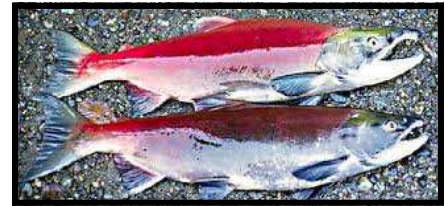
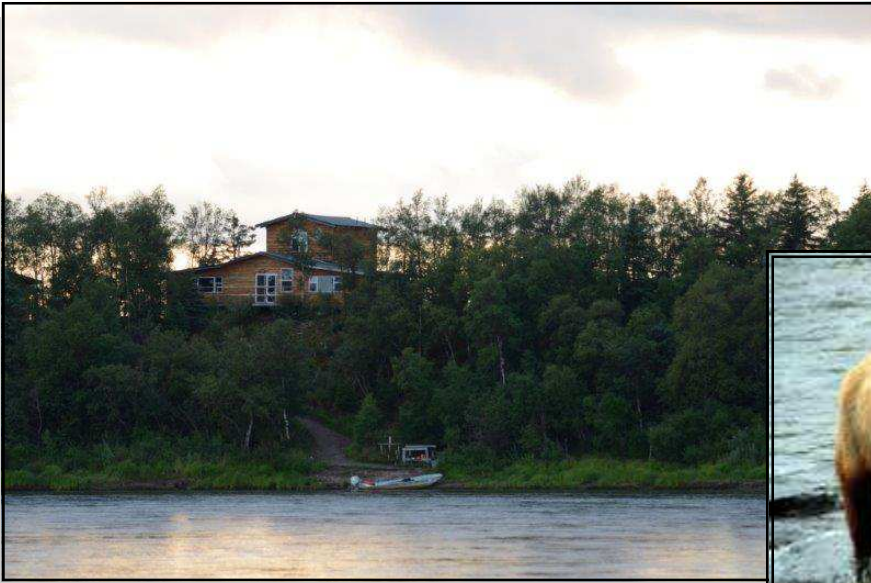


# Coastal Realty Homer

## KAUTUMN LODGE, Mulchatna River



Located in the Bristol Bay area of western Alaska, the Mulchatna River feeds the mighty Nushagak River, which boasts some of the highest salmon runs in the world. The Mulchatna River is a breeding ground for all five species of Pacific Salmon as well as world-class Rainbow Trout, Dolly Varden, Grayling and Pike. In addition to the amazing fishing opportunities, this area offers world-class trophy hunting for Grizzly Bear, Moose, and Caribou.



