

Single Family Residence **RESIDENTIAL**

2870 RINCON STILLWELL RD

RINCON, GA 31326

\$499,138 TopHap Estimate · \$191 / ft² · confidence 93 · as of Jul 14, 2026



2

BATHS

2,612 ft²

LIVING AREA

3.9 ac

LOT SIZE

1975

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$499K

\$463K low

\$536K high

Last Sale

\$193,000 · Mar 2, 2016

Est. Owner Equity

\$324,138

Loan-to-Value

37%

TAX & ASSESSMENT

Property Tax	\$2,967 (2025)
Assessed Value	\$177,840
Previous Assessed	\$173,130
Assessor Market Value	\$444,600

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	3.90
Foundation	Mat/Raft Foundation (Slab)
Roof	Fiberglass
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Yes

Shed · 440 ft²

Porch · 208 ft²

CLIMATE RISK

10
FLOOD

32
WILDFIRE

92
HEAT

83
STORM

11
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 2, 2016	Resale	Warranty Deed	\$193,000	\$74	\$175K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ebenezer Middle School	Middle	6–8	2.4 mi
Ebenezer Elementary School	Elementary	PK–5	2.4 mi
Effingham County High School	High	9–12	8.4 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
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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