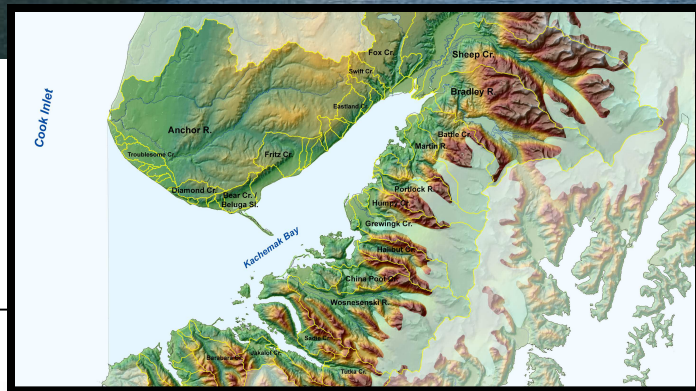
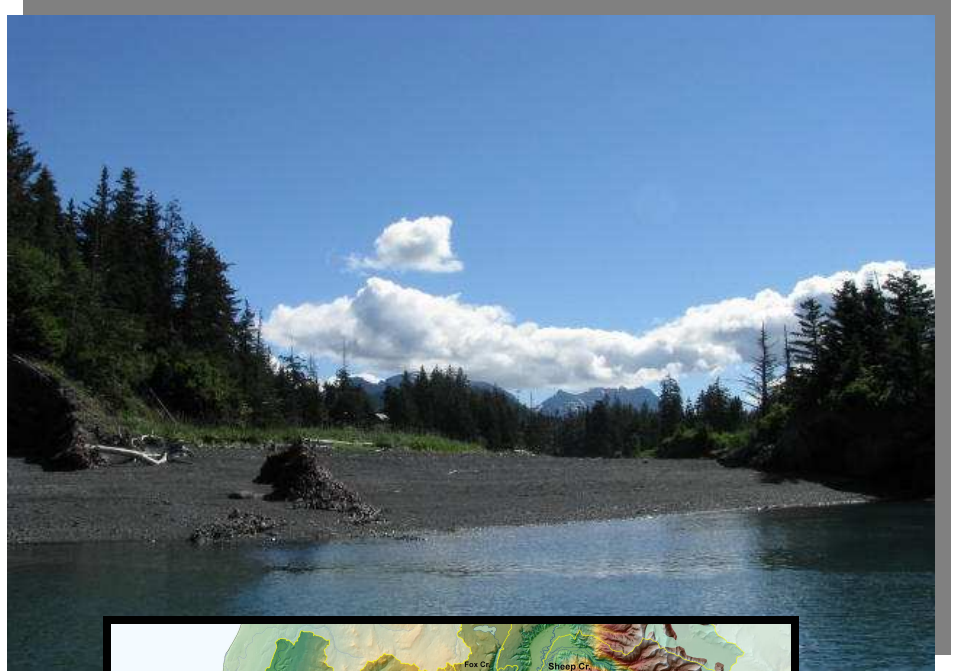


