

Single Family Residence

RESIDENTIAL

516 WESTMINSTER CT

RINCON, GA 31326

\$248,020 TopHap Estimate · \$161 / ft² · confidence 88 · as of Jul 14, 2026

3

BEDS

3

BATHS

1,536 ft²

LIVING AREA

3,485 ft²

LOT SIZE

2006

YEAR BUILT

2

STORIES

1

PARKING

VALUATION

\$248K

\$219K low

\$277K high

Last Sale

\$119,500 · Oct 5, 2017

Est. Owner Equity

\$134,620

Loan-to-Value

44%

TAX & ASSESSMENT

Property Tax

\$2,136 (2025)

Assessed Value

\$91,579

Previous Assessed

\$79,585

Assessor Market Value

\$228,948

PROPERTY FACTS

Property Type	Single Family Residence
County	Effingham
Lot (acres)	0.08
Foundation	Mat/Raft Foundation (Slab)
Roof	Fiberglass
Heating	Central
Cooling	Central
Pool	No

Deck · 100 ft²

Patio · 100 ft²

Porch · 88 ft²

CLIMATE RISK

11 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
Oct 5, 2017	Resale	Warranty Deed	\$119,500	\$78	\$113K
Oct 15, 2009	Resale	Deed	\$105,000	\$68	\$107K
Mar 19, 2009	Non-arms-length	Deed In Lieu Of Foreclosure	\$120,813	\$79	
May 24, 2005	Resale	Warranty Deed	\$50,000	\$33	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rincon Elementary School	Elementary	PK–5	0.3 mi
Ebenezer Middle School	Middle	6–8	3.8 mi
Effingham County High School	High	9–12	9.1 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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