

## WATER RANCH — CHEOY LEE



**Builder:** CHEOY LEE

**Year Built:** 2002

**Model:** Motor Yacht

**Price:** PRICE ON APPLICATION

**Location:** United States

**LOA:** 72' 0" (21.95m)

**Beam:** 20' 2" (6.15m)

**Min Draft:** 4' 11" (1.50m)

**Max Draft:** 5' 1" (1.55m)

**Cruise Speed:** 17 Kts. (20 MPH)

**Max Speed:** 21 Kts. (24 MPH)

Our experienced yacht broker, Andrey Shestakov, will help you choose and buy a yacht that best suits your needs **WATER RANCH — CHEOY LEE** from **our catalogue**. Presently, at **Shestakov Yacht Sales Inc.**, we have a wide variety of yachts available on **our sale's list**. We also work in close contact with all the big **yacht manufacturers** from all over the world.

If you would like to buy a yacht **WATER RANCH — CHEOY LEE** or would like help answering any questions concerning purchasing, selling or chartering a yacht, please call **+1(954)274-4435**

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# SPECIFICATIONS

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## Overview

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### Basic Information

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**Category:** Motor Yacht

**Sub Category:** Raised Pilothouse

**Model Year:** 2002

**Year Built:** 2002

**Country:** United States

**Vessel Top:** Raised Pilothouse

### Dimensions

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**LOA:** 72' 0" (21.95m)

**Beam:** 20' 2" (6.15m)

**Min Draft:** 4' 11" (1.50m)

**Max Draft:** 5' 1" (1.55m)

### Speed, Capacities and Weight

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**Cruise Speed:** 17 Kts. (20 MPH)

**Max Speed:** 21 Kts. (24 MPH)

**Displacement:** 118000 Pounds

**Water Capacity:** 600 Gallons

**Holding Tank:** 150 Gallons

**Fuel Capacity:** 2200 Gallons

### Accommodations

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**Total Cabins:** 3

**Sleeps:** 6

**Total Heads:** 4

**Crew Cabin:** 1

**Crew Berths:** 1

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## Hull and Deck Information

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**Hull Material:** Fiberglass

**Hull Designer:** Tom Fexis

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## Engine Information

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**Engines:** 2

**Manufacturer:** Caterpillar

**Model:** 3406E

**Fuel Type:** Diesel

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# DETAILED INFORMATION

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## 72' Cheoy Lee Motor Yacht WATER RANCH

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Upon boarding the 72' Cheoy Lee Motor Yacht, WATER RANCH, one immediately notices the extremely large well-appointed aft deck. This area measures a full 17.6' wide by 14' long with full teak decking. Dining is via the custom 8 x 4 teak dining table that will comfortably seat 6/8 people. Excellent access to the water via stairs heading down to the swim platform. This yacht features full walk around side decks and comfortable seating on the bow. Access from the aft deck via custom stainless steel aft bulkhead glass doors into the Main Salon. Extensive use of high tech sound proofing materials were used to create a quiet, relaxing area while underway or at anchor. Beautiful cherry wood with sappelle inlay together with a leather sofa and two electric power recliners create a warm and classic atmosphere. Walking forward is the large Pilothouse with a v-shaped settee to port and a large custom Galley to starboard. The visibility is exceptional. With panoramic windows, the view can be seen from every angle of the yacht. WATER RANCH sleeps six people in three staterooms, plus one crew. The large full beam Master Stateroom is located below midship and features a full size queen berth, large walk-in wardrobe, with separate office and exceptional storage. The Master head is located starboard and aft, and features a large walk-in shower, his and her sinks and upgraded marble countertops, and a large linen closet. All sinks, faucets and hardware are an owner upgrade. The VIP stateroom is forward with an island queen berth, entertainment center, hanging locker and generous storage. The VIP head is located to starboard with a separate shall shower, upgraded granite vanity and Kohler accessories. The guest stateroom is located to port with twin berths and a private ensuite head. One enters the large full beam fly bridge from the pilothouse via a custom built circular stairway (a work of art) or from the aft deck. The fly bridge features a custom hard top, full instrumentation and a TEC infrared BBQ grill and refrigerator. The fly bridge area is laid out for casual, relaxed entertaining. WATER RANCH is truly a spectacular vessel that would be hard to duplicate at any cost. Treat yourself to a personal inspection you will not be disappointed.

