

Kichatna River -

Cedar sided, knotty pine TNG ranch style cabin located on the Yentna River and Johnson Creek, 10 miles upstream from Skwentna, AK. More than 2,000 sf under metal roof, the cabin features more than 1200 sf of living space and separate tool shop, boat house and wood shed totaling 900 sf. The cabin can be accessed by aircraft on wheels, floats and skis depending on conditions and by river boat and snowmobile from the Deshka Landing, Willow, AK.

The turn key 4 season cabin is fully furnished and has a separate master bedroom, living room, bunk house and loft sleeping up to 12 people. The indoor bathroom includes a shower, toilet and vanity. The cabin also has a small washer/dryer unit for longer stays. A full kitchen with an extra propane/electric refrigerator freezer, oven range, and sink with hot and cold water. The cabin has 8 Humphreys propane lamps that light up the cabin beautifully on winter nights.

The cabin comes with a 18.5 ft G3 Jon boat and an electric start 30 hp Yamaha 4 stroke on a trailer which can be pulled by an 8 wheel 750 HDi Argo on tracks. The Bombardier 4 wheeler is handy around the cabin and pulls a 44in brush cutter mower. Also included are four Ski Doo Tundra II snowmobiles and toboggan sled. A trail groomer pulled by the Argo sets a winter runway.

Main Cabin

16 x 20 with porch cedar deck and has a 16 x 8 sleeping loft.

Wood stove with see through door

Two Serval propane/electric refrigerator/freezers (New unit to be install with shut off)

Food prep table

Commercial Weston vacuum sealer & bags

Dining table and 6 chairs

Complete kitchen with pots and pans, utensils and silver & glass ware

Table rug and wall pictures

One window with screen, one with blinds.

Living Room

14 x 16

Mission style chair with foot stool, love seat and sofa

Curio cabinet

Floor lamp

Round floor table and rug

Empire MV-130 propane direct vent wall heater (does not require elec.)

Wall pictures, snow shoes and hanging Coyote pelt

Pull down attic steps to storage

Three windows with blinds and two have window screens

1 – 2023 Recliner

Master Bedroom

12 x 15

Queen bed and frame

5 drawer dresser

2 drawer nightstand and lamp

Large closet with double sliding doors

Jump start w/USB ports to charge cell phones and Ipads

Coleman propane lantern and extra bottle tanks in closet

One window with screens and blinds

Bathroom

New shallow pump (2022) with pressure tank

New sand point (2022)

Paloma propane hot water heater

Corner shower

Flushing toilet

Vanity sink, mirror and overhead electric lights

Combo washer/dryer unit

IR propane wall heater

Bunk House

24 x 15

Two large book cases with books, cabin equip manuals & supplies

Two large bunk beds sleep 4-6 people

Two six drawer dressers

Night stand and electric lamp

Wall mounted fishing rod rack and gun rack

Four folding stadium chairs

Vacuum cleaner

Rugs

Misc fishing tackle and rods

Metal detector

Pull down attic steps for storage

Tool Shed

12 x 21 and loft storage

Honda 7000 watt Inverter gas generator, 1600 hrs, remote start ready to be installed

Two Tundra II Ski Doo

HD come along

Hi Lo jack and stand

Several pull straps

GE Electric chest freezer

Work bench with vise

Four aluminum 40 pound propane tanks

Tool Shed con't.

3 Stihl Chainsaws – various sizes
Seven 30 gal black plastic fuel storage tanks
One 15 gal black plastic fuel storage tanks
Several red plastic fuel containers
Gas transfer pump
Weber portable grill (1 lb bottle)
Four 22 ton Jet cabin jacks with assorted steel bases
Four other cabin jacks
Craftsman tool set in carrying box
Heavy duty socket set
Assorted hand tools
10 inch Delta table saw
Delta miter saw
Skill worm drive saw
Skill 8 inch electric saw
Jig saw
Black & Decker Router
Dewalt electric sawsall
Dewalt cordless screw driver
Dewalt electric drill
Paslode framing nailer
Paslode finish nailer
Paslode stapler
Dewalt cordless hammer driver
Makita ½ electric hammer driver
Wagner paint sprayer
Propane torches
Extension cords
Two 12v deep cycle batteries for boat or other use
Two Ctek 7000 battery chargers
Jump starter
Various funnels
Motor oil, lube, chainsaw oil & lube, hydraulic oil, antifreeze
Two oil change hand pumps
Extra propane connectors
Bottle to bottle propane transfer connector
Roofer contractor fall harness
Three step ladder
Assorted plumbing supplies
Jet dock tool
Pick axe
Sledge hammer
Four ft Johnson level
Dewalt portable work table

Tool Shed con't.

Argo track clamps
Other small clamps
Various nails, roofing screws and Paslode nails and staples
Two bug propane foggers and fogging liquids
Spare used cleaned up sand point for back up
1 – 150 PSI Compressor - new 2023
1 – 12 volt Compressor - new 2024

Boat House

16 x 32 with electric lights
2024 rebuilt 3 axel boat trailer, 8 new tires – s spares
Argo 750 HDi with tracks, winch & brush guard, HID lights, 50 hrs
Bombardier Traxster XL 4 wheeler with dump box and winch. 190 hrs
1850 G3 Jon Boat w/F40 (30 hp) elect start 4 stroke jet drive and large fuel tank - like new motor 2023
Cart for removing Yamaha jet drive to store boat outside of boat house
Honda 1 ¼ inch trash pump and 150' of fire hose
Boat cushions and life preservers
1 ton chain fall
Red Dragon propane heater and hose for preheat aircraft or equipment in winter season
Skeeter Vac and 20 pound propane tank, tank used with Red Dragon
Electric 12v and manual clay target throwers
Several boxes of clay targets
Rakes, shovels, snow shovels, log roller
Heavy duty ropes
Two float plane HD anchors and ropes to secure float plane on river away from shoreline
6 large landing zone cone markers
Roof snow rake
Stihl F85 weed wacker with blades, new sharpening tools and whip line inserts
30 ft 1 ½ inch chain
Misc. lumber
1 bundle 6" reveal spare cedar siding, 1 x 1 cedar siding for building corners
Two 15 gal black plastic fuel containers
Two Yamaha generators, 2500 & 2800 watt, one Honda 1000 for preheat a/c cabin
24 ft Werner extension ladder
Post hole digger
20 floating duck decoys w/ storage and carrying bags
6 static duck decoys & one Lucky Duck
Four 6 ton jack stands
Jet dock extra connectors (tool for connecting in Tool Shed)
Fish smoker
Large outdoor canopy for outdoor boat storage
Various tarps

Boat House con't.

5 hp Mercury Outboard 2-stroke motor for use on Argo and small jon boat

Box springs for loft queen bed wrapped and boxed

Four step ladder

100' of garden hose on reel

Spare (used) blue water pump in Red Lion box

Other (outside)

Jet Dock on water left side of boat house

Small sled for hauling wood to front of cabin

44 inch brush cutter mower

Trail groomer (under front deck)

Toboggan sled

Small jon boat (back of tool shed)

16 ft extension ladder

Split dry firewood

Argo amphibious tandem wheel trailer

Spare Jet Dock floats

55 gal drum diesel fuel and hand pump

300 gal plastic septic tank