

Single Family Residence

RESIDENTIAL

105 RED BLUFF RUN

RINCON, GA 31326

\$499,131 TopHap Estimate · \$194 / ft² · confidence 95 · as of Jul 14, 2026

2

BATHS

2,573 ft²

LIVING AREA

4 ac

LOT SIZE

1999

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$499K

\$473K low

\$525K high

Last Sale

\$397,000 · Jun 30, 2010

Est. Owner Equity

\$65,131

Loan-to-Value

86%

TAX & ASSESSMENT

Property Tax

\$5,152 (2025)

Assessed Value

\$155,412

Previous Assessed

\$177,475

Assessor Market Value

\$388,531

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	4.00
Foundation	Mat/Raft Foundation (Slab)
Roof	Fiberglass
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 208 ft²

Porch · 32 ft²

CLIMATE RISK

99 FLOOD	30 WILDFIRE	92 HEAT	78 STORM	11 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jun 29, 2010	Resale	Deed	\$397,000	\$154	\$384K
Nov 18, 2009	Resale	Deed	\$310,000	\$120	\$36K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Blandford Elementary School	Elementary	PK–5	2.1 mi
Ebenezer Middle School	Middle	6–8	4.9 mi
South Effingham High School	High	9–12	9.4 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
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Index values: 100 = US average; lower is better.