



# Cowlitz County Property Information

Property ID: 3050117

Parcel: 409140738

Site Address: 115 ELI AVERY AVE

## Owner Information

**Owner:** MCGAVRAN MICHELLE D/BRANDON D  
**Mailing Address:** PO BOX 2106  
 KALAMA, WA 98625

## General Property Info

**Jurisdiction:** KALAMA  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 481 (RIVER WATCH ESTATES) -36 8 -6N -1W

**Sect/Township/Range:** 8-6N-1W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** KALAMA  
**Tax Code Area:** 750

## Current Assessed Values For 2025

**Land Value:** \$106,300  
**Improvement Value:** \$514,770  
**Current Use:** \$0  
**Total Assessed Value:** \$621,070

## Current Taxes For 2026 Payable Year

**Taxes:** \$5,516.48  
**Assessments:** \$13.35  
**Total Charges:** \$5,529.83  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$5,529.83

## Photos





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### Property Details

<b>Year Built - SFR</b>	2008
<b>Area (SQFT) - SFR BAS_FIN_V2</b>	1,472
<b>Area (SQFT) - SFR FIRST</b>	2,191
<b>Area (SQFT) - SFR GAR_ATT</b>	1,132
<b>Baths (Full)</b>	3
<b>Bedrooms</b>	4