

## HOLSWORTHY MARKET REPORT

**Wednesday 11<sup>th</sup> February 2026**

**EVERY WEDNESDAY**

**Gates open 6am**

### **SALE TIMES**

**09:45 am** - Draft Ewes followed by Finished Lambs

**10:30 am** - Store Lambs

**09.45 am** - Calves followed by Stirks

**11:00 am** - Store Cattle followed by Finished & OTM Cattle



**352 Calves through the ring at Holsworthy today, top of the day was £880  
on behalf of G & G Smale & Son of Launceston**

## 668 FAT HOGGS, 272 DRAFT EWES AND RAMS

09:45am

Auctioneer: Steve Prouse - 07767 895366

Ryan Walter - 07534 166251

Smaller entry with a lot of hoggs showing the bad weather we are having and starting to lose their backs but a strong trade was met from start to finish. Top per kilo being 342ppk for a pen of 36kgs at £123 from Allan Tucker of Stibb cross. Chris Jenn of Woolsery had a smart run of medium weight hoggs which were much sought after top being 338ppk for 2 pens of 44kgs at £148.50 and 337ppk for a pen of 41kgs £138. A lot of heavies and a sharper trade, top being £158 from M Wooldridge of Okehampton and Mike Hill of Bideford saw his first 2 pens at £157.50.

### 274 DRAFT EWES

A much larger entry with a lot of plain ewes on offer. All sheep met a very fast trade, top on the day was £188 for a Charollais from Chris & Sally Prouse of Court Green, Clawton. Suffolk x ewes to £186 from Richard Gubb of Langtree and Richard also realised £178 for his Texel x, mules to £159.

### STORE HOGGS

Smaller entry and a strong trade, top on the day was £137 for 2 pens from Graham & Hazel Butt of Ashbury Court, Okehampton.

### COUPLES

A handful on offer and a lot more could have been sold. Doubles to £360 and singles to £280 all sold by Stuart Woollen of Northam.

**Buyers are requesting that dirty hoggs are belly clipped to help us optimise the best prices for your hoggs**

**FURTHER ENTRIES PLEASE TO STEVE PROUSE 07767895366  
OR RYAN WALTER ON 07534 166251**

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[info@torchfarmvets.com](mailto:info@torchfarmvets.com)

**A shorter entry of calves this week with 334 forward however a stronger trade witnessed throughout!**

### **WEANED CALVES**

Best of the Weaned Calves this week topped at £875 for a standout pen of Angus steers from Yeo Vale Farm LTD, Bideford who also sold other good Angus steers at £800. Best of Blue Steers saw £870 for a smart run of Blue Steers from Bernie Worth of Ilfracombe. Yeo Vale Farm LTD, Bideford saw their best Blue Steers at £850 and £820. Weaned heifers saw Bernie Worth make £840 for his pen of Blues and the best of native weaned heifers seeing £770 for Angus from the Burnell Family of Chawleigh with Yeo Vale Farm LTD achieving £740 for theirs. A small run of Angus bulls on offer this week saw the best at £800 from the Burnell Family of Chawleigh.

### **MILK CALVES**

Topping today's milk calf section was £800 for a Charolais Bull from the Burnell Family of Chawleigh. Natives bulls saw a top of £770 for a Hereford in from F Rickard of Devoran followed by the best of Angus bulls at £760 for Ranches LTD, Bridestowe. The Rickard family back in again saw their next best Hereford bull finish at £760. Best of the British Blues bulls saw £735 from BD & DG Andrew, Shebbear with other Blue bulls to £720 from the Westcott Farm Partnership, Holsworthy and Bradley Farm Partnership, Hallworthy saw £675 twice and £670 for the pick of their Blue Bulls. Numerous Blue bulls over £650 to leave the fifty Blue bulls average at a mammoth £560. Native Bull saw the trade of the day with Herefords averaging £545 and the Angus £540. Charolais bulls were again in red hot demand with twelve exceeding £630 apiece with £720 for a smart Charolais Bull from the Andrew Family of Shebbear. Seven Limousin bulls averaged £582 with the top being £670 for the Renfree Family of Liskeard. Heifers were led by a F Rickard of Devoran with a trio of Herefords making £705 apiece with others from the same farm at £700 and £670. Angus heifers reached £670 on four occasions for the Ranches LTD of Bridestowe and other Angus at £660 from the same farm leaving the Angus heifers at serious average of £519. Large numbers of British Blue heifers about this week resulting in an overall average of £470 apiece with the top call being £670 from A & D Heywood, Coryton. Other Blue heifers at £645 for FK M & SK Kendall, Bodmin and others at £640 for Bradley Farm Partnership, Hallworthy. Best of the Charolais heifers saw £645 for the Burnell Family, Chawleigh and £620 for the Wearing Family, Tavistock. The Kendall Family, Bodmin made £500 of their single Simmental heifer and best of Limousin heifers saw £600 for PH Collins, Holsworthy who was price matched by the Wearing Family, Tavistock with their best Limousin heifer also.

