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Inland Waterway Specialists

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PHOENIX

£35,000

General.

Builder: **Colecraft** *Type:* Traditional stern
Fitted: Not known *Year:* 1981
Length: 50ft (15.2m) *Beam:* 6ft 10ins (2.1m) *Draught:* c1ft 9in (.6m)
Lying: High Line Yachting, Iver on fully residential berth
BW no: 72104 *CIN No:* N/a *BSC to:* August 2011

History

The vessel has been previously sold by ourselves in 1998 and 2006. The hull of the vessel was reportedly treated with a two part epoxy treatment in 2002, and the side decks and superstructure were last repainted in 2008.

Hull & Exterior.

Material / build: All steel. Thicknesses: 6 / 6 / 4mm



Exterior: Black bitumen painted hull to rubbing band. Dark red from rubbing band through side decks and cabin sides. Roof in cream.

Windows: Painted anodised aluminium top hopper opening, 2 to starboard and 3 to port. Opening side doors to both sides and additional fixed portholes aft.

Forward well: Rope fender. Steel cants. 'T' stud. Gas locker containing 2 x 13kg gas bottles. Self draining steel well deck with inspection hatch to integral water tank below. Timber seats to both sides of well. Two central half glazed painted timber doors to accommodation.

Roof: Integral steel handrails. Flues for solid fuel stove and gas water heater. 4 mushroom vents. Steel pole and plank holder. Hinged hatch over side doors. Pigeon box over aft cabin. Top engine exhaust. Sliding hatch over access aft.

Aft deck: Traditional style. Rope fender, 2 mooring dollies, steel cants, diesel filler. Tiller steering. Self draining steel deck. Two central painted timber doors to engine room.

Phoenix continued

Mechanical & Electrical.

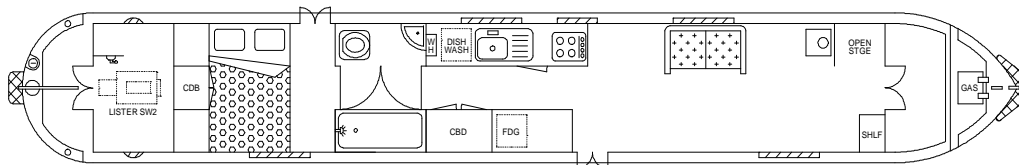
Engine: Lister SW2 15hp Gearbox: Hurth HBW100
Cooling: Skin tank Calorifier feed: No
Bowthruster: No
Weed hatch: Quick release Stern gland greaser: Remote
Bilge pump: 12v
Batteries: 12v Domestic: 1 Engine: 1
240v: Yes Inverter: No Charger: Sterling fully automatic Generator: No

Interior.

Lining - floor to gunwale: Pale green painted panelling
Lining - gunwale to ceiling: Horizontal varnished tongue and groove pine
Lining - ceiling: As above
Bulkheads: Matt varnished panelling
Flooring: Green carpet tiles
Lighting: Surface mount fluorescent
Cabin heating: Morso solid fuel stove in saloon (fitted 2008)
Insulation: Rockwool
Water heating: Morco gas fired
Headroom: 6ft 2in

ACCOMMODATION (From aft)

Cabin Arrangement: Engine room / Double cabin / Bathroom / Galley / Saloon



Berth arrangement: 2 berth - fixed double in own cabin

Cabin 1: Engine Room. The engine room is separated from the rest of the craft by a fixed bulkhead. The engine is fully enclosed. 240v input and protection unit and Sterling charger on bulkhead. Shelf at high level.

Cabin 2: Double Cabin. Across the aft bulkhead is a full height storage unit comprising open shelving and high level cupboard with hanging rail. The double bed is mounted adjacent to this across the craft with interior sprung mattress measuring 4ft x 6ft 3ins. Storage below bed. Opening side doors to port. Central corridor leads forward into

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Cabin 3: Bathroom. To starboard is a $\frac{3}{4}$ size bath fitted with a sliding glass shower screen. Thermostatic shower mixer with shower head. Rear and side fully tiled. Opposite this to port is a WC compartment with Elsan chemical toilet and white corner mounted china hand basin. Mirror doored bathroom cabinet. The doors of the toilet compartment can be used to close off the corridor providing a full width bathroom facility. The passageway continues forward into.....



Cabin 4: Galley. The galley is organised on both sides of the craft with to starboard a full height cupboard unit with hanging rail. The galley comprises a green granite effect laminated work surface over varnished timber fronted drawers and cupboards below. To port the Morco gas water heater is mounted on the aft bulkhead. Single bowl sink and drainer in green inset into work surface. Matching Vanette 4002 four burner hob inset with Vanette GG 6000 grill and oven in green below. Bosch 240v Compact dishwasher and space and plumbing for washing machine. To starboard is a matching work surface and units with Beko 240v full size refrigerator below. Opening side doors to starboard. The galley is open plan to.....

Cabin 5: Saloon. The saloon is designed to take free standing furniture currently comprising a large 2 seat sofa. At the forward end to port is an open fronted cupboard unit adjacent to which is the Morso solid fuel stove mounted on a stone hearth with tiled rear and side. To starboard is small under gunnel shelf. Also to starboard is a small hull side mounted flap up table. Steps up to the forward well.



This boat has not been cleared and some personal possessions will be removed.

GENERAL

Berth transferable: Residential berth by arrangement

Berth: The residential mooring is located at the High Line Yachting boatyard at Iver, on the Slough Arm of the Grand Union. The mooring is alongside the bank amongst a community of other residential and cruising boats. Secure parking is available in the boatyard. A key to the gate and toilet block in the main building is provided on deposit.

Facilities offered are 240v electricity connection (charged by meter reading) and water point. BT telephone connection (subject to the BT connection charge if applicable). Pump out / chemical toilet emptying facilities. Diesel, coal and gas are available in the boatyard, with gas and coal deliveries to alongside on Wednesday and Saturday afternoons. Toilet and shower block (showers are token operated) with washing machine and tumble dryer (token operated).

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The current mooring rates for narrowbeam craft are as follows:

Paid annually : £46.00 per foot per annum
Paid six monthly : £25.00 per foot per half year
Paid monthly : £4.50 per foot per month payable by standing order

A payment of six months' mooring fees in advance will be required as the first payment. A residential licence payable to British Waterways Board is required. High Line Yachting reserve the right to refuse the transfer of the mooring. Council tax is payable.

Langley Station which is on the Paddington Line is within two minutes walk of the moorings.

Regrettable no pets are permitted.

Sale type: Private

Viewing: High Line Yachting, Mansion Lane, Iver, SL0 9RG
9am to 6pm Tuesday to Saturday, 11am to 5pm Sunday, closed Monday.

PLEASE NOTE

In this case we are acting as Brokers only.

Whilst every care has been taken in their preparation, the correctness of these particulars is not guaranteed.

The particulars are intended only as a guide and they do not constitute a term of any contract.

A prospective buyer is strongly advised to check the particulars and where appropriate at his own expense to employ a qualified Marine Surveyor to carry out a survey and / or to have an engine trial conducted which if conducted by us shall not imply any liability for such engine on our part.

The Vendor is not selling in the course of a business.

All sales subject to contract. No guarantee is given or implied as to the condition or legal title.

No appliances or systems have been tested. All measurements stated are approximate.

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