

Single Family Residence **RESIDENTIAL**

106 ROSEHILL DR

RINCON, GA 31326

\$393,568 TopHap Estimate · \$139 / ft² · confidence 94 · as of Jul 14, 2026



3

BATHS

2,825 ft²

LIVING AREA

0.55 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

3

PARKING

VALUATION

\$394K

\$370K low

\$417K high

Last Sale

\$163,500 · Sep 15, 2003

Est. Owner Equity

\$293,568

Loan-to-Value

24%

TAX & ASSESSMENT

Property Tax	\$3,209 (2025)
Assessed Value	\$109,659
Previous Assessed	\$136,600
Assessor Market Value	\$274,147

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.55
Foundation	Mat/Raft Foundation (Slab)
Roof	Fiberglass
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Mixed

Deck · 384 ft²

Porch · 59 ft²

CLIMATE RISK

45

FLOOD

34

WILDFIRE

93

HEAT

82

STORM

11

DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ebenezer Middle School	Middle	6–8	2.5 mi
Ebenezer Elementary School	Elementary	PK–5	2.5 mi
Effingham County High School	High	9–12	8.1 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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