

Local Market Update for October 2023

A Research Tool Provided by the Colorado Association of REALTORS®

Make Sure Your Agent is a REALTOR®

Not all agents are the same!



San Miguel County

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

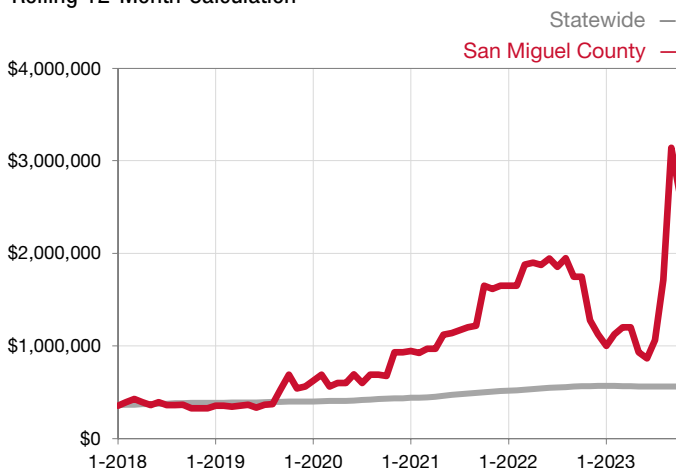
Single Family	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Key Metrics						
New Listings	6	4	- 33.3%	73	88	+ 20.5%
Sold Listings	2	4	+ 100.0%	39	30	- 23.1%
Median Sales Price*	\$3,910,000	\$1,162,500	- 70.3%	\$1,277,000	\$3,142,500	+ 146.1%
Average Sales Price*	\$3,910,000	\$2,193,750	- 43.9%	\$2,494,856	\$3,895,458	+ 56.1%
Percent of List Price Received*	99.6%	95.9%	- 3.7%	95.7%	95.7%	0.0%
Days on Market Until Sale	75	112	+ 49.3%	123	144	+ 17.1%
Inventory of Homes for Sale	33	49	+ 48.5%	--	--	--
Months Supply of Inventory	7.3	12.3	+ 68.5%	--	--	--

* 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	October			Year to Date		
	2022	2023	Percent Change from Previous Year	Thru 10-2022	Thru 10-2023	Percent Change from Previous Year
Key Metrics						
New Listings	5	4	- 20.0%	46	42	- 8.7%
Sold Listings	2	5	+ 150.0%	35	32	- 8.6%
Median Sales Price*	\$1,852,500	\$1,612,500	- 13.0%	\$1,605,000	\$2,125,000	+ 32.4%
Average Sales Price*	\$1,852,500	\$1,671,500	- 9.8%	\$2,341,052	\$2,222,344	- 5.1%
Percent of List Price Received*	96.2%	100.7%	+ 4.7%	98.1%	98.3%	+ 0.2%
Days on Market Until Sale	97	68	- 29.9%	91	100	+ 9.9%
Inventory of Homes for Sale	17	12	- 29.4%	--	--	--
Months Supply of Inventory	4.5	3.8	- 15.6%	--	--	--

* 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

