

AP MORGAN



Coopers Hill, Alvechurch, Birmingham
Asking Price £95,000

Features:

- 60ft narrow boat with modern fittings
- Two bedrooms
- Lounge with wood burner
- Fitted kitchen
- Shower room
- Annual licence fee £1100
- Monthly mooring fee £419

Description:

A unique opportunity to acquire this 60ft two bedroom narrow boat. Situated at Withybed Moorings, on the Worcester & Birmingham canal, in the sought-after village of Alvechurch.

The welcoming interior briefly comprises: Living space with log burner and bespoke fitted shutters to windows, leading through to a stylish fitted kitchen benefitting from inset sink, gas hob, oven with grill and built in microwave. A corridor then leads through to a tastefully decorated bedroom, shower room with heated towel rail, and a further bedroom two with storage and door out to the bow.

Withybed Moorings is a high quality off line mooring area located on the Worcester- Birmingham canal adjacent to the hamlet of Withybed Green, Alvechurch.

The development lies behind a secure gated site which is offside from the towpath. Conveniently placed just north of the Tardebigge flight to access adjoining waterways and the cruising rings of The Avon, Birmingham, Stourport, Warwickshire and the restored Droitwich Canals.

The moorings offer a variety of facilities to include: Electricity, water and low level lighting; Car parking for visitors and moorers; Boaters facility building, housing the office, toilets, showers and laundry; Elsan waste disposal point; A pump-out service; Refuse compound; Diesel re-fuelling service; kiln dried logs for sale; Wifi and Bike shed storage

Situated within the desirable village of Alvechurch, conveniently located for Crown Meadow first school and Alvechurch C of E middle school as well as shopping and eating facilities within the village centre, easy motorway access, main bus route, walks along the local Worcester and Birmingham canal and railway station. Also, nearby are the facilities offered by both Barnt Green village (1.2 miles), Redditch (5.1 miles) and Bromsgrove (5.6 miles).



Details:

Bow

Lounge 5'4" x 15'3" (1.63m x 4.65m) Both max

Kitchen 5'4" x 8'8" (1.63m x 2.64m) Both max

Bedroom one 5'4" x 6'4" (1.63m x 1.93m) Both max

Bedroom two 5'4" x 6'7" (1.63m x 2m) Both max

Shower room 5'4" x 5' (1.63m x 1.52m) Both max

Stern



EPC Rating: To be confirmed

Council Tax Band: (tbc by solicitors).

Tenure: To be advised (tbc by solicitors).

For more information or to arrange a viewing, please call us on 01527 910 300.



How can we help you?

Need a mortgage?

We recommend Wiser Mortgage Advice. They will search the market for you to ensure you get the right lender and

mortgage deal. They typically achieve mortgage offers much more quickly than if you were dealing with lenders directly.

The initial appointment is free and without obligation. Call us on 01527 910 300, or visit their website for more information:

www.wisermortgageadvice.co.uk

Property to sell?

If you need to sell a property in order to buy, you ideally need to be on the market at least (and preferably Sold STC) before

viewing, otherwise you may lose out to other buyers when the right property comes along. In these circumstances we

can get your property 'live' quickly. Just book a free valuation and we will visit your property and discuss your needs.

Need a solicitor?

A good solicitor can save you literally weeks of time in the

buying/selling process, reducing the stress levels of all

involved. We will instruct a reputable firm that is competitive

on cost and very reliable. Just ask for a quote.

Need a removal company and storage?

A professional removal company takes the stress out of

moving, knowing that your belongings are safe and insured

far outweighs any small savings by trying to do it yourself or

using a man-and-a-van service. We work closely with and

recommend Cube Removals as the leading local firm. For

peace of mind and a reliable service call them on

0800 193 0000 or visit their website, cuberemovals.co.uk, to

arrange a survey.

No statement in these details is to be relied upon as representation of fact, and purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. These details do not constitute any part of any offer or contract. AP Morgan and their employees and agents do not have any authority to give any warranty or representation whatsoever in respect of this property. These details and all statements herein are provided without any responsibility on the part of AP Morgan or the vendors. Equipment: AP Morgan has not tested the equipment or central heating system mentioned in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. Measurements: Great care is taken when measuring, but measurements should not be relied upon for ordering carpets, equipment, etc. The Laws of Copyright protect this material. AP Morgan is the Owner of the copyright. This property sheet forms part of our database and is protected by the database right and copyright laws. No unauthorised copying or distribution without permission.



GROUND FLOOR
299 sq. ft. (27.8 sq.m.) approx.

TOTAL FLOOR AREA: 299 sq.ft. (27.8 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024