

RIVERHOMES

Cadogan Pier
Chelsea SW3

£350,000
Leisure Mooring



Cadogan Pier Chelsea SW3

An opportunity to purchase a fantastic 2 berth Wide Beam Narrow boat. Ermintrude, built in 2004 and extensively refitted in 2017, offers a unique blend of classic charm and modern amenities. This beautiful boat briefly comprises 2 well-proportioned cabins, 1 bathroom, a kitchen-diner, a reception room, and front and rear decks.

Ermintrude features a single cabin with a single bunk, fitted wardrobe, and under-bunk storage, and a double cabin with a king-size bed, fitted wardrobes, and bedside tables. The bathroom includes a shower cubicle, washing/dryer machine, electric lavatory pump, and granite work surfaces. The kitchen and salon boast a new fitted kitchen with Smeg appliances, white quartz work surfaces, and an antique French farmhouse table. The boat is powered by a John Deere 84hp Power Tech 4.5 Litre marinized diesel engine,

serviced regularly. Heating and water are provided by a Merlin diesel-fired boiler, immersion heater tank, and catering-grade water tanks. Additional features include double glazing, smart TV, WiFi connection, and a range of stylish furniture and fittings.

Located on a prime mooring at Cadogan Pier, Chelsea, London, this boat provides uninterrupted views up and down the river from both the front and rear decks, as well as equally great views internally from all rooms. The mooring is amongst London's most prestigious and is in easy reach of the restaurants, shops, and public transport of Chelsea, making it a perfect pied-à-terre in Central London. A great boat in a fantastic location, Ermintrude is ready to provide a tranquil and comfortable living experience on the water.

KEY FEATURES

Wide Beam Narrow boat

Two well-proportioned cabins

Fitted wardrobes

Front and rear decks

Bathroom including shower cubicle

Fitted kitchen

Double glazing

**Conveniently located close to shops,
restaurants and public transport**





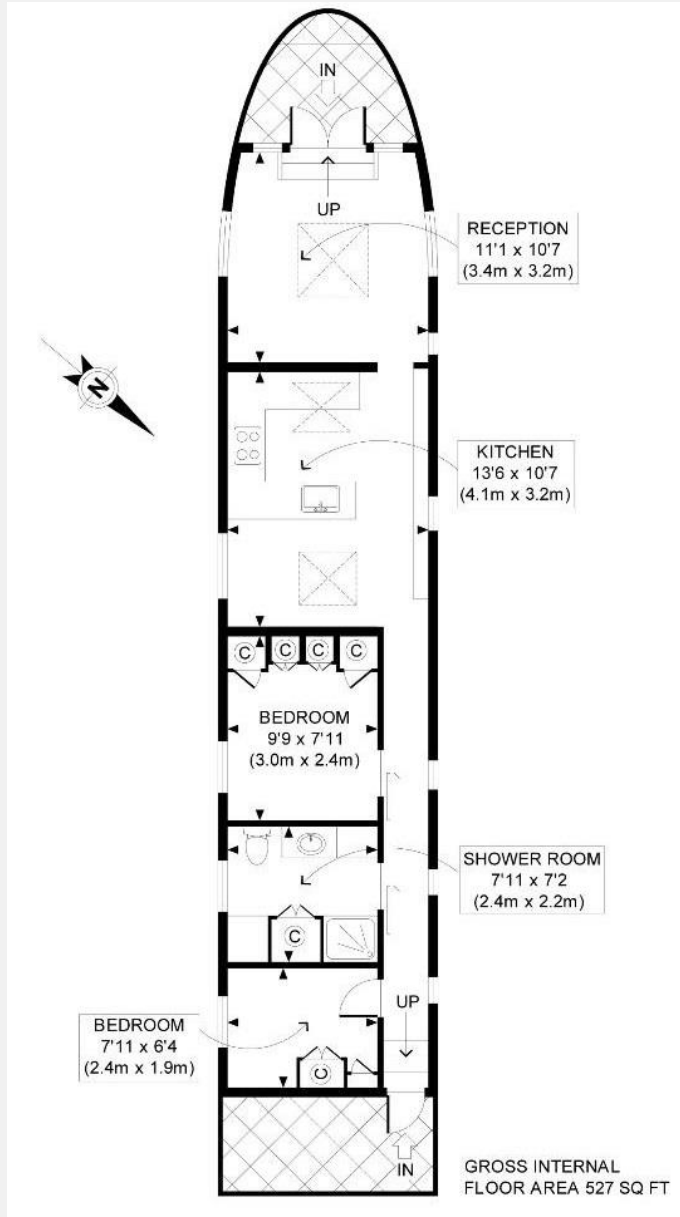
RIVERHOMES

South West London Branch
1 – 3 Lower Richmond Road
London
SW15 1EJ

020 8788 6000
www.riverhomes.co.uk

KEY INFORMATION

Local authority:	Royal Borough of Kensington and Chelsea
Internal area:	527 sq. ft. / 49 sq. m.
No. of bedrooms:	2
Mooring charges:	£5,500 per quarter approx.



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