



# Cowlitz County Property Information

Property ID: 3038405

Parcel: 23849

Site Address: 306 NW 2ND AVE

## Owner Information

**Owner:** STERLING RENITA RAE  
**Mailing Address:** 306 NW 2ND AVE  
 KELSO, WA 98626

## General Property Info

**Jurisdiction:** KELSO  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 817 (KELSO OUTLOT) -KEOL -103 27 -8N -2W SETH  
 CATLIN DLC . EXC KEOL 103A FEE 618848 BK 13 PG 98.  
**Sect/Township/Range:** 27-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** WEST KELSO  
**Tax Code Area:** 800

## Current Assessed Values For 2025

**Land Value:** \$15,750  
**Improvement Value:** \$142,220  
**Current Use:** \$0  
**Total Assessed Value:** \$157,970

## Current Taxes For 2026 Payable Year

**Taxes:** \$1,571.11  
**Assessments:** \$104.52  
**Total Charges:** \$1,675.63  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$1,675.63

## Photos





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### Property Details

<b>Year Built - SFR</b>	1920
<b>Area (SQFT) - SFR FIRST</b>	576
<b>Baths (Full)</b>	1
<b>Bedrooms</b>	1