

Single Family Residence **RESIDENTIAL**

413 PLANTATION PL

RINCON, GA 31326

\$432,503 TopHap Estimate · \$142 / ft² · confidence 96 · as of Jul 14, 2026



4

BEDS

4

BATHS

3,036 ft²

LIVING AREA

0.2 ac

LOT SIZE

2011

YEAR BUILT

2

STORIES

VALUATION

\$433K

\$415K low

\$450K high

Last Sale

\$250,000 · Feb 27, 2020

Est. Owner Equity

\$232,503

Loan-to-Value

45%

TAX & ASSESSMENT

Property Tax	\$2,847 (2025)
Assessed Value	\$152,714
Previous Assessed	\$167,565
Assessor Market Value	\$381,785

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.20
Foundation	Mat/Raft Foundation (Slab)
Roof	Composition Shingle
Heating	Central
Cooling	Central
Fireplace	Yes

Deck · 80 ft²

Porch · 40 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
Feb 27, 2020	Resale	Warranty Deed	\$250,000	\$82	\$200K
Sep 27, 2018	Resale	Warranty Deed	\$232,000	\$76	\$228K
Aug 31, 2012	Financing	Warranty Deed			
Aug 31, 2012	Resale	Warranty Deed	\$217,900	\$72	\$196K
Jun 17, 2011	Financing	Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rincon Elementary School	Elementary	PK–5	0.9 mi
Ebenezer Middle School	Middle	6–8	4.5 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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