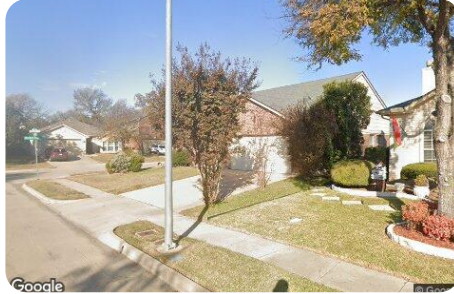


Single Family Residence **RESIDENTIAL**

8955 RUSHING RIVER DR

FORT WORTH, TX 76118

\$309,383 TopHap Estimate · \$238 / ft² · confidence 97 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,300 ft²

LIVING AREA

0.13 ac

LOT SIZE

2001

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$309K

\$300K low

\$319K high

Last Sale

\$97,300 · Jan 25, 2006

Est. Owner Equity

\$168,222

Loan-to-Value

43%

TAX & ASSESSMENT

Property Tax	\$2,074 (2025)
Assessed Value	\$253,000
Previous Assessed	\$283,547
Assessor Market Value	\$253,000

PROPERTY FACTS

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

Porch · 15 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 18, 2023	Financing	Transfer On Death Deed			
Mar 1, 2007	Quitclaim	Quit Claim Transfer			
Jan 13, 2006	Financing	Warranty Deed			\$96K
Jan 30, 2002	Financing	Grant Deed			\$108K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
River Trails Elementary School	Elementary	PK–6	0.3 mi
Hurst Junior High School	Middle	7–9	1.9 mi
L.D. Bell High School	High	10–12	3.7 mi

District: Hurst-Euless-Bedford 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 76118

97 CRIME INDEX	103 AIR POLLUTION	17,681 POPULATION	\$89K MEDIAN IN-COME	66°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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