



# Cowlitz County Property Information

Property ID: 3048058

Parcel: 631741030

Site Address: 147 BALBOA LOOP

## Owner Information

**Owner:** EDWARDS JEFFREY A  
**Mailing Address:** 220 PAXTON RD  
KELSO, WA 98626-9643

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 9 (ALOHA PARK WEST 5 PHASE 2) -2 -12 14 -8N -2W  
  
**Sect/Township/Range:** 14-8N-2W  
**Property Use:** DUPLEX/TRIPLEX  
**Neighborhood:** ALOHA PARK WEST 5-6-7-8  
**Tax Code Area:** 835

## Current Assessed Values For 2025

**Land Value:** \$53,250  
**Improvement Value:** \$297,660  
**Current Use:** \$0  
**Total Assessed Value:** \$350,910

## Current Taxes For 2026 Payable Year

**Taxes:** \$3,603.67  
**Assessments:** \$1,417.73  
**Total Charges:** \$5,021.40  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$5,021.40

## Photos





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### Property Details

<b>Year Built - DUPLEXTRIPLEX</b>	1996
<b>Area (SQFT) - DUPLEXTRIPLEX FIRST</b>	1,712
<b>Area (SQFT) - DUPLEXTRIPLEX GAR_ATT</b>	672
<b>Baths (Full)</b>	4
<b>Bedrooms</b>	4