

# Willowtree Brokerage



## Boat Details (Subject to Contract)

Name of Craft	Annie		
Manufacturer	Cuttwater Boats		
Year Built	2002	Length	@12.25m (40'2")
Width	@2.08m (6'10")	Style	Cruiser Stern
Hull	Steel	S/Structure	Steel
Engine & Type	Barrus Shire 40bhp Diesel Inboard		

## Accommodation

Layout is, from stern, bathroom, bedroom, open plan lounge - shower - pumpout toilet - fixed double with convertible double in lounge - pale blue painted ply interior - laminate flooring throughout - Valor Vinette GG2200 oven + 4000/2 4-burner LPG hob - fridge/ice box - 6' headroom - 240v ring mains - s/f stove with new back boiler + 2 rads - some storage - front and stern deck area canopies - stern canopy with full weather protection for cruising - 2016 welding work on hull with fresh blacking & new anodes - side hatch

## Boat equipment included in sale

Nav lights - fenders - ropes - mallet & spikes - windlass - bilge pump - fire extinguishers - 3 no. 110Ah domestic batteries + starter battery - new Victron 2kw inverter/charger - new- solar panel - new top box with canvas cover

## Comments

Pied-à-terre mooring at Willowtree Marina available for this well maintained boat in reasonable condition. Recently out of water & professional job done. Hull blacked 2018. Ideal for extended canal and river use. Job move, hence sale. BSC to 6/22

## *the Complete package* boat - mooring - finance - insurance - training

The information given here is offered in good faith and is as accurate as we can reasonably provide from our own observation and our knowledge of the craft which, in turn, is based on information supplied to us by the vendor. It does not result from a survey and is only intended to provide a basis for an intending customer to decide whether or not to investigate further, nor does it constitute or imply any offer or contract. Willowtree Brokerage always recommends that any potential purchaser obtains a professional survey to satisfy themselves as to the craft's state as a condition of sale.

Price **£28,500.00**

Willowtree Marina, West Quay Drive, Yeading, Middlesex. UB4 9TB  
Tel: 020-8841-6585 Web Site: [www.willowtree-marina.co.uk](http://www.willowtree-marina.co.uk) E-mail: [brokerage@willowtree-marina.co.uk](mailto:brokerage@willowtree-marina.co.uk)

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