



Minturn, Colorado.

Current market data.

10 cards. Every number sourced and dated. Data as of Oct 30, 2026.

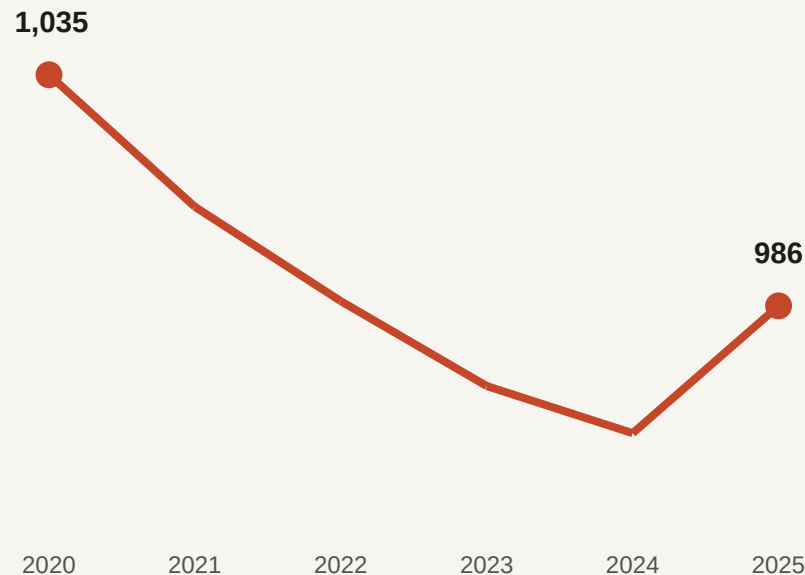


POPULATION

Down 4.7% since 2020.

986

people, the 151st-largest of Colorado's cities and towns.



THE WORKDAY

9 in 10 jobs here go to
people who live somewhere
else.

90.8%

of 511 jobs located in Minturn are filled by in-commuters.



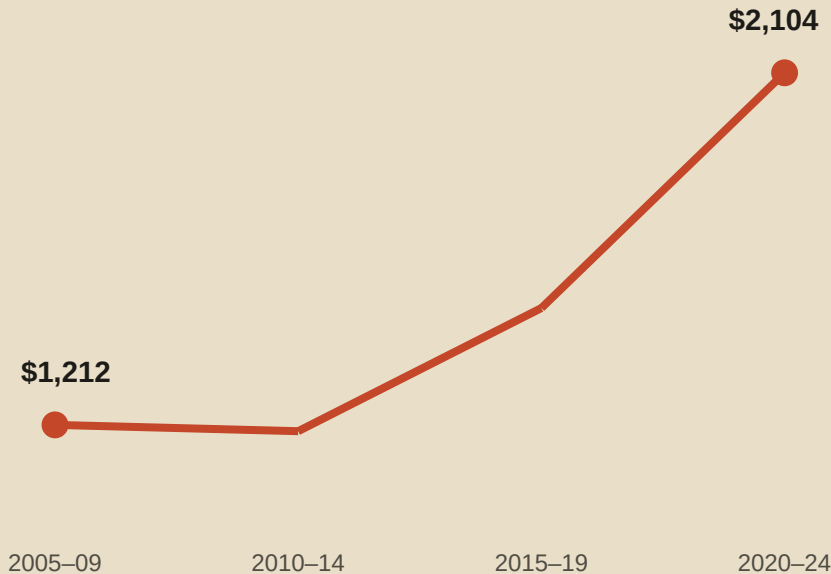
Each dot is 1% of jobs. Filled: held by in-commuters.

RENT

Median rent is up 74%
since the 2005–2009
survey, before inflation.

\$2,104

a month. Colorado's median is \$1,761.





THE SEAM

Cross one tract line and median rent doubles.

A \$1,635 gap between neighbors, the sharpest rent edge between adjacent tracts in Eagle County.

TRACT 7.03

\$1,393

TRACT 7.01

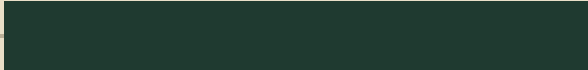
\$3,028



ROOM TO BUILD

The median rent is above what local wages can carry.

\$1,084–\$1,626



\$2,104 median

is the monthly rent range local workforce wages support.

BUILDING

Most of the housing here is older than 2000.

18

homes permitted, 2022–2025

33%

of those were in multifamily
buildings

78%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.2–1.0% to the 516 homes here.

1–5

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs
105% more than
Colorado's.

\$1,103,100

median home value in Minturn.

Minturn



\$1,103,100

Colorado



\$539,400

U.S.



\$332,700

THAT WAS MINTURN'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at [**almanacdata.ai/e/co/minturn/**](https://almanacdata.ai/e/co/minturn/)

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