



# 4236 Haflinger Road, Providence Village, TX 76227

Comparative Market Analysis • Saved on January 04, 2026 at 08:44 PM

## BA Algorithm Rent Estimate

■ BA Transparent Rent Algorithm

**\$1,909/month**

Based on 25 comparable properties

Confidence: N/A

## AI Rent Estimate

■ Machine Learning Model

**\$1,800/month**

Advanced AI analysis of market trends

AI Confidence: 90.0%

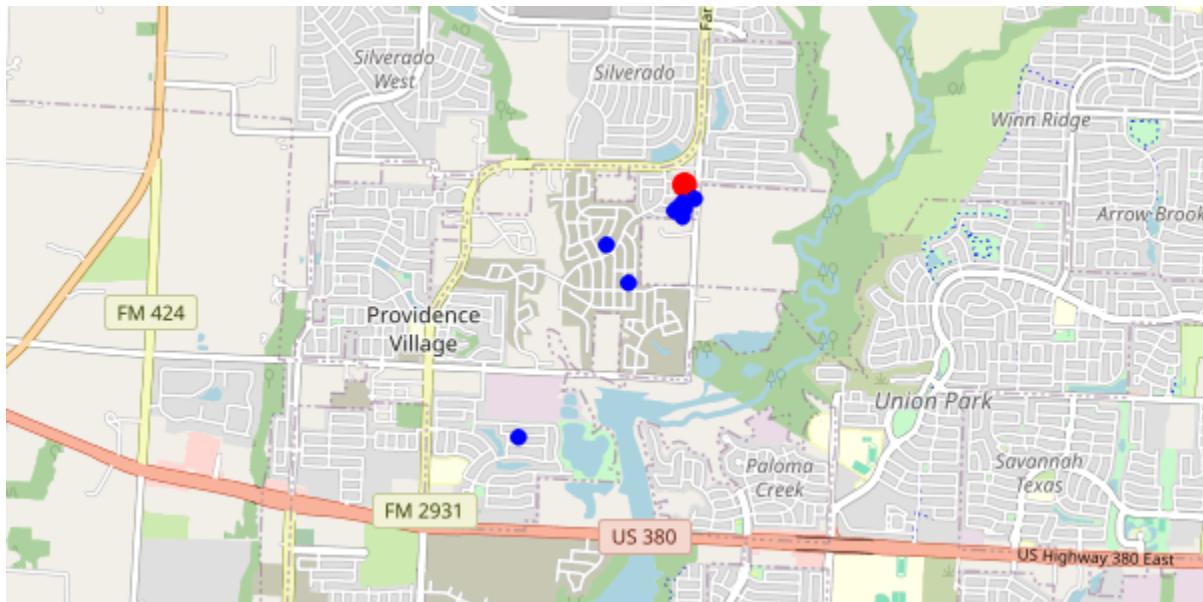
## Property Details

Address	4236 Haflinger Road, Providence Village, TX 76227
Bedrooms	3
Bathrooms	3.0
Square Feet	1,203
Property Type	Single Family

## Comparable Properties Summary

Total Comparables	25
High Correlation Properties	8
Average Comp Rent	\$1,937
Rent Range	\$1,680 - \$2,138

## Property Location Map



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

## Comparable Properties (25)

12196 Steeplechase Dr, Providence Village, TX 76227	Single Family	\$1,695	3BR/2.5BA	0	0.17 mi	100%
3209 Tokara St, Providence Village, TX 76227	Single Family	\$1,800	3BR/2BA	0	0.50 mi	95%

12157 Steeplechase Dr, Providence Village, TX 76227	Single Family	\$1,750	3BR/2.5BA	0	0.15 mi	93%
12152 Morgan Dr, Providence Village, TX 76227	Single Family	\$1,795	3BR/2.5BA	0	0.12 mi	93%
4116 Belmont Dr, Providence Village, TX 76227	Single Family	\$1,795	3BR/2.5BA	0	0.09 mi	93%
12176 Morgan Dr, Providence Village, TX 76227	Single Family	\$1,795	3BR/2.5BA	0	0.12 mi	93%
12160 Morgan Dr, Providence Village, TX 76227	Single Family	\$1,795	3BR/2.5BA	0	0.12 mi	93%
12161 Morgan Dr, Providence Village, TX 76227	Single Family	\$1,795	3BR/2.5BA	0	0.09 mi	93%
1336 Kingston Pl, Providence Village, TX 76227	Single Family	\$1,775	3BR/2BA	0	1.50 mi	88%
3012 Burmese St, Providence Village, TX 76227	Single Family	\$2,300	3BR/2BA	0	0.57 mi	85%
8912 Wild Rose Ln, Crossroads, TX 76227	Single Family	\$1,730	3BR/2BA	0	3.14 mi	84%
413 Brahma St, Aubrey, TX 76227	Single Family	\$2,050	3BR/2BA	0	3.18 mi	77%
11413 Alpine Springs Dr, Aubrey, TX 76227	Single Family	\$2,245	3BR/2BA	0	0.85 mi	77%
2404 Castle Creek Dr, Little Elm, TX 75068	Single Family	\$2,400	3BR/2BA	0	2.50 mi	77%
1709 Trace Dr, Aubrey, TX 76227	Single Family	\$1,949	3BR/2BA	0	2.65 mi	77%
12148 Morgan Dr, Providence Village, TX 76227	Single Family	\$1,995	4BR/2.5BA	0	0.13 mi	75%
12165 Morgan Dr, Providence Village, TX 76227	Single Family	\$1,995	4BR/2.5BA	0	0.09 mi	75%
1264 Revolution Dr, Krugerville, TX 76227	Single Family	\$1,750	2BR/2BA	0	1.86 mi	71%
1495 Acmite Ave, Crossroads, TX 76227	Single Family	\$1,980	3BR/2BA	0	2.35 mi	69%
500 Hill St, Aubrey, TX 76227	Single Family	\$1,835	3BR/2BA	0	4.96 mi	69%
517 Pawnee St, Crossroads, TX 76227	Single Family	\$2,005	3BR/2BA	0	3.80 mi	69%
1217 Charleston Ln, Savannah, TX 76227	Single Family	\$2,175	3BR/2BA	0	2.35 mi	69%
9810 Walnut Hill Dr, Providence Village, TX 76227	Single Family	\$1,925	3BR/2.5BA	0	1.69 mi	68%
8800 Tumbleweed Dr, Crossroads, TX 76227	Single Family	\$2,000	3BR/2BA	0	3.56 mi	59%
3305 Kaufman Ct, Little Elm, TX 75068	Single Family	\$2,100	3BR/2BA	0	2.58 mi	59%

**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.