



# BOAT SALES

LAKELAND LEISURE ESTATES



## Lady Norah - Traditional Stern Narrowboat

**Price: £29,995**

### Key Features

|                           |                 |
|---------------------------|-----------------|
| <b>Berths:</b>            | 2               |
| <b>Length &amp; Type:</b> | 35ft Narrowboat |
| <b>Year:</b>              | 1999            |

### Description

Lady Norah is a well-crafted 35ft traditional stern narrowboat, built by Union Mill Narrowboats in 1999. Designed with comfort and practicality in mind, she offers a cosy and well-thought-out living space, making her an excellent choice for both leisure cruising and long-term stays on the water.

Step into the engine room before making your way to the master bedroom, which features a comfortable double bed with storage underneath, maximising space and functionality. The warm and inviting interior creates a restful retreat, perfect for extended stays aboard.

The bathroom is well-appointed, with a sink and vanity unit, a shower, and a cassette toilet. Thoughtfully designed, this space ensures a balance of practicality and comfort.

The galley is both functional and efficient, featuring a stainless-steel sink, a gas hob and grill, an oven, and a 12v fridge (new in 2024). The compact yet well-equipped kitchen provides everything needed for preparing meals while onboard.

The saloon offers a welcoming and comfortable space to relax, with a 6ft bench that converts into a single bed and a chair for additional seating. A 12v/mains-powered TV adds to the convenience, making this an ideal area for unwinding after a day on the water.

Heating and hot water are supplied by a Webasto system, which powers three radiators throughout the boat, while a Rinnai water heater, calorifier, and Webasto system provide hot water on demand. The boat is also equipped with a 240v electric supply via a shoreline consumer unit in the engine bay, with a galvanic isolator for added protection.

Externally, Lady Norah benefits from front and rear covers, providing shelter from the elements. A roof-mounted storage box with a cover offers additional storage for equipment and supplies.

With a Boat Safety Certificate valid until August 2027, new domestic batteries fitted in May 2024, and a reliable Isuzu 3LD28 engine, Lady Norah is a fantastic opportunity for anyone looking for a well-maintained, compact, and practical narrowboat.

For more information or to arrange a viewing, please contact us today.



#### Disclaimer

Whilst every care has been taken in the preparation of these specifications, no guarantee is given or implied as to their accuracy. These particulars are intended only as a guide and they do not constitute a term of any contract. Lakeland Leisure Estates Ltd advises prospective purchasers to obtain an independent survey from a qualified Marine Surveyor to satisfy themselves as to the condition of the craft.

Contact Us

Call: 07748036638

Email: [saul@lakandleisureboatsales.co.uk](mailto:saul@lakandleisureboatsales.co.uk)

[www.lakandleisureboatsales.co.uk](http://www.lakandleisureboatsales.co.uk)





## Additional Specs

- **Length/ Boat Style:** 35ft trad stern narrowboat
- **Year:** 1999
- **Number of bathrooms:** 1
- **Berths:** 2
- **Hull By/ Fit out by:** Union Mill Narrowboats
- **Layout stern to bow:** Engine Room - Bedroom - Bathroom - Galley - Saloon
- **Engine and gearbox:** Isuzu 3LD28 PRM 150 D2
- **Last Survey:** May 2021
- **Boat Safety Certificate:** Valid until 08.06.2027
- **Last Blacking:** June 2023 - Bitumen
- **Hull thickness:** 8:6:4
- **Inspection hatch and location:** Hinged cover rear deck
- **P/out or Cassette:** Cassette
- **Internal cabin height:** 6ft
- **Insulation:** Fibre glass wool
- **External covers:** Front and rear covers
- **Batteries:** 1 starter battery / 4 domestic batteries (new in May 2024)
- **Galvanic isolator:** Yes
- **Electric Supply:** 240v - Shoreline consumer unit in engine bay
- **Hot Water Supply:** Rinnai water heater, Calorifier, Webasto
- **Cabin Heating:** Three radiators fed from Webasto
- **Gas Cylinders No+type:** 2 x 4.5kg
- **Water tank capacity:** 450 litres (stainless steel)
- **Fuel tank capacity:** 150 litres

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