

01270 760 799

Web Site: www.boatfinderbrokerage.co.uk

E-mail: sales@boatfinderbrokerage.co.uk



BOATFINDER BROKERAGE

Nationwide brokers of quality canal boats

MIDDLEWICH CANAL CENTRE

Kings Lock Boatyard
Booth Lane
Middlewich
Cheshire
CW10 0JJ



REF: 120387

£140,000

- Quality steelwork by Culture Boats with collapsible wooden wheelhouse.
- Perkins 92hp, marine diesel engine with a PRM500 D2 hydraulic gearbox. ARS (gearbox driven) hydraulic bow thruster with remote control in the wheelhouse.
- Beautifully fitted by the Streethay Wharf in gloss laminate panels with solid iroko wooden trims offering 2 berth accommodation to a reverse layout.
- Spray foam insulation.
- Twin stainless steel water tanks.
- Victron Multiplus 1600w inverter/charger.
- Vetus 2-cylinder 6kva generator with start battery.
- S/F stove & diesel fired central heating.
- Dishwasher.
- Washing machine.



BROKER'S SUMMARY

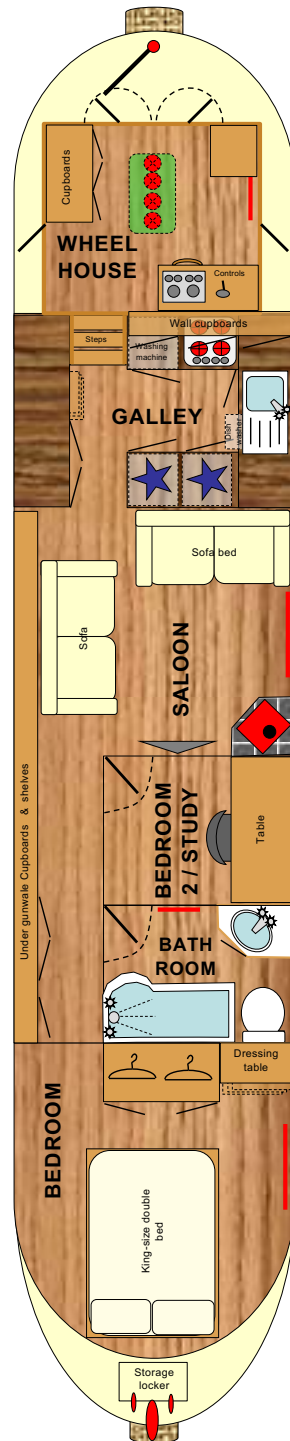
60' x 12'6" Dutch Barge. Quality steelwork by Culture Boats with collapsible wooden wheelhouse. The upper wheelhouse can be replaced by a canvas cover (not shown) if preferred. Beautifully fitted by the Streethay Wharf in gloss laminate panels with solid iroko wooden trims offering 2 berth accommodation to a reverse lay-out. Second cabin, currently used as a study, easily converted to a second bedroom. Powered by a Perkins 92hp, marine diesel engine with a PRM500 D2 hydraulic gearbox. ARS hydraulic bow thruster with remote control in the wheelhouse.

New Dawn presents a fantastic opportunity to acquire one owner modern Dutch barge. She has been beautifully constructed by Culture boats and Streethay Wharf and fitted out as a well-designed high specification floating apartment. She was painted externally by the owners in 2024 when she was also blacked and had new anodes. With a beautifully light and airy interior, this boat must be seen to be fully appreciated. She is fully equipped with every convenience required for a life afloat or would serve as a luxurious holiday home for cruising the waterways of Europe. She is fully RCD compliant.

BSSC to August 2027.

LAYOUT DIAGRAM

(not to scale)





FROM THE BOW

From the bow which holds the storage locker, there is a 5' 9" self draining fore deck.

GENERIC FIXTURES AND FITTINGS

The ceilings are lined with gloss laminate panels with solid iroko wooden trims. Cabin sides and hull sides are lined with light oak faced ply with solid iroko trims. All interior wood has been varnished. There are curtains or blinds to all windows. Flooring throughout is wood effect laminate.



BEDROOM 13'

Furniture: Kingsize bed. 1 x full height double wardrobe. Dressing table with shelves below and a chair.

Heating: 1 x central heating radiator.

Lighting: 2 x portholes with top hopper openings. 6 x 12v, LED ceiling lights. 1 x 12v wall light. 1 x Houdini hatch with cover.

Power: 2 x 240v sockets.



BATHROOM 8' 1" x 5'

The cabin bathroom has full height ceramic tiling and a white suite comprising:

Suite: Full size bath with a chrome thermostatic shower and glazed shower screen. Corner vanity unit with inset wash basin, chrome mixer tap and cupboard beneath. Standard domestic pump-out style toilet.



Heating: 1 x chrome towel rail.

Lighting: 1 x porthole with top hopper opening. 2 x 12v, LED ceiling lights. 1 x 12v, wall light.



Corridor Storage: Under gunwale cupboards and shelves to the corridor.

Corridor Lighting: 1 x porthole with top hopper opening. 1 x window with top hopper opening. 2 x 12v, LED ceiling lights.