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## Upgrades

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- AC compressors and pilothouse air handler
- 5 flat screen TV's
- New Denon receiver and Samsung Blu-ray
- KVH Satellite system for TV's
- Rogue Wave WiFi and cameras
- Cell phone booster
- Salon furniture
- Carpet



- Canvas
- TEC infrared grill
- LED lights throughout the yacht
- Appliances:
  - Aft deck: ice maker
  - Galley: refrigerator, dishwasher, stove, and microwave
- Dedicated computer with large hard drive for navigation
- Nobletec Time Zero Navigation
- Nobletec Radar
- AIS
- AIS, Radar and Chart superimposed on flybridge and pilothouse displays
- Stern thruster
- New AGM batteries house and engine
- 10- 225 amp hr House batteries with Mastevolt 5 kW inverter
- Davit rebuilt with power rotation
- Anchor and 350' marked anchor chain
- Sleep Number mattresses master and guest room
- Shower and linen closet in master head
- Custom cabinets in crew area
- New bottom paint
- Prop Speed running gear and thrusters
- Entire hull and decks painted with awl grip
- Pilothouse windows resealed
- Hot water heater
- 130 amp Balmar alternator for house batteries
- Radio on flybridge
- Battery chargers (3)
- 2 x 50 amp 125' power cable and Glendenning cablemasters
- 2 x 50 amp Iso-Boost isolation transformers
- All exterior speakers

## Salon

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- Custom wooden entertainment center
- Additional salon hideaway storage
- Upgraded sound down acoustic insulation in floors and walls
- Hunter Douglas duette window shades, valances and wood mullions
- Fabrica carpet
- 2 upholstered power recliners and a large custom Omina leather sofa (great for naps)
- Overhead ceiling soffit with rope lighting
- Wood inlay detail in ceiling
- Whisper Wall suede ceiling throughout

- Stainless steel & glass door to aft deck
- 110 volt AC duplex outlets
- Floor lighting
- Emergency lighting
- Telephone jack
- Smoke detector
- Audio/Visual Equipment in Salon:
  - Sony Hi Fi VCR
  - 40" flat panel Samsung
  - Samsung BluRay
  - Denon home theater receiver with 7 channels - 90 watts each with air play
  - Boston Acoustic speakers & volume control
  - 4 x Boston Acoustics A-361 recessed ceiling speakers
  - Polk audio center channeled speaker
  - Polk audio sub-woofer
  - Niles Decora style audio volume control
  - 6-way distribution
  - Direct TV system

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## Galley and Day Head

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The galley is open to the dinette and pilothouse, to starboard side are large windows. The custom cherry raised dinette table is just forward of the galley in the pilothouse area with U-shaped Izit leather booth seating. Access to side decks port and starboard via Pantograph doors Day Head:

- Marble countertop with drop-in sink and wooden storage cabinet underneath
- Marble flooring
- 24 volt DC Headhunter electric head, fresh water flush
- Mirror over sink
- Exhaust blower
- Wooden door with lock
- 110 volt AC outlet (GFI)
- Upgraded Kohler Elite hardware
- Samsung 24" built-in dishwasher with stainless steel finish
- Samsung 30" stainless steel electric range/micro oven with ventilation hood
- Samsung 32" Stainless steel refrigerator with double doors and two drawers
- Franke double stainless steel sinks
- Grohe Euro Spray/Spout kitchen faucet
- All hardware upgraded, Kohler brushed nickel finish throughout
- KitchenAid 3/4 hp garbage disposal
- Cherry veneer wood cabinetry
- Amtico vinyl planked flooring

- Giallo Venezia granite counter top
- Giallo Venezia granite backsplash
- Smoke detector
- Under cabinet lights
- 110 volt AC outlets (4 single GFI)

