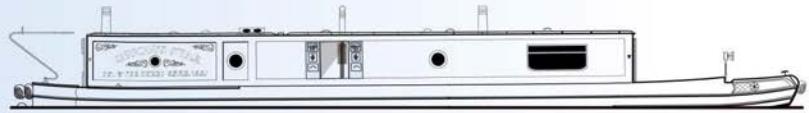




ABNB

Boat Brokerage



Your boat · Our expertise



Buying a boat through ABNB

Your research



Initially, visit abnb.co.uk to check our boat listings: you have a choice of whether to view a summary of boats on our Boats for Sale in a Grid View, or our more detailed List View.

The website is updated daily, and for your convenience you can sign up for an email alert of boats added. You can also follow and 'like' us on social media.

Read reviews from our past customers on Google, Trustpilot or Facebook.

When you see a boat you like on the website, social media or in one of our magazine adverts, you can either download the brochure from the website, request a brochure via the email alerts form, or call us so that we can post you the full brochure.

Every boat is complimented by a comprehensive full colour sales brochure; 4 pages packed with information, photos and a detailed line drawing of the boat. The photos are taken by us and show the boat in its current state - not when it was launched! Similarly the written detail is the result of our careful inspection of each boat - we spend around four hours on board each boat in order to obtain the detail for our brochures.



Buying a narrowboat is just the start of your journey! Remember there's licencing, mooring fees, servicing and maintenance costs also!

Your visit



Should the brochure whet your appetite further, contact us to arrange to view the boat. Remember that some boats may be more local than others as we specialise in selling boats from their own moorings, so check on the website to gain a general idea of the area where the boat is moored. We will make an arrangement to view suitable to both you and the owner.

ABNB exhibits at Crick Boat Show and

BRITISH
MARINE

Boat Brokerage **Boatlife Live** *our expertise*

Your decision

If you decide the boat is for you - call us to discuss your desire to purchase, your means of funding the purchase and whether the decision is subject to survey or demo, for example. When agreement is reached you will be asked for a non-refundable deposit* - this will take the boat off the market whilst things are sorted, such as demo, survey or finance. Your deposit is paid into our Client Account, named as such and kept at all times separate and distinct from our trading account.



PLEASE NOTE: We will not accept a deposit from you if the purchase funds are being raised from the sale of a house or boat UNTIL you have exchanged signed contracts with a completion date.

*In the unforeseen event that a SIGNIFICANT defect is discovered at survey which cannot be rectified to satisfy all parties (such as extensive plate diminution), you may appeal in writing to ABNB for a refund.

The Contract

Once an offer has been accepted and your deposit paid, you will be asked to sign a binding Sale and Purchase Agreement (S&P) contract. This specifies the conditions of the sale, and outlines when the balance of the purchase price has to be paid and how ownership transfer will take place. Final payments must be by electronic transfer such as CHAPS or Internet Banking into the ABNB Client Account. To avoid delays, it is worth checking with your bank for any daily limits as to the amount you can transfer.

Your Payment



When the funds have cleared into our Client Account, and the ownership transfer has been completed, you are the proud owner of your boat! Your ASSURANCE - For your peace of mind, we are able to offer 2 months free membership to RCR, River Canal Rescue a waterways recovery breakdown service.



The boat is now yours!

Now you have bought a boat, perhaps you need an engine service, a bit of boiler maintenance, or maybe you are looking for a few alterations to the woodwork. Whatever you may need, the tradesman page on our website has contact details for engineers, carpenters, cleaners, painters and even boat movers.



NARROWBOAT
YOUR BOAT

Shell by Ivy Bridge Marine
 fit-out by Wharf House Narrowboats Ltd/Previous owner

Length: 70ft 9in
 Style: Traditional

Year: 2005
 Engine: Beta Marine 60 diesel

Berths: 3 + 2
 Registration No: CRT 518163
 Certification: BSS to 2022

Offered for sale through ABNB **PRICE: £xx,xxx**

The steelwork of YOUR BOAT is by none other than Roger Farrington, one of the best and respected shell builders on the canal network. Originally equally well thought of Wharf House Narrowboats carried out the internal fitout. Subsequently she has passed into private ownership and work has been carried out by her owners to transform her into a comfortable boat, ideal for cruising or full time residential use. The accommodation comprises of a permanent double, permanent single and a cosy make-up berth in the aft cabin. Being 70 foot in length, the galley and the saloon are capacious, the latter of which has space for extra fitted or loose furniture of your choice. Currently the aftower room is equipped with a convenient cassette type toilet but if preferred there is a pump out tank already installed. The galley houses not only a 4 burner hob, but gas and electric ovens along with a microwave, with laundry days taken care of by the fitted washing machine.

In accordance with BRBA* code of practice, the brokerage service is supported by well established administration procedures and monies paid by buyers are held in a named Client Account, kept separate from ABNB's trading activities.

Payment to owners is made promptly. Every step of the sale process involves clear documentation; brokerage agreement, sale and purchase agreement and bill of sale.

For added protection, ABNB holds full Professional Indemnity Insurance.

