

Everything you need to know about your Real Estate Market Today!

*Compliments of:*  
SnapStats Publishing

604.229.0521  
snapstatsinfo@gmail.com  
snap-stats.com

SnapStats Publishing Company  
1838 West 1 Avenue  
Vancouver, BC V6J 1G5



July 2020

Produced & Published by SnapStats® Publishing Co.  
info@snap-stats.com | snap-stats.com

# FRASER VALLEY EDITION

Surrey  
South Surrey  
White Rock  
North Delta  
Cloverdale  
Langley  
Abbotsford  
Mission



## Price Band & Bedroom DETACHED HOUSES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 0         | 0     | NA          |
| 300,001 – 400,000     | 0         | 0     | NA          |
| 400,001 – 500,000     | 1         | 0     | NA          |
| 500,001 – 600,000     | 2         | 0     | NA          |
| 600,001 – 700,000     | 7         | 2     | 29%         |
| 700,001 – 800,000     | 25        | 15    | 60%         |
| 800,001 – 900,000     | 64        | 38    | 59%         |
| 900,001 – 1,000,000   | 103       | 56    | 54%         |
| 1,000,001 – 1,250,000 | 204       | 67    | 33%         |
| 1,250,001 – 1,500,000 | 194       | 59    | 30%         |
| 1,500,001 – 1,750,000 | 99        | 16    | 16%         |
| 1,750,001 – 2,000,000 | 47        | 6     | 13%         |
| 2,000,001 – 2,250,000 | 20        | 0     | NA          |
| 2,250,001 – 2,500,000 | 8         | 1     | 13%         |
| 2,500,001 – 2,750,000 | 8         | 0     | NA          |
| 2,750,001 – 3,000,000 | 4         | 0     | NA          |
| 3,000,001 – 3,500,000 | 1         | 0     | NA          |
| 3,500,001 – 4,000,000 | 2         | 0     | NA          |
| 4,000,001 & Greater   | 2         | 0     | NA          |
| TOTAL*                | 791       | 260   | 33%         |

|                   |     |     |     |
|-------------------|-----|-----|-----|
| 2 Bedrooms & Less | 23  | 4   | 17% |
| 3 to 4 Bedrooms   | 229 | 86  | 38% |
| 5 to 6 Bedrooms   | 263 | 98  | 37% |
| 7 Bedrooms & More | 276 | 72  | 26% |
| TOTAL*            | 791 | 260 | 33% |

| SnapStats®               | June      | July        | Variance |
|--------------------------|-----------|-------------|----------|
| Inventory                | 784       | 791         | 1%       |
| Solds                    | 166       | 260         | 57%      |
| Sale Price               | \$994,500 | \$1,053,000 | 6%       |
| Sale Price SQFT          | \$390     | \$386       | -1%      |
| Sale to List Price Ratio | 100%      | 98%         | -2%      |
| Days on Market           | 15        | 14          | -7%      |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

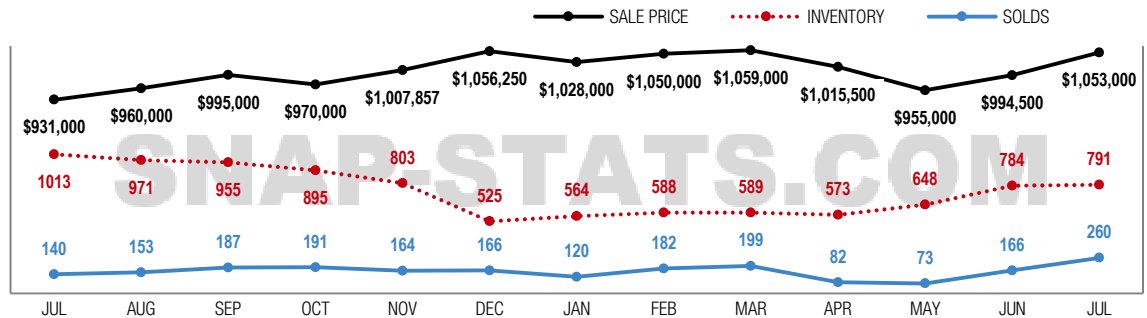
| SnapStats®               | Inventory | Sales | Sales Ratio |
|--------------------------|-----------|-------|-------------|
| Bear Creek Green Timbers | 48        | 18    | 38%         |
| Bolivar Heights          | 58        | 15    | 26%         |
| Bridgeview               | 11        | 4     | 36%         |
| Cedar Hills              | 49        | 14    | 29%         |
| East Newton              | 95        | 47    | 49%         |
| Fleetwood Tynehead       | 94        | 35    | 37%         |
| Fraser Heights           | 68        | 25    | 37%         |
| Guildford                | 33        | 6     | 18%         |
| Panorama Ridge           | 91        | 20    | 22%         |
| Port Kells               | 4         | 0     | NA          |
| Queen Mary Park          | 41        | 17    | 41%         |
| Royal Heights            | 9         | 3     | 33%         |
| Sullivan Station         | 50        | 21    | 42%         |
| West Newton              | 85        | 28    | 33%         |
| Whalley                  | 55        | 7     | 13%         |
| TOTAL*                   | 791       | 260   | 33%         |

## Market Summary

- Market Type Indicator **SURREY DETACHED**: Sellers Market at 33% Sales Ratio average (3.3 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$700,000 to \$900,000 with average 60% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil / \$2.25 mil to \$2.5 mil, Guildford, Whalley and up to 2 bedrooms
- Sellers Best Bet\*\* Selling homes in East Newton, Queen Mary Park, Sullivan Station and 3 to 6 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom CONDOS & TOWNHOMES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 43        | 14    | 33%         |
| 300,001 – 400,000     | 225       | 58    | 26%         |
| 400,001 – 500,000     | 252       | 77    | 31%         |
| 500,001 – 600,000     | 206       | 72    | 35%         |
| 600,001 – 700,000     | 171       | 61    | 36%         |
| 700,001 – 800,000     | 52        | 7     | 13%         |
| 800,001 – 900,000     | 17        | 3     | 18%         |
| 900,001 – 1,000,000   | 11        | 4     | 36%         |
| 1,000,001 – 1,250,000 | 1         | 0     | NA          |
| 1,250,001 – 1,500,000 | 0         | 0     | NA          |
| 1,500,001 – 1,750,000 | 0         | 0     | NA          |
| 1,750,001 – 2,000,000 | 1         | 0     | NA          |
| 2,000,001 – 2,250,000 | 0         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 979       | 296   | 30%         |

|                      |     |     |     |
|----------------------|-----|-----|-----|
| 0 to 1 Bedroom       | 216 | 61  | 28% |
| 2 Bedrooms           | 379 | 99  | 26% |
| 3 Bedrooms           | 271 | 100 | 37% |
| 4 Bedrooms & Greater | 113 | 36  | 32% |
| TOTAL*               | 979 | 296 | 30% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 880       | 979       | 11%      |
| Solds                    | 270       | 296       | 10%      |
| Sale Price               | \$489,000 | \$499,750 | 2%       |
| Sale Price SQFT          | \$414     | \$419     | 1%       |
| Sale to List Price Ratio | 98%       | 98%       | 0%       |
| Days on Market           | 17        | 14        | -18%     |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

