

Single Family Residence **RESIDENTIAL**

8618 RUNNING RIVER CT

FORT WORTH, TX 76131

\$414,823 TopHap Estimate · \$145 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,867 ft²

LIVING AREA

0.16 ac

LOT SIZE

2011

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$415K

\$395K low

\$435K high

Last Sale

\$208,240 · Dec 29, 2011

Est. Owner Equity

\$205,527

Loan-to-Value

49%

TAX & ASSESSMENT

Property Tax	\$10,080 (2025)
Assessed Value	\$419,021
Previous Assessed	\$419,021
Assessor Market Value	\$419,021

PROPERTY FACTS

Property Type	Single Family Residence
County	TARRANT
Lot (acres)	0.16
Construction	Brick
Heating	Central
Cooling	Central
Pool	No

Porch · 219 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 19, 2023	Financing	Intrafamily Transfer			
Dec 28, 2011	Resale	Venders Lien	\$208,240	\$73	\$209K
Sep 29, 2011	Financing	Mortgage			\$7.5M
Sep 26, 2011	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Copper Creek Elementary School	Elementary	EE-5	0.9 mi
Prairie Vista Middle School	Middle	6-8	1.4 mi
Saginaw High School	High	9-12	1.8 mi

District: Eagle Mountain-Saginaw Independent School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 76131

16 CRIME INDEX	109 AIR POLLUTION	48,307 POPULATION	\$102K MEDIAN IN-COME	65°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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