



# Cowlitz County Property Information

Property ID: 3000041

Parcel: EA0104014

Site Address: 3973 LEWIS RIVER RD

## Owner Information

**Owner:** BREITENSTEIN CHALES E/LENORE  
**Mailing Address:** 3973 LEWIS RIVER RD  
WOODLAND, WA 98674

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 2.9900  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 1 -5N -1E CC05174 LOT 1,2 FKA T-16F,16F-1 LOT 1 OF LOT 1,2 OF EXC T-4C-1,16F-1 OWN SEG 460 EXC LOT 1  
**Sect/Township/Range:** 1-5N-1E  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** LEWIS RIVER RD  
**Tax Code Area:** 920

## Current Assessed Values For 2025

**Land Value:** \$227,400  
**Improvement Value:** \$427,640  
**Current Use:** \$0  
**Total Assessed Value:** \$655,040

## Current Taxes For 2026 Payable Year

**Taxes:** \$6,022.13  
**Assessments:** \$43.10  
**Total Charges:** \$6,065.23  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$6,065.23

## Photos





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### Property Details

<b>Year Built - SFR</b>	1979
<b>Area (SQFT) - SFR GAR_ATT</b>	534
<b>Area (SQFT) - SFR FIRST</b>	1,664
<b>Baths (Full)</b>	2
<b>Bedrooms</b>	3