



# Cowlitz County Property Information

Property ID: 3023549

Parcel: 0283001

Site Address: 2651 48TH AVE

## Owner Information

**Owner:** CHILDERS CHARLES W  
**Mailing Address:** 2545 TAYLOR AVE  
LONGVIEW, WA 98632

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 140 (CVG 2) -38 -2B-1 13 -8N -3W

**Sect/Township/Range:** 13-8N-3W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** PTN 55 CVG 1-2-3/WEST  
**Tax Code Area:** 420

## Current Assessed Values For 2025

**Land Value:** \$56,700  
**Improvement Value:** \$348,770  
**Current Use:** \$0  
**Total Assessed Value:** \$405,470

## Current Taxes For 2026 Payable Year

**Taxes:** \$3,609.96  
**Assessments:** \$286.04  
**Total Charges:** \$3,896.00  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$3,896.00

## Photos





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### Property Details

<b>Year Built - DET_GAR_WD</b>	1929
<b>Area (SQFT) - DET_GAR_WD FIRST</b>	484
<b>Year Built - SFR</b>	1929
<b>Area (SQFT) - SFR SEC_VER_2</b>	648
<b>Area (SQFT) - SFR FIRST</b>	1,456
<b>Baths (Full)</b>	2
<b>Bedrooms</b>	2