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BOATFINDER BROKERAGE

Nationwide brokers of quality canal boats

MIDDLEWICH CANAL CENTRE



REF: 120333

£32,000

- Quality 10:6:3mm steelwork with a semi-trad stern & Pram cover by Floating Homes.
- Perkins 20.5hp marine diesel engine (new in 2012 with just 453 hours) coupled to a Technodrive TMC 40M gearbox.
- Quality fit-out by Eastern Caravans and Narrowboats Ltd in light oak offering 4 berth accommodation.
- 2kw Edecoa modified sine wave inverter.
- CTEK M200 battery charger.
- Solid fuel stove in the saloon, a Webasto Airtop diesel fired air heater and a Heatstore electric radiator.
- Blacked May 2023.
- Moorings are available by separate negotiation.



BROKER'S SUMMARY

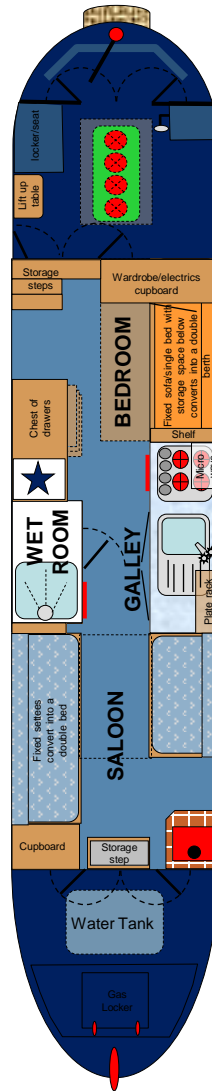
36ft Semi-Trad style narrow boat. Quality 10/6/3mm steelwork with a semi-trad stern with pram cover by Floating Homes. Quality fit-out by Eastern Caravans and Narrowboats Ltd in light oak faced ply offering 4 berth accommodation. Powered by a Perkins 20.5hp marine diesel engine (new in 2012 with just 453 hours) coupled to a Technodrive TMC 40M gearbox.

Charley Mae is a lovely 36ft, 4 berth narrow boat, she was built in 2005 by Floating Homes and fitted out to a high standard by Eastern Caravans and Narrowboats Ltd. She was initially constructed as a 30ft boat with an outboard motor but has been professionally lengthened to 36ft for the current owner, when the Perkins engine was also installed. Charley Mae has a cleverly laid out and versatile interior and has been well loved and cared for by the current owner. She was taken out of the water in July 2022 for storage and was last blacked in May 2023. She would make a versatile starter boat for cruising holidays, or as a compact live-aboard.

BSSC to October 2025.

LAYOUT DIAGRAM

(not to scale)





FROM THE BOW

From the bow which houses the gas locker. There is a 3' open self draining well deck. The water tank is located beneath the well deck with a surface mounted filler. The headlamp is mounted on the front bulkhead.

GENERIC FIXTURES AND FITTINGS

The ceilings, cabin sides and hull sides are lined with panelled light oak faced plywood trimmed with solid light oak. The floor is laid with wood effect laminate and overlaid with carpet throughout. There are curtains or blinds to all windows.

SALOON 7' 7"

Steel, 2/3 glazed front doors, wood lined internally open out onto the front deck with a storage step down into the saloon.

Fixed Furniture: 1 x half height corner cupboard with built in radio/CD player. 2 x fixed bench seats with storage space beneath. The bench seats convert in to a double bed.

Heating: Solid fuel stove on a tiled hearth and surround.



Lighting: 2 x windows with top openings. 2 x 12v, ceiling lights.

Power: 3 x 240v sockets.



GALLEY 6' 7"



The compact galley has custom built cupboards in light oak with a marble effect laminate worktop.

Base units: 1 x large double cupboard. Oven housing.

Wall Units: Plate rack. Wall mounted microwave housing.

Appliances: 12v Vitrifigo fridge with freezer compartment. Built in Vanette GG2200 gas oven and grill. Inset Vanette four burner gas hob. Microwave oven. Nature Pure Ultrafine drinking water purifier. Inset, stainless steel sink with chrome monobloc tap.



Heating: 1 x electric radiator.

Lighting: 1 x porthole with drop back opening. 1 x 12v, ceiling light.

