

# Local Market Update for May 2022

A Research Tool Provided by the Colorado Association of REALTORS®

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## San Miguel County

Contact the Telluride Association of REALTORS® for more detailed local statistics or to find a REALTOR® in the area.

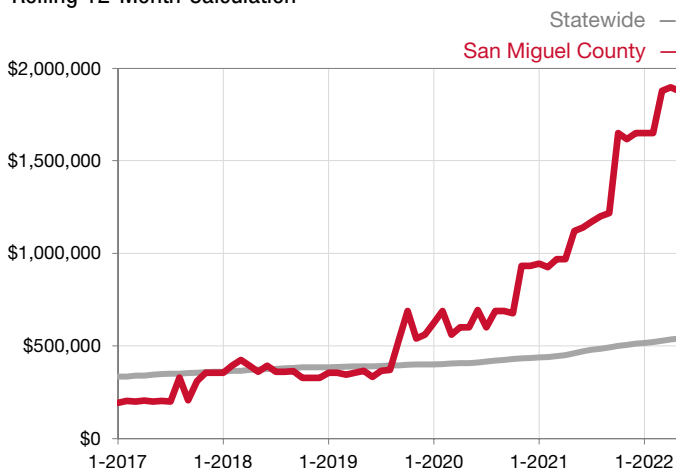
Single Family	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	8	4	- 50.0%	33	29	- 12.1%
Sold Listings	5	3	- 40.0%	26	16	- 38.5%
Median Sales Price*	\$4,975,000	<b>\$3,700,000</b>	- 25.6%	\$1,565,000	<b>\$1,586,000</b>	+ 1.3%
Average Sales Price*	\$10,805,000	<b>\$3,307,733</b>	- 69.4%	\$3,815,212	<b>\$2,327,825</b>	- 39.0%
Percent of List Price Received*	98.2%	<b>97.8%</b>	- 0.4%	95.4%	<b>95.7%</b>	+ 0.3%
Days on Market Until Sale	236	<b>248</b>	+ 5.1%	186	<b>147</b>	- 21.0%
Inventory of Homes for Sale	29	<b>30</b>	+ 3.4%	--	--	--
Months Supply of Inventory	4.2	<b>5.5</b>	+ 31.0%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

Townhouse/Condo	May			Year to Date		
	2021	2022	Percent Change from Previous Year	Thru 05-2021	Thru 05-2022	Percent Change from Previous Year
<b>Key Metrics</b>						
New Listings	2	7	+ 250.0%	20	21	+ 5.0%
Sold Listings	10	2	- 80.0%	29	21	- 27.6%
Median Sales Price*	\$1,637,500	<b>\$3,722,500</b>	+ 127.3%	\$1,350,000	<b>\$1,998,000</b>	+ 48.0%
Average Sales Price*	\$1,837,250	<b>\$3,722,500</b>	+ 102.6%	\$1,779,607	<b>\$2,417,944</b>	+ 35.9%
Percent of List Price Received*	98.1%	<b>100.0%</b>	+ 1.9%	97.7%	<b>98.1%</b>	+ 0.4%
Days on Market Until Sale	167	<b>56</b>	- 66.5%	172	<b>106</b>	- 38.4%
Inventory of Homes for Sale	10	<b>7</b>	- 30.0%	--	--	--
Months Supply of Inventory	1.4	<b>1.7</b>	+ 21.4%	--	--	--

\* Does not account for seller concessions and/or down payment assistance. | Activity for one month can sometimes look extreme due to small sample size.

**Median Sales Price – Single Family**  
Rolling 12-Month Calculation



**Median Sales Price – Townhouse-Condo**  
Rolling 12-Month Calculation