MILK CALVES						
BREED	BULLS			HEIFERS		
	No	Top	Ave	No	Top	Ave
<b>A. Angus</b>	25	760	540.48	29	670	519.1
<b>Limousin x</b>	7	670	582.1	12	600	454.7
<b>British Blue</b>	50	735	560	54	670	470
<b>Hereford x</b>	11	770	544.8	15	705	421.3
<b>Charolais x</b>	22	800	589.9	14	645	534.8
<b>Friesian</b>	10	215	162.50	-	-	-
<b>Devon x</b>	1	315	315	-	-	-
<b>Simmental</b>	-	-	-	1	500	500

### **DAIRY SIRECTED BULLS**

A tighter number of Friesian bulls around this week with the best at £215 twice, firstly for A & D Heyward of Coryton and G & C Jones of Winkleigh. Others saw £200 achieved by the Andrew Family of Shebbear twice and LJ Goaman of Hartland saw the same money with a single Friesian Bull.

### **WANTED**

**50 acres or thereabouts for planting Maize this season. 10 mile radius of Kilkhampton preferably.**

**Please contact Thomas Rattray on 07813016804 / thomas.rattray@kivells.com**

## 155 STORE CATTLE – 11:00am

Auctioneer: David Kivell - 07899 960272

A smaller entry this week saw trade similar to previous weeks. Several good consignments of stronger feeding types sold well, the top being £2200 for 2 23mth Charolais from Messrs R Gorst & Son of North Petherwin who sold others at £2170 & £2160. A run of warm fed steers from Messrs G&G Heal of Umberleigh saw Limousins at £2080 and Fleckvieh steers to £2040. Best of the British Blues hit £1980 for a 24mth steer from KJ & EH Beer & Son of Langtree other 22mth British Blues from Messrs G & G Heal to £1970 and 2 23mth British Blues from Mr RJ Wade of Welcombe to £1960(2). Heifers topped at £1900 for 4 shapley 23mth heifers from Messrs DJ & ML Challacombe whose second pen made £1700 other British Blues from Messrs G & G Heal to £1830 (3). Limousins to £1700 for a smart young heifer from Messrs KJ Waldon & Partners of Umberleigh. Native heifers to £1780 for 5 21mth Aberdeen Angus from Mr RJ Wade.

### YOUNGER CATTLE

Quality back on previous weeks although notable entries from Messrs J Hawkins & Son of Chulmleigh to £1420(8) 11mth Charolais from Messrs AJ & JM Cottle of Barnstaple to £1560 and Charolais heifers from the same farm to £1620. A run of Aberdeen Angus in store condition sold well with Aberdeen Angus steers to £1330 & Aberdeen Angus heifers at £1310(5). **MORE YOUNG CATTLE REQUIRED TO MEET DEMAND**

**To book in stores or arrange an on-farm valuation, call: Alec Shadrick 07767 896136, Charlie Kivell 07794 000325 or Holsworthy Office 01409 253275.**



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Contact your Development Land & Planning Team today to discuss your options.



