



# Cowlitz County Property Information

Property ID: 3034321

Parcel: 20344

Site Address: 805 N 6TH AVE

## Owner Information

**Owner:** HUTCHISON TYLER ROCK  
**Mailing Address:** 805 N 6TH AVE  
KELSO, WA 98626

## General Property Info

**Jurisdiction:** KELSO  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 275 (KELSO OLD TOWN) -51 -1,2 26 -8N -2W

**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:** \$55,130  
**Improvement Value:** \$339,080  
**Current Use:** \$0  
**Total Assessed Value:** \$394,210

## Current Taxes For 2026 Payable Year

**Taxes:** \$3,920.64  
**Assessments:** \$13.35  
**Total Charges:** \$3,933.99  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$3,933.99

## Photos





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### Property Details

<b>Year Built - SFR</b>	1900
<b>Area (SQFT) - SFR BAS_UNF_V2</b>	364
<b>Area (SQFT) - SFR FIRST</b>	1,239
<b>Area (SQFT) - SFR SEC_VER_2</b>	591
<b>Baths (Full)</b>	1
<b>Bedrooms</b>	3