Coastal Realty Homer

China Poot Bay Waterfront Property

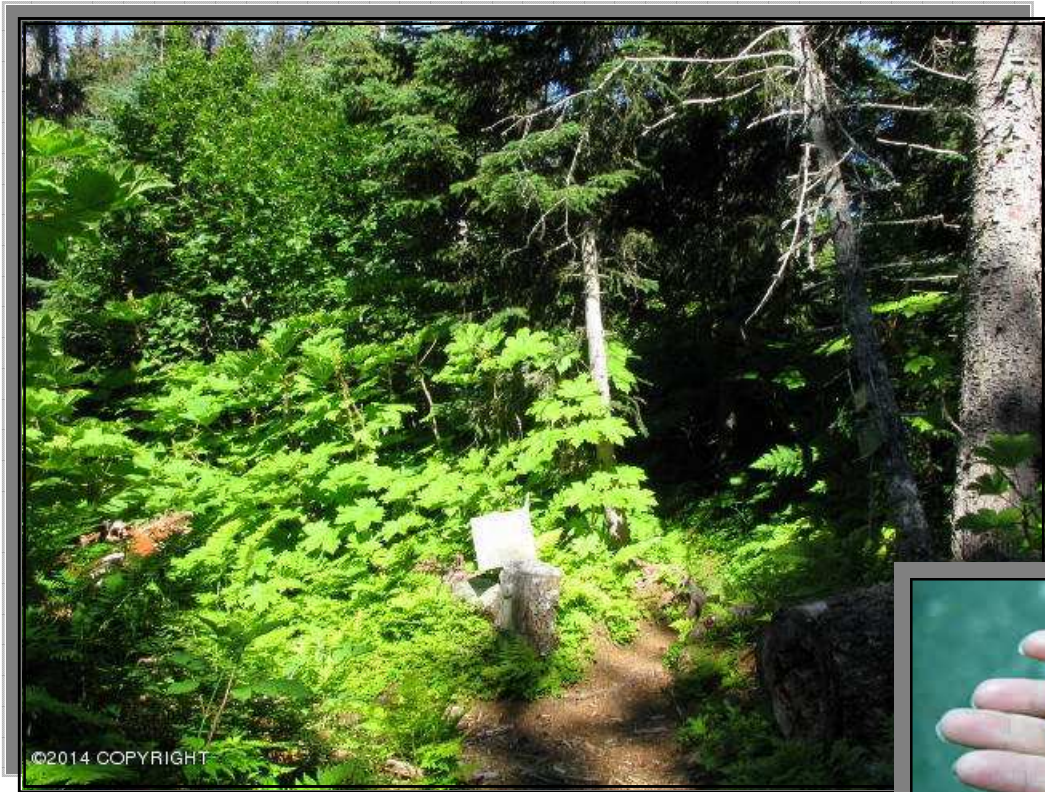
This pristine 26.18 acre Kachemak Bay waterfront parcel has frontage on both China Poot Bay and Peterson Bay. Property such as this rarely comes on the real estate market, making this parcel truly one-of-a kind. Located just 4 miles across Kachemak Bay from the end of the Homer Spit, yet this property feels very private and remote. With level and gently rolling terrain treed with spruce and alder there are many beautiful building sites to choose from. Wildlife is plentiful with frequent sightings of otters, whales, seals, eagles, and a large variety of sea birds.





Excellent opportunities to fish for sockeye salmon can be found in the southeastern arm of China Poot Bay. The fish concentrate here prior to entering China Poot Creek which is the outlet for China Poot or Leisure Lake. This sockeye salmon fishery is the result of a Fish and Game enhancement project. Each year sockeye salmon fry are stocked in China Poot (Leisure) Lake. Here they rear for one to two years before migrating to salt water as smolt. In the marine environment they grow rapidly, returning to China Poot Creek in two or three years as 4-6 pound adults. Upon their return in July and early August they are harvested by sport, personal use, and commercial fishermen. Other excellent fishing in the area includes angling for halibut, cod, rockfish, and winter king salmon in Kachemak Bay and Cook Inlet.

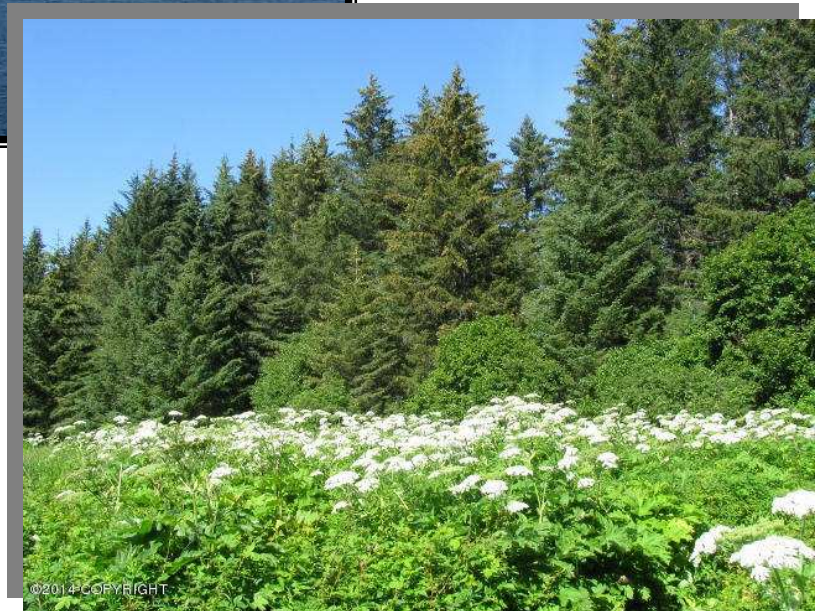




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This area is a paradise for photographers, kayakers, and hikers, with beautiful established trails ready to explore. There are over 25 miles of park trails, ranging from easy to difficult. Many climb over steep, rugged terrain, and offer excellent views. Others wind through coastal forest and meadows. Long summer days offer the opportunity to pick wild blueberries and salmonberries right along the trails.





With unlimited options for use, this beautiful property is perfect for an executive retreat, a wilderness lodge, a family get-away, or even a recreational subdivision. The peaceful surroundings, views of snow-capped mountains, and quiet beachfront will encourage you to connect with nature in this magical place.

*26.18 acres with frontage on China Poot Bay and Peterson Bay
offered at \$895,000*



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