

Single Family Residence **RESIDENTIAL**

4652 RUSH RIVER TRL

FORT WORTH, TX 76123

\$382,172 TopHap Estimate · \$111 / ft² · confidence 93 · as of Jul 14, 2026



5

BEDS

3

BATHS

3,457 ft²

LIVING AREA

0.16 ac

LOT SIZE

2005

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$382K

\$355K low

\$409K high

Last Sale

\$213,300 · May 26, 2005

Est. Owner Equity

\$211,513

Loan-to-Value

46%

TAX & ASSESSMENT

Property Tax	\$10,457 (2025)
Assessed Value	\$432,984
Previous Assessed	\$432,984
Assessor Market Value	\$432,984

PROPERTY FACTS

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

Porch · 164 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 15, 2007	Recorded document	Grant Deed			
Jan 17, 2006	Financing	Grant Deed			\$30M
May 16, 2005	Financing	Grant Deed			\$171K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
North Crowley High School	High	10–12	0.3 mi
Dallas Park Elementary School	Elementary	PK–5	0.6 mi
Summer Creek Middle School	Middle	6–8	1.0 mi

District: Crowley 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 76123

30 CRIME INDEX	110 AIR POLLUTION	40,523 POPULATION	\$97K MEDIAN IN-COME	65°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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