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## Accommodations

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Water Ranch sleeps 6 in 3 staterooms, plus crew quarters for 1. The master stateroom is midship with a queen berth, the VIP stateroom is forward with an island queen and the guest stateroom is to port, all with en-suite heads. There are high quality cherry and sappelle wood veneers throughout the interior and extensive owner upgrades including:

- Suede headliners and cherry walls
- Botticino marble floors/countertops in master, VIP, and guest heads
- Upgraded showers with 100% glass doors, minimal hardware hinges
- Kohler drop-in sinks
- Kohler series faucets and accessories
- Designer leather wallpaper
- Fabrica carpet
- Custom innerspring mattresses in VIP and Sleep Number mattresses in Master and Guest staterooms

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## Master Stateroom and Head

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- High quality cherry wood base queen berth with 4 storage drawers
- 2 x high quality cherry wood night tables
- Upholstered settee
- Custom study area aft, desk to port with a chair and storage
- Walk-in cedar-lined aromatic closet with safe, port side behind study area
- Wooden vanity unit with seat and mirror
- Mirrored wardrobe with automatic light
- Custom upholstered headboard
- Berth reading lights
- Valance and floor lights w/ control switch
- Custom cherry entertainment cabinet with storage space over and under
- 32" flat panel Samsung TV with Direct DVD recorder
- Sony AM/FM/CD stereo
- One pair of Boston Acoustics recessed speakers
- Telephone jack
- Smoke detector

- Storage room with custom cabinets off of the Master suite with a Pullman berth that can be converted into crew quarters

#### MASTER HEAD:

- Large walk-in shower
- Upgraded showers with 100% glass doors
- Marble counter top w/2 under mount sinks and wooden storage cabinet underneath
- Upgraded Kohler sink, faucet & bath accessories
- Mirrored medicine cabinets
- Exhaust blower
- 110v AC duplex outlets (3 in staterooms, 1 GFI in head)

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## VIP Stateroom and Head

- High quality cherry wood base queen size berth with storage drawers
- Mirrored V-berth bulkhead with custom headboard
- Mirrored wardrobe with cedar lined back surface and automatic light
- High quality cherry wood entertainment cabinet with 14" Sharp Flat Panel system
- High quality cherry wood veneered door to head
- One pair of Boston Acoustic speakers
- Telephone jack
- Smoke detector
- Valance and floor lights
- Reading lights

#### VIP Head:

- Fiberglass stall shower
- Upgraded Kohler sink, faucet and bath accessories
- Granite countertop with drop in sink & wooden storage cabinet
- Mirrored medicine cabinet
- Exhaust blower
- 110v AC duplex outlets (1 in stateroom, 1 GFI in head)

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## Double Guest Stateroom and Head (Port)

- High quality cherry wood base double berth with storage drawers
- Custom upholstered headboard
- Mirrored wardrobe with cedar lined back surface and automatic light
- High quality cherry wood entertainment cabinet w/ 24" Vizio Flat Panel TV with BluRay player

- One pair of Boston Acoustics recessed speakers
- Valance and floor lights with control switch
- Port light with shade
- Telephone jack
- Smoke detector
- Upgraded high quality cherry wood veneered door to head

#### Guest Stateroom Head:

- Fiberglass stall shower
- Mirrored medicine cabinet
- Upgraded Kohler sink, faucet and bath accessories
- Marble countertop with drop in sink and wooden storage cabinet underneath
- Exhaust blower
- 24v DC electric head (fresh water flush)
- 110v AC duplex outlets (2 in stateroom, 1 GFI in head)

## Pilothouse

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The pilothouse is forward of the galley with the dinette area to port. Large panoramic windows allow great views from the pilothouse, as well as the galley and dinette area.

