



# Cowlitz County Property Information

Property ID: 3020379

Parcel: 00306

Site Address: 1326 25TH AVE

## Owner Information

**Owner:** PARSON MEGAN R  
**Mailing Address:** 1326 25TH AVE  
 LONGVIEW, WA 98632

## General Property Info

**Jurisdiction:** LONGVIEW  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 305 (LONGVIEW 1) -216 -13,14 33 -8N -2W S 25 FT LOT 14 EXC S 12 1/2 FT LOT 13.  
**Sect/Township/Range:** 33-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** OLD WESTSIDE  
**Tax Code Area:** 400

## Current Assessed Values For 2025

**Land Value:** \$71,400  
**Improvement Value:** \$264,250  
**Current Use:** \$0  
**Total Assessed Value:** \$335,650

## Current Taxes For 2026 Payable Year

**Taxes:** \$2,635.27  
**Assessments:** \$207.07  
**Total Charges:** \$2,842.34  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$2,842.34

## Photos





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### Property Details

<b>Year Built - DET_GAR_WD</b>	1948
<b>Area (SQFT) - DET_GAR_WD FIRST</b>	240
<b>Year Built - SFR</b>	1948
<b>Area (SQFT) - SFR BAS_FIN_V2</b>	620
<b>Area (SQFT) - SFR FIRST</b>	1,042
<b>Area (SQFT) - SFR BAS_UNF_V2</b>	408
<b>Baths (Full)</b>	1
<b>Baths (Half)</b>	1
<b>Bedrooms</b>	2