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Rose & Gin £42950



East Lancs Engineering 1998 - 50ft - Traditional Stern Narrowbeam boat lying at Mercia

Rose & Gin is a 50ft 1998 Trad by East Lancs Engineering, current owner has upgraded the electrics including 3 new domestic batteries, Renogy 3000w inverter with remote monitor and Bluetooth connectivity, 4 x 100w Renogy solar panels with Renogy 40a MPPT controller. Entry from the cratch covered bow through glazed doors into Saloon with Pullmans dinette, 2 recliner chairs, Tv on unit and Kabola diesel stove running radiators. Galley is U-shape with laminate topped ash units, Vanette eye level oven/grill, 4 burner hob, 12v fridge, 240v freezer, microwave. Off corridor Bathroom has large shower behind glazed door, vanity sink unit and cassette toilet. Bedroom at the stern has fixed double bed with storage under, overhead locker, wardrobe and offset door to engine space. Trad stern has large sliding hatch giving the feel of a Semi-trad. Blacked Nov 2024.

Rose & Gin

CONSTRUCTION

Width	6'10"	Draft	1.5
Construction	All Steel	Horse Power	35
Builder	East Lancs Engineering	Fitted out by	First Owner
Steel Spec	8-6-4mm	Cratch	Yes
Rear Cover	None	Side Doors	No

ENGINE

Engine Make	Barrus Shire	Engine Model	Shire 35
Engine Hours	2774	Engine Last Serviced	March 2026
Gearbox	Prm	Bowthruster	None
230v Landline	Yes	Inverter	3kw Renogy
Domestic Batteries	3 x 120ah (Dec 24)	Battery Charger	Mastervolt 50a
Battery Management	Renogy Battery monitor	No. Alternators	1 with Ampower booster
Generator	No	Solar Panels	4 x 100w Renogy
		Stern Thruster	None

HEATING

Type of Heating	Diesel Stove	No. Radiators	3 from stove
Calorifier	Yes	Gas	Yes
Fresh Water Tank Type	Plastic	Fresh Water Tank Capacity	180 Galls Approx
Fuel Tank Capacity	35 Galls Approx	Insulation	Rockwool
Waste Tank Capacity	Cassette	Hot Water Via	Engine and Heater Unit

CABIN

Cabin Lining	Ash Faced Ply	Trim	ASH
Flooring	Carpet	No. Berths	4
Glazing/Windows	Single Glazed	Satellite	No

BEDROOM

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

Extras / Notes: Bedroom at the stern has Fixed double bed with storage under, overhead locker with reading lights, wardrobe with sliding doors and offset door to engine space & Trad stern.

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BATHROOM

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

Extras / Notes: Off corridor Bathroom has large shower with glazed door, Vanity sink unit and cassette toilet with spare cassette, recent tile effect boarding fitted.

KITCHEN / GALLEY

Floor Units	Yes	Wall Units	Yes
Cooker Make	Vanette	Fridge Make	Inlander 12v & 240v Freezer
Microwave	Yes	Washing Machine	No

Extras / Notes: U-shape Galley has Ash units topped with laminated worksurfaces, Vanette eye level oven/grill, 4 burner hob, Inlander 12v fridge, 240v freezer, microwave, filtered water tap.

SALOON

Dinette	Pullmans	TV Cupboard	Yes
Bookshelves	Yes	Solid Fuel Stove	Kabola Diesel Stove
Seating	2 Chairs & Dinette		

Extras / Notes: Saloon at the bow has corner units either side of glazed bow doors, Pullmans style dinette/double berth, 2 swivel recliner chairs, Tv on unit and Kabola diesel stove with back boiler running rads.

HISTORY

Time with Current Owner	2.5 Years	No. Previous Owners	Two or more
Last Blacked	Nov 2024	Anodes Replaced	4 Nov 2024
Boiler Last Serviced	N/A	BSC Required Date	10/11/27
Documentation Available	Yes	RCD Status	

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