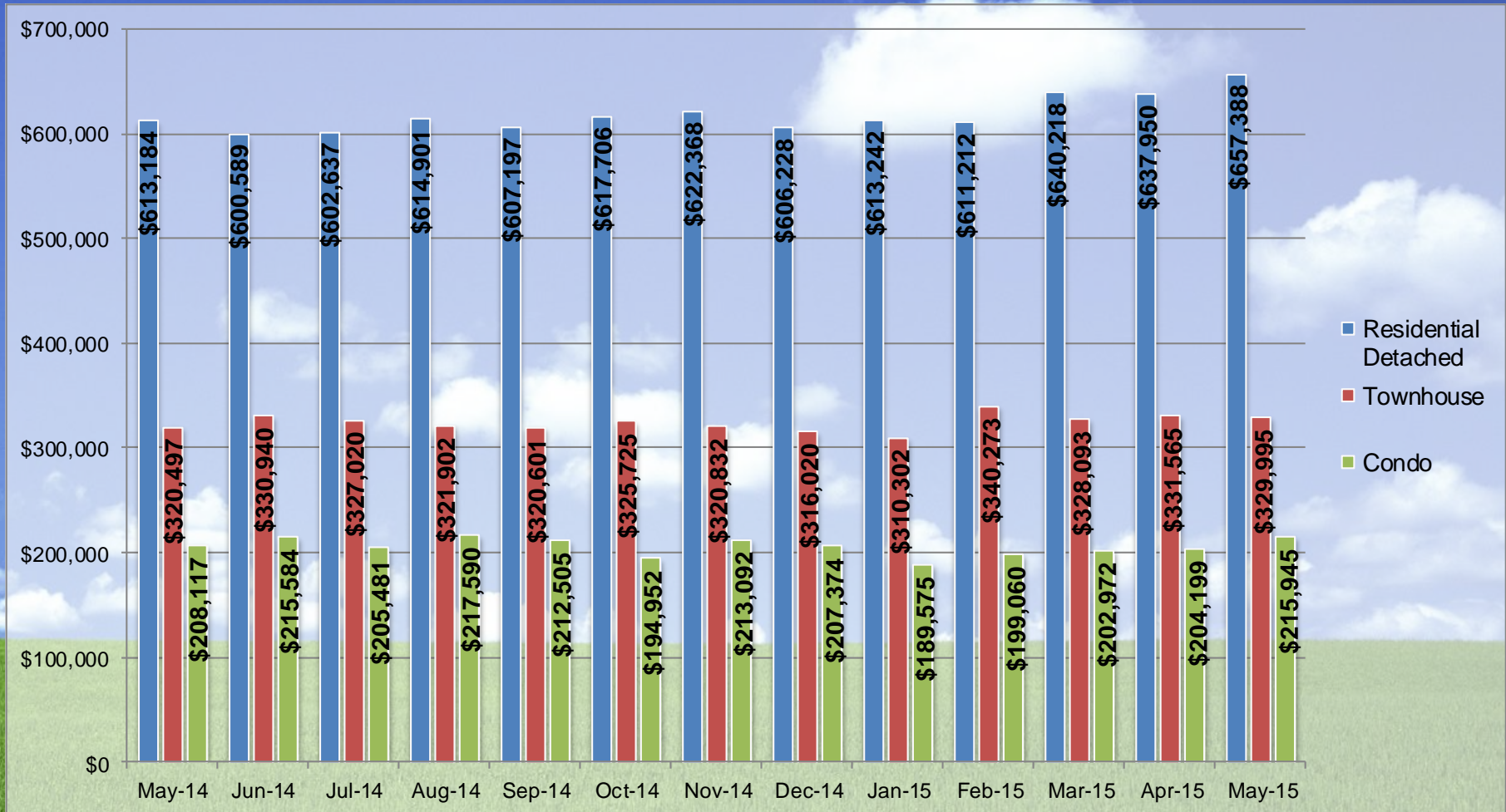
Source: Fraser Valley Real Estate Board

Surrey Sales – 2 Year Comparison Residential Attached



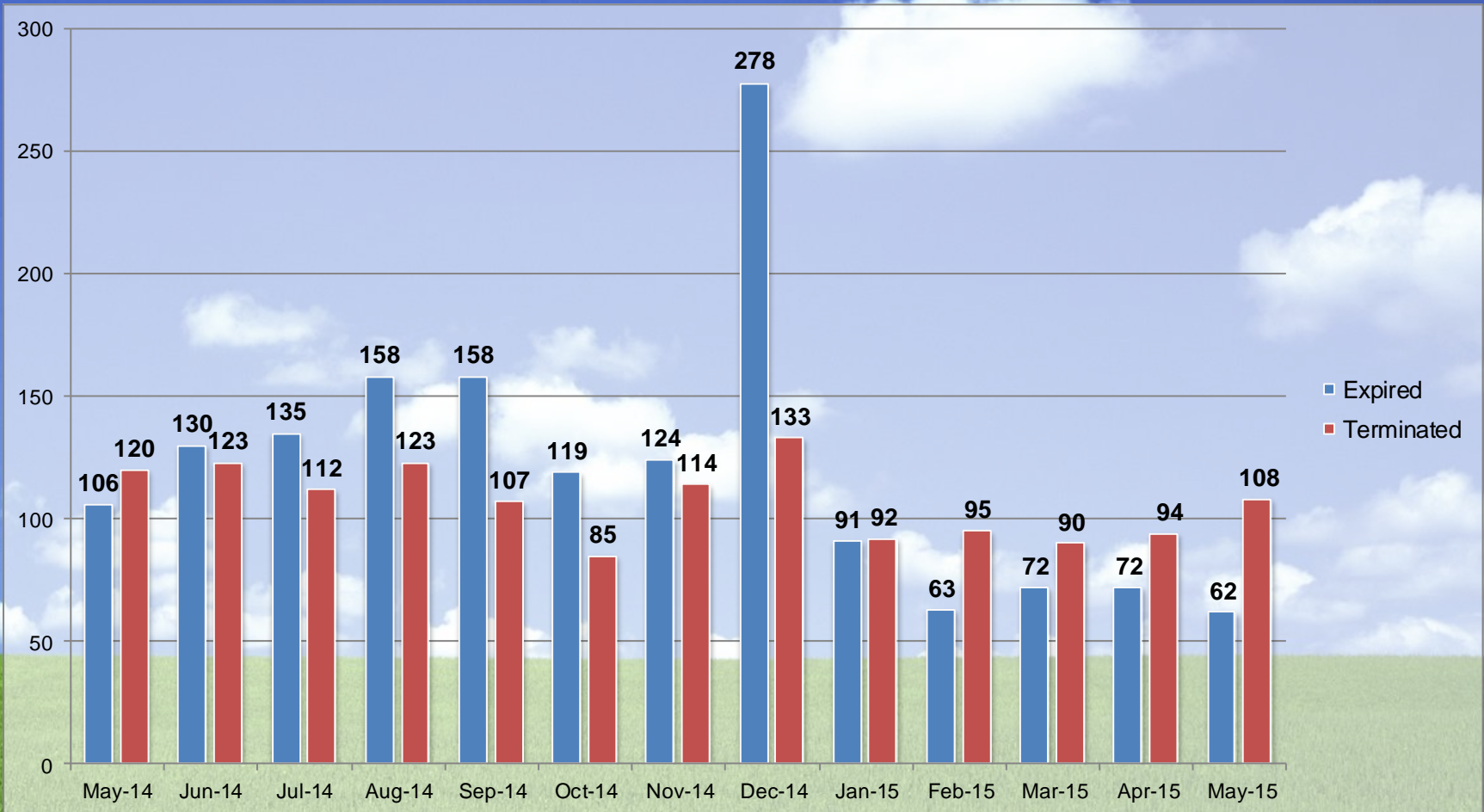
Source: Fraser Valley Real Estate Board

Surrey Average Price



