

Local Market Update for December 2025

A Research Tool Provided by the Colorado Association of REALTORS®

San Miguel County

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

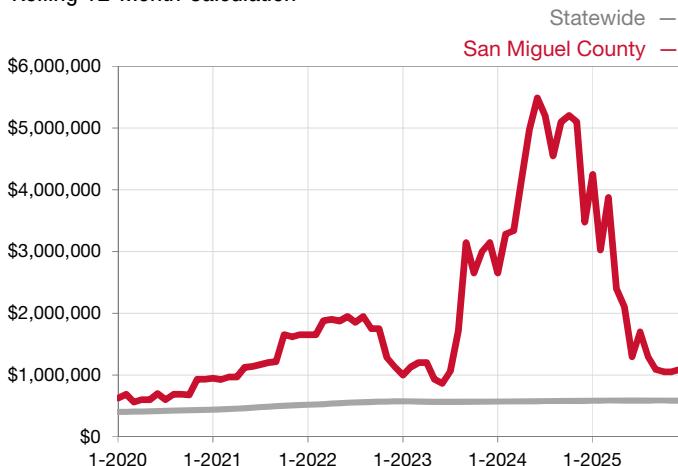
Single Family	December			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
Key Metrics						
New Listings	1	6	+ 500.0%	88	88	0.0%
Sold Listings	6	5	- 16.7%	42	41	- 2.4%
Median Sales Price*	\$882,500	\$1,050,000	+ 19.0%	\$3,474,500	\$1,088,000	- 68.7%
Average Sales Price*	\$3,803,000	\$2,281,000	- 40.0%	\$4,630,235	\$2,630,446	- 43.2%
Percent of List Price Received*	94.3%	92.1%	- 2.3%	93.7%	92.4%	- 1.4%
Days on Market Until Sale	197	227	+ 15.2%	162	212	+ 30.9%
Inventory of Homes for Sale	39	46	+ 17.9%	--	--	--
Months Supply of Inventory	11.1	13.5	+ 21.6%	--	--	--

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

Townhouse/Condo	December			Year to Date		
	2024	2025	Percent Change from Previous Year	Thru 12-2024	Thru 12-2025	Percent Change from Previous Year
Key Metrics						
New Listings	7	1	- 85.7%	33	35	+ 6.1%
Sold Listings	0	0	--	14	15	+ 7.1%
Median Sales Price*	\$0	\$0	--	\$1,575,000	\$1,376,000	- 12.6%
Average Sales Price*	\$0	\$0	--	\$2,410,214	\$2,071,533	- 14.1%
Percent of List Price Received*	0.0%	0.0%	--	97.5%	95.9%	- 1.6%
Days on Market Until Sale	0	0	--	131	193	+ 47.3%
Inventory of Homes for Sale	15	14	- 6.7%	--	--	--
Months Supply of Inventory	7.5	6.5	- 13.3%	--	--	--

* 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