- Custom stainless steel steering wheel
- Stidd helm seat in Izit leather
- Amtico vinyl plank flooring
- Majilite wrapped console hood with sapelle pomelle wood console face
- Drawer storage throughout
- Hepworth intermittent windshield wipers with fresh water wash
- Mathers twin disc single lever controls
- Engine instrumentation
- 24" Vizio Flat Panel TV
- Remote control for anchor windless
- Remote control for gen. sets
- Remote control for water maker
- Remote control for ACR spotlight
- 2 x 110v AC duplex outlets
- 2 x Boston acoustic speakers
- Alarm panel

## Decks

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- Wide walk around decks- 50% teak
- All stainless steel: bollards, fairleads, 1.5" rails

- Hardware is chrome on brass
- Twin trumpet air horns
- Stainless steel framed glass sliding door to flybridge
- Step plates at boarding gates
- Scuppers draining to boot top
- Sunbrella seat cushions

#### FORE DECK:

- Built-in seating with cushions with storage under spanning entire pilothouse
- Vertical anchor windless
- Maxwell 24v DC 3500 lb. 3/8 chain cathead and rope capstan, decks pipe and chain stopper
- Fresh water anchor wash spigot, 350' 3/8 high test galvanized chain, 150 lb Manson anchor
- 2 x 175 amp/hr 24V DC battery bank for windless

#### AFT DECK:

- Extremely spacious 14' x 17'6" aft deck
- Teak deck running forward to foredeck
- Custom 8' x 4' hi-lo teak dining table with Crown 316 s/s gas filled telescoping mounts
- Fiberglass molded seat with custom cushions
- 4 chairs with custom cushions
- Two stairs to transom sport deck
- Port and starboard boarding gates
- Overhead lights with control switch
- One pair of recessed speakers with volume control
- Maxwell 1500 winches with cleats
- Teak swim platform
- Stainless steel dive ladder
- Locker for shore power, TV and telephone inlets
- Stainless steel and teak aft ladder leading to flybridge
- Service cabinet with wash-down hose, stainless steel sink and provisions for icemaker
- Outdoor deck brush ladder
- Wide workarounds to bow
- Custom folding rails
- Center cleat
- Watertight entrance door to engine room
- Fresh hot & cold shower
- Fresh water wash down bib
- Courtesy lights- all replaced in 2013 w/ stainless steel fixtures, LED's
- 4 rod holders

- Flag mast

## Flybridge

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- Nautical Structures electric-hydraulic davit 1,500 lb., 110v AC with standpipe-power rotation (with cover)
- Twin disc single lever controls
- Engine instrumentation
- Instrument and electronics console
- 2 x B & G Furuno Nav Nets
- Custom hard top
- Fiberglass radar arch
- Custom mast for GPS, wind, radars, camera, steaming light, anchor light and lighting arrester
- Fiberglass seats with storage under and flow-through foam cushions w/ covers
- Fly bridge windscreen
- 2 x Tracy helm seats
- Fiberglass table
- Non-skid deck 2017
- 4 x recessed speakers
- Waterproof volume control
- Scuppers and draining system for water to boot top
- Lightning arrester
- Hatch & ladder to aft deck
- Fiberglass locker with Tec infrared propane grill with two propane tanks under grill, U-line model 29 icemaker/refrigerator
- 110V AC duplex outlets (3 GFI)
- Telephone jack
- Stainless steel steering wheel

## Mechanical Equipment - Engine Room

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- Twin fresh water cooled diesel engines: Caterpillar 3406 800hp each
- Engines have electronic 3406E dual monitoring stations
- ZF Marine reduction gearboxes (2.007)
- Local mounted start/stop instrument panels for main engines
- Hydraulic bow thruster and stabilizers- Naiad 10 ht. 25hp w/ digital controls
- Underwater main engine exhaust with bypass and fiberglass mufflers
- Centek generator muffler with air/water separator and hull side exhaust
- 2 x 20kw Northern Lights generators with Racors and gauges (4000 hours)
- Aqua Air reverse cycle chilled water - AC replaced in 2012
- Automatic sump pumps

