



## Cowlitz County Property Information

Property ID: 3030660

Parcel: 07689

Site Address: 440 25TH AVE

### Owner Information

**Owner:** SHERGILL AVNEET  
**Mailing Address:** 17217 SE 32ND ST  
VANCOUVER, WA 98683

### General Property Info

**Jurisdiction:** LONGVIEW  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 499 (ST HELENS 3) -33 -19 32 -8N -2W

**Sect/Township/Range:** 32-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** ST HELENS  
**Tax Code Area:** 400

### Current Assessed Values For 2025

**Land Value:** \$29,240  
**Improvement Value:** \$240,770  
**Current Use:** \$0  
**Total Assessed Value:** \$270,010

### Current Taxes For 2026 Payable Year

**Taxes:** \$2,119.91  
**Assessments:** \$169.19  
**Total Charges:** \$2,289.10  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$2,289.10

### Photos





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### Property Details

Year Built - DET\_GAR\_WD 2007

Area (SQFT) - DET\_GAR\_WD FIRST 480

Year Built - SFR 1947

Area (SQFT) - SFR FIRST 806

Area (SQFT) - SFR PORCH\_ENC 192

Area (SQFT) - SFR GAR\_ATT 200

Baths (Full) 1

Bedrooms 3