



# 701 Via Del Mar, Mesquite, TX 75150

Comparative Market Analysis • Saved on January 04, 2026 at 08:23 PM

### BA Algorithm Rent Estimate

■ BA Transparent Rent Algorithm

**\$2,137/month**

Based on 25 comparable properties

Confidence: N/A

### AI Rent Estimate

■ Machine Learning Model

**\$2,100/month**

Advanced AI analysis of market trends

AI Confidence: 85.0%

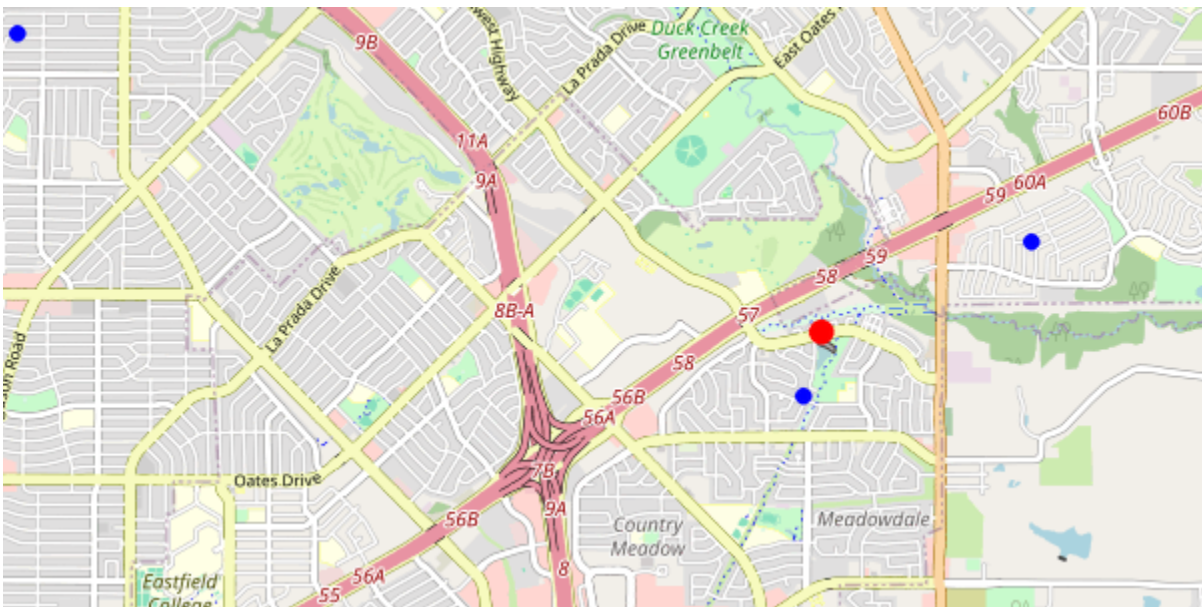
### Property Details

Address	701 Via Del Mar, Mesquite, TX 75150
Bedrooms	3
Bathrooms	3.0
Square Feet	1,634
Property Type	Single Family

### Comparable Properties Summary

Total Comparables	25
High Correlation Properties	0
Average Comp Rent	\$2,144
Rent Range	\$1,881 - \$2,394

### Property Location Map



Subject property location shown on map. [View the web version for an interactive map with all comparable properties.](#)

### Comparable Properties (25)

2141 Province Ln, Dallas, TX 75228	Single Family	\$2,225	3BR/3BA	0	4.25 mi	89%
3243 Wexford Dr, Garland, TX 75043	Single Family	\$1,850	3BR/3BA	0	3.32 mi	89%
4710 Grovetree Ln, Garland, TX 75043	Single Family	\$2,149	3BR/2BA	0	1.72 mi	88%

2710 Clover Valley Dr, Garland, TX 75043	Single Family	\$2,000	3BR/2BA	0	1.14 mi	88%
713 Via, Avenida, Mesquite, TX 75150	Single Family	\$2,100	3BR/2BA	0	0.34 mi	88%
2618 San Saba St, Mesquite, TX 75150	Single Family	\$2,025	3BR/2BA	0	2.41 mi	84%
3817 Bachman Blvd, Garland, TX 75043	Single Family	\$2,199	3BR/2BA	0	2.80 mi	84%
1505 Cascade St, Mesquite, TX 75149	Single Family	\$1,750	3BR/2BA	0	3.62 mi	84%
3401 Colonial Dr, Rowlett, TX 75088	Single Family	\$2,200	3BR/2BA	0	4.35 mi	84%
2021 Costa Mesa Dr, Dallas, TX 75228	Single Family	\$1,900	3BR/2BA	0	4.27 mi	84%
9915 La Prada Dr, Dallas, TX 75228	Single Family	\$2,100	3BR/2BA	0	3.40 mi	84%
4336 San Marcus Dr, Mesquite, TX 75150	Single Family	\$1,895	3BR/2BA	0	2.57 mi	84%
5437 Meadow Vista Ln, Garland, TX 75043	Single Family	\$2,350	3BR/3BA	0	3.11 mi	82%
3071 Larry Dr, Dallas, TX 75228	Single Family	\$1,800	3BR/2.5BA	0	3.36 mi	82%
10803 Mandalay Dr, Dallas, TX 75228	Single Family	\$3,000	3BR/2.5BA	0	3.10 mi	82%
1557 Copper Meadow Dr, Mesquite, TX 75149	Single Family	\$2,500	3BR/2.5BA	0	4.29 mi	82%
5328 Waterford Dr, Mesquite, TX 75150	Single Family	\$1,859	3BR/2BA	0	1.72 mi	81%
4301 Live Oak Dr, Mesquite, TX 75150	Single Family	\$2,000	4BR/2BA	0	1.97 mi	78%
5516 Laredo Ln, Garland, TX 75043	Single Family	\$2,500	4BR/2BA	0	1.20 mi	78%
3251 Rosebank Dr, Dallas, TX 75228	Single Family	\$2,000	3BR/2BA	0	4.55 mi	77%
4222 Foliage Dr, Garland, TX 75043	Single Family	\$2,350	3BR/2BA	0	2.17 mi	77%
6318 Sasaki Way, Garland, TX 75043	Single Family	\$2,500	3BR/2BA	0	2.41 mi	77%
1517 Paintbrush St, Mesquite, TX 75149	Single Family	\$1,999	3BR/2BA	0	4.49 mi	77%
5205 Wedgewood Dr, Garland, TX 75043	Single Family	\$1,950	3BR/2BA	0	2.74 mi	77%
2938 Healey Dr, Dallas, TX 75228	Single Family	\$2,395	3BR/2BA	0	3.41 mi	77%

**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: January 04, 2026

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