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Rural Chartered Surveyor  
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MNAEA  
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Daniel Stokes  
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07581 006203



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## FARMING HEALTH HUB

At Holsworthy Livestock Market, EX22 7FA



Find us in the cafe or forecourt from 11am-1pm

**Along side our existing practitioners,  
we have advisors from the following organisations:**

### 11<sup>th</sup> MARCH - SUICIDE PREVENTION and TALKWORKS

Public Health Devon lead on suicide prevention and promoting positive mental wellbeing.  
Challenging stigma, raising awareness, and improving knowledge and confidence.

TALKWORKS offers a range of free therapy options to help people who are feeling low in mood, anxious or overwhelmed.

### 8<sup>th</sup> APRIL - PAPYRUS UK

PAPYRUS exists to promote life, to reduce the number of young people (who take their own lives, by shattering the stigma surrounding suicide and equipping young people and their communities with the skills to recognise and respond to emotional distress.

### 13<sup>th</sup> MAY - TAVISTOCK DEMENTIA ALLIANCE

There are many types of dementia, and everyone is affected differently. We bring information to help spot the signs and symptoms, how to reduce risk factors & offer support to enable those with dementia and their carers live well with dementia.

✉ catherine.white@imagineif.net

📞 07903 703990



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## Market Prices

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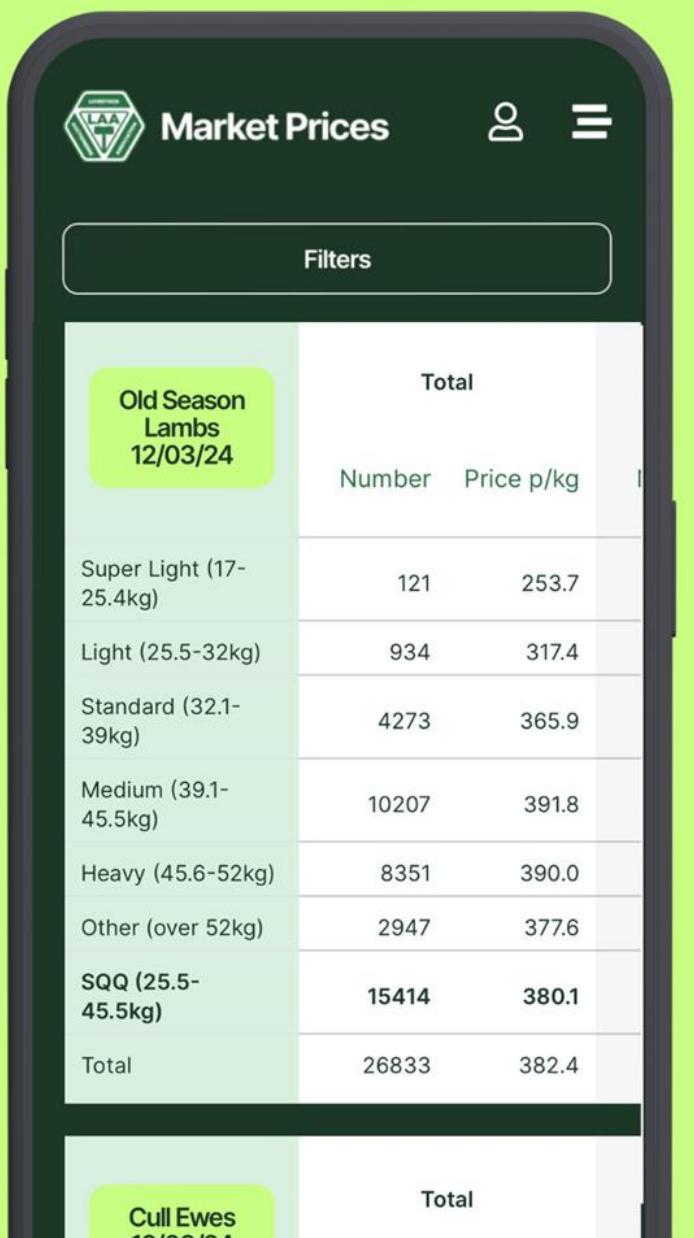
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\*Usually found on your sales  
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[marketprices.laa.co.uk](https://marketprices.laa.co.uk)



**Market Prices**

A smartphone is shown displaying the 'Market Prices' app interface. The screen shows a table of market prices for Old Season Lambs on 12/03/24, categorized by weight. The table includes columns for Category, Number, Price p/kg, and Total. The total price per kg is 382.4.

