



# 4914 Victor Street - 1, Dallas, TX 75214

Comparative Market Analysis • Saved on March 02, 2026 at 11:10 PM

## BA Algorithm Rent Estimate

■ BA Transparent Rent Algorithm

### \$1,984/month

Based on 25 comparable properties

Confidence: N/A

## AI Rent Estimate

■ Machine Learning Model

### \$2,000/month

Advanced AI analysis of market trends

AI Confidence: 90.0%

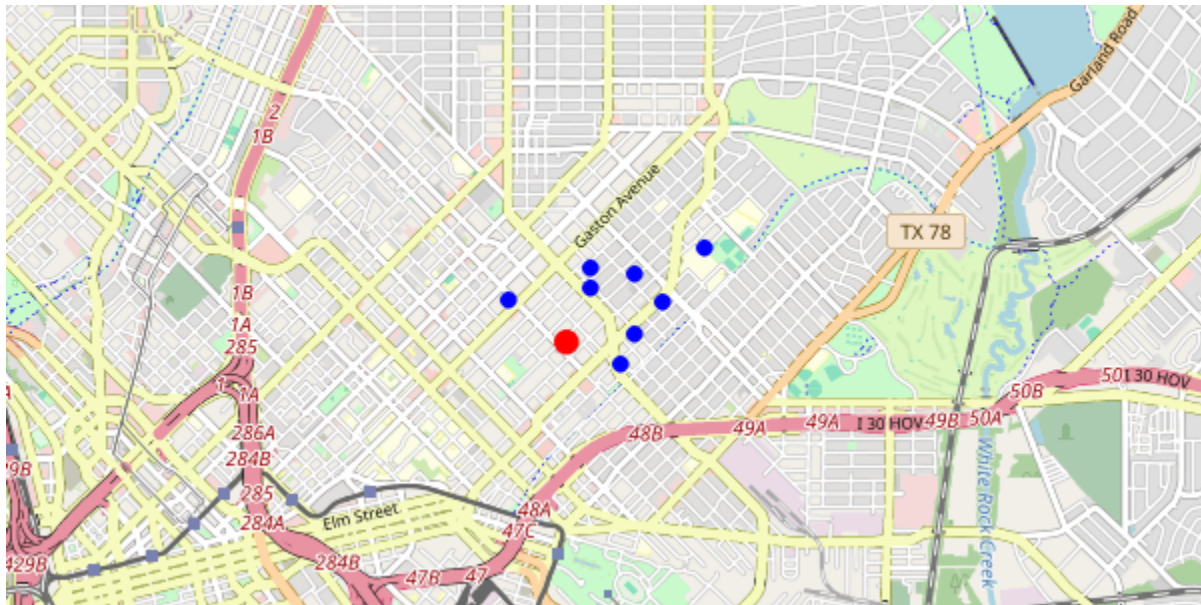
## Property Details

Address	4914 Victor Street - 1, Dallas, TX 75214
Bedrooms	2
Bathrooms	1.0
Square Feet	N/A
Property Type	Multi-Family

## Comparable Properties Summary

Total Comparables	25
High Correlation Properties	0
Average Comp Rent	\$1,894
Rent Range	\$1,686 - \$2,281

## Property Location Map



Subject property location shown on map. View the web version for an interactive map with all comparable properties.

## Comparable Properties (25)

5513 Victor St, Dallas, TX 75214	Multi-Family	\$1,500	2BR/1BA	750	0.48 mi	65%
915/917 N Fitzhugh Ave, Dallas, TX 75204	Multi-Family	\$2,495	2BR/1BA	757	0.36 mi	65%
111 1/2 S Henderson Ave, Dallas, TX 75214	Multi-Family	\$1,600	2BR/1BA	0	0.34 mi	65%

5004 East Side Ave, Unit 101, Dallas, TX 75214	Multi-Family	\$1,650	2BR/1BA	0	0.29 mi	65%
111 S Henderson Ave, Dallas, TX 75214	Multi-Family	\$1,600	2BR/1BA	0	0.34 mi	65%
5213 Tremont St, Unit A, Dallas, TX 75214	Multi-Family	\$1,695	2BR/1BA	0	0.30 mi	65%
5322 Junius St, Dallas, TX 75214	Multi-Family	\$2,499	2BR/1BA	0	0.39 mi	65%
5004 East Side Ave, Unit 103, Dallas, TX 75214	Multi-Family	\$1,650	2BR/1BA	0	0.29 mi	65%
5827 Columbia Ave, Dallas, TX 75214	Multi-Family	\$1,550	2BR/1BA	884	0.83 mi	62%
5508 Columbia Ave, Dallas, TX 75214	Multi-Family	\$1,485	2BR/1.5BA	0	0.51 mi	62%
424 Mount Auburn Ave, Dallas, TX 75223	Multi-Family	\$1,300	2BR/1BA	700	0.94 mi	62%
5413 Live Oak St, Dallas, TX 75206	Multi-Family	\$2,700	2BR/1.5BA	0	0.69 mi	62%
5705 Ross Ave, Dallas, TX 75206	Multi-Family	\$1,895	2BR/1BA	0	0.99 mi	62%
4636 Virginia Ave, Dallas, TX 75204	Multi-Family	\$1,795	2BR/1BA	0	0.73 mi	62%
4615 Gaston Ave, Dallas, TX 75246	Multi-Family	\$2,095	2BR/2BA	0	0.43 mi	60%
4318 Junius St, Unit 3, Dallas, TX 75246	Multi-Family	\$1,450	2BR/2BA	929	0.48 mi	60%
821 Newell Ave, Dallas, TX 75223	Multi-Family	\$2,000	2BR/1BA	725	1.54 mi	58%
2014 Caddo St, Unit 2012, Dallas, TX 75204	Multi-Family	\$1,545	2BR/1BA	900	1.35 mi	58%
5918 La Vista Dr, Unit 3, Dallas, TX 75206	Multi-Family	\$1,950	2BR/1BA	0	1.06 mi	58%
5927 Lewis St, Dallas, TX 75206	Multi-Family	\$1,995	2BR/1BA	0	1.04 mi	58%
6205 Llano Ave, Dallas, TX 75214	Multi-Family	\$1,995	2BR/1.5BA	0	1.77 mi	58%
6202 Goliad Ave, Dallas, TX 75214	Multi-Family	\$1,995	2BR/1BA	0	1.47 mi	58%
5632 Willis Ave, Dallas, TX 75206	Multi-Family	\$2,375	2BR/1.5BA	0	1.60 mi	58%
5612 Vickery Blvd, Unit A, Dallas, TX 75206	Multi-Family	\$2,595	2BR/1.5BA	0	1.75 mi	58%
5927 Lewis St, Unit 5929, Dallas, TX 75206	Multi-Family	\$1,950	2BR/1BA	0	1.04 mi	58%

**Note:** Comparables are ranked by correlation score (90%+ = high correlation). Properties with higher correlation scores are more similar to the subject property.

Blue Atlas Realty | Professional Property Management

Data Source: BA Algorithm with RentCast Comparables | Analysis Date: March 02, 2026

This report is for informational purposes only and should not be considered as a formal appraisal.