



# Cowlitz County Property Information

Property ID: 3034272

Parcel: 20294

Site Address: 600 N 5TH AVE

## Owner Information

**Owner:** SAUTER GARY W  
**Mailing Address:** 3334 E COAST HWY #425  
 CORONA DEL MAR, CA 92625-2328

## General Property Info

**Jurisdiction:** KELSO  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 275 (KELSO OLD TOWN) -43 -5,6 26 -8N -2W S1/2 LOT 5,6.  
**Sect/Township/Range:** 26-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** KELSO OLD TOWN  
**Tax Code Area:** 800

## Current Assessed Values For 2025

**Land Value:** \$36,750  
**Improvement Value:** \$147,780  
**Current Use:** \$0  
**Total Assessed Value:** \$184,530

## Current Taxes For 2026 Payable Year

**Taxes:** \$1,835.26  
**Assessments:** \$13.35  
**Total Charges:** \$1,848.61  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$1,848.61

## Photos





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### Property Details

<b>Year Built - DET_GAR_WD</b>	1910
<b>Area (SQFT) - DET_GAR_WD FIRST</b>	400
<b>Year Built - SFR</b>	1910
<b>Area (SQFT) - SFR FIRST</b>	1,009
<b>Area (SQFT) - SFR PORCH_ENC</b>	90
<b>Baths (Full)</b>	1
<b>Bedrooms</b>	2