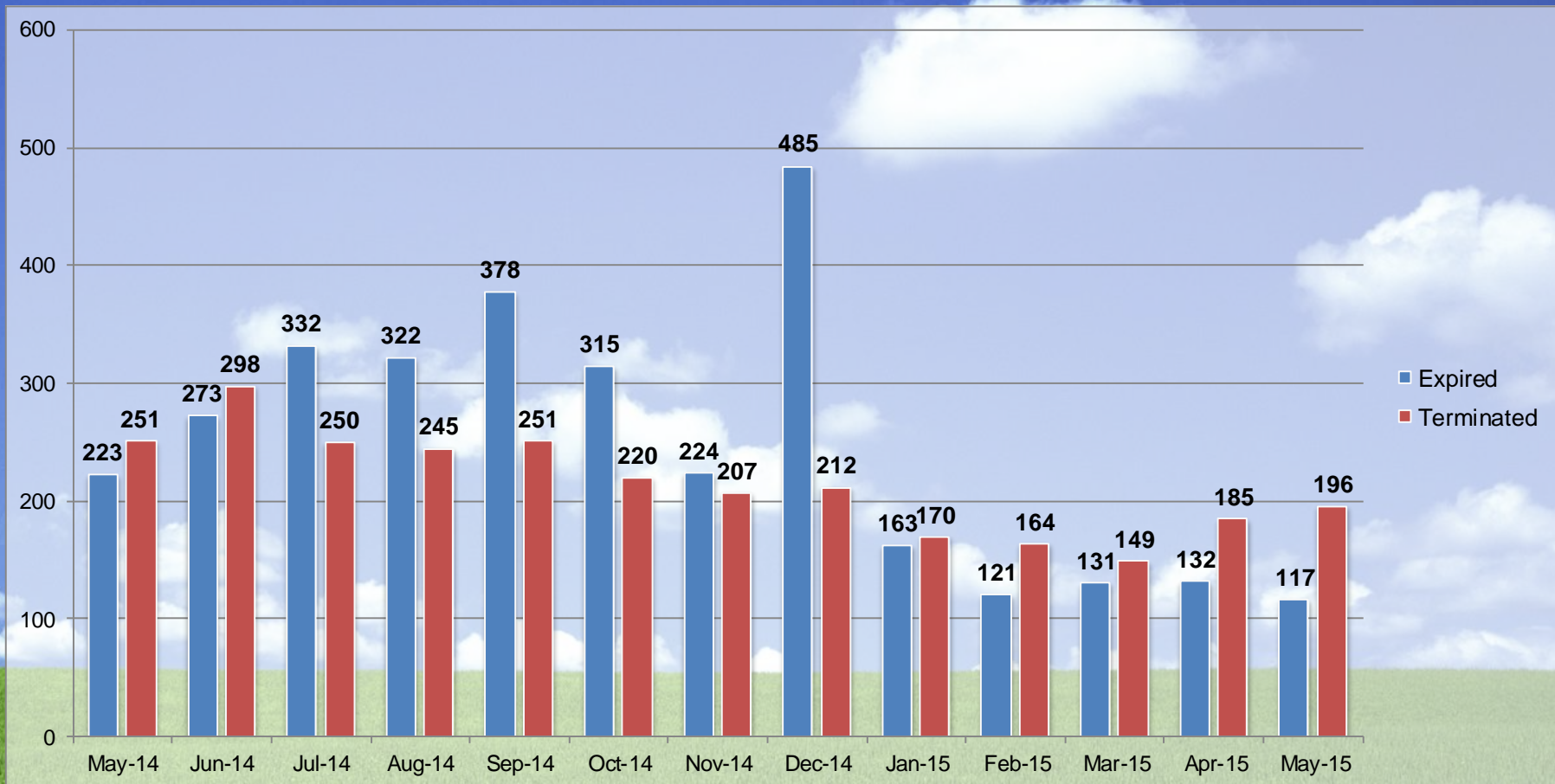
Source: Fraser Valley Real Estate Board

Surrey Expired & Terminated Residential Single Family Detached



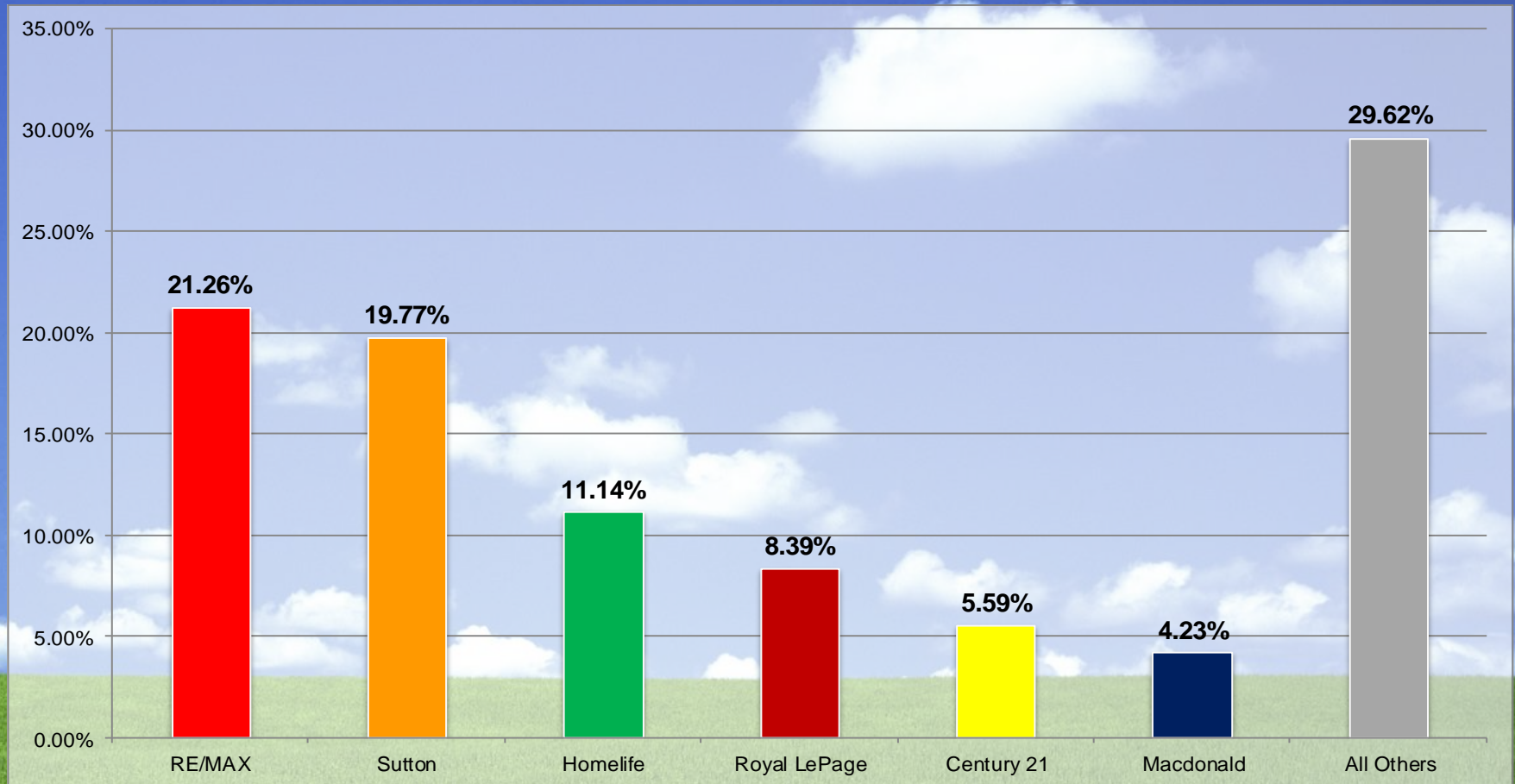
Source: Fraser Valley Real Estate Board

