

Single Family Residence **RESIDENTIAL**

8951 RUSHING RIVER DR

FORT WORTH, TX 76118

\$327,446 TopHap Estimate · \$209 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,569 ft²

LIVING AREA

0.14 ac

LOT SIZE

2002

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$327K

\$311K low

\$344K high

Last Sale

\$117,400 · Sep 8, 2011

Est. Owner Equity

\$211,573

Loan-to-Value

35%

TAX & ASSESSMENT

Property Tax	\$4,649 (2025)
Assessed Value	\$309,707
Previous Assessed	\$309,707
Assessor Market Value	\$309,707

PROPERTY FACTS

Property Type	Single Family Residence
County	TARRANT
Lot (acres)	0.14
Construction	Brick
Heating	Central
Cooling	Central
Pool	No

Porch · 76 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 31, 2011	Financing	Venders Lien			\$116K
Sep 18, 2007	Financing	Venders Lien			\$92K
May 1, 2007	Recorded document	Grant Deed			
May 1, 2007	Non-arms-length	Trustees Deed	\$151,344	\$96	
Jul 9, 2002	Financing	Grant Deed			\$122K

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
-------------------	----------------------	----------------------	-------------------------	------------------	-----------------

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

OWNERSHIP

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