

Single Family Residence

RESIDENTIAL

451 PLANTATION WAY

RINCON, GA 31326

\$196,320 TopHap Estimate · \$200 / ft² · confidence 88 · as of Jul 14, 2026

1

BATHS

984 ft²

LIVING AREA

0.78 ac

LOT SIZE

1988

YEAR BUILT

1

STORIES

VALUATION

\$196K

\$172K low

\$221K high

Last Sale

\$46,300 · Feb 1, 1989

Est. Owner Equity

\$0

Loan-to-Value

95%

TAX & ASSESSMENT

Property Tax

\$594 (2025)

Assessed Value

\$75,830

Previous Assessed

\$63,031

Assessor Market Value

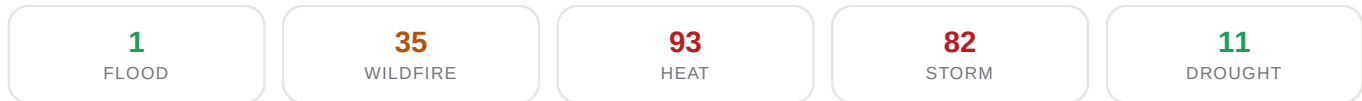
\$189,574

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.78
Construction	Masonry/Concrete Masonry Units (Cmus)
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Garage	Carport (Unspecified)
Pool	No

Porch · 72 ft²

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rincon Elementary School	Elementary	PK–5	1.6 mi
Ebenezer Middle School	Middle	6–8	2.6 mi
Effingham County High School	High	9–12	7.7 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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