

Single Family Residence **RESIDENTIAL**

8741 RUNNING RIVER LN

FORT WORTH, TX 76131

\$410,822 TopHap Estimate · \$137 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

3

BATHS

2,999 ft²

LIVING AREA

0.13 ac

LOT SIZE

2014

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$411K

\$397K low

\$425K high

Last Sale

\$295,500 · Jan 8, 2020

Est. Owner Equity

\$99,467

Loan-to-Value

76%

TAX & ASSESSMENT

Property Tax	\$6,726 (2025)
Assessed Value	\$385,000
Previous Assessed	\$408,000
Assessor Market Value	\$385,000

PROPERTY FACTS

Property Type	Single Family Residence
County	TARRANT
Lot (acres)	0.13
Heating	Central
Cooling	Central
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jan 7, 2020	Financing	Venders Lien			\$292K
Jun 17, 2014	Financing	Venders Lien			\$232K
Nov 4, 2013	Recorded document	Grant Deed			
May 20, 2009	Recorded document	Grant Deed			
Oct 7, 2008	Resale	Trustees Deed	\$181,465	\$61	
Sep 6, 2006	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Copper Creek Elementary School	Elementary	EE-5	1.0 mi
Prairie Vista Middle School	Middle	6-8	1.6 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
-----------	-----------------------