Category	Total	
	Number	Price p/kg
Old Season Lambs 12/03/24		
Super Light (17-25.4kg)	121	253.7
Light (25.5-32kg)	934	317.4
Standard (32.1-39kg)	4273	365.9
Medium (39.1-45.5kg)	10207	391.8
Heavy (45.6-52kg)	8351	390.0
Other (over 52kg)	2947	377.6
SQG (25.5-45.5kg)	15414	380.1
Total	26833	382.4



# Renew your VAN Number

EU legislation requires a Veterinary Attestation Number (VAN) or Farm Assurance status to sell livestock for slaughter for export outside of the UK.

VAN numbers expire every 12 months  
**Don't forget to renew.**

Speak to your local Veterinary Practise to renew.

Share your new VAN number with your mart.

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# Farms For Sale

# KIVELLS

[www.kivells.com](http://www.kivells.com)

## Great Huish Farm Teburn St. Mary Exeter

- Grade II Listed detached four bedroom house with three reception rooms
- Two further cottages providing income generation or multi-generation living
- Ring Fenced Farm
- Range of modern and traditional farm buildings
- Development opportunities with some planning consent in place
- Easy access to the A30 & M5
- In all about 8.92 acres of agricultural land with further land available by separate negotiation.
- EPC: C

**Guide Price: £1,395,000**

Exeter Farms & Land Department  
[exeter@kivells.com](mailto:exeter@kivells.com) | 01392 252262



## West Burrow Farm Bratton Clovelly, Okehampton

A quietly set rural small holding offering huge potential.

- Grade II\* Listed thatched farmhouse in need of modernisation.
- 3 beds, 2 receptions.
- Two adjoining traditional barns.
- Land and woodland
- EPC: Exempt as a listed property

Guide Price: £645,000

Holsworthy Farms & Land Department  
[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547



# Farms For Sale

# KIVELLS

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## Fern Hill Farm Mount, Bodmin

- Farm with significant development potential
- Range of agricultural and equestrian buildings
- 60.29 acres of land including productive pasture
- Two bedroom lodge
- Planning for farm dwelling and residential caravan
- Located in a super rural location with far reaching valley views
- Freehold with vacant possession upon completion

**Guide Price: £1,000,000**

Liskeard Farms & Land Department  
[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543



# Development Site For Sale

# KIVELLS

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## Development Site at Lower Newton Farm Zeal Monachorum, Crediton, Devon

- Valuable residential development opportunity
- Range of agricultural buildings with planning permission for demolition and creation of three new build, detached four and three bedroom dwellings
- Potential under extension of Permitted Development Rights for retention and conversion of the existing buildings (Clarkson's Law – Maximum 10 dwellings), subject to planning
- Additional land available

**Guide Price: £450,000**

Exeter Farms & Land Department  
[simon.alford@kivells.com](mailto:simon.alford@kivells.com) | 01392 252262



**Aerial view looking north west**

# Land For Sale

# KIVELLS

[www.kivells.com](http://www.kivells.com)

## Solar Park & Land at Gammaton Bideford

- Two solar parks with RPI linked, long-term leases
- Substantial income
- Excellent road frontage with good internal access via a well established track network
- 21.55 acres of quality pastureland in addition to the solar
- In all about 109.9 acres combining solar and pastureland

**Guide Price: £1,950,000**

Exeter Farms & Land Department  
[ben.hancock@kivells.com](mailto:ben.hancock@kivells.com) | 07760 887581



# Land For Sale

## Land At Trevillies

St. Keyne, Liskeard | Guide Price £375,000 - £400,000



Approximately 45.64 acres of productive arable/pasture land and amenity woodland with mains water connected. Freehold with vacant possession upon completion.

Liskeard Farms & Land Department

[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543

## Land at Stoke Canon

Exeter, Devon | Offers in Excess of £375,000



A highly productive run of level arable and pastureland with livestock handling pens extending to just under 46 acres.