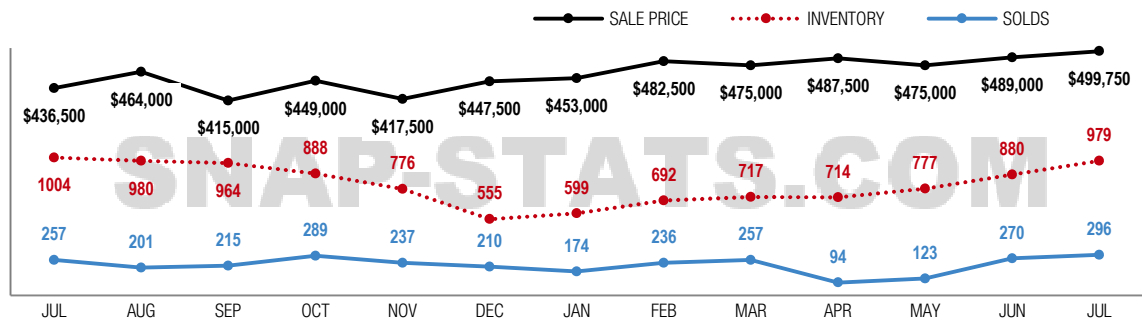
| SnapStats®               | Inventory | Sales | Sales Ratio |
|--------------------------|-----------|-------|-------------|
| Bear Creek Green Timbers | 8         | 7     | 88%         |
| Bolivar Heights          | 14        | 0     | NA          |
| Bridgeview               | 3         | 0     | NA          |
| Cedar Hills              | 3         | 4     | 133%*       |
| East Newton              | 88        | 22    | 25%         |
| Fleetwood Tynehead       | 81        | 30    | 37%         |
| Fraser Heights           | 17        | 3     | 18%         |
| Guildford                | 131       | 41    | 31%         |
| Panorama Ridge           | 32        | 15    | 47%         |
| Port Kells               | 0         | 0     | NA          |
| Queen Mary Park          | 71        | 16    | 23%         |
| Royal Heights            | 1         | 0     | NA          |
| Sullivan Station         | 83        | 45    | 54%         |
| West Newton              | 103       | 28    | 27%         |
| Whalley                  | 344       | 85    | 25%         |
| TOTAL*                   | 979       | 296   | 30%         |

## Market Summary

- Market Type Indicator **SURREY ATTACHED**: Sellers Market at 30% Sales Ratio average (3 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$600,000 to \$700,000 / \$900,000 to \$1 mil with average 36% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, Fraser Heights and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Bear Creek Green Timbers, Panorama Ridge, Sullivan Station and 3 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom DETACHED HOUSES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 0         | 0     | NA          |
| 300,001 – 400,000     | 0         | 0     | NA          |
| 400,001 – 500,000     | 0         | 0     | NA          |
| 500,001 – 600,000     | 0         | 0     | NA          |
| 600,001 – 700,000     | 0         | 0     | NA          |
| 700,001 – 800,000     | 0         | 1     | NA*         |
| 800,001 – 900,000     | 4         | 3     | 75%         |
| 900,001 – 1,000,000   | 21        | 8     | 38%         |
| 1,000,001 – 1,250,000 | 74        | 35    | 47%         |
| 1,250,001 – 1,500,000 | 138       | 30    | 22%         |
| 1,500,001 – 1,750,000 | 61        | 23    | 38%         |
| 1,750,001 – 2,000,000 | 64        | 7     | 11%         |
| 2,000,001 – 2,250,000 | 38        | 3     | 8%          |
| 2,250,001 – 2,500,000 | 41        | 8     | 20%         |
| 2,500,001 – 2,750,000 | 22        | 6     | 27%         |
| 2,750,001 – 3,000,000 | 25        | 0     | NA          |
| 3,000,001 – 3,500,000 | 20        | 4     | 20%         |
| 3,500,001 – 4,000,000 | 16        | 1     | 6%          |
| 4,000,001 & Greater   | 26        | 1     | 4%          |
| TOTAL*                | 550       | 130   | 24%         |

|                   |     |     |     |
|-------------------|-----|-----|-----|
| 2 Bedrooms & Less | 27  | 4   | 15% |
| 3 to 4 Bedrooms   | 252 | 64  | 25% |
| 5 to 6 Bedrooms   | 222 | 58  | 26% |
| 7 Bedrooms & More | 49  | 4   | 8%  |
| TOTAL*            | 550 | 130 | 24% |

| SnapStats®               | June        | July        | Variance |
|--------------------------|-------------|-------------|----------|
| Inventory                | 511         | 550         | 8%       |
| Solds                    | 99          | 130         | 31%      |
| Sale Price               | \$1,350,000 | \$1,388,332 | 3%       |
| Sale Price SQFT          | \$476       | \$441       | -7%      |
| Sale to List Price Ratio | 100%        | 97%         | -3%      |
| Days on Market           | 19          | 33          | 74%      |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

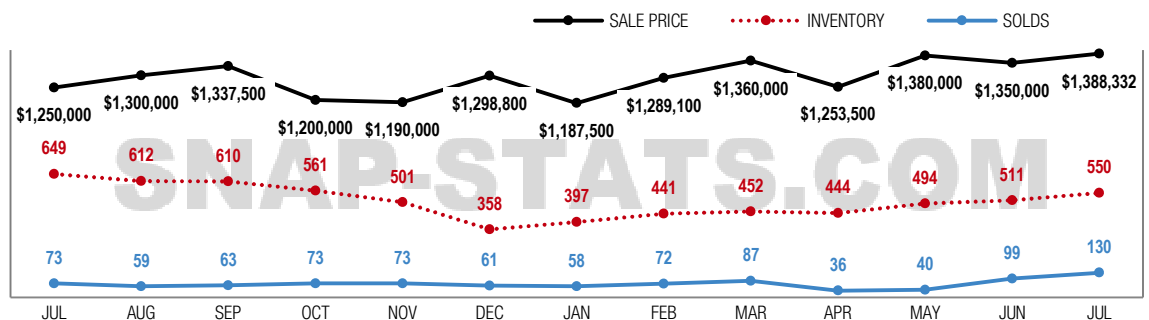
| SnapStats®                | Inventory | Sales | Sales Ratio |
|---------------------------|-----------|-------|-------------|
| Crescent Beach Ocean Park | 80        | 24    | 30%         |
| Elgin Chantrell           | 59        | 10    | 17%         |
| Grandview                 | 68        | 15    | 22%         |
| Hazelmere                 | 2         | 0     | NA          |
| King George Corridor      | 63        | 16    | 25%         |
| Morgan Creek              | 54        | 14    | 26%         |
| Pacific Douglas           | 42        | 15    | 36%         |
| Sunnyside Park            | 55        | 11    | 20%         |
| White Rock                | 127       | 25    | 20%         |
| TOTAL*                    | 550       | 130   | 24%         |

