



## Cowlitz County Property Information

Property ID: 3032588

Parcel: 08923

Site Address: 2440 OCEAN BEACH HWY

### Owner Information

**Owner:** WARDLE SAMUEL S ETUX  
**Mailing Address:** 2440 OCEAN BEACH HWY  
LONGVIEW, WA 98632

### General Property Info

**Jurisdiction:** LONGVIEW  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 28 (AP 10) -39 28 -8N -2W

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

### Current Assessed Values For 2025

**Land Value:** \$91,880  
**Improvement Value:** \$658,440  
**Current Use:** \$0  
**Total Assessed Value:** \$750,320

### Current Taxes For 2026 Payable Year

**Taxes:** \$5,890.97  
**Assessments:** \$446.40  
**Total Charges:** \$6,337.37  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$6,337.37

### Photos





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### Property Details

Year Built - DET\_GAR\_WD 1936

Area (SQFT) - DET\_GAR\_WD FIRST 576

Year Built - SFR 1936

Area (SQFT) - SFR SEC\_VER\_2 1,073

Area (SQFT) - SFR FIRST 1,217

Area (SQFT) - SFR BAS\_UNF\_V2 1,217

Baths (Full) 2

Baths (Half) 1

Bedrooms 4

Year Built - DET GAR WD 1986

Area (SQFT) - DET GAR 1ST FLR LIVING 919