- Automatic bilge pumps
- Engine room ventilation via air/water separators
- Manually and automatically actuated CO2 fire extinguishing system with automatic dampers
- Engine driven emergency bilge pumping system for engine room bilge
- Twin Racor manifold systems fuel filters for main engines and generators rebuilt 2017
- 30 gal. water heaters
- 1 main water pump, 1 back-up water pump and accumulator tank for fresh water pressure system- Jacuzzi pump systems
- FCI water filter unit for entire system, 1 filter for dock water, 1 filter for spot-free system
- 1200 GPD Reverse Osmosis Water maker system w/ auto backflush & UV sterilization
- Sink with fresh water hose bib
- Headhunter head system with Grundfos water pressure pump
- Fuel management system consisting of fuel shut-off valves and fuel transfer pump with meter system
- Hart Tank Tender fuel and water tank gauge(pneumatic pump type)
- Black water tank- 150 gal.
- Grey water tank- 150 gal.
- Hydraulic davit pump
- Groco bronze raw water strainers for all engine & sea water intakes
- Seacocks on all through- hull fittings below the waterline
- Fiberglass battery boxes
- Battery condition indicator
- Engineered vibration & noise attenuation system
- Sound mounts for main engines, generators, engine room stanchions, head pumps/motors, AC system (except engine room)with microprocessor digital controls in room, 2 units- separate chillers/ common circular pump
- Drip trays under engines
- Aquamet 22 propeller shafts
- Aquamet 22 rudder blades
- Nickel aluminum bronze shaft struts
- Nickel aluminum bronze propellers, 5 blade
- Cutlass rubber stern and rudder bearings
- PYI shaft seals for propeller shafts & rudder stocks
- Fluorescent lights
- Automatic 24v DC emergency lights
- Smoke detectors
- Telephone jack
- 110 v AC duplex outlets (2 GFI)
- Emergency escape in forward engine room bulkhead
- X-Change-R lube oil system w/2 x aluminum oil storage tanks of 50/100 gallons



each

- Back-up fuel system for main engines w/ separate lines & valves

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## Navigational Equipment

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- SeaTel GSMP-2102 Globalstar Satellite telephone/ data terminal
- 2 x ICOM M-602-01 Compact DSC marine VHF radio
- Furuno 1933C/NT NavNet Color radar/plotter combination- 10.4"/4' open 6kw
- Furuno 1900C /NT NavNet Color LCD multi-function display/plotter
- 4 x Brookes & Gatehouse Network QUAD system display units
- RCA DRD-480 radio remote controlled DSS receiver (RF)
- Furuno GP-36 Differential DGPS receiver
- Robertson AP20 Autopilot system
- Robertson AP20 Second Station control head
- Remote plug- ins for docking controls
- Entire boat wired for Panasonic phone system, 24 line PVX
- Mathers 3 station remote control for external docking
- Richie 5" compass
- Dedicated computer with large hard drive for navigation
- Nobletec Time Zero Navigation
- Nobletec Radar
- AIS
- AIS, Radar and Chart superimposed on flybridge and pilothouse displays

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## Electrical System

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- 220/110v AC 60hz and 24/12v DC electrical panel
- 2 x 20 kw Northern Lights generators with Racor and gauges
- 2 x ACR 100 searchlight with control at upper & lower helm stations
- AC LED overhead light fixtures throughout
- Valance and floor rope lighting
- 24V DC
- Automatic wardrobe lights
- All courtesy lights replaced with stainless steel fixtures and LED's throughout
- Emergency lights, 24V DC, automatic at loss of AC power
- 24V DC reading lights
- 110V AC receptacles in galley, heads, engine room and exterior are GFI protected
- 2 x 24V DC 210 amp-hour battery banks for engine start and ship's service
- 10 x 24V batteries with Mastervolt 5000 wt. inverter system
- Generating set/shore power selector switch, shore power polarity indicator
- LCD 12" color touch screen control/alarm monitoring system
- Battery parallel system at both helm stations

- Removable emergency flashlights in each stateroom (built-in light switch)
- 2 x 12V DC 175 amp-hour battery bank for generator 2016
- 12V DC 20 amp battery charger (generator) 2017
- 24V DC 50 amp battery charger (electronics)2017
- 24V DC 50 amp battery charger (ship's service)2017
- 50 amp Vanner 12V DC power supply
- Spare 24/12 DC circuit breakers in subpanel
- Shore cable television inlet w/ 100' cable
- Omni- directional multi unit TV antenna
- Electric copper bonding system
- Dynaplate with strap to pilothouse and fly bridge ground terminal boards
- Voltmeters and ammeters for supply circuits
- Lighting Rod with dedicated ground plate
- 2 - 50 amp 125' Power cables and Glendinning Cable Masters (2015)
- 2 x 50A Iso-Boost isolation transformers (2015)

## Toys

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- Dive compressor serviced 2016
- Dive chocks for tanks
- SeaDoo Jet Ski 2014 - 20 hours

## Exclusions

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Owner's personal belongings.

