



Berth 13 Emerald Quay | | Shoreham-By-Sea | BN43 5JP

**WB**  
WARWICK BAKER  
ESTATE AGENT



## Berth 13 Emerald Quay | | Shoreham-By-Sea | BN43 5JP

£13,000

\*\*\* £13,000 \*\*\*

BERTH 13, EMERALD QUAY. 8M MOORING.

Emerald Quay Marina – Berth information

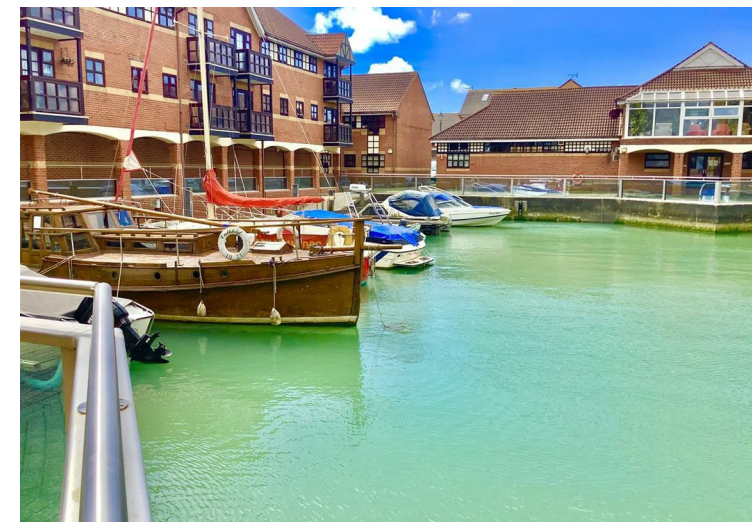
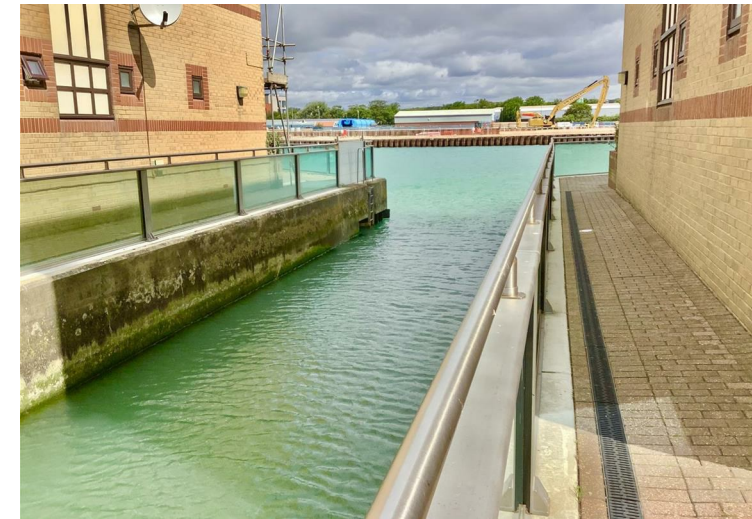
Electrical connection: There are 3 shared sockets on each main pontoon.

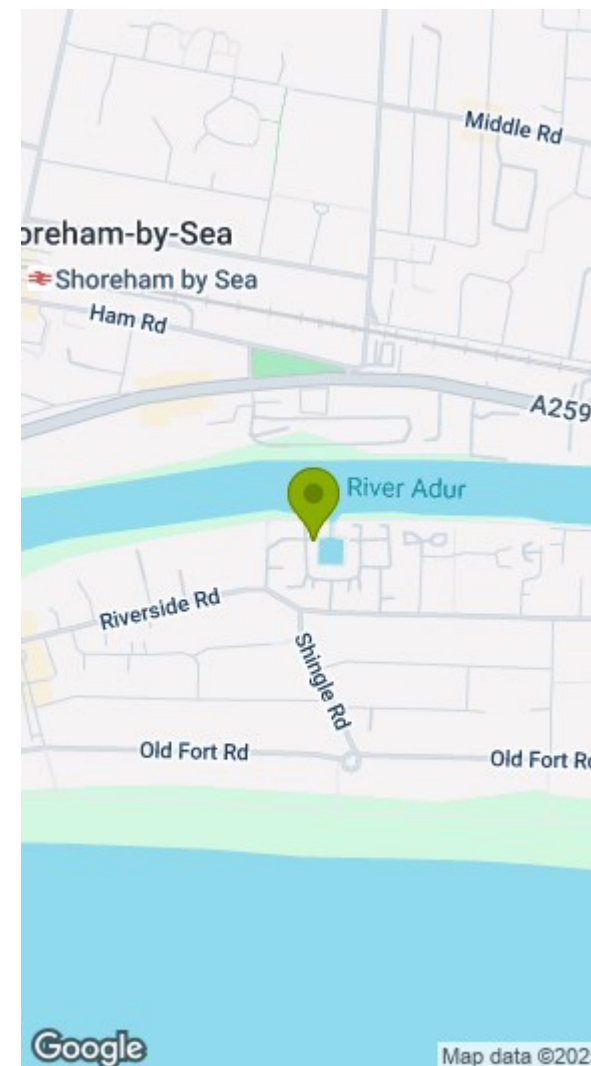
Water supply: There is a locked box containing a tap for the sole use of the berth holders.

- EMERALD QUAY BERTH
- WATER SUPPLY
- 01273 461144
- 8M MOORING
- ELECTRICAL CONNECTION
- NON RESIDENTIAL
- BERTH WIDTH APROX 3.5M
- AVAILABLE IMMEDIATELY
- MAINTENANCE 1/20TH

Berth Holders pay 1/20th of any maintenance costings.

Adur Property Management, the managing agents for the Moorings at Emerald Quay, suggested they are looking at a fee of £1,150 per annum for the upkeep and maintenance.





### Disclaimer

\* These particulars are intended to give a fair and substantially correct overall description for the guidance of intending purchasers and do not constitute an offer or part of a contract. Prospective purchasers and/or lessees ought to seek their own independent professional advice.

\* All descriptions, dimensions, areas, references to condition and necessary permissions for use and occupation and other details are given in good faith and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

\* All measurements are approximate

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	