EXETER LIVESTOCK CENTRE

MARKET REPORT OCTOBER 2026

Friday 23rd October – Store Stock Market



The South Western Limousin Cattle Breeders' Club

are pleased to sponsor the

Top Price HOMEBRED Steer or Heifer

sired by a Pedigree Limousin

at the

Exeter Christmas Primestock Show

on

Monday 7th December

at

Exeter Livestock Centre

***

Chair – Kate Lanfear Tel: 07776 281841

Secretary – Diane Richards Tel: 07886 081701

Email: southwestlimousin@gmail.com

FRIDAY 23rd OCTOBER

803 STORE CATTLE, SUCKLED CALVES & STIRKS – 10.00am

Auctioneer: Simon Alford – 07789 980203

Steers to £2470 **Store Heifers to £2400**

A tremendous entry on the store cattle on Friday, with trade for the younger cattle looking dearer on the week. Just over the 450 head mark, top call of the day was a supper Hereford steer (25m) achieving £2470 from S & G & S Cleave of Newton Abbott. D H & H Mildon & Son saw their trio of Limousin steers (20m) achieve £2350, a pen of Devons from the same vendor reached £2310 (19m). Other Limousin steers rose to £2290 from J P Matthews & Son. Twenty seven month old well fleshed Simmentals peaked at £2180 (27m) from DF & JL Shervington. A pair of British Blues (23m) realised £2170 for R & M J Tucker & Son of Kingsbridge. S & G & S Cleave of Newton Abbott achieved £2160 for a Whitebred Shorthorn (27m).

Topping the heifers was a trio of well fleshed Herefords (25m) from J W Searle & Partners of Crediton realising £2400, other similar goods from the same vendor rose to £2260, a trio of British Blues (25m) at £2160 and Angus heifers (25m) to £2160 all from the same vendor. LJ RB & JV Tristram of Wellington sold a British Blue (30m) at £2080, South Devons (29m) achieved £2060 from J P Matthews of Torpoint. Charolais heifers peaked at £2000 from G T Daniel of Launceston.

Only a hand full of cows on offer with the best of them achieving £1400 for a South Devon from G T J & A R Medland of Tavistock, with other South Devons from the same vendor reaching £1280 (x2) and £1200.

Please could we remind all customers of the need to clean and disinfect their vehicles and to complete the Vendor Declaration on the back of the entry forms. Thank you



353 STIRKS & SUCKLED CALVES

Auctioneer: Ian Caunter 07813 068935

A cracking entry of youngstock which incorporated our first Autumn Show & Sale of Suckled Calves. A packed ringside witnessed a tremendous trade throughout. Topping proceedings was MJ & MW Bickle & Son of Bridestowe selling Limousin steers (13m) to £1900 with others attaining £1730 & £1680 (9m). Phil, Dawn, Tom & Anna Cleave of Holne sold a super run of Limousin and Charolais cross steers with the best levelling out at £1880 (12m) with others realising £1760 (11m) and £1740. Dave & Steph Hooper of St Columb Major presented a tremendous run of Blues with the best hitting £1840 (10m) and Limousins off the same good farm just (7m) levelling out at £1800 and further Blues of a similar ilk achieving the same figure. Superb Charolais cross steers from the Mann Family of Widecombe in the Moor and Keith & Tony Pook of Galmpton saw Charolais cross steers both attain £1800, closely followed by Rob & Sue Greep of Cornwood selling Limousin cross steers (12m) to £1780. Ben Tristram & Family of Wellington sold Charolais cross steers (9m) to £1720 whilst Richard & Lisa Gray of Holne sold the best of the native steers being South Devons (12m) to £1700. A lorry load of cracking Limousin cross steers from Connor Pengelly & Family levelled out at £1680 (7m) with April Haydon of South Pool presenting similar neatly presented Charolais cross steers (8m) realising £1580. Heifers a roaring trade with the best topping out at £1700 for Rob & Sue Greep selling Limousin crosses (9m). Phil, Dawn, Tom & Anna Cleave sold tremendous Limousin heifers (12m) which realised £1670 with Charolais heifers off the same good farm levelling out at £1600. Connor Pengelly & Family sold Limousin cross heifers (8m) which realised £1540 whilst further Charolais heifers this time from Keith & Tony Pook (10m) hit £1510. Dave & Steph Hooper sold the best of their Blue heifers (10m) to £1510 with others being Limousins off the same good holding levelling out at £1500 (9m). The Mann Family sold Charolais cross heifers (12m) to £1490 whilst April Haydon sold a pen of 8 Charolais cross heifers (9m) to £1410. Dairy bred stirks a good trade with EK & ME Burnell of Kingsweare selling Blue steers (12m) to £1180 whilst Cowdray Home Farm of Midhurst, West Sussex sold Angus steers (12m) to £1150. Dairy bred heifers topped out at £1090 for Angus heifers again for Cowdray Home Farm with others realising £840 (11m). Younger dairy bred Blues (8m) from MJ & HR Hallett & Son of Sidbury realised £840 (8m). A small show of bulls saw Tom Underhill of Winkleigh top out at £1300 for Charolais crosses (6m).

