

San Miguel County Real Estate Sales Activity Report for 2025 & 2nd Qtr. 2026

(Includes only the major listing & sales property categories)

Property Location	2025 TOTAL SALES		# INVENTORY	YTD SALES as of 6/30/26		# INVENTORY
	\$	#	AS OF 12/31/25	\$	#	AS OF 6/30/26
Telluride						
Telluride Condominiums/Half Duplex	\$144,739,000	54	32	\$39,413,000	18	35
Telluride Single Family Homes	\$103,117,433	20	19	\$78,460,317	9	18
Telluride Vacant Residential	\$2,877,500	2	10	\$11,200,000	5	10
Mountain Village						
Mtn Village Condominiums/Half Duplex	\$76,445,660	38	57	\$50,389,000	23	46
Mtn Village Single Family Homes	\$218,387,500	24	35	\$104,377,634	13	36
Mtn Village Vacant Residential	\$21,247,766	13	26	\$8,750,000	6	35
Remainder of County						
Aldasoro Single Family Homes	\$24,935,000	3	1	\$0	0	3
Aldasoro Vacant Residential	\$4,650,000	2	5	\$2,895,000	2	6
Ski Ranch Single Family Homes	\$19,060,300	5	1	\$0	0	5
Ski Ranch Vacant Residential	\$1,100,000	1	4	\$0	0	7
Remainder of Cty. Single Family Homes	\$136,062,150	67	46	\$37,724,000	23	54
Remainder of Cty. Vacant Residential	\$23,147,500	48	46	\$15,873,000	29	70
Total	\$775,769,809	277	325	\$349,081,951	128	325

Guesstimate for 2026 # of Sales for all of San Miguel County is 425.

Actual 2025 # of Sales for all of San Miguel County was 448.

Guesstimate for 2026 \$ of Sales for all of San Miguel County is \$875M.

Actual 2025 \$ of Sales for all of San Miguel County was \$868.28M.

Disclaimer: All "guesstimates" were made at the beginning of the year 2026. All deed-restricted & fractional sales are excluded.