## Market Summary

- Market Type Indicator **S SURREY WHITE ROCK DETACHED**: Sellers Market at 24% Sales Ratio average (2.4 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* \$1 mil to \$1.25 mil with average 47% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes \$4 mil and greater, Elgin Chantrell and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Crescent Beach Ocean Park, Pacific Douglas and 3 to 6 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom CONDOS & TOWNHOMES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 10        | 3     | 30%         |
| 300,001 – 400,000     | 39        | 18    | 46%         |
| 400,001 – 500,000     | 101       | 30    | 30%         |
| 500,001 – 600,000     | 90        | 42    | 47%         |
| 600,001 – 700,000     | 93        | 30    | 32%         |
| 700,001 – 800,000     | 67        | 18    | 27%         |
| 800,001 – 900,000     | 72        | 9     | 13%         |
| 900,001 – 1,000,000   | 25        | 8     | 32%         |
| 1,000,001 – 1,250,000 | 34        | 4     | 12%         |
| 1,250,001 – 1,500,000 | 13        | 0     | NA          |
| 1,500,001 – 1,750,000 | 6         | 1     | 17%         |
| 1,750,001 – 2,000,000 | 5         | 0     | NA          |
| 2,000,001 – 2,250,000 | 1         | 0     | NA          |
| 2,250,001 – 2,500,000 | 1         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 1         | 0     | NA          |
| 3,500,001 – 4,000,000 | 1         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 1     | NA*         |
| TOTAL*                | 559       | 164   | 29%         |

|                      |     |     |     |
|----------------------|-----|-----|-----|
| 0 to 1 Bedroom       | 56  | 12  | 21% |
| 2 Bedrooms           | 297 | 83  | 28% |
| 3 Bedrooms           | 119 | 50  | 42% |
| 4 Bedrooms & Greater | 87  | 19  | 22% |
| TOTAL*               | 559 | 164 | 29% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 526       | 559       | 6%       |
| Solds                    | 147       | 164       | 12%      |
| Sale Price               | \$583,000 | \$589,000 | 1%       |
| Sale Price SQFT          | \$454     | \$454     | 0%       |
| Sale to List Price Ratio | 97%       | 99%       | 2%       |
| Days on Market           | 21        | 22        | 5%       |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

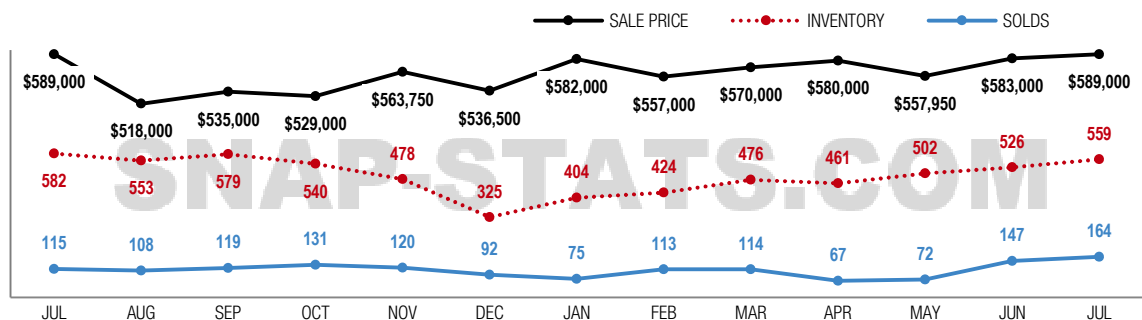
| SnapStats®                | Inventory | Sales | Sales Ratio |
|---------------------------|-----------|-------|-------------|
| Crescent Beach Ocean Park | 10        | 3     | 30%         |
| Elgin Chantrell           | 16        | 4     | 25%         |
| Grandview                 | 129       | 57    | 44%         |
| Hazelmere                 | 1         | 0     | NA          |
| King George Corridor      | 119       | 25    | 21%         |
| Morgan Creek              | 60        | 18    | 30%         |
| Pacific Douglas           | 30        | 6     | 20%         |
| Sunnyside Park            | 36        | 14    | 39%         |
| White Rock                | 158       | 37    | 23%         |
| TOTAL*                    | 559       | 164   | 29%         |

## Market Summary

- Market Type Indicator **S SURREY WHITE ROCK ATTACHED**: Sellers Market at 29% Sales Ratio average (2.9 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average 47% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1 mil to \$1.25 mil, King George Corridor, Pacific Douglas and up to 1 bedroom properties
- Sellers Best Bet\*\* Selling homes in Grandview, Sunnyside Park and 3 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

**SnapStats Publishing**  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom DETACHED HOUSES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 0         | 0     | NA          |
| 300,001 – 400,000     | 0         | 0     | NA          |
| 400,001 – 500,000     | 0         | 0     | NA          |
| 500,001 – 600,000     | 0         | 0     | NA          |
| 600,001 – 700,000     | 0         | 0     | NA          |
| 700,001 – 800,000     | 4         | 1     | 25%         |
| 800,001 – 900,000     | 16        | 12    | 75%         |
| 900,001 – 1,000,000   | 35        | 26    | 74%         |
| 1,000,001 – 1,250,000 | 42        | 14    | 33%         |
| 1,250,001 – 1,500,000 | 28        | 4     | 14%         |
| 1,500,001 – 1,750,000 | 8         | 2     | 25%         |
| 1,750,001 – 2,000,000 | 9         | 1     | 11%         |
| 2,000,001 – 2,250,000 | 0         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 1         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 143       | 60    | 42%         |

|                   |     |    |     |
|-------------------|-----|----|-----|
| 2 Bedrooms & Less | 2   | 0  | NA  |
| 3 to 4 Bedrooms   | 63  | 40 | 63% |
| 5 to 6 Bedrooms   | 59  | 17 | 29% |
| 7 Bedrooms & More | 19  | 3  | 16% |
| TOTAL*            | 143 | 60 | 42% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 143       | 143       | 0%       |
| Solds                    | 43        | 60        | 40%      |
| Sale Price               | \$963,000 | \$976,500 | 1%       |
| Sale Price SQFT          | \$409     | \$423     | 3%       |
| Sale to List Price Ratio | 98%       | 99%       | 1%       |
| Days on Market           | 10        | 7         | -30%     |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

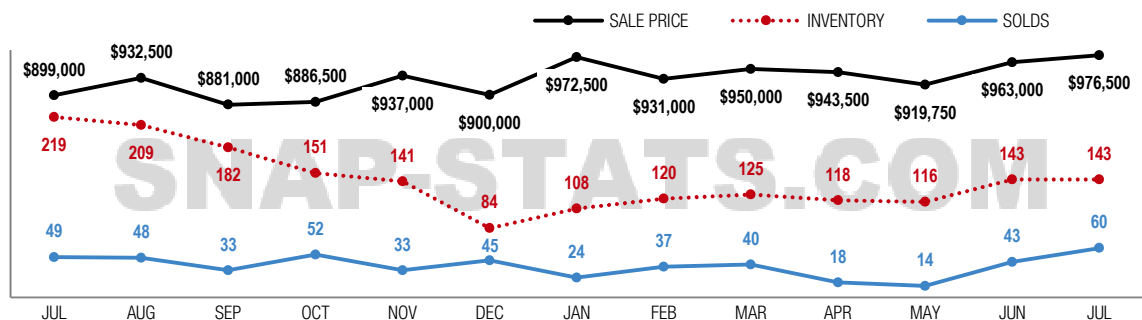
| SnapStats®           | Inventory | Sales | Sales Ratio |
|----------------------|-----------|-------|-------------|
| Annieville           | 32        | 17    | 53%         |
| Nordel               | 46        | 17    | 37%         |
| Scottsdale           | 34        | 17    | 50%         |
| Sunshine Hills Woods | 31        | 9     | 29%         |
| TOTAL*               | 143       | 60    | 42%         |