Exeter Farms & Land Department

[simon.alford@kivells.com](mailto:simon.alford@kivells.com) | 01392 252262

# Land & Buildings For Let

# KIVELLS

[www.kivells.com](http://www.kivells.com)

## UNITS TO LET AT WREYS BARTON, STOWFORD, LEWDOWN, OKEHAMPTON, DEVON EX20 4BZ

Four recently refurbished units available to rent with immediate effect. Each unit varies in size from 100m2 squared up to 297m2 with the prices varying in accordance.

All available units have electricity and the site has multiple security gates, including an electronic access gate, plus a private off road location.

### UNIT DESCRIPTIONS

Unit 1—Former Workshop

Concrete floor

100m2

**Rental: £400pcm LET**

Unit 2 – Middle Barn 2

Concrete floor, Parking, High roof (5.6m to the eaves)

107m2

**Rental: £500pcm LET**

Unit 3 – Middle Barn 3

Concrete floor, Parking

123m2

**Rental: £650pcm LET**

Unit 4 – Former Cubicle shed

Concrete floor, Parking

297m2

**Rental: £1,000pcm**

Holsworthy Farms & Land Department

[toby.theobald@kivells.com](mailto:toby.theobald@kivells.com)

01409 253275



# Land for Auction

## Wednesday 18th February, 7.00pm

Venue: Lifton Strawberry Fields, Lifton, Devon PL16 0DE

# KIVELLS

[www.kivells.com](http://www.kivells.com)

### Land at Coombe

St. Beward, Bodmin | Auction Guide Price £50,000 - £55,000  
For sale by public auction - Wednesday 18th February



Approximately 4.15 acres of pasture and woodland coppice accessible off a quiet parish road with stream frontage on the northern boundary and a useful farm building.

Liskeard Farms & Land Agency  
[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543

### Land at Lower Metherell

Callington | Auction Guide Price £75,000  
For sale by public auction - Wednesday 18th February



Just under 3½ acres of gently sloping pasture with a small range of buildings suitable for equestrian purposes.

Holsworthy Farms & Land Agency  
[Farms@kivells.com](mailto:Farms@kivells.com) | 01409 259547

### Collecotts Field

Jacobstowe, Okehampton | Auction Guide Price £25,000 - £30,000  
For sale by public auction - Wednesday 18th February



An attractive level paddock of approximately 2.19 acres with a small timber and corrugated sheet building in an accessible location, not far from Hatherleigh.

Holsworthy Farms & Land Agency  
[Farms@kivells.com](mailto:Farms@kivells.com) | 01409 259547

### Land at Pipswell Cross

Morwenstow, Bude | Auction Guide Price £275,000  
For sale by public auction - Wednesday 18th February



Just under 35 acres of productive pasture and arable ground with road frontage and access and rare reaching views.

Holsworthy Farms & Land Agency  
[Farms@kivells.com](mailto:Farms@kivells.com) | 01409 259547

### Land at Little Ladford (Lot 1)

Shebbear, Beaworthy | Auction Guide Price £100,000 - £150,000  
For sale by public auction - Wednesday 18th February



Just over 7¾ acres of gently sloping pasture land with a useful timber agricultural building and good access.

Holsworthy Farms & Land Agency  
[Farms@kivells.com](mailto:Farms@kivells.com) | 01409 259547

### Land at Little Ladford (Lot 2)

Shebbear, Beaworthy | Auction Guide Price £100,000  
For sale by public auction - Wednesday 18th February



About 12¼ acres of gently sloping pasture land with road frontage and good access.

Holsworthy Farms & Land Agency  
[Farms@kivells.com](mailto:Farms@kivells.com) | 01409 259547

# Land for Auction

## Wednesday 18th February, 7.00pm

Venue: Lifton Strawberry Fields, Lifton, Devon PL16 0DE

# KIVELLS

[www.kivells.com](http://www.kivells.com)

### Land at Little Ladford (Lot 3)

Shebbear, Beaworthy | Auction Guide Price £100,000

For sale by public auction - Wednesday 18th February



Some 10½ acres of gently sloping pasture land with road frontage and good access.

