



# Cowlitz County Property Information

Property ID: 3023923

Parcel: 03103

Site Address: 4357 OCEAN BEACH HWY

## Owner Information

**Owner:** TODD FAMILY TRUST  
**Mailing Address:** TODD TIMOTHY S/CATHY A TRUSTEES  
 2194 COAL CREEK RD  
 LONGVIEW, WA 98632

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 142 (CVG 4) -33 -8,8A 24 -8N -3W EXC LOT 8B,8C FEE 612347 EXC LOT 8D FEE 621102 EXC OCEAN BEACH  
**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:** \$45,930  
**Improvement Value:** \$170,490  
**Current Use:** \$0  
**Total Assessed Value:** \$216,420

## Current Taxes For 2026 Payable Year

**Taxes:** \$1,926.82  
**Assessments:** \$176.93  
**Total Charges:** \$2,103.75  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$2,103.75

## Photos





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### Property Details

**Year Built - DET\_GAR\_WD** 1932

**Area (SQFT) - DET\_GAR\_WD FIRST** 640

**Year Built - SFR** 1932

**Area (SQFT) - SFR FIRST** 978

**Baths (Full)** 1

**Bedrooms** 2