

Single Family Residence **RESIDENTIAL**

440 PLANTATION PL

RINCON, GA 31326

\$343,283 TopHap Estimate · \$189 / ft² · confidence 96 · as of Jul 14, 2026



2

BATHS

1,817 ft²

LIVING AREA

0.3 ac

LOT SIZE

2003

YEAR BUILT

1

STORIES

VALUATION

\$343K

\$330K low

\$356K high

Last Sale

\$260,000 · Sep 23, 2021

Est. Owner Equity

\$302,283

Loan-to-Value

68%

TAX & ASSESSMENT

Property Tax	\$2,361 (2025)
Assessed Value	\$141,432
Previous Assessed	\$143,307
Assessor Market Value	\$353,579

PROPERTY FACTS

Property Type	Single Family Residence
County	EFFINGHAM
Lot (acres)	0.30
Roof	Fiberglass
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	No

Deck · 88 ft²

Porch · 70 ft²

CLIMATE RISK

1 FLOOD	29 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
Jun 15, 2026	Financing	Mortgage			\$41K
Sep 23, 2021	Resale	Warranty Deed	\$260,000	\$143	\$247K
Feb 28, 2011	Resale	Deed	\$169,500	\$93	\$154K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rincon Elementary School	Elementary	PK–5	0.7 mi
Ebenezer Middle School	Middle	6–8	4.2 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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