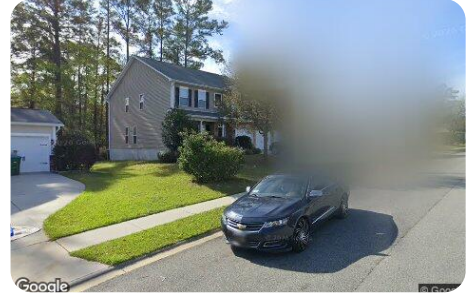


Single Family Residence **RESIDENTIAL**

423 PLANTATION PL

RINCON, GA 31326

\$464,788 TopHap Estimate · \$154 / ft² · confidence 96 · as of Jul 14, 2026



5
BEDS

3
BATHS

3,023 ft²
LIVING AREA

0.23 ac
LOT SIZE

2010
YEAR BUILT

2
STORIES

VALUATION

\$465K

\$448K low

\$482K high

Last Sale

\$395,000 · Mar 18, 2022

Est. Owner Equity

\$153,588

Loan-to-Value

62%

TAX & ASSESSMENT

Property Tax	\$789 (2025)
Assessed Value	\$162,478
Previous Assessed	\$162,478
Assessor Market Value	\$406,194

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.23
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 192 ft²

Porch · 110 ft²

CLIMATE RISK

1
FLOOD

29
WILDFIRE

92
HEAT

81
STORM

11
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 18, 2022	Resale	Warranty Deed	\$395,000	\$131	\$311K
Jul 23, 2021	Resale	Warranty Deed	\$314,000	\$104	\$268K
Oct 27, 2015	Resale	Warranty Deed	\$250,000	\$83	\$225K
Aug 4, 2009	Financing	Deed			

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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