## Market Summary

- Market Type Indicator **NORTH DELTA DETACHED**: Sellers Market at 42% Sales Ratio average (4.2 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$800,000 to \$1 mil with average 75% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Sunshine Hills Woods and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Annieville, Scottsdale and 3 to 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom CONDOS & TOWNHOMES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 7         | 1     | 14%         |
| 300,001 – 400,000     | 3         | 3     | 100%        |
| 400,001 – 500,000     | 10        | 3     | 30%         |
| 500,001 – 600,000     | 22        | 4     | 18%         |
| 600,001 – 700,000     | 13        | 2     | 15%         |
| 700,001 – 800,000     | 7         | 3     | 43%         |
| 800,001 – 900,000     | 4         | 2     | 50%         |
| 900,001 – 1,000,000   | 1         | 1     | 100%        |
| 1,000,001 – 1,250,000 | 0         | 0     | NA          |
| 1,250,001 – 1,500,000 | 0         | 0     | NA          |
| 1,500,001 – 1,750,000 | 0         | 0     | NA          |
| 1,750,001 – 2,000,000 | 0         | 0     | NA          |
| 2,000,001 – 2,250,000 | 0         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 67        | 19    | 28%         |

|                      |    |    |     |
|----------------------|----|----|-----|
| 0 to 1 Bedroom       | 9  | 1  | 11% |
| 2 Bedrooms           | 35 | 4  | 11% |
| 3 Bedrooms           | 17 | 13 | 76% |
| 4 Bedrooms & Greater | 6  | 1  | 17% |
| TOTAL*               | 67 | 19 | 28% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 77        | 67        | -13%     |
| Solds                    | 15        | 19        | 27%      |
| Sale Price               | \$539,888 | \$555,000 | 3%       |
| Sale Price SQFT          | \$409     | \$400     | -2%      |
| Sale to List Price Ratio | 96%       | 99%       | 3%       |
| Days on Market           | 14        | 19        | 36%      |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

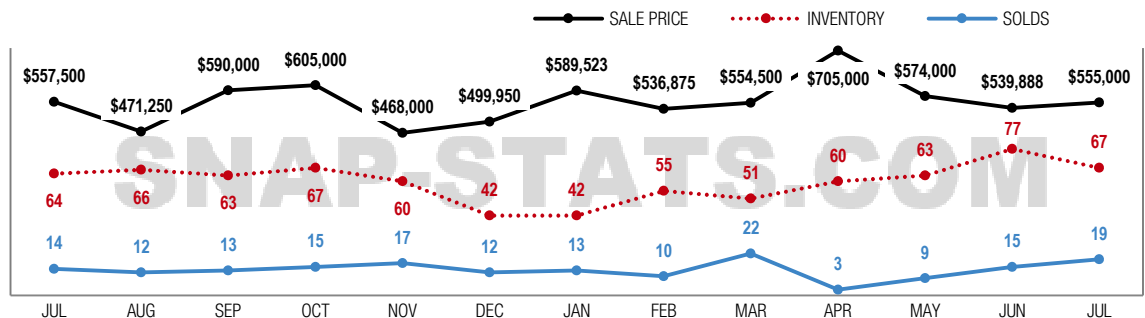
| SnapStats®           | Inventory | Sales | Sales Ratio |
|----------------------|-----------|-------|-------------|
| Annieville           | 21        | 7     | 33%         |
| Nordel               | 11        | 4     | 36%         |
| Scottsdale           | 24        | 2     | 8%          |
| Sunshine Hills Woods | 11        | 6     | 55%         |
| TOTAL*               | 67        | 19    | 28%         |

## Market Summary

- Market Type Indicator **NORTH DELTA ATTACHED**: Sellers Market at 28% Sales Ratio average (2.8 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$400,000 to \$500,000 with average 30% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$600,000 to \$700,000, Scottsdale and up to 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Sunshine Hills Woods and 3 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com





## Price Band & Bedroom DETACHED HOUSES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 0         | 0     | NA          |
| 300,001 – 400,000     | 0         | 0     | NA          |
| 400,001 – 500,000     | 0         | 0     | NA          |
| 500,001 – 600,000     | 0         | 0     | NA          |
| 600,001 – 700,000     | 0         | 0     | NA          |
| 700,001 – 800,000     | 0         | 6     | NA*         |
| 800,001 – 900,000     | 17        | 5     | 29%         |
| 900,001 – 1,000,000   | 38        | 21    | 55%         |
| 1,000,001 – 1,250,000 | 60        | 21    | 35%         |
| 1,250,001 – 1,500,000 | 24        | 9     | 38%         |
| 1,500,001 – 1,750,000 | 18        | 6     | 33%         |
| 1,750,001 – 2,000,000 | 7         | 0     | NA          |
| 2,000,001 – 2,250,000 | 4         | 1     | 25%         |
| 2,250,001 – 2,500,000 | 1         | 0     | NA          |
| 2,500,001 – 2,750,000 | 1         | 0     | NA          |
| 2,750,001 – 3,000,000 | 1         | 0     | NA          |
| 3,000,001 – 3,500,000 | 1         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 172       | 69    | 40%         |

|                   |     |    |     |
|-------------------|-----|----|-----|
| 2 Bedrooms & Less | 6   | 1  | 17% |
| 3 to 4 Bedrooms   | 63  | 29 | 46% |
| 5 to 6 Bedrooms   | 60  | 28 | 47% |
| 7 Bedrooms & More | 43  | 11 | 26% |
| TOTAL*            | 172 | 69 | 40% |

| SnapStats®               | June      | July        | Variance |
|--------------------------|-----------|-------------|----------|
| Inventory                | 149       | 172         | 15%      |
| Solds                    | 48        | 69          | 44%      |
| Sale Price               | \$980,000 | \$1,020,000 | 4%       |
| Sale Price SQFT          | \$358     | \$361       | 1%       |
| Sale to List Price Ratio | 97%       | 97%         | 0%       |
| Days on Market           | 13        | 11          | -15%     |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

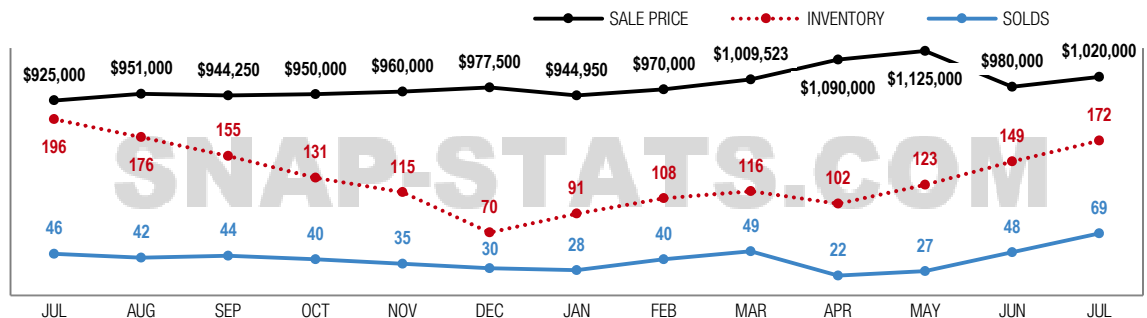
| SnapStats® | Inventory | Sales | Sales Ratio |
|------------|-----------|-------|-------------|
| Clayton    | 37        | 14    | 38%         |
| Cloverdale | 135       | 54    | 40%         |
| Serpentine | 0         | 1     | NA*         |
| TOTAL*     | 172       | 69    | 40%         |

## Market Summary

- Market Type Indicator **CLOVERDALE DETACHED**: Sellers Market at 40% Sales Ratio average (4 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* \$900,000 to \$1 mil with average 55% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$800,000 to \$900,000, Clayton and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Cloverdale and 3 to 6 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com