Holsworthy Farms & Land Agency  
Farms@kivells.com | 01409 259547

### Land at Lake Farm

Trewidland, Liskeard | Auction Guide Price £40,000 - £50,000

For sale by public auction - Wednesday 18th February



A delightful parcel of mature woodland in an idyllic setting extending to approximately 2.46 acres.

Liskeard Farms & Land Agency  
mark.bunt@kivells.com | 01579 345543

# Previous Auction Results

## Wednesday 10th December, 7.00pm

### Woodland at Dolton

Winkleigh | Auction Guide Price £85,000

SOLD: £91,000



Mature mixed broadleaf woodland situated in a highly accessible location and bordered by a small water course. In all about 11.35 acres.

Holsworthy Farms & Land Agency  
Farms@kivells.com | 01409 259547

### 77 Elmfield Crescent

Exmouth | Auction Guide Price £205,000

SOLD: £225,000



A detached two bedroom bungalow in a sought-after location with a large garden, in need of complete renovation. No onward chain.

Exeter Farms & Land Agency  
Exeter@kivells.com | 01392 252262

# Farms Sale Agreed

# KIVELLS

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**Keymelford Farm Buildings & Land**  
Keymelford, Colebrook, Crediton, Devon



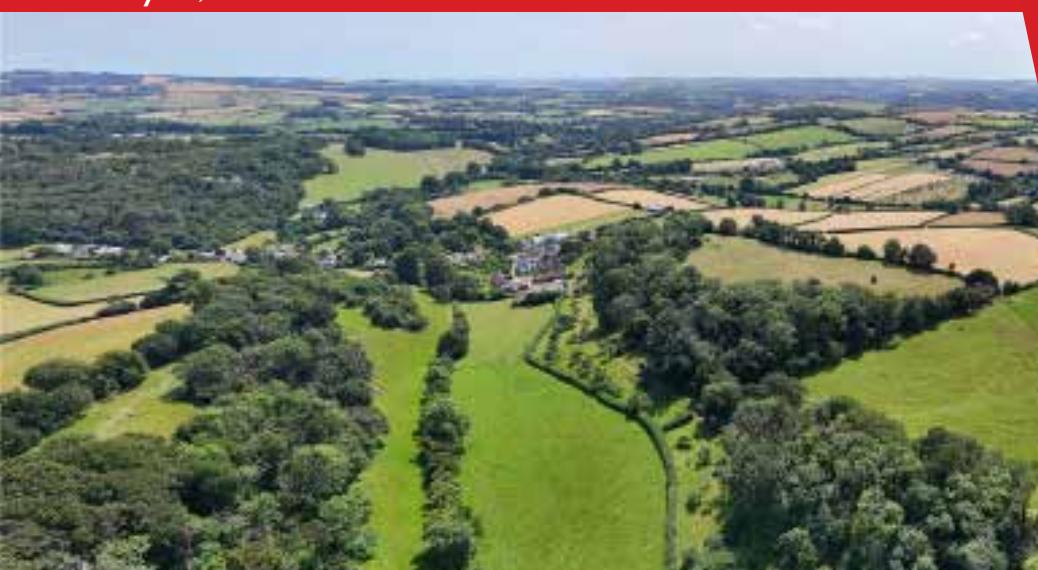
**Lot 1** - Agricultural buildings and yard area with land surrounding extending to 0.41 acres.  
**Guide Price: £150,000**

**Lot 2** - Agricultural building with concrete pad and land surrounding extending to 0.41 acres.  
**Guide Price: £135,000**

**Lot 3** - A small grassland area extending to approximately 0.14 acres. **Guide Price: £25,000**

Exeter Farms & Land Agency  
[exeter@kivells.com](mailto:exeter@kivells.com) | 01392 252262

**Tor Court Farm**  
Torbryan, Newton Abbot



- Four bedroom, Grade II Listed farmhouse
- Stone barns and a modern agricultural building with potential for alternative uses (stp)
- A truly hidden gem located in a peaceful yet accessible location
- Stunning, well-maintained pasture, orchards and woodland
- In all approximately 67.43 acres (27.28 hectares)

