

Single Family Residence **RESIDENTIAL**

618 PLANTATION DR

RINCON, GA 31326

\$306,556 TopHap Estimate · \$161 / ft² · confidence 91 · as of Jul 14, 2026



2

BATHS

1,904 ft²

LIVING AREA

0.9 ac

LOT SIZE

1992

YEAR BUILT

1

STORIES

VALUATION

\$307K

\$278K low

\$335K high

Last Sale

\$32,750 · Apr 11, 2005

Est. Owner Equity

\$104,206

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$2,827 (2025)
Assessed Value	\$84,008
Previous Assessed	\$92,656
Assessor Market Value	\$210,020

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.90
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 240 ft²

Patio · 240 ft²

Porch · 184 ft²

CLIMATE RISK

55

FLOOD

32

WILDFIRE

93

HEAT

82

STORM

11

DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 11, 2005	Resale	Warranty Deed	\$32,750	\$17	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ebenezer Middle School	Middle	6–8	2.6 mi
Ebenezer Elementary School	Elementary	PK–5	2.7 mi
Effingham County High School	High	9–12	8.0 mi

District: Effingham County 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 31326

107 CRIME INDEX	65 AIR POLLUTION	26,696 POPULATION	\$91K MEDIAN IN-COME	66°F AVG TEMP	62% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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