



# Cowlitz County Property Information

Property ID: 3023376

Parcel: 02707002

Site Address: 2649 42ND AVE

## Owner Information

**Owner:** WILGUS LARRY D/DARLENE J  
**Mailing Address:** PO BOX 705  
LONGVIEW, WA 98632

## General Property Info

**Jurisdiction:** LONGVIEW  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 140 (CVG 2) -28 -12B 19 -8N -2W LV03111 LOT 3.

**Sect/Township/Range:** 19-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** PTN 55 CVG 1-2-3/WEST  
**Tax Code Area:** 400

## Current Assessed Values For 2025

**Land Value:** \$56,700  
**Improvement Value:** \$396,780  
**Current Use:** \$0  
**Total Assessed Value:** \$453,480

## Current Taxes For 2026 Payable Year

**Taxes:** \$3,560.37  
**Assessments:** \$277.75  
**Total Charges:** \$3,838.12  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$3,838.12

## Photos





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### Property Details

|                                  |       |
|----------------------------------|-------|
| <b>Year Built - SFR</b>          | 2003  |
| <b>Area (SQFT) - SFR FIRST</b>   | 1,928 |
| <b>Area (SQFT) - SFR GAR_ATT</b> | 576   |
| <b>Baths (Full)</b>              | 2     |
| <b>Baths (Half)</b>              | 1     |
| <b>Bedrooms</b>                  | 3     |