**Guide Price: £1,210,000**

Exeter Farms & Land Department  
[ian.caunter@kivells.com](mailto:ian.caunter@kivells.com) | 01392 252262

# Farms Sale Agreed

**Sandenbury**  
Tregadillett, Launceston

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**SALE AGREED**

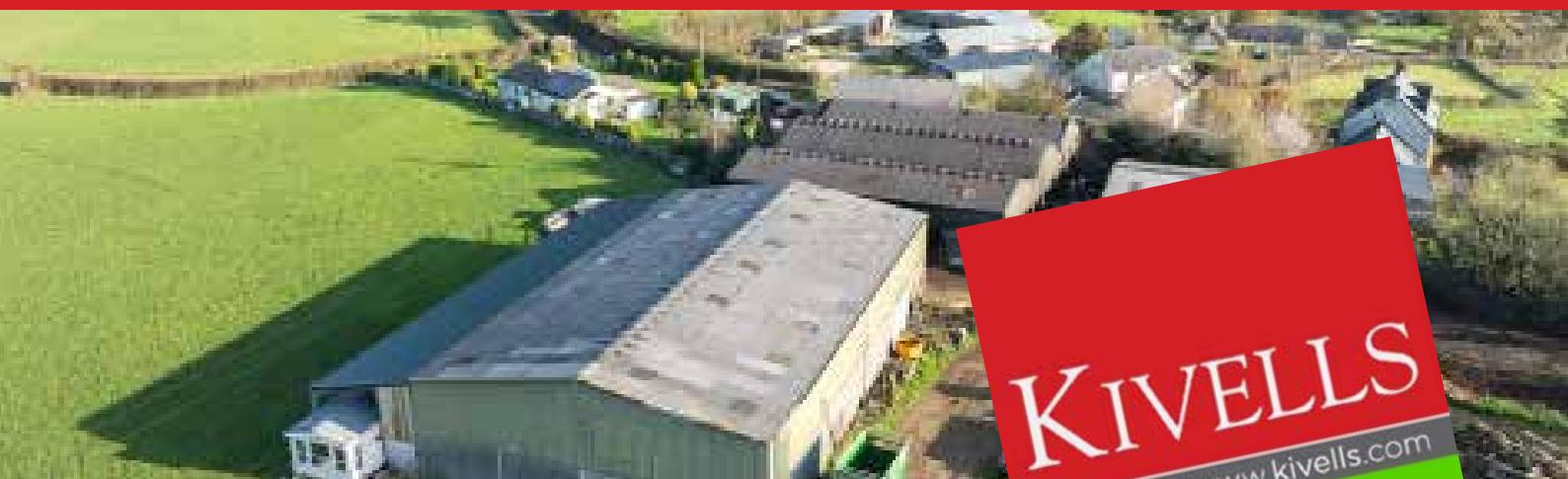
- Smallholding in a lovely rural, yet accessible location
- Three bedroom bungalow (AOC) in need of modernising
- Range of pole barns
- Just over 40 acres of pasture land including some woodland
- A fantastic blank canvas

**Guide Price: £650,000**

Holsworthy Farms & Land Department  
[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547

## Higher Norley Farm

Northlew, Okehampton



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Kivells. The sign that sells!  
**SALE AGREED**

- Just over 93 acres of productive pasture land
- A useful range of farm buildings including 96 cubicles, loose housing, fodder store and workshop
- Wonderful far reaching views to Dartmoor
- For sale by Private Treaty

**Guide Price: £1,100,000**

Holsworthy Farms & Land Department  
[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547

# Farms Sale Agreed

# KIVELLS

[www.kivells.com](http://www.kivells.com)

## Tregaminion Manor Farm Morvah, Pendeen, Penzance



- Idyllic coastal setting
- Ring fenced farm in an Area of Outstanding Natural Beauty
- Multiple dwellings for income generation or multi-generational living
- Period farmhouse and two cottages
- Range of modern and traditional farm buildings
- Development opportunities with some planning consent in place
- In all some 118 acres
- EPC C, G & G.