## Price Band & Bedroom CONDOS & TOWNHOMES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 1         | 0     | NA          |
| 200,001 – 300,000     | 5         | 1     | 20%         |
| 300,001 – 400,000     | 31        | 7     | 23%         |
| 400,001 – 500,000     | 38        | 23    | 61%         |
| 500,001 – 600,000     | 36        | 32    | 89%         |
| 600,001 – 700,000     | 60        | 23    | 38%         |
| 700,001 – 800,000     | 15        | 6     | 40%         |
| 800,001 – 900,000     | 2         | 0     | NA          |
| 900,001 – 1,000,000   | 0         | 0     | NA          |
| 1,000,001 – 1,250,000 | 0         | 0     | NA          |
| 1,250,001 – 1,500,000 | 0         | 0     | NA          |
| 1,500,001 – 1,750,000 | 0         | 0     | NA          |
| 1,750,001 – 2,000,000 | 0         | 0     | NA          |
| 2,000,001 – 2,250,000 | 0         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 188       | 92    | 49%         |

|                      |     |    |     |
|----------------------|-----|----|-----|
| 0 to 1 Bedroom       | 26  | 4  | 15% |
| 2 Bedrooms           | 66  | 40 | 61% |
| 3 Bedrooms           | 66  | 33 | 50% |
| 4 Bedrooms & Greater | 30  | 15 | 50% |
| TOTAL*               | 188 | 92 | 49% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 181       | 188       | 4%       |
| Solds                    | 69        | 92        | 33%      |
| Sale Price               | \$542,000 | \$544,000 | 0%       |
| Sale Price SQFT          | \$381     | \$407     | 7%       |
| Sale to List Price Ratio | 99%       | 99%       | 0%       |
| Days on Market           | 10        | 11        | 10%      |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

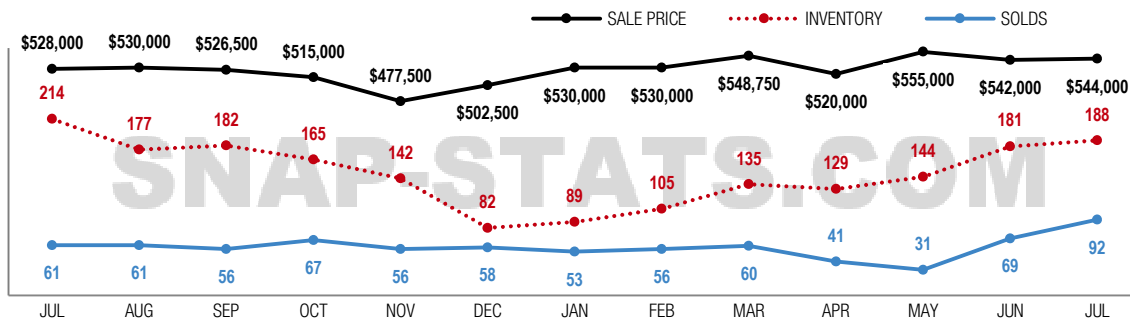
| SnapStats® | Inventory | Sales | Sales Ratio |
|------------|-----------|-------|-------------|
| Clayton    | 100       | 60    | 60%         |
| Cloverdale | 88        | 32    | 36%         |
| Serpentine | 0         | 0     | NA          |
| TOTAL*     | 188       | 92    | 49%         |

## Market Summary

- Market Type Indicator **CLOVERDALE ATTACHED**: Sellers Market at 49% Sales Ratio average (4.9 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average 89% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$300,000 to \$400,000, Cloverdale and up to 1 bedroom properties
- Sellers Best Bet\*\* Selling homes in Clayton and 2 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom DETACHED HOUSES

| SnapStats®            | Inventory  | Sales      | Sales Ratio |
|-----------------------|------------|------------|-------------|
| \$0 – 100,000         | 0          | 0          | NA          |
| 100,001 – 200,000     | 0          | 0          | NA          |
| 200,001 – 300,000     | 0          | 0          | NA          |
| 300,001 – 400,000     | 0          | 0          | NA          |
| 400,001 – 500,000     | 0          | 0          | NA          |
| 500,001 – 600,000     | 0          | 0          | NA          |
| 600,001 – 700,000     | 3          | 2          | 67%         |
| 700,001 – 800,000     | 17         | 9          | 53%         |
| 800,001 – 900,000     | 32         | 23         | 72%         |
| 900,001 – 1,000,000   | 39         | 29         | 74%         |
| 1,000,001 – 1,250,000 | 79         | 44         | 56%         |
| 1,250,001 – 1,500,000 | 49         | 14         | 29%         |
| 1,500,001 – 1,750,000 | 23         | 4          | 17%         |
| 1,750,001 – 2,000,000 | 17         | 1          | 6%          |
| 2,000,001 – 2,250,000 | 2          | 0          | NA          |
| 2,250,001 – 2,500,000 | 11         | 2          | 18%         |
| 2,500,001 – 2,750,000 | 2          | 1          | 50%         |
| 2,750,001 – 3,000,000 | 4          | 0          | NA          |
| 3,000,001 – 3,500,000 | 3          | 0          | NA          |
| 3,500,001 – 4,000,000 | 8          | 0          | NA          |
| 4,000,001 & Greater   | 5          | 0          | NA          |
| <b>TOTAL*</b>         | <b>294</b> | <b>129</b> | <b>44%</b>  |

|                   |            |            |            |
|-------------------|------------|------------|------------|
| 2 Bedrooms & Less | 17         | 2          | 12%        |
| 3 to 4 Bedrooms   | 139        | 80         | 58%        |
| 5 to 6 Bedrooms   | 111        | 40         | 36%        |
| 7 Bedrooms & More | 27         | 7          | 26%        |
| <b>TOTAL*</b>     | <b>294</b> | <b>129</b> | <b>44%</b> |

| SnapStats®               | June      | July        | Variance |
|--------------------------|-----------|-------------|----------|
| Inventory                | 285       | 294         | 3%       |
| Solds                    | 142       | 129         | -9%      |
| Sale Price               | \$998,450 | \$1,015,000 | 2%       |
| Sale Price SQFT          | \$408     | \$424       | 4%       |
| Sale to List Price Ratio | 100%      | 97%         | -3%      |
| Days on Market           | 12        | 15          | 25%      |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

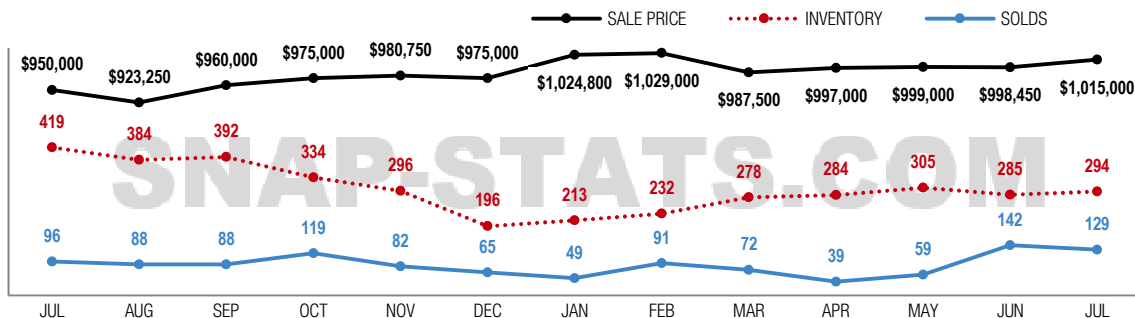
| SnapStats®              | Inventory  | Sales      | Sales Ratio |
|-------------------------|------------|------------|-------------|
| Aldergrove              | 28         | 18         | 64%         |
| Brookwood               | 47         | 23         | 49%         |
| Campbell Valley         | 12         | 1          | 8%          |
| County Line Glen Valley | 2          | 0          | NA          |
| Fort Langley            | 17         | 3          | 18%         |
| Langley City            | 56         | 13         | 23%         |
| Murrayville             | 12         | 9          | 75%         |
| Otter District          | 1          | 0          | NA          |
| Salmon River            | 18         | 4          | 22%         |
| Walnut Grove            | 37         | 28         | 76%         |
| Willoughby Heights      | 64         | 30         | 47%         |
| <b>TOTAL*</b>           | <b>294</b> | <b>129</b> | <b>44%</b>  |