YOUR BOAT

230V SUPPLY
 230V circuit installed with landline connection - Galvanic isolator fitted
 Independent onboard 230V power from batteries via Victron 300W pure sine wave inverter charger. The inverter determines the 230V source

BATTERIES & CHARGING
 Two alternators: 12V 55A alternator charges 1 x 105Ah maintenance free engine battery - 12V 175A alternator charges 5 x 115Ah maintenance free cabin batteries - Charging also by Victron 120A inverter/charger

ELECTRIC FITTINGS
 Lights: Tunnel light
 Cabin lights: All LED
 230V Polarcord 27w TV
 Aerials: Maxview connectional
 12V Cool Air fan to saloon

ADDITIONAL LIGHTS
 Additional lights: bedhead, well deck, saloon shelf lighting, galley workshop

Cabin	Sockets	D.C. Mains	USB	Lights	Deckhead	Well	Bedhead
Saloon	✓	✓	✓	✓	✓	✓	✓
Shower room	✓	✓	✓	✓	✓	✓	✓
Bedroom 2	✓	✓	✓	✓	✓	✓	✓
Bedroom	✓	✓	✓	✓	✓	✓	✓
Boatmans	✓	✓	✓	✓	✓	✓	✓

ENGINE
 Beta Marine 60 diesel - 60hp at 2700rpm - Built by Kubota and maintained by Beta Marine - Single lever control
 Vertical hospital silencer exhaust - Skin tank engine cooling
 New base engine fitted in July 2021
 Instruments: Tachometer, hour meter, voltmeter, temperature gauge, oil pressure gauge
 Fuel tank: 105 gallon (approx) integral stern and under floor twin tank

STERN GEAR & TRANSMISSION
 Engine readily mounted - Cardan shaft with USA all gear shaft and thrust bearing - PRM 200 gearbox with 3:1 reduction - Non-sliper hopper style weedcatcher - Flanets gearless stern gear lubrication - Electric bilge pump

STEELWORK & STYLE
 12/15 plating. Shell in traditional style - Enhanced by strip beam. Inner sole, scribed aft bulkhead
 Fittings that are part of the shell include: Cabin edge handrails and forward & aft caps - Mooring eye eye
 (Note plating thickness cannot be measured during ABNB visits and is based on reported information)

DECKS
 Well & aft decks self draining - Well deck steel and aft deck steel with hinged steel hatch
 Deck: Deck cover - Acrylic
 Demountable decorated timber grating, cockpit cover - Acrylic
 Hatch cover with windows & 3/16s

FINISHES
 Hull: Hull sides above & below top guard coated with bitumen
 Superstructure: Dark green with light green framing - Red aft frame panels - Single colour teak handrails - Signwriting, scrolls & graphics - Flashed red gunwales
 Trad fittings include: Pigeon box - Brasswork: Tiller & pin, stainless
 Chromework: Chimney band, tunnel light

WINDOWS & DOORS
 Single glazed aluminium framed windows - Single glazed brass portholes
 Bulls eyes: One
 Forward doors are hardwood, stable-style, glazed with a solid bulkhead - Side doors are steel with timber panels - All doors are steel, traditionally paneled, traditionally painted - Inboard engine room side door and hatchless port and starboard aft - One side door with roof hatch

YOUR BOAT

SLEEPING
 5 berths in 3 cabins consisting of:
 5ft 6in x 4ft 6in permanent double with interior sprung mattress
 6ft 3in x 2ft 6in permanent single with interior sprung mattress
 5ft 11in x 3ft 0in make-up double in Boatmans cabin (Batteries required)

SHOWER ROOM
 Full width compartment
 Cubic shower 27in x 26in with laminate linings and tiled doors
 Feature washbasin
 Porta Potti 165 Cube manual flush cassette toilet - Pump out toilet system currently accommodates 75 gallon (approx) tank still in situ

APPLIANCES
 Gas and Electric cooking - Variolet G32000 gas oven - Belling gas grill & electric oven - Ideal gas 4 burner hob - Tesco 100W 230V microwave
 Beko 7kg washing machine - Portable twin tub washer

SEATING & EATING
 Seating: 1 seven seater built-in seating

DIMENSIONS

Overall length:	70ft 9in
Foredeck:	5ft 5in
Well deck:	4ft 2in
Overall cabin length:	57ft 6in
Saloon:	16ft 5in
Galley:	11ft 11in
Shower room:	5ft 1in
Bedroom 2:	6ft 5in
Bedroom:	6ft 3in
Boatmans:	9ft 7in
Aft deck:	2ft 6in
Headroom:	Cabin 6ft 4in Boatman's cabin 5ft 4in Garwards width: 6ft Draught: 2ft 7in

FIT-OUT
 Linings: Hull sides lined in combination of oak & painted plywood with vinyl in galley, with cabin sole oak or painted plywood, headlining (cabin) oak plywood (partitions in Boatmans cabin) and bulkheads (partitions) in combination of oak & painted plywood with vinyl in shower room - Flooring in painted finish or oak
 Pine galley worktops with tiled splashbacks - Washbasin splashbacks tiled
 Flooring: Carpet in saloon & bedroom - Vinyl in galley, shower room & bedroom 2 with painted boards in Boatmans cabin
 Insulation: Sprayed PU foam
 Condition of underfloor space can be checked through hatch in floor of double berth compartment