**Guide Price: £2,500,000**

Holsworthy Farms & Land Department  
[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547

## Trelissick Farm Sithney, Helston



In a beautiful sheltered setting, an 85 acre stock farm. For sale as a whole or in the following lots.

**LOT 1:** Farmhouse, range of modern livestock and storage buildings, traditional stone barns (some with planning for residential development), set in just over 28 acres of land. EPC: E. **Guide Price: £1,300,000**

**LOT 2:** A super run of gently sloping pasture land extending to some 43½ acres. **Guide Price: £375,000**

**LOT 3:** Just over 14 acres and a former waterworks building with planning in principle for a dwelling. **Guide Price: £290,000**

Holsworthy Farms & Land Department  
[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547

# Farms Sale Agreed

# KIVELLS

[www.kivells.com](http://www.kivells.com)

**Sensham Farm**  
Marhamchurch, Bude



- Substantial modern farmhouse and separate first floor flat, both in need of modernisation
- Range of adaptable farm buildings with stabling
- Set in some 57 acres
- Not far from the North Cornish coast
- EPCs: D and F

**Guide Price: £1,600,000**

Holsworthy Farms & Land Department  
[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547

**Pinelands Farm**  
Highampton, Beaworthy



- Charming lifestyle farm with a three bedroom, newly renovated and extended bungalow
- Superb range of traditional and modern outbuildings
- Productive pasture with pockets of woodland extending to just over 56 acres
- Secluded yet convenient location
- EPC: D

**Guide Price: £845,000**

Holsworthy Farms & Land Department  
[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547

# Land Sale Agreed

# KIVELLS

[www.kivells.com](http://www.kivells.com)

## Land off Blackacre Lane

St Columb | Guide Price £150,000 - £155,000



Approx 12.87 acres comprising a single enclosure of gently sloping land currently in a temporary ley, although in recent years has been used for arable and vegetable growing purposes.

Liskeard Farms & Land Agency

[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543

## Land at Four Beeches Farm

Sourton, Okehampton | Guide Price £224,000



Approximately 26.25 acres of productive pasture land with easy access to the A386 and lovely rural views over Dartmoor. Suitable for amenity, equestrian and traditional farming.

Exeter Farms & Land Department

[exeter@kivells.com](mailto:exeter@kivells.com) | 01392 252262

## Land at Viverdon Down

St. Mellion, Saltash | Guide Price £465,000



Just under 45 acres of productive pasture land in a very accessible location with lovely far reaching views.

Holsworthy Farms & Land Agency

[farms@kivells.com](mailto:farms@kivells.com) | 01409 259547

## Land at Chudleighs Barn Holding

Liskeard | Guide Price £100,000 - £125,000



Approximately 20.19 acres of pasture and amenity land with pretty stream frontage and some woodland included.

Liskeard Farms & Land Department

[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543

## Land at Upton Farm (Lot 1)

Delabole | Guide Price £500,000



Approx. 39.59 acres comprising a ring fence block of level or very gently sloping land currently in arable and temporary pastures contained in large, easy working, enclosures.

Liskeard Farms & Land Department

[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543

## Land at Upton Farm (Lot 2)

Delabole | Guide Price £,1050,000



Approx. 88.25 acres comprising a block of level or very gently sloping land currently in arable and temporary pastures, mostly contained in large, easy working, enclosures.

Liskeard Farms & Land Department

[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543

# Land Sale Agreed

# KIVELLS

[www.kivells.com](http://www.kivells.com)

## Land at St. Issey (LOT 1)

Wadebridge | Guide Price £470,000



Extending to a total of 39.74 acres, lot one comprises a productive block of Grade 3 pasture land, divided into five enclosures.

Exeter Farms & Land Agency  
[exeter@kivells.com](mailto:exeter@kivells.com) | 01392 252262

## Land at St. Issey (LOT 2)

Wadebridge | Guide Price £450,000



A productive block of farmland totalling 38.87 acres, contained within a ring fence of six enclosures. The land is all down to pasture and is being utilised for livestock grazing.

Exeter Farms & Land Agency  
[exeter@kivells.com](mailto:exeter@kivells.com) | 01392 252262