Entry's close on Friday 30th October for the catalogue of our 2nd catalogued show & sale of Stirks and Suckled Calves is Friday 6th November. Further details contact Ian Caunter 07813 068935.

Show results as follows:

Best Pen of Steers to Rob & Sue Greep of Cornwood – Limousin crosses (11m)
Best Pen of Heifers to Dave & Steph Hooper of St Columb Major – Blue crosses (10m)

Our thanks to the show judge, Mr Nigel Batting of Uplowman together with the show sponsors, Harpers Feeds and The South Western Limousin Cattle Breeders Club.

HARPERS FEEDS
Focused on nutrition



184 CALVES 10.15 AM

Auctioneer: Mark Davis 07773 371774

A better entry of calves sold a cracking trade throughout for all grades!

CALVES	Bulls			Heifers		
Breed		TOP	AVE		TOP	AVE
British Blue	38	780	498	28	600	397
Simmental	3	480	426	2	560	365
Charolais	3	720	576	2	400	360
Limousin	1	600	600	2	500	470
Aberdeen Angus	21	475	313	15	560	392
Hereford	15	530	349	15	470	349
Blonde	6	720	526	1	300	300
Shorthorn	7	400	253	4	390	350
Friesians	13	370	197			

Top of the day was £780 for a British Blue bull from Messrs J Cornish & Sons of Westleigh. Other Blue bulls to £700 x 2 for Martin & Sandra Gould of Whimple, £680 for WD & SJ Hosegood of Crediton, £660 & £640 for RM & SJ Middleton of Woodbury Salterton and £600 twice for Rob & Jack Chapple of Axminster and Roy & James Amor of Yeovil. Charolais bulls to £720 for GCB Davis of Tiverton and a good run of Blonde bulls to £720 & £600 twice for Roy & James Amor. Limousin bulls to £600 for WD & SJ Hosegood. **Native bulls saw** Hereford bulls to £530 & £500 for AJ & JA Lock of Cullompton and £525 for JR & SR Dagworthy of Woodbury. Aberdeen Angus bulls saw a mixed show top at £475 for Lower Collipriest Farm Ltd of Tiverton. **Heifers topped at £600** for a British Blue for AJ & JA Lock with others to £560 for Rob & Jack Chapple and £430, £525 & £510 for RM & SM Middleton. Simmental heifers to £560 for MR & KM Pring of Broadclyst and Limousin heifers to £500 for J Hampton of Lustleigh who also sold Aberdeen Angus heifers to £560 x 2. Hereford heifers in good demand topping at £470 for JR & SR Dagworthy with others to £440 for RM & SJ Middleton and £430 for AJ & JA Lock. Dairy bulls saw Friesians to £370 & £320 for WD & SJ Hosegood and £270 for Lower Collipriest Farm Ltd. Shorthorn bulls to £400 for Roy & James Amor & £385 for Ian Pincombe of Crediton..

97 DAIRY

Auctioneer: Mark Davis 07773 371774

A good entry of dairy cattle sold to a cracking trade! Top of the day was £3350 for a super second calving cow selling on behalf of Messrs AE Daw & Sons of Sandwich in Kent the same vendor had other freshly calved cows to £3050, £3000 with their heifers reaching £3250, £2900 and £2800. Other regular vendors MJ & AJ Saunders sold a smart freshly calved heifer at £2800. Freshly calved x bred cows saw great demand topping £2600 with others to £2500 and £2400 selling on behalf of Burrow Farm Partnership, Exeter. Today's sale saw the first consignment of the dispersal sale from Cowdray Home Farms, West Sussex these cows saw a tremendous trade from start to finish topping at 3450gns, 3300gns (x3) 3250gns (x2) 3200gns with others to 3000gns. Holstein Friesian bulling heifers realised £1480 with others to £1290 (x4) on behalf of Farwood Barton Partnership, Colyton.

