Local Market Update for June 2026

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

	June			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 06-2025**	**Thru 06-2026**	Percent Change from Previous Year
New Listings	17	**9**	- 47.1%	46	**37**	- 19.6%
Sold Listings	2	**3**	+ 50.0%	18	**12**	- 33.3%
Median Sales Price*	$6,529,000	**$5,195,000**	- 20.4%	$1,846,500	**$2,400,000**	+ 30.0%
Average Sales Price*	$6,529,000	**$5,681,667**	- 13.0%	$3,533,128	**$4,086,250**	+ 15.7%
Percent of List Price Received*	95.4%	**95.2%**	- 0.2%	91.8%	**93.8%**	+ 2.2%
Days on Market Until Sale	387	**265**	- 31.5%	236	**178**	- 24.6%
Inventory of Homes for Sale	54	**51**	- 5.6%	--	**--**	--
Months Supply of Inventory	17.5	**17.5**	0.0%	--	**--**	--

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

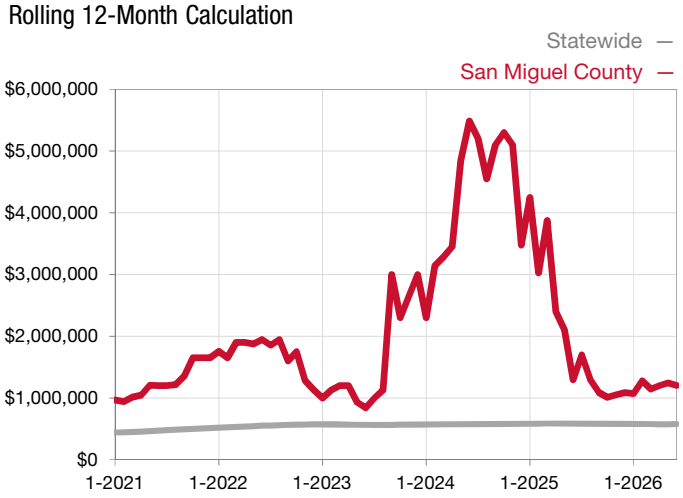
Townhouse/Condo

	June			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change from Previous Year	**Thru 06-2025**	**Thru 06-2026**	Percent Change from Previous Year
New Listings	3	**3**	0.0%	18	**8**	- 55.6%
Sold Listings	1	**0**	- 100.0%	6	**6**	0.0%
Median Sales Price*	$1,500,000	**$0**	- 100.0%	$1,597,500	**$1,367,500**	- 14.4%
Average Sales Price*	$1,500,000	**$0**	- 100.0%	$2,599,167	**$2,289,167**	- 11.9%
Percent of List Price Received*	100.0%	**0.0%**	- 100.0%	98.2%	**93.5%**	- 4.8%
Days on Market Until Sale	140	**0**	- 100.0%	175	**174**	- 0.6%
Inventory of Homes for Sale	17	**10**	- 41.2%	--	**--**	--
Months Supply of Inventory	10.2	**3.6**	- 64.7%	--	**--**	--

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

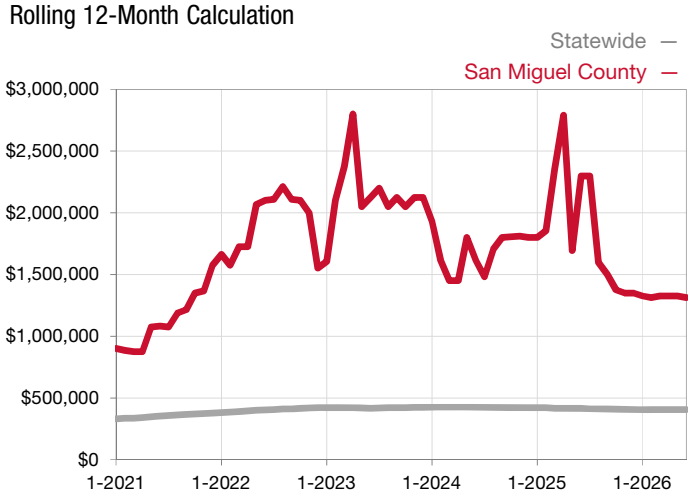
Median Sales Price – Single Family

Rolling 12-Month Calculation



Median Sales Price – Townhouse-Condo

Rolling 12-Month Calculation



Current as of July 3, 2026. All data from the multiple listing services in the state of Colorado. Report © 2026 ShowingTime Plus, LLC.