



# Cowlitz County Property Information

Property ID: 3031142

Parcel: 08040701

Site Address: 13 VIEW RIDGE CIR

## Owner Information

**Owner:** BALKAN COREY/JULIE  
**Mailing Address:** 13 VIEW RIDGE  
LONGVIEW, WA 98632

## General Property Info

**Jurisdiction:** LONGVIEW  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 581 (VIEW RIDGE) -2 28 -8N -2W

**Sect/Township/Range:** 28-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** CITY VIEW  
**Tax Code Area:** 400

## Current Assessed Values For 2025

**Land Value:** \$118,400  
**Improvement Value:** \$552,740  
**Current Use:** \$0  
**Total Assessed Value:** \$671,140

## Current Taxes For 2026 Payable Year

**Taxes:** \$5,269.31  
**Assessments:** \$13.35  
**Total Charges:** \$5,282.66  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$2,641.35  
**Total Due:** \$2,641.31

## Photos





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### Property Details

<b>Year Built - SFR</b>	1990
<b>Area (SQFT) - SFR GAR_ATT</b>	900
<b>Area (SQFT) - SFR SEC_VER_2</b>	828
<b>Area (SQFT) - SFR FIRST</b>	1,574
<b>Area (SQFT) - SFR BAS_FIN_V2</b>	1,445
<b>Baths (Full)</b>	3
<b>Baths (Half)</b>	1
<b>Bedrooms</b>	4