# Article information:

[https://lookups.melissa.com/home/property?mak=5718531197=xml=pPpvMgQqaZ4wR-qQfZSD8p\*\*nSAcwXpxhQ0PC2lXxuDAZ-\*\*](https://lookups.melissa.com/home/property?mak=5718531197&fmt=xml&id=pPpvMgQqaZ4wR-qQfZSD8p**nSAcwXpxhQ0PC2lXxuDAZ-**)

# Article summary:

1. The property located at 3417 Hutchins St in Houston, TX is owned by Robert Lawrence Berry IV and has an estimated value of $508,000.

2. The property was built in 2019 and has a total assessed value of $504,372, with $62,400 attributed to land value and $441,972 to improvements.

3. The property features 3 bedrooms, 3 bathrooms, and a total building area of 2,216 square feet on a lot size of 0.043 acres in the University neighborhood of Houston.

# Article rating:

May be slightly imbalanced: The article presents the information in a generally reliable way, but there are minor points of consideration that could be explored further or claims that are not fully backed by appropriate evidence. Some perspectives may also be omitted, and you are encouraged to use the research topics section to explore the topic further.

# Article analysis:

The article provides detailed information about a property located at 3417 Hutchins St in Houston, Texas. It includes data such as the owner's name, estimated value, assessed value, tax amount, year built, and various other property details. However, there are several potential biases and limitations in the content provided.

One of the main biases in the article is the lack of context or explanation for certain data points. For example, while it mentions the estimated value and assessed value of the property, it does not provide any information on how these values were determined or what factors were considered in their calculation. This lack of transparency raises questions about the reliability and accuracy of the information presented.

Additionally, there is a potential bias towards promoting the property as a valuable investment opportunity. The article highlights the high estimated value of $508,000 and emphasizes that it was built in 2019, suggesting that it is a modern and desirable property. This promotional tone could be misleading to readers who may not have all the necessary information to make an informed decision about the property.

Furthermore, there is a lack of discussion on any potential risks or drawbacks associated with the property. While it mentions basic details such as the number of bedrooms and bathrooms, it does not address important factors like neighborhood safety, proximity to amenities, or any potential issues with the property itself. This one-sided reporting could give readers an incomplete picture of what owning this property entails.

Moreover, there is no exploration of counterarguments or alternative perspectives on the property. By only presenting positive aspects and omitting any potential negatives or criticisms, the article fails to provide a balanced view for readers to consider.

Overall, while the article provides detailed information about a specific property in Houston, it lacks transparency in its data sources and calculations, promotes a biased view of the property as a valuable investment opportunity without addressing potential risks or drawbacks, and fails to present a balanced perspective by omitting counterarguments or alternative viewpoints.

# Topics for further research:

* Potential risks of buying property in Houston
* Neighborhood safety in Houston
* Texas
* Property inspection checklist for homebuyers
* Real estate market trends in Houston
* How to assess property value accurately
* Pros and cons of investing in new construction properties

# Report location:

<https://www.fullpicture.app/item/23ffea892d4e45c052af2fc6be19ec99>