



Cowlitz County Property Information

Property ID: 3018039

Parcel: WL2409004

Site Address: 5007 OCEAN BEACH HWY

Owner Information

Owner: BARBARA ANN BALKAN LIVING TRUST
Mailing Address: 25 LOVE CT
LONGVIEW, WA 98632

General Property Info

Jurisdiction: COWLITZ
Acres: 0.2100
Curr Assmt Yr: 2025
Abbr Prop Ref: 24 -8N -3W T-6C,6C-2,6C-2C,6C-2D,6C-3A,6C-4A EXC T-6C-2A FEE 638831 EXC T-6C-2B FEE 641618 EXC T-6C-
Sect/Township/Range: 24-8N-3W
Property Use: SINGLE FAMILY RES
Neighborhood: CVG 4
Tax Code Area: 420

Current Assessed Values For 2025

Land Value: \$35,720
Improvement Value: \$260,940
Current Use: \$0
Total Assessed Value: \$296,660

Current Taxes For 2026 Payable Year

Taxes: \$2,641.21
Assessments: \$223.30
Total Charges: \$2,864.51
First Half: \$0.00
Second Half: \$0.00
Total Paid: \$0.00
Total Due: \$2,864.51

Photos





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Property Details

Year Built - SFR	1999
Area (SQFT) - SFR FIRST	1,200
Area (SQFT) - SFR GAR_ATT	460
Baths (Full)	2
Bedrooms	3