## Disclaimer

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The Company offers the details of this vessel or yacht in good faith but cannot guarantee or warrant the accuracy of this information nor warrant the condition of the vessel. A buyer should instruct his representatives, agents, or his surveyors, to investigate such details as the buyer desires validated. This vessel or yacht is offered subject to prior sale, price change, or withdrawal without notice.

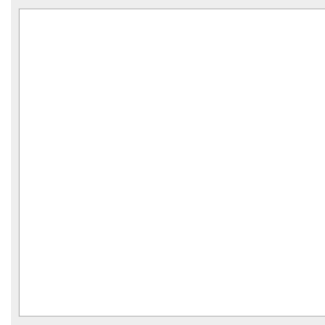
# PHOTOS

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**Stern**



**Flybridge**



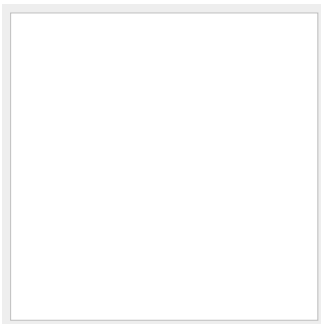
**Flybridge Dinette**



**Aft Deck**



**Salon**



**Salon**



**Salon**



**Salon**



**Salon**



**Salon**



**Salon**



**Day Head**



**Stairs to Flybridge**



**Stairs to Flybridge**



**Dining Area**



**Dining Area**



**Dining Area**



**Pilothouse Helm**



**Pilothouse Controls**



**Pilothouse Controls**



**Pilothouse Controls**



**Pilothouse Controls**



**Pilothouse Controls**



**Pilothouse Controls**



**Galley**



**Galley**



**Galley**



**Galley**



**Stairs to Staterooms**



**Master Stateroom**



**Master Stateroom**



**Master Stateroom**



**Master Stateroom Desk**



**Master Bathroom**



**Master Shower**



**Guest Stateroom**



**Guest Bathroom**



**VIP Bathroom**



**Walk-In Closet**



**Crew Quarters**



**Engine Room**



**Engine Room**



**Engine Room**



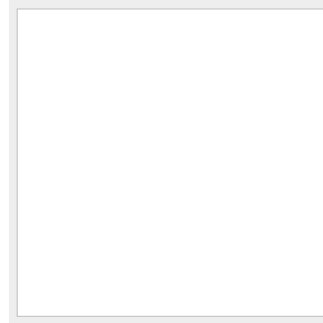
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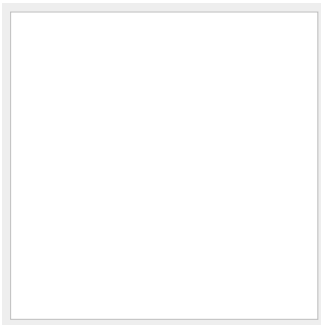
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**Engine Room**



**Engine Room**





**Engine Room**



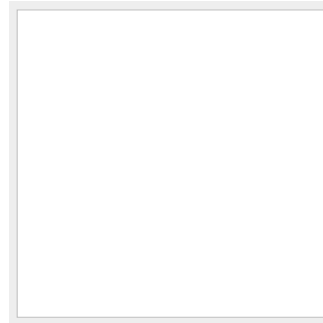
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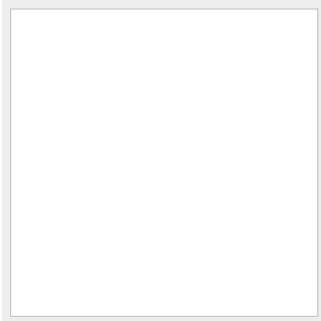
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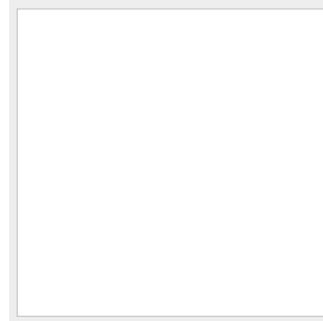
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**Engine Room**



