



# Cowlitz County Property Information

Property ID: 3023980

Parcel: 03149

Site Address: 2043 44TH AVE

## Owner Information

**Owner:** EDWARDS SCOTT D/DIXIE A  
**Mailing Address:** 2039 44TH AVE  
LONGVIEW, WA 98632

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 142 (CVG 4) -34 -14C 24 -8N -3W CC02119 LOT 2 OF,LOT 14D EXC LOT 1 OF LOT 14C-1 FEE 825498 INCL LOT 14D  
**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:** \$68,040  
**Improvement Value:** \$410  
**Current Use:** \$0  
**Total Assessed Value:** \$68,450

## Current Taxes For 2026 Payable Year

**Taxes:** \$609.41  
**Assessments:** \$91.53  
**Total Charges:** \$700.94  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$700.94

## Photos





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### Property Details

<b>Year Built - SFR</b>	1930
<b>Area (SQFT) - SFR ATTIC_UF</b>	280
<b>Area (SQFT) - SFR FIRST</b>	764
<b>Area (SQFT) - SFR GAR_ATT</b>	560
<b>Baths (Full)</b>	1
<b>Bedrooms</b>	2