## Market Summary

- Market Type Indicator **LANGLEY DETACHED**: Sellers Market at 44% Sales Ratio average (4.4 in 10 homes selling rate)
- Homes are selling on average 3% below list price
- Most Active Price Band\*\* \$900,000 to \$1 mil with average 74% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.75 mil to \$2 mil, Campbell Valley, Fort Langley and up to 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Aldergrove, Brookwood, Murrayville, Walnut Grove and 3 to 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom CONDOS & TOWNHOMES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 6         | 15    | 250%*       |
| 300,001 – 400,000     | 141       | 53    | 38%         |
| 400,001 – 500,000     | 163       | 57    | 35%         |
| 500,001 – 600,000     | 166       | 66    | 40%         |
| 600,001 – 700,000     | 109       | 43    | 39%         |
| 700,001 – 800,000     | 39        | 5     | 13%         |
| 800,001 – 900,000     | 10        | 9     | 90%         |
| 900,001 – 1,000,000   | 8         | 3     | 38%         |
| 1,000,001 – 1,250,000 | 2         | 0     | NA          |
| 1,250,001 – 1,500,000 | 1         | 0     | NA          |
| 1,500,001 – 1,750,000 | 0         | 0     | NA          |
| 1,750,001 – 2,000,000 | 0         | 0     | NA          |
| 2,000,001 – 2,250,000 | 0         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 645       | 251   | 39%         |

|                      |     |     |     |
|----------------------|-----|-----|-----|
| 0 to 1 Bedroom       | 103 | 38  | 37% |
| 2 Bedrooms           | 336 | 115 | 34% |
| 3 Bedrooms           | 165 | 72  | 44% |
| 4 Bedrooms & Greater | 41  | 26  | 63% |
| TOTAL*               | 645 | 251 | 39% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 654       | 645       | -1%      |
| Solds                    | 194       | 251       | 29%      |
| Sale Price               | \$488,950 | \$504,900 | 3%       |
| Sale Price SQFT          | \$418     | \$401     | -4%      |
| Sale to List Price Ratio | 98%       | 100%      | 2%       |
| Days on Market           | 16        | 15        | -6%      |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

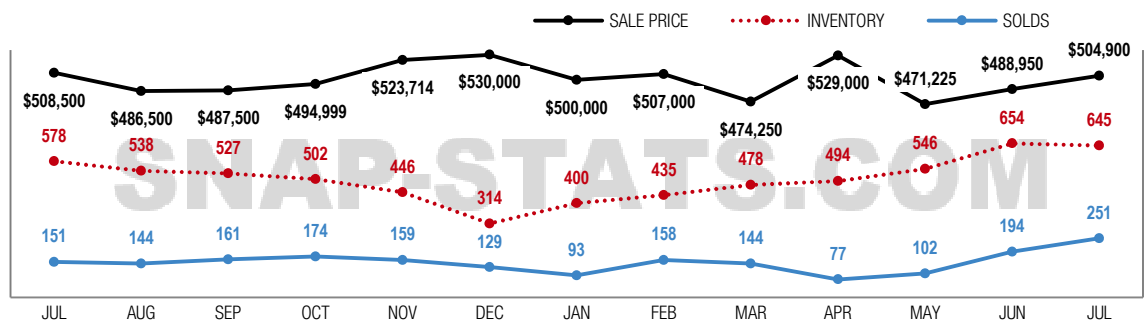
| SnapStats®              | Inventory | Sales | Sales Ratio |
|-------------------------|-----------|-------|-------------|
| Aldergrove              | 19        | 10    | 53%         |
| Brookwood               | 0         | 0     | NA          |
| Campbell Valley         | 0         | 0     | NA          |
| County Line Glen Valley | 0         | 0     | NA          |
| Fort Langley            | 7         | 2     | 29%         |
| Langley City            | 198       | 72    | 36%         |
| Murrayville             | 36        | 23    | 64%         |
| Otter District          | 0         | 0     | NA          |
| Salmon River            | 2         | 3     | 150%*       |
| Walnut Grove            | 49        | 40    | 82%         |
| Willoughby Heights      | 334       | 101   | 30%         |
| TOTAL*                  | 645       | 251   | 39%         |

## Market Summary

- Market Type Indicator **LANGLEY ATTACHED**: Sellers Market at 39% Sales Ratio average (3.9 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$200,000 to \$300,000 with average >100% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, Langley City, Willoughby Heights and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Aldergrove, Murrayville, Walnut Grove and minimum 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom DETACHED HOUSES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 0         | 0     | NA          |
| 300,001 – 400,000     | 0         | 0     | NA          |
| 400,001 – 500,000     | 0         | 0     | NA          |
| 500,001 – 600,000     | 6         | 5     | 83%         |
| 600,001 – 700,000     | 30        | 15    | 50%         |
| 700,001 – 800,000     | 76        | 39    | 51%         |
| 800,001 – 900,000     | 69        | 36    | 52%         |
| 900,001 – 1,000,000   | 56        | 20    | 36%         |
| 1,000,001 – 1,250,000 | 65        | 20    | 31%         |
| 1,250,001 – 1,500,000 | 27        | 5     | 19%         |
| 1,500,001 – 1,750,000 | 13        | 1     | 8%          |
| 1,750,001 – 2,000,000 | 2         | 1     | 50%         |
| 2,000,001 – 2,250,000 | 3         | 0     | NA          |
| 2,250,001 – 2,500,000 | 1         | 0     | NA          |
| 2,500,001 – 2,750,000 | 1         | 0     | NA          |
| 2,750,001 – 3,000,000 | 2         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 351       | 142   | 40%         |

|                   |     |     |     |
|-------------------|-----|-----|-----|
| 2 Bedrooms & Less | 16  | 3   | 19% |
| 3 to 4 Bedrooms   | 154 | 69  | 45% |
| 5 to 6 Bedrooms   | 143 | 58  | 41% |
| 7 Bedrooms & More | 38  | 12  | 32% |
| TOTAL*            | 351 | 142 | 40% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 335       | 351       | 5%       |
| Solds                    | 115       | 142       | 23%      |
| Sale Price               | \$797,500 | \$839,900 | 5%       |
| Sale Price SQFT          | \$302     | \$323     | 7%       |
| Sale to List Price Ratio | 100%      | 99%       | -1%      |
| Days on Market           | 11        | 12        | 9%       |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