Total FVREB Area Expired & Terminated Residential Single Family Detached



Source: Fraser Valley Real Estate Board

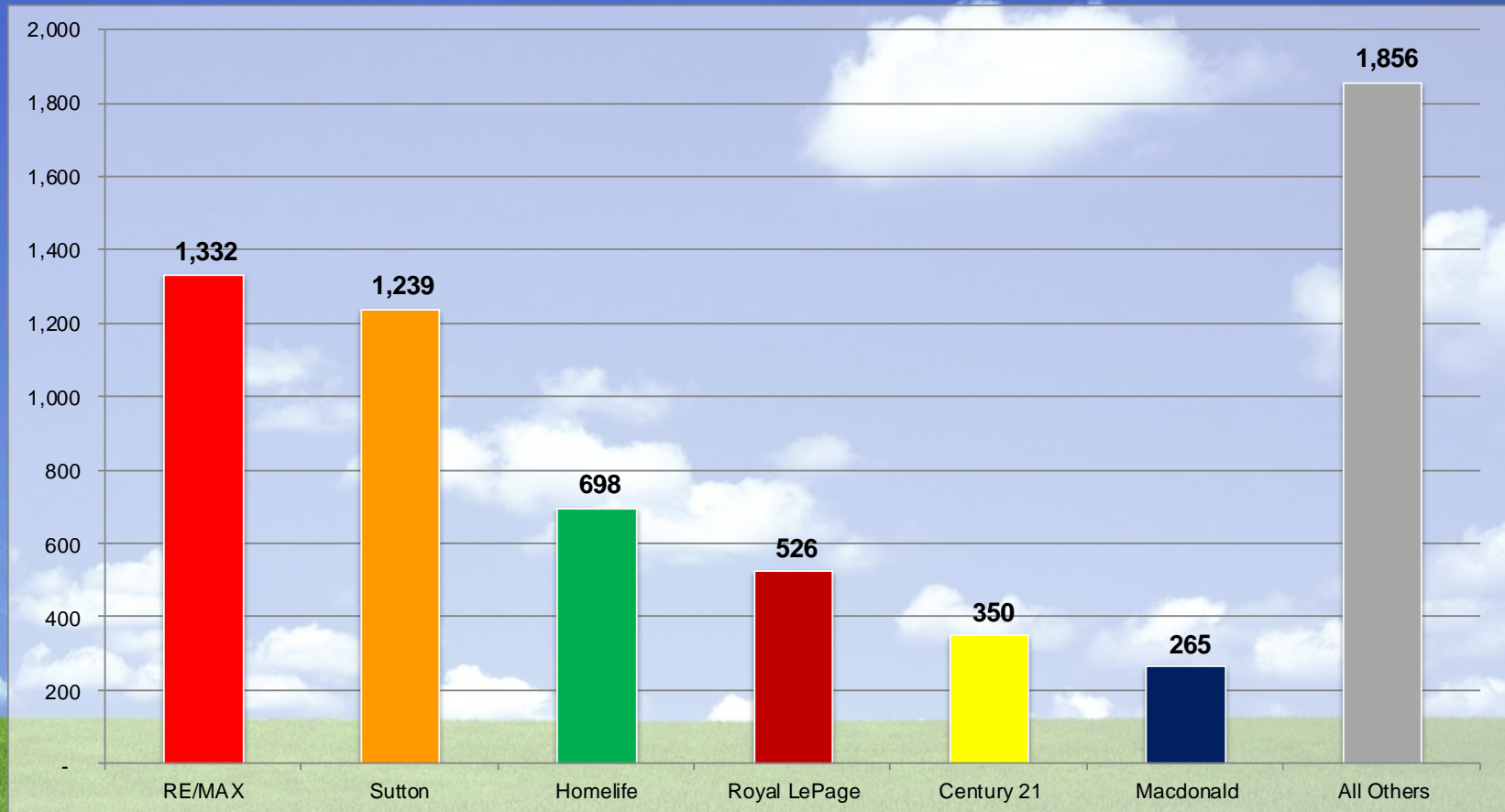
Surrey Market Share – Percentage 2015 Year-to-Date



As at May 31, 2015

Source: IMS Real Estate Statistics (an independent third party), compiled from the Fraser Valley Real Estate Board
These statistics reflect organizational activity within the respective city, rather than an individual firm.

Surrey Market Share – Units 2015 Year-to-Date



As at May 31, 2015

Source: IMS Real Estate Statistics (an independent third party), compiled from the Fraser Valley Real Estate Board
These statistics reflect organizational activity within the respective city, rather than an individual firm.