

Absolute Homes

Emanuelle





# Emanuelle

Price £70,000

## DESCRIPTION

We are very pleased to be offering to the market this 70' x 12'6 Dutch Barge dating from approximately 1890 and offering tremendous opportunity to improve on its present finish with a pretty much blank canvas for re-arranging the existing accommodation which covers 1,470 square feet internally with additional areas to fore and aft decks giving a total of 1,601 sq ft of space.

The accommodation is presently arranged over 2 levels with a 36' wheel house/lounge, 3 bedrooms, large kitchen, full bathroom and separate cloakroom, an abundance of storage space, very good head height on both levels and 2 additional outside areas deck side.

This would make an amazing live-a-board floating home with the option of cruising with the 195 horse diesel Daf 6 cylinder engine.

This vessel is very much a project however once completed will be a stunning example of life on the water.

Early viewing is strongly suggested.

## STAR POINTS

- Name: Emanulle
- Price: £70,000
- Style: Dutch Barge
- Builder : Scheepswerf Drewes Hoogezand
- Water Tank : 500L
- Fuel Tank: 500L
- Black Water Tank : 250L
- EPC: exempt
- Council Tax: N/A



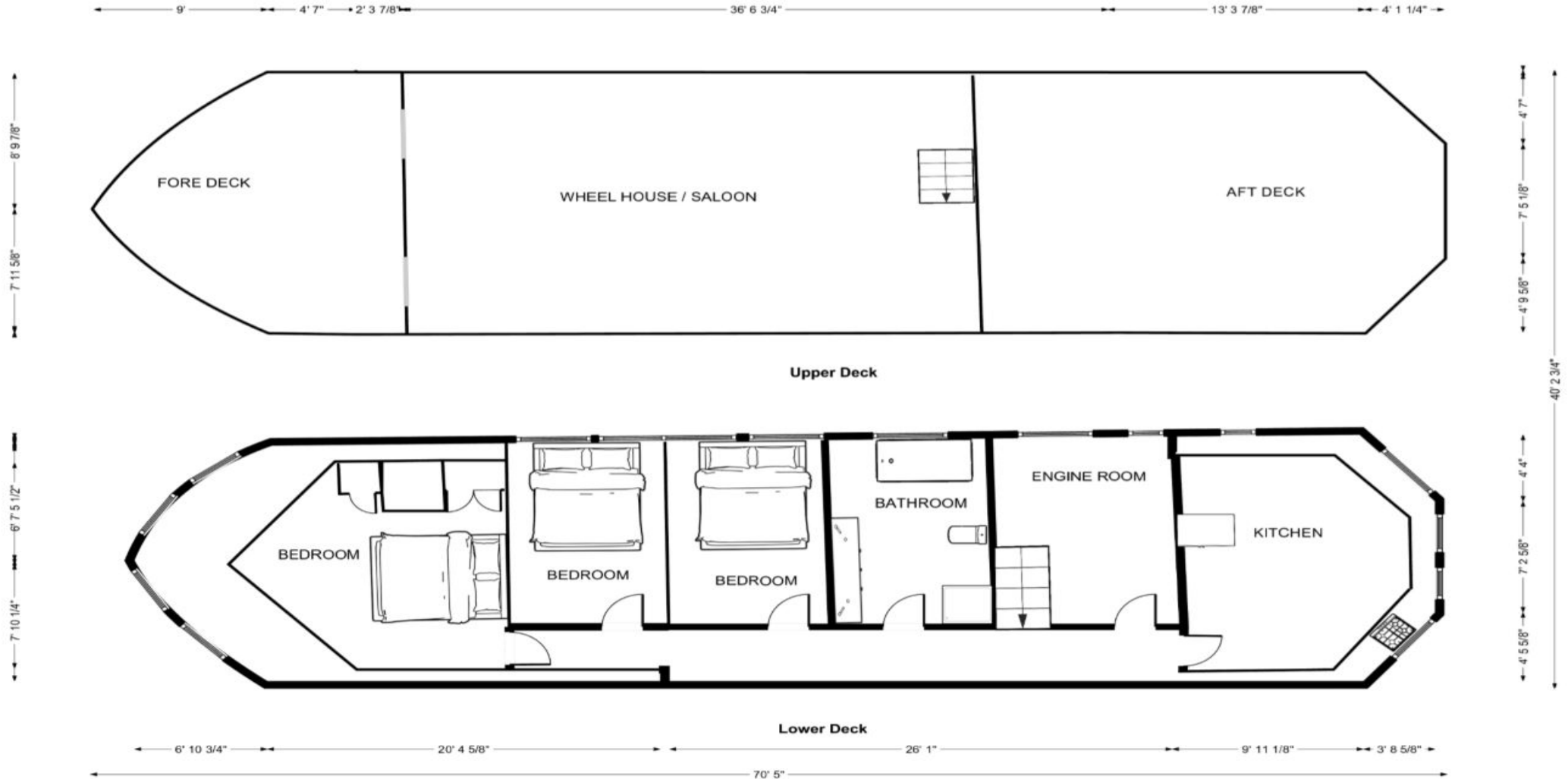






# EMANNUELLE

(148.8 sq m / 1601 sq ft including external deck)



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