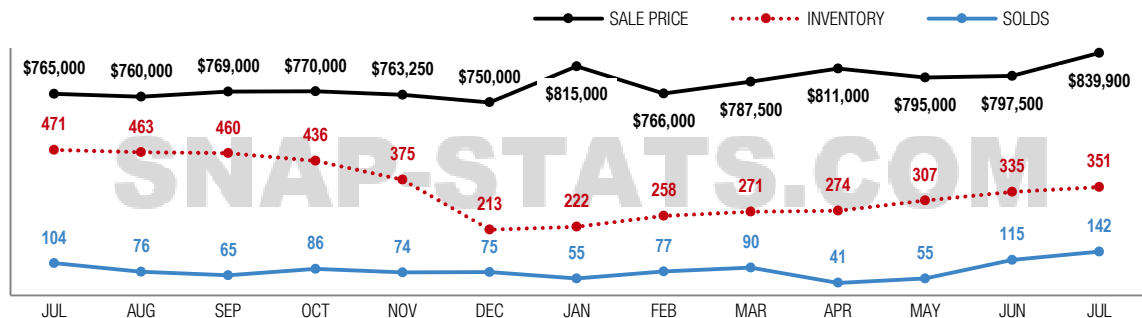
| SnapStats®         | Inventory | Sales | Sales Ratio |
|--------------------|-----------|-------|-------------|
| Abbotsford East    | 144       | 52    | 36%         |
| Abbotsford West    | 112       | 43    | 38%         |
| Aberdeen           | 29        | 16    | 55%         |
| Bradner            | 0         | 0     | NA          |
| Central Abbotsford | 41        | 23    | 56%         |
| Matsqui            | 2         | 3     | 150%*       |
| Poplar             | 14        | 4     | 29%         |
| Sumas Mountain     | 7         | 1     | 14%         |
| Sumas Prairie      | 2         | 0     | NA          |
| TOTAL*             | 351       | 142   | 40%         |

## Market Summary

- Market Type Indicator **ABBOTSFORD DETACHED**: Sellers Market at 40% Sales Ratio average (4 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$600,000 to \$900,000 with average 51% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1.5 mil to \$1.75 mil, Poplar and up to 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Aberdeen, Central Abbotsford and 3 to 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom CONDOS & TOWNHOMES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 24        | 3     | 13%         |
| 200,001 – 300,000     | 122       | 33    | 27%         |
| 300,001 – 400,000     | 116       | 25    | 22%         |
| 400,001 – 500,000     | 115       | 45    | 39%         |
| 500,001 – 600,000     | 65        | 29    | 45%         |
| 600,001 – 700,000     | 25        | 9     | 36%         |
| 700,001 – 800,000     | 9         | 1     | 11%         |
| 800,001 – 900,000     | 1         | 0     | NA          |
| 900,001 – 1,000,000   | 0         | 0     | NA          |
| 1,000,001 – 1,250,000 | 1         | 0     | NA          |
| 1,250,001 – 1,500,000 | 0         | 0     | NA          |
| 1,500,001 – 1,750,000 | 0         | 0     | NA          |
| 1,750,001 – 2,000,000 | 0         | 0     | NA          |
| 2,000,001 – 2,250,000 | 0         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 478       | 145   | 30%         |

|                      |     |     |     |
|----------------------|-----|-----|-----|
| 0 to 1 Bedroom       | 59  | 21  | 36% |
| 2 Bedrooms           | 298 | 67  | 22% |
| 3 Bedrooms           | 90  | 43  | 48% |
| 4 Bedrooms & Greater | 31  | 14  | 45% |
| TOTAL*               | 478 | 145 | 30% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 412       | 478       | 16%      |
| Solds                    | 148       | 145       | -2%      |
| Sale Price               | \$379,950 | \$435,000 | 14%      |
| Sale Price SQFT          | \$326     | \$358     | 10%      |
| Sale to List Price Ratio | 98%       | 99%       | 1%       |
| Days on Market           | 17        | 17        | 0%       |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

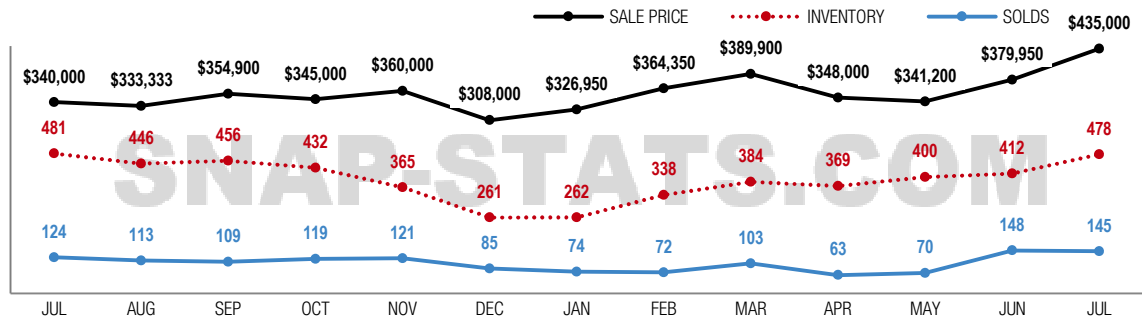
| SnapStats®         | Inventory | Sales | Sales Ratio |
|--------------------|-----------|-------|-------------|
| Abbotsford East    | 47        | 27    | 57%         |
| Abbotsford West    | 190       | 57    | 30%         |
| Aberdeen           | 3         | 2     | 67%         |
| Bradner            | 0         | 0     | NA          |
| Central Abbotsford | 223       | 51    | 23%         |
| Matsqui            | 0         | 0     | NA          |
| Poplar             | 15        | 8     | 53%         |
| Sumas Mountain     | 0         | 0     | NA          |
| Sumas Prairie      | 0         | 0     | NA          |
| TOTAL*             | 478       | 145   | 30%         |

## Market Summary

- Market Type Indicator **ABBOTSFORD ATTACHED**: Sellers Market at 30% Sales Ratio average (3 in 10 homes selling rate)
- Homes are selling on average 1% below list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average 45% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$700,000 to \$800,000, Abbotsford West, Central Abbotsford and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Abbotsford East, Poplar and 3 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com



## Price Band & Bedroom DETACHED HOUSES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 0         | 0     | NA          |
| 200,001 – 300,000     | 0         | 0     | NA          |
| 300,001 – 400,000     | 1         | 3     | 300%*       |
| 400,001 – 500,000     | 9         | 2     | 22%         |
| 500,001 – 600,000     | 15        | 8     | 53%         |
| 600,001 – 700,000     | 26        | 20    | 77%         |
| 700,001 – 800,000     | 24        | 18    | 75%         |
| 800,001 – 900,000     | 52        | 17    | 33%         |
| 900,001 – 1,000,000   | 13        | 4     | 31%         |
| 1,000,001 – 1,250,000 | 19        | 1     | 5%          |
| 1,250,001 – 1,500,000 | 7         | 2     | 29%         |
| 1,500,001 – 1,750,000 | 0         | 0     | NA          |
| 1,750,001 – 2,000,000 | 6         | 1     | 17%         |
| 2,000,001 – 2,250,000 | 2         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 2         | 0     | NA          |
| TOTAL*                | 176       | 76    | 43%         |

|                   |     |    |     |
|-------------------|-----|----|-----|
| 2 Bedrooms & Less | 19  | 5  | 26% |
| 3 to 4 Bedrooms   | 67  | 45 | 67% |
| 5 to 6 Bedrooms   | 74  | 24 | 32% |
| 7 Bedrooms & More | 16  | 2  | 13% |
| TOTAL*            | 176 | 76 | 43% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 180       | 176       | -2%      |
| Solds                    | 43        | 76        | 77%      |
| Sale Price               | \$695,000 | \$746,200 | 7%       |
| Sale Price SQFT          | \$285     | \$332     | 16%      |
| Sale to List Price Ratio | 98%       | 100%      | 2%       |
| Days on Market           | 16        | 19        | 19%      |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community DETACHED HOUSES

