

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.



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

TOTAL FLOOR AREA : 299 sq.ft. (27.8 sq.m.) approx.

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