**Engine Room**



**Engine Room**



**Engine Room**



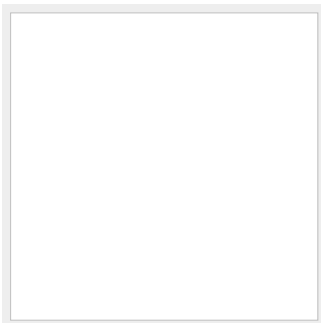
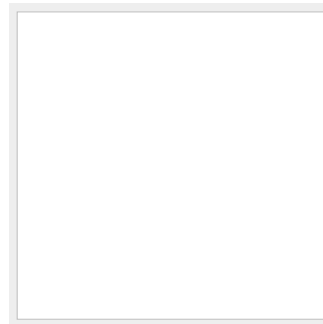
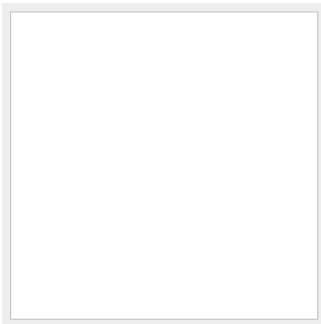
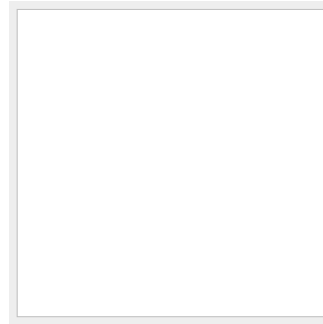
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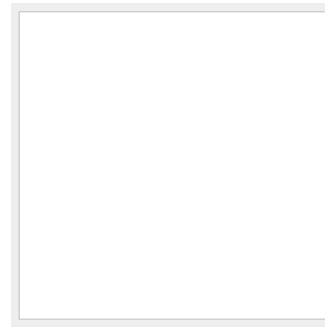
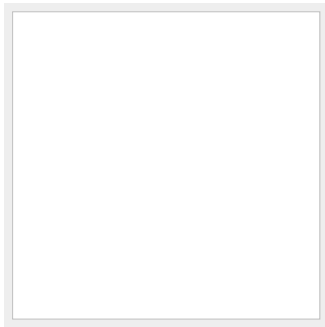
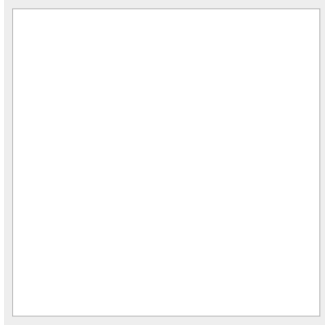
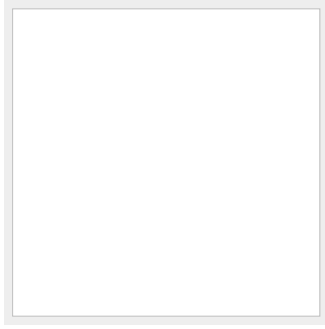