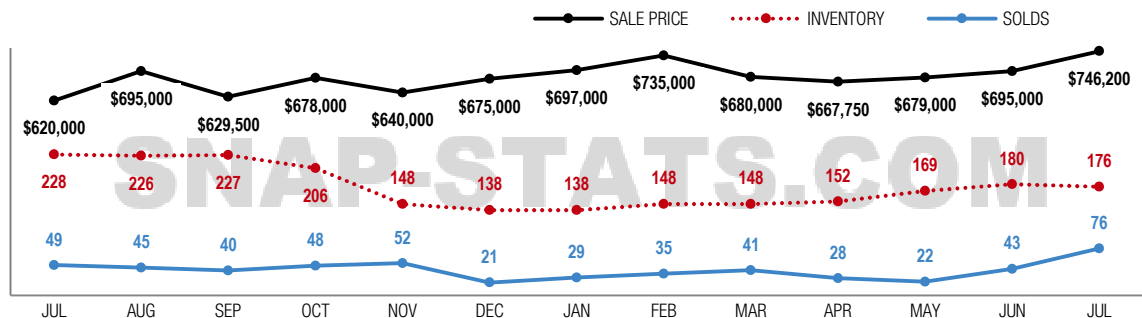
| SnapStats®      | Inventory | Sales | Sales Ratio |
|-----------------|-----------|-------|-------------|
| Dewdney Deroche | 3         | 0     | NA          |
| Durieu          | 2         | 0     | NA          |
| Hatzic          | 13        | 5     | 38%         |
| Hemlock         | 5         | 0     | NA          |
| Lake Errock     | 12        | 8     | 67%         |
| Mission         | 127       | 58    | 46%         |
| Mission West    | 11        | 4     | 36%         |
| Stave Falls     | 3         | 1     | 33%         |
| Steelhead       | 0         | 0     | NA          |
| TOTAL*          | 176       | 76    | 43%         |

## Market Summary

- Market Type Indicator **MISSION DETACHED**: Sellers Market at 43% Sales Ratio average (4.3 in 10 homes selling rate)
- Homes are selling on average 100% of list price
- Most Active Price Band\*\* \$600,000 to \$700,000 with average 77% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$1 mil to \$1.25 mil, Hatzic, Mission West and minimum 7 bedroom properties
- Sellers Best Bet\*\* Selling homes in Lake Errock and 3 to 4 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com





## Price Band & Bedroom CONDOS & TOWNHOMES

| SnapStats®            | Inventory | Sales | Sales Ratio |
|-----------------------|-----------|-------|-------------|
| \$0 – 100,000         | 0         | 0     | NA          |
| 100,001 – 200,000     | 2         | 1     | 50%         |
| 200,001 – 300,000     | 12        | 4     | 33%         |
| 300,001 – 400,000     | 20        | 3     | 15%         |
| 400,001 – 500,000     | 12        | 3     | 25%         |
| 500,001 – 600,000     | 12        | 6     | 50%         |
| 600,001 – 700,000     | 1         | 1     | 100%        |
| 700,001 – 800,000     | 0         | 0     | NA          |
| 800,001 – 900,000     | 0         | 0     | NA          |
| 900,001 – 1,000,000   | 0         | 0     | NA          |
| 1,000,001 – 1,250,000 | 0         | 0     | NA          |
| 1,250,001 – 1,500,000 | 0         | 0     | NA          |
| 1,500,001 – 1,750,000 | 0         | 0     | NA          |
| 1,750,001 – 2,000,000 | 0         | 0     | NA          |
| 2,000,001 – 2,250,000 | 0         | 0     | NA          |
| 2,250,001 – 2,500,000 | 0         | 0     | NA          |
| 2,500,001 – 2,750,000 | 0         | 0     | NA          |
| 2,750,001 – 3,000,000 | 0         | 0     | NA          |
| 3,000,001 – 3,500,000 | 0         | 0     | NA          |
| 3,500,001 – 4,000,000 | 0         | 0     | NA          |
| 4,000,001 & Greater   | 0         | 0     | NA          |
| TOTAL*                | 59        | 18    | 31%         |

|                      |    |    |     |
|----------------------|----|----|-----|
| 0 to 1 Bedroom       | 3  | 1  | 33% |
| 2 Bedrooms           | 31 | 6  | 19% |
| 3 Bedrooms           | 22 | 10 | 45% |
| 4 Bedrooms & Greater | 3  | 1  | 33% |
| TOTAL*               | 59 | 18 | 31% |

| SnapStats®               | June      | July      | Variance |
|--------------------------|-----------|-----------|----------|
| Inventory                | 45        | 59        | 31%      |
| Solds                    | 15        | 18        | 20%      |
| Sale Price               | \$430,000 | \$432,500 | 1%       |
| Sale Price SQFT          | \$277     | \$298     | 8%       |
| Sale to List Price Ratio | 96%       | 98%       | 2%       |
| Days on Market           | 82        | 26        | -68%     |

\*Sales Ratio suggests market type and speed (ie Balanced 12-20%.) Refer to YTD reports for sustained periods. If >100% MLS® data reported previous month's sales exceeded current inventory count.

## Community CONDOS & TOWNHOMES

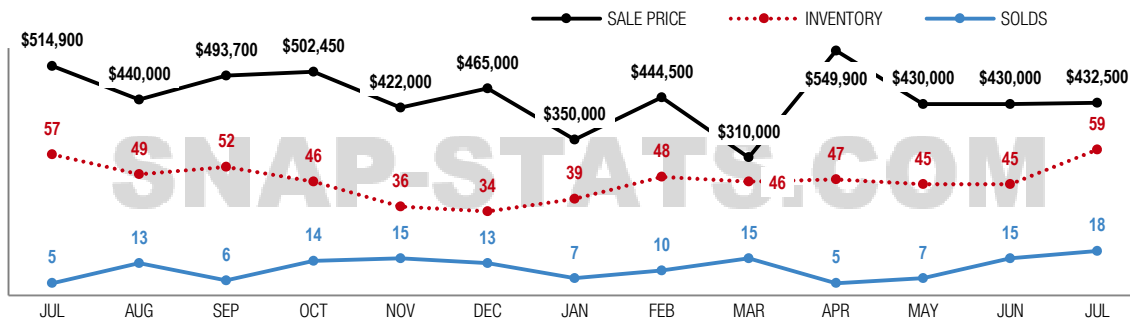
| SnapStats®      | Inventory | Sales | Sales Ratio |
|-----------------|-----------|-------|-------------|
| Dewdney Deroche | 0         | 0     | NA          |
| Durieu          | 0         | 0     | NA          |
| Hatzic          | 0         | 0     | NA          |
| Hemlock         | 5         | 0     | NA          |
| Lake Errock     | 0         | 0     | NA          |
| Mission         | 49        | 17    | 35%         |
| Mission West    | 5         | 1     | 20%         |
| Stave Falls     | 0         | 0     | NA          |
| Steelhead       | 0         | 0     | NA          |
| TOTAL*          | 59        | 18    | 31%         |

## Market Summary

- Market Type Indicator **MISSION ATTACHED**: Sellers Market at 31% Sales Ratio average (3.1 in 10 homes selling rate)
- Homes are selling on average 2% below list price
- Most Active Price Band\*\* \$500,000 to \$600,000 with average 50% Sales Ratio (Sellers market)
- Buyers Best Bet\*\* Homes between \$300,000 to \$400,000, Mission West and 2 bedroom properties
- Sellers Best Bet\*\* Selling homes in Mission and 3 bedroom properties

\*\*With minimum inventory of 10 in most instances

## 13 Month Market Trend



## Compliments of...

SnapStats Publishing  
SnapStats Publishing Company  
604.229.0521

snap-stats.com  
snapstatsinfo@gmail.com

