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Rosebrook £54950



Pinder **2005 - 60ft - Semi-traditional Stern** **Narrowbeam boat - Outlying**

Rosebrook is a 60' cruiser stern narrowboat with the capability to sleep 6, making this boat an ideal family and friends boat. The accommodation could be altered to create different usages for the some of the spaces, including office or utility space. There is also the room to put a solid fuel stove in should one be required, the boatyard would be able to do this as well as any other alterations which may be required. The layout is traditional with a forward saloon with an L shape dinette with a make up folding bed opposite. A u shape galley is followed by the first of 2 bathrooms. Then follows the master bedroom which has a toilet compartment and wash basin. The rear cabin has further sleeping options. As with all hire boats Rosebrook under goes continual maintenance for reliable use. Call Ian(07799 858980) for details on how to view. Recent Clean Survey.

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Rosebrook

CONSTRUCTION

Width	6'10"	Draft	
Construction	Steel	Horse Power	38
Builder	Pinder	Fitted out by	Builder
Steel Spec	10,5,4 Clean Survey	Cratch	No
Rear Cover	None	Side Doors	No

ENGINE

Engine Make	Beta	Engine Model	Beta B38
Engine Hours		Engine Last Serviced	On going servicing
Gearbox	PRM	Bowthruster	None
230v Landline	No	Inverter	Stirling 1800
Domestic Batteries	4	Battery Charger	No
Battery Management	No	No. Alternators	2
Generator	No	Solar Panels	No
		Stern Thruster	None

HEATING

Type of Heating	Eberspacher	No. Radiators	3
Calorifier	Yes	Gas	Yes
Fresh Water Tank Type	Stainless Steel	Fresh Water Tank Capacity	Approx 100 galls
Fuel Tank Capacity	Approx 45 galls	Insulation	Spray Foam
Waste Tank Capacity		Hot Water Via	Engine and Heater Unit

CABIN

Cabin Lining	Painted Panels	Trim	Oak
Flooring	Laminate	No. Berths	6
Glazing/Windows	Single Glazed	Satellite	No

BEDROOM

Bed	Fixed Double	Storage Under	Yes
Wardrobes	Yes	Overhead Lockers	Yes
Dressing Table	No		

Extras / Notes: Berths: One fixed double, Aft cabin has the alternative of one double or two single, and saloon has one double.

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BATHROOM

Bath or Shower	Shower	Toilet Type	Electric Macerator
Vanity Basin	Yes	Heated Towel Rail	No

Extras / Notes: Off corridor bathroom with shower, sink and pump out toilet. Also separate WC and sink.

KITCHEN / GALLEY

Floor Units	Yes	Wall Units	Yes
Cooker Make	Yes	Fridge Make	Yes
Microwave	Yes	Washing Machine	No

Extras / Notes: U shaped galley with oven/Grill, four burner hob, sink with drainer, fridge and microwave

SALOON

Dinette	L Shape	TV Cupboard	No
Bookshelves	No	Solid Fuel Stove	No
Seating	Yes		

Extras / Notes: L shape dinette with a make up double, tv unit and removable table.

HISTORY

Time with Current Owner	No. Previous Owners	Builder
Last Blacked		Anodes Replaced	
Boiler Last Serviced		BSC Required Date	20/10/26
Documentation Available	No		

The details contained herein are believed to be accurate, but cannot be guaranteed. They are not intended to, and do not form any part of any current or future contract. Prospective purchasers are advised to have an independent survey carried out to satisfy themselves as to the condition and specification of the vessel. No guarantee is given or implied in respect of age, specification, condition, suitability for a particular purpose or legal title.

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