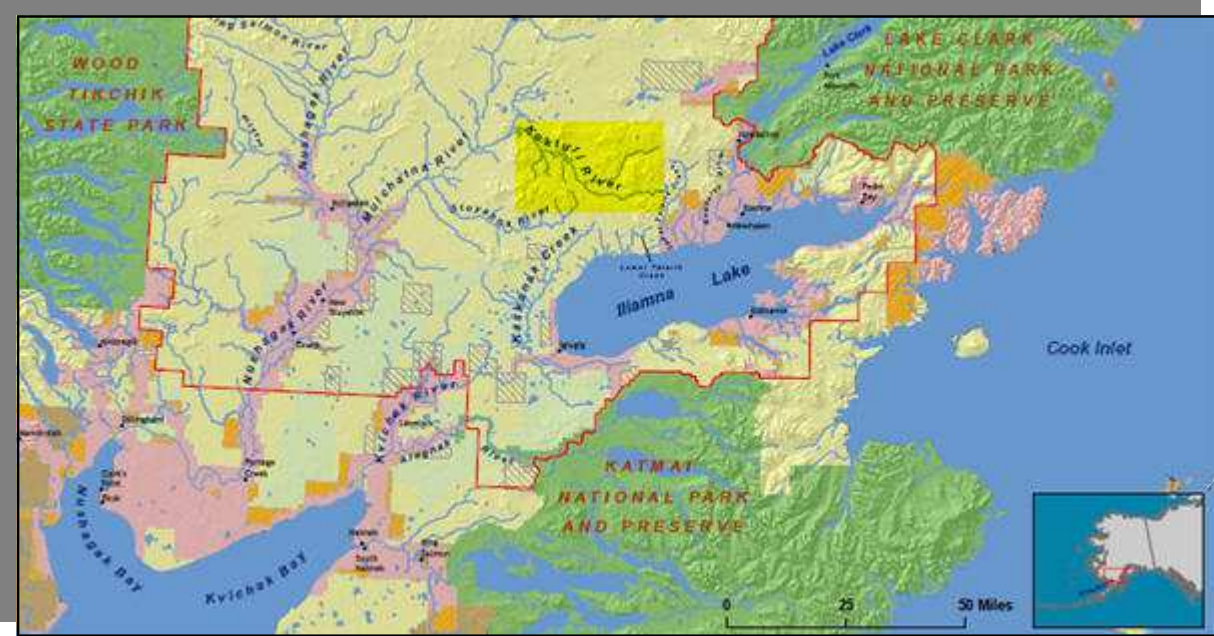




The 1,836 square foot lodge sits on 80 acres of pristine wilderness above the banks of the Mulchatna River and offers a beautiful view of the river and surrounding country. There is also a 960 square foot guest house and 4 Weather-Port tents, plus 7 skiffs of various sizes with motors, a 6500 EU Honda generator, water system, Kubota tractor, and much more. Please contact our office for a complete inventory list of all the gear, furnishings, and equipment that is included in this listing. This is an exciting opportunity to own and operate a uniquely Alaskan hunting and fishing lodge in one of the wildest and most spectacular locations in the world.



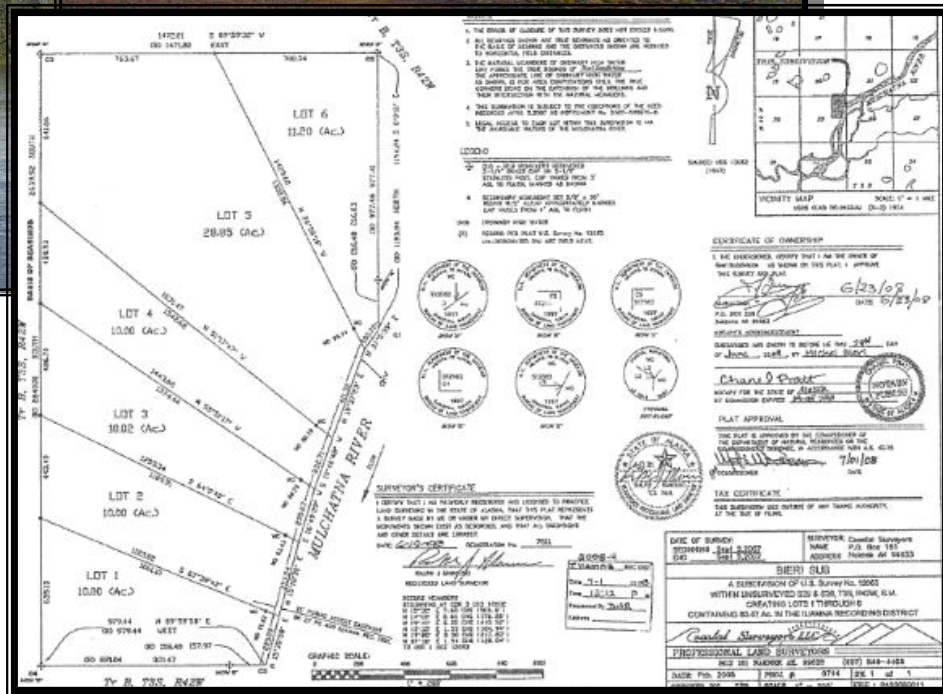
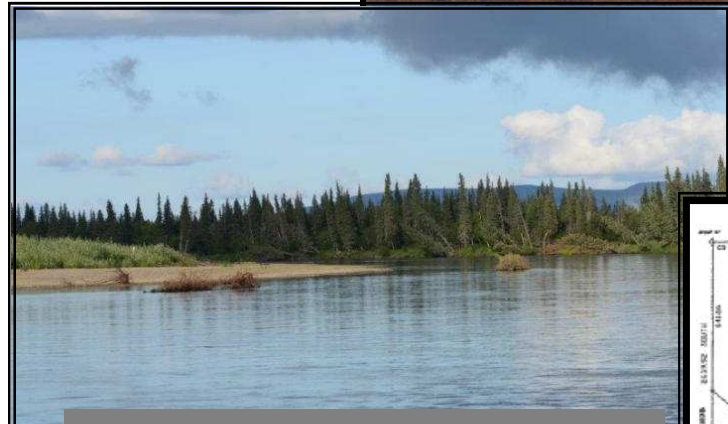




Kautumn Lodge is in a remote location that combines comfortable and welcoming accommodations with world-class spin and fly-fishing as well as incredible wildlife viewing, not to mention the breathtaking scenery. Your trip to the lodge will include a flight over Cook Inlet and through Lake Clark Park and Preserve. On this flight you will get a very unique and spectacular view of glaciers, snowfields, green valleys that are larger than some eastern states, mountains, smoking volcanoes, and the famed Alaskan tundra. It is very possible to see a large variety of wildlife and many people count this as one of the most memorable experiences of their lives. After crossing Cook Inlet and flying through the mountains of the Alaska Range you will see the huge expanses of tundra that make up western Alaska. Then after crossing the Kaktuli hills you will descend to the lodge and continue your adventure on land and river.







For more information on this exciting Alaskan property and business opportunity, visit the website: [www.bearfootadventures.net](http://www.bearfootadventures.net)

Kautumn Lodge on 80 acres offered at \$850,000



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