

Single Family Residence **RESIDENTIAL**

8644 RUNNING RIVER LN

FORT WORTH, TX 76131

\$353,637 TopHap Estimate · \$176 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,006 ft²

LIVING AREA

0.15 ac

LOT SIZE

2011

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$354K

\$337K low

\$371K high

Last Sale

\$158,900 · Sep 30, 2011

Est. Owner Equity

\$198,226

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$5,923 (2025)
Assessed Value	\$348,538
Previous Assessed	\$348,538
Assessor Market Value	\$348,538

PROPERTY FACTS

Property Type	Single Family Residence
County	TARRANT
Lot (acres)	0.15
Construction	Brick
Heating	Central
Cooling	Central
Pool	No

Porch · 142 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 18, 2017	Quitclaim	Quit Claim Transfer			
Sep 28, 2011	Financing	Grant Deed			\$157K
Jun 10, 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	1.5 mi
Saginaw High School	High	9-12	1.9 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
--------------------------	-----------------------------	-----------------------------	---------------------------------	-------------------------	------------------------

Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------