

MARKET UPDATE

STEAMBOAT'S RESIDENTIAL SALES BAROMETER

* STEAMBOAT SPRINGS STATS ** ROUTT COUNTY STATS

* MEDIAN PRICE / SF – 2026

\$830 

CHANGE FROM 2025

* MEDIAN SALES PRICE – 2026

\$1.44M 

CHANGE FROM 2025

* MEDIAN DAYS ON MKT – 2026

21 

CHANGE FROM 2025

** # LISTINGS SOLD – 2026

245 

CHANGE FROM 2025

** SALES VOLUME – 2026

\$430M 

CHANGE FROM 2025

** PENDING LISTINGS – 2026

90 

CHANGE FROM 2025

** ACTIVE RESIDENTIAL LISTINGS – JULY 1, 2026

453 

CHANGE FROM 2025



June showed buyers stepping back into the market with confidence as sales volume climbed to \$430.3M, up from \$384.7M a year ago, while median prices rose from \$1.24M to \$1.44M. Inventory increased from 399 to 453 active listings, creating more choices without weakening demand. Homes sold for 97.9% of list price, compared with 98.2% last June. We expect a more active late summer/fall, with motivated buyers rewarding well-priced, move-in-ready homes.