BEDROOM 2 / STUDY 8' 1" x 5' 6"



Second bedroom currently being used as a study easily converted to a bedroom.

Furniture: Freestanding table. 1 x chair. Coat hooks.

Heating: 1 x central heating radiator.

Lighting: 1 x window with top hopper opening. 2 x 12v, LED ceiling lights.

Power: 3 x 240v sockets.



SALOON 11' 2"

Spacious open plan.

Fixed Furniture: Under gunwale cupboards and shelves.

Furniture: 2 x leather sofas, one of which converts to a sofa bed.

Heating: Morso Squirrel solid fuel stove set on a tiled hearth and surround. 1 x large central heating radiator.



Other Features: 40" wall mounted Technika flat screen TV with built in DVD player. Freesat box.

Lighting: 2 x windows with top hopper openings. 1 x large opening skylight hatch with cover. 8 x 12v, LED ceiling lights.

Power: 2 x 240v sockets. 1 x TV aerial point.





GALLEY 8'

The "U" shaped galley has beech effect laminate doors. Worktops are solid wood.

Base units: 1 x double cupboard. 2 x single cupboards that extends into the corner. 1 x 5 drawer unit. Washing machine housing. Fridge housing. Freezer housing. Oven housing. Dishwasher housing. Rear cupboard housing the electrics.

Wall Units: 2 x wall cupboards.

Appliances: Baumatic inset four burner gas hob. Baumatic built in oven and grill. Bosch, 240v fridge. Bosch, 240v freezer. Hotpoint washing machine. Indesit dishwasher. Inset ceramic sink and drainer with chrome monobloc tap.

Lighting: 2 x windows, one with top hopper opening and one with slide opening. 6 x 12v, LED ceiling lights.

Power: 4 x 240v sockets. 1 x 12v socket.



WHEELHOUSE 9' 7" x 7' 10" & STERN 3' 6"



A hardwood door leads from the galley up to the wheelhouse. The glazed mahogany wheelhouse is fully collapsible. The engine room is below the wheelhouse and accessed through the lift up floor panels. Part glazed, side and rear doors lead out to the decks.

Heating: 1 x central heating radiator.

Lighting: Fully glazed. 4 x 12v, wall lights.

Power: 4 x 240v sockets.

Controls: The single lever engine control, steering wheel and the control panel are mounted on the centre console at the steering position.

Other Features: Steel Taff rail.



SPECIFICATIONS

BUILDER

Quality steelwork by Culture Boats. Professional fit-out by Streethay Wharf in gloss laminate panels with solid iroko wooden trims.

BUILD DETAILS

Built in 2010
Dutch barge.
Not stated

INSULATION

Spray foam insulation behind the cabin linings.

BALLAST

Concrete slabs beneath the floorboards.

DIMENSIONS

Overall Length:	60'	
Cabin Length:	50'	9"
Width:	6'	10"
Interior Headroom:	6'	3"
Well Deck:	5'	9"
Draught	2'	

WINDOWS, DOORS & HATCHES

Port side: 3 x windows with top openings. 2 x portholes top openings.

Starboard side: 3 x windows with top openings. 2 x portholes top openings.

Wheelhouse: Fully glazed all around with doors to either side and double rear doors.

Roof: 1 x Houdini hatch. 1 x large skylight hatch.

Rear: Hardwood rear doors, with roof hatch.

ENGINE & TRANSMISSION

The boat is powered by a Perkins 92hp, 6 cylinder marine diesel engine with a PRM500 D2 hydraulic gearbox with 2:1 reduction, turning the propeller. The exhaust is lagged, silenced and vents out from under the side deck.

The engine powers twin 12v alternators to charge the start battery and the 4 leisure batteries.

BOW-THRUSTER

ARS (gearbox driven) hydraulic bow thruster with remote control in the wheelhouse.

WATER

Twin 100 gallon stainless steel water tanks located beneath the saloon. Water pump with pressure switch is located adjacent to the tank. Twin coil calorifier is heated by the Kabola diesel fired boiler, 240v immersion heater and/or the engine heat exchanger.

HEATING

Heating is provided by the solid fuel stove in the saloon and the Kabola diesel fired boiler running 5 radiators.

ELECTRICS

240v circuit from landline with RCD.

12v lights throughout protected by fuses.

2 x 12v, 90amp/hr engine driven alternators.

1 x 12v, 100amp/hr engine start battery.

4 x 12v, 110 amp/hr deep cycle leisure batteries.

Victron Multi plus 1600w inverter/charger.

Vetus 2-cylinder 6kva generator with start battery.

Battery management system.

GAS

2 x 13kg Propane cylinders housed in the stern locker, provide gas to the oven grill and hob.

FIRE SAFETY

4 x Dry Powder extinguishers

1 x Fire Blankets

1 x Carbon Monoxide Detector

1 x Smoke Detector

EXTERIOR FINISH

The boat was repainted in 2024. The boat was last docked for blacking with 2 pack epoxy in June 2024. The hull is protected by 8 anodes renewed in 2024.

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

Current moorings not available.

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.