Power: 1 x 240v socket. 1 x 12v socket.



WET ROOM 4' x 2' 2"



Compact cabin wet room comprising:

Suite: Mixer shower and curtain, wall mounted cabinet. Space for a Porta Potti style toilet (not included).



Lighting: 1 x porthole with top opening vent and privacy glass. 1 x 12v, ceiling light.

BEDROOM 6' 3"



Fixed Furniture: Sofa/single bed that extends to a 4ft double bed with storage below. 4 drawer chest of drawers. Wardrobe/cupboard that also houses the electrical equipment for the boat. Rear storage steps.

Lighting: 2 x portholes with top openings. 1 x 12v, ceiling light. 2 x 12v, reading lights.



SEMI-TRAD DECK 6' 3" & STERN 3' 6"

Steel rear doors, wood lined internally with sliding roof hatch leads from the bedroom to the semi-trad deck where the engine is housed under lift up floor panels. There is a locker seat/drawers to the starboard side. Lift up table. Stern doors lead on to the rear deck and steering position.

Controls: The single lever engine control is on the port side just inside the stern doors.



Other Features: Taff rail. Pram cover.



SPECIFICATIONS

BUILDER

Quality steelwork with semi-trad stern by Floating Homes. Light oak fit-out by Eastern Caravans and Narrowboats LTD.

BUILD DETAILS

Built in 2005
Semi-Trad stern.
10/6/3/3mm

INSULATION

Polystyrene insulation behind the cabin linings.

BALLAST

Concrete slabs beneath the floorboards.

DIMENSIONS

Overall Length:	36'
Cabin Length:	20' 5"
Width:	6' 10"
Interior Headroom:	6' 5"
Well Deck:	3'
Draught	1' 9"

WINDOWS, DOORS & HATCHES

Port side: 1 x window with top opening vent. 2 x portholes with top opening vents.
Starboard side: 1 x window with top opening vent. 2 x portholes with top opening vents.
Front: Steel 2/3 glazed front doors, wood lined internally.
Rear: Steel rear doors, wood lined internally with sliding roof hatch. Steel stern doors, wood lined internally.

ENGINE & TRANSMISSION

The boat is powered by a Perkins 20.5hp marine diesel engine (new in 2012 with just 453 hours) coupled to a Technodrive TMC 40M gearbox with 2:1 reduction, turning the propeller. The exhaust is lagged, silenced and vents out from under the side deck.

The engine powers a 12v alternator to charge the start battery and the 3 leisure batteries.

WATER

The 140 litre plastic water tank is located beneath the well deck with a surface mounted filler. Water pump with pressure switch is located adjacent to the tank. Water heated by a Mecury Duetto electric water heater

HEATING

Heating is provided by the solid fuel stove in the saloon, a Webasto Airtop diesel fired air heater and a Heatstore electric radiator.

ELECTRICS

240v circuit from landline with RCD.
12v lights throughout protected by fuses.
1 x 12v, engine driven alternator.
1 x 12v, engine start battery.
3 x 12v, 115amp/hr deep cycle leisure batteries.
2kw Edecoa modified sine wave inverter.
CTEK M200 battery charger.
1 x 90amp/hr solar charge panel with a Victron MPPT controller

GAS

2 x Propane cylinders housed in the bow locker, provide gas to the oven and hob.

FIRE SAFETY

3 x 1kg Dry Powder extinguisher.
1 x 1kg Water extinguisher.
1 x Fire Blanket.
1 x Smoke Alarm.

EXTERIOR FINISH

The boat was repainted in 2020. The boat was last docked for blacking in May 2023. The hull is protected by 4 anodes and a galvanic isolator.

ADDITIONAL ITEMS OF INVENTORY

The boat comes equipped with a normal cruising inventory including a full set of ropes and fenders. Any additional items not listed must be negotiated separately with the owner.

MOORING INFORMATION

The current moorings maybe available by separate negotiation.

PLEASE NOTE: The information contained in this brochure is based on our own inspection and information provided by the owner and is intended as a sales aid only to assist you to decide whether you would like to move to the next stage and view the boat for yourself. Measurements can only be taken as approximate. Nothing contained herein constitutes a contract or offer. This is not a survey. We always recommend that a full survey is carried out prior to purchase.