

Single Family Residence **RESIDENTIAL**

431 PLANTATION PL

RINCON, GA 31326

\$303,975 TopHap Estimate · \$190 / ft² · confidence 95 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,599 ft²

LIVING AREA

0.17 ac

LOT SIZE

2006

YEAR BUILT

1

STORIES

2

PARKING

VALUATION

\$304K

\$290K low

\$318K high

Last Sale

\$187,000 · Jul 22, 2019

Est. Owner Equity

\$123,059

Loan-to-Value

60%

TAX & ASSESSMENT

Property Tax	\$2,875 (2025)
Assessed Value	\$123,853
Previous Assessed	\$121,733
Assessor Market Value	\$309,633

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.17
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 160 ft²

Porch · 104 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
Jul 22, 2019	Resale	Warranty Deed	\$187,000	\$117	\$184K
Jul 22, 2019	Financing	Limited Warranty Deed			
Apr 26, 2007	Resale	Deed	\$179,165	\$112	\$161K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rincon Elementary School	Elementary	PK–5	0.8 mi
Ebenezer Middle School	Middle	6–8	4.4 mi
Effingham County 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.

OWNERSHIP

Occupancy	Owner occupied
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