SYSTEMS
 Gas: Propane gas system with 2 x 13kg cylinders
 Water: Under deck integral 270 gallon (approx) water tank - Stainless steel galley sink
 Separate hand wash sink in galley
 Water Heating: Two calorifiers heated by engine, boiler & immersion
 Cabin Heating: Webasto Thermo Top C compact diesel boiler controlled by mini-programmer, 4 radiators - Water solid fuel stove with back boiler water circulated by Webasto boiler

STORAGE
 Additional storage: well deck lockers, under seating, under berths
 Cabin: Drawers Cupboards Wardrobes Shelves
 Saloon ✓
 Galley ✓
 Shower room ✓
 Bedroom 2 ✓
 Bedroom ✓
 Boatmans ✓

We produce our own sales brochures

We take our own photos

We prepare the drawings

We collate all the details

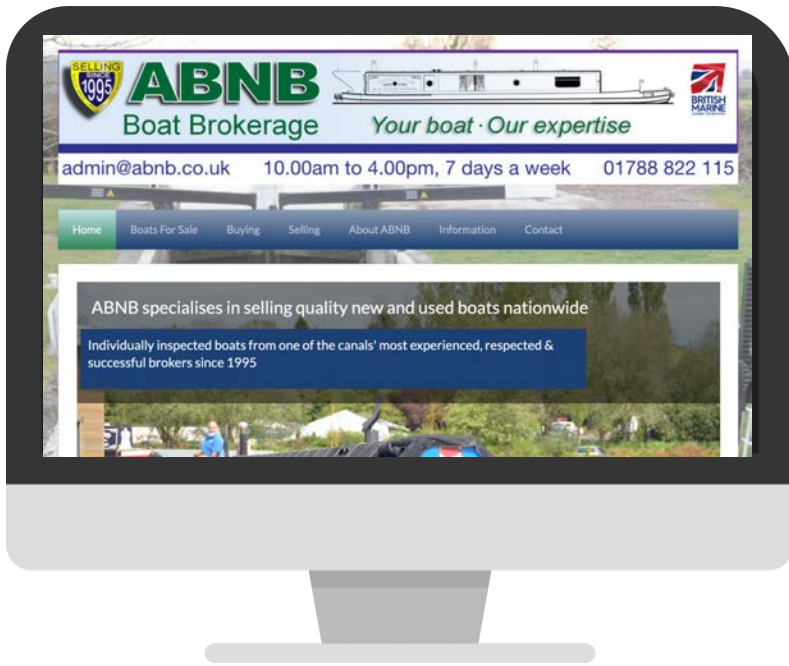
YOUR BOAT

OWNERSHIP HISTORY
 Number of owners: Three
 Relocating means that the boat is for sale

DOCUMENTATION
 A BSS Certificate issued by Russel Smith expires 04/06/2022
 The craft is over ten years old and so no paperwork associated with the Recreational Craft Directive has to be kept
 The boat licence is not transferable with the boat and a new licence will be required
 A cabin inventory list will be available when viewing
 Brochure approved by owner

MAINTENANCE HISTORY
 M&I: Last checked: November 2021
 Engine: Last serviced by engine in October 2021 - Running hours at ABNB visit: 10,496 - Combined hours between original and new engine

PLEASE NOTE: This is sales information and not a survey report; proceeding on this basis only. The specification in these pages is based on ABNB's visit to the boat and on information given by the owner. They do not help any dealer without to investigate the boat further, but it is the surveyor or customer. The information here is given in good faith but no warranty, absolute or otherwise, is made. The boat is sold as is for future use. Conditional offer if the craft leaves the UK, any necessary VAT paid shall they not be available.



Have you fully explored all the information on our website?

Don't just take our word for it ... check out some testimonials from just a few of our happy customers.

R Ray
5 reviews
★★★★★ a week ago **NEW**

Very helpful and knowledgeable. The staff were brilliant in sorting a few little problems out for which they deserve a big thanks for. Will definitely be my first port of call when buying my replacement boat. Thank you ABNB.

S Shaun
3 reviews
★★★★★ 2 months ago

ABNB sold my narrow boat with very little fuss. Communication was very good and their responses to the buyers survey report was excellent resulting in no reduction in the offer price.

Their original brochure was produced very quickly. It was in a format that was easy to read and provided all of the information at a glance. ABNB responded to my queries very quickly and helped me through the process when I had a query.

I would definitely use ABNB again and would recommend them to anybody thinking of selling their boat

★★★★★

Great service, ABNB!

We just sold our narrowboat through ABNB. Very pleased with their service. We were kept fully informed at all times. On the day of sale the whole process was completed smoothly within a few hours. Quite amazing given that we are in Australia and there is a 10 hour time difference!

As sellers, we would happily recommend ABNB.

Mary and Colin

Your boat • Our expertise