**Engine Room**

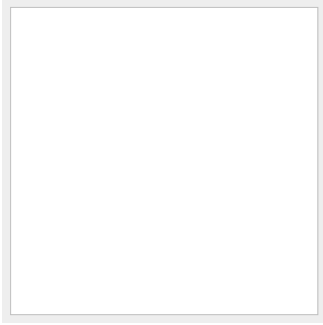


**Hauled Out**

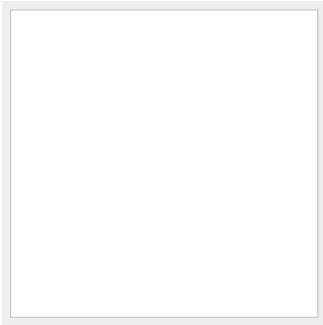




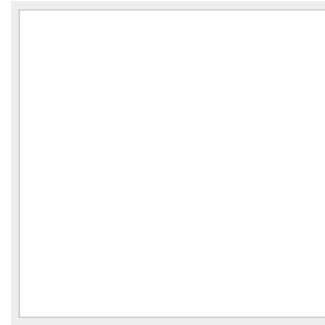
**After Detail**



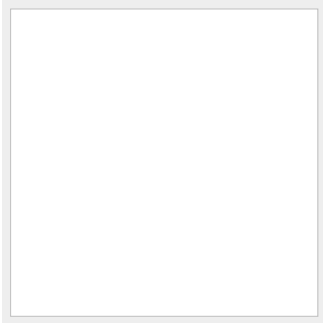
**After Detail**



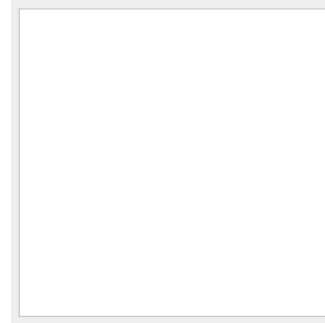
**After Detail**



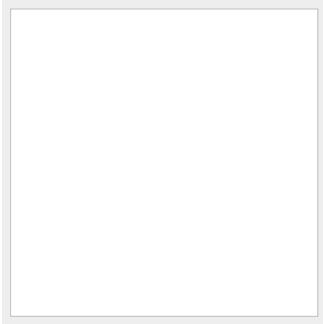
**After Detail**



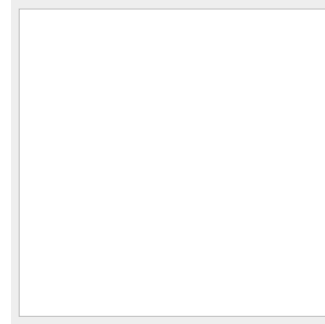
**After Detail**



**After Detail**



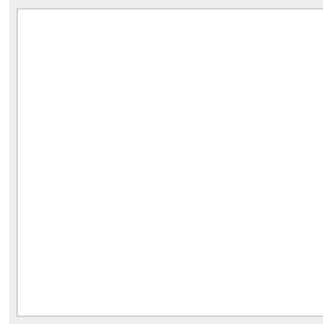
**After Detail**



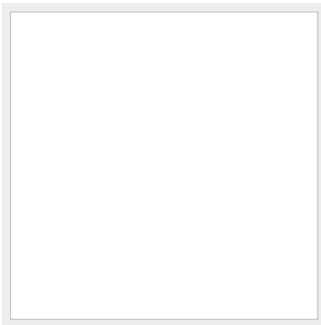
**After Detail**



**After Detail**



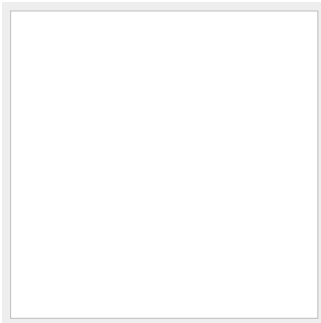
**After Detail**



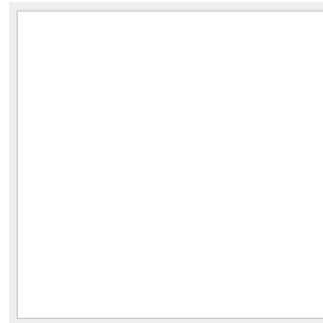
**After Detail**



**After Detail**



**Crew Quarter - One Bunk**



**Crew Quarter - Closet Storage**



**Crew Quarter - Closet Storage**



**Crew Quarter - Walk-in Closet**



**Office**



**Office**



# CONTACTS

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## Contact details

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Web: [shestakovyachtsales.com/en/](http://shestakovyachtsales.com/en/)

## Telephones

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USA: **+1(954)274-4435**

## Office hours

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Monday – Saturday: **9:00 - 21:00** EDT

Sunday: **closed**

## Address

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