

Single Family Residence **RESIDENTIAL**

42 PLANTATION CT

RINCON, GA 31326

\$398,986 TopHap Estimate · \$173 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

2,300 ft²

LIVING AREA

0.3 ac

LOT SIZE

2002

YEAR BUILT

1

STORIES

VALUATION

\$399K

\$387K low

\$411K high

Last Sale

\$241,000 · Oct 2, 2018

Est. Owner Equity

\$167,786

Loan-to-Value

58%

TAX & ASSESSMENT

Property Tax	\$2,884 (2025)
Assessed Value	\$130,858
Previous Assessed	\$136,591
Assessor Market Value	\$327,146

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.30
Foundation	Mat/Raft Foundation (Slab)
Roof	Fiberglass
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 238 ft²

Porch · 48 ft²

CLIMATE RISK

1 FLOOD	28 WILDFIRE	92 HEAT	81 STORM	11 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Oct 2, 2018	Resale	Warranty Deed	\$241,000	\$105	
Oct 2, 2018	Resale	Warranty Deed	\$241,000	\$105	\$217K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rincon Elementary School	Elementary	PK–5	0.9 mi
Ebenezer Middle School	Middle	6–8	4.4 mi
Effingham County High School	High	9–12	9.3 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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