



## Cowlitz County Property Information

Property ID: 3046130

Parcel: 622420174

Site Address: 204 VENTURA DR

### Owner Information

**Owner:** COLLMAN LYNETTE C  
**Mailing Address:** 204 VENTURA DR  
KELSO, WA 98626

### General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 452 (PONDEROSA WEST 3) -2 -2 10 -8N -2W

**Sect/Township/Range:** 10-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** PONDEROSA  
**Tax Code Area:** 830

### Current Assessed Values For 2025

**Land Value:** \$40,500  
**Improvement Value:** \$287,740  
**Current Use:** \$0  
**Total Assessed Value:** \$328,240

### Current Taxes For 2026 Payable Year

**Taxes:** \$3,309.68  
**Assessments:** \$1,329.33  
**Total Charges:** \$4,639.01  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$4,639.01

### Photos





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### Property Details

|                           |       |
|---------------------------|-------|
| Year Built - SFR          | 1969  |
| Area (SQFT) - SFR FIRST   | 1,372 |
| Area (SQFT) - SFR GAR_ATT | 480   |
| Baths (Full)              | 1     |
| Baths (Half)              | 1     |
| Bedrooms                  | 3     |