

Single Family Residence **RESIDENTIAL**

8846 HARTFORD RIVER LN

RICHMOND, TX 77407

\$374,735 TopHap Estimate · \$172 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,182 ft²

LIVING AREA

0.11 ac

LOT SIZE

2020

YEAR BUILT

2

PARKING

VALUATION

\$375K

\$360K low

\$390K high

Est. Owner Equity

\$71,680

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$2,578 (2025)
Assessed Value	\$379,322
Previous Assessed	\$379,322
Assessor Market Value	\$403,200

PROPERTY FACTS

Property Type	Single Family Residence
County	Fort Bend
Lot (acres)	0.12
Foundation	Mat/Raft Foundation (Slab)
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached

Patio · 100 ft²

Porch · 30 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 30, 2021	Financing	Venders Lien			\$303K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
David Crockett Middle School	Middle	6–8	0.5 mi
Juan Seguin Elementary School	Elementary	PK–5	1.4 mi
George Bush High School	High	9–12	3.5 mi

District: Fort Bend 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 77407

69 CRIME INDEX	85 AIR POLLUTION	87,082 POPULATION	\$106K MEDIAN IN-COME	69°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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