The South Western Limousin Cattle Breeders' Club

are pleased to sponsor Exeter Market

£150 for Suckled Calves sired by a Pedigree Limousin





£50 for the Top price pen across 3 sales

Friday 22nd October, 6th & 27th November

1796 SHEEP – 10.45 AM

Auctioneer: Russell Steer 07788 318701

Store Lambs £160 **Grazing Ewes to £172**
Breeding Ewes to £215 **Breeding Rams to £680** **In-Lamb MV accredited Dorset's to £315**

A quieter day in the sheep pens amidst storm Austen with far fewer lambs than expected but all buyers making the journey here safely and competing hard resulting in an improved average of £126.50. Store lambs sold to £160, grazers to £172, breeding ewes to £215, tups to £680 and those few MV accredited Dorset in-lambers peaked at £315.

1687 STORE LAMBS

The tighter supply heightened demand with all lambs keenly bid for and looking dearer on the week. Top of the tree was Helen Pearse of Bickington with a single Charollais lamb whilst Anthony Rodd of Sandford had a single at £155, Georgie Beer of Aveton Gifford at the same money with a pen of four straight out the shed and Jilly Handley of Sampford Courtenay selling her pens of Texel x lambs well at £154 & £153 with Geoff & Joe Lang of Bishopsteignton at £153 and Rosie Fishleigh of Sourton at £152. Plenty of business then from £138 to £148 for the short keep sorts with some medium keep lambs looking very sold and often well up in the £130's. Very few well bred lambs less than £110 with only a few very small and hill/island bred sorts back at realization, giving an improved average of £126.50.

63 GRAZING EWES

A tight number of grazers met another good trade with Kevin Dinnis of Tedburn St Mary reaching £172 of a Charollais ram whilst Alexandria James of Shaftesbury sold heavy Dorset's at £143 and Rob Chanin od Thorverton reached £139. Genuine lean grazers to £125 for Jim Eggins of Yelverton, £116 for Graham & Courtenay Heal of High Buckington and a double pen of Romney's from Smallacombe farm of Dawlish made £110.

24 BREEDING EWES & 13 RAMS

Best of the few ewes saw AEC & JM Lloyd of Bovey Tracey sell two pens of Charollais shearlings at £215 whilst the best of the rams peaked at £680, £620 & £450 for tested Texel shearlings from Jill Handley of Sampford Courtenay. Other rams to £300 & £210 for Dorset's from Alexandria James of Shaftesbury who also had open ewes at £150 and Farm to fork of Budleigh Salterton sold a FM Romney ram at £195.

9 MV ACCREDITED IN-LAMB EWES

Just one consignment of scanned in lambers due end of November saw Alexandria James of Shaftesbury sell flock aged polled Dorset's at £315 as well as a pair of Dorset Horns at £225.

TB Champions CIC

We understand that bTB doesn't just affect cattle – it impacts the wellbeing of farming families, and threatens the future of farm businesses.
TB Champions has been established to stand alongside farmers throughout their bTB breakdowns and provide on-going support.

Our Objectives



- **Mental Health and Wellbeing**
  - Provide emotional support for farming families and, if required, signpost to specialist wellbeing professionals who are familiar with the impacts of bovine TB on farmers and their families.
- **Education - Raise Awareness and Promote Best Practice**
  - Ensure that farmers have the knowledge and understanding to manage their breakdown as effectively as possible.
  - Clarify information around testing protocols, interpreting results, biosecurity, and policy, and what options are available to them when it comes to movements, testing, trading etc. Assist with government paperwork and licensing if required.
  - Strengthen farmer engagement with bTB control strategies in order to strive for eradication on-farm.
- **Collaborative Approach - Bridge Communication Gaps**
  - Strengthen dialogue and facilitate a collaborative approach between farmers, private vets, APHA, and support services.
  - Liaise with APHA on the farmer's behalf where possible.
- **Business Resilience - Provide Business Support Signposting**
  - Guide farmers to specialist business advice and support services in the event of a TB breakdown that may significantly impact their operations.
- **Wildlife Monitoring**
  - Provide access to 'pool' wildlife cameras to help farmers identify and monitor wildlife risks linked to bTB transmission.

We are offering <u>FREE SUPPORT</u> to cattle farmers in Devon

👉 Please complete our short 10 minute questionnaire to register for support:

https://forms.office.com/e/Mhgk9ZHZWb

Or if you'd like to learn more please email **emily@tb-champions.org.uk** or call **07902 358522**

*"Working together to improve **wellbeing**, **understanding** and **engagement** in bTB control."*

KIVELLS

Development Land and Planning





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Your Development Land and Planning Team here at Kivells have housebuilders and developers who are interested in the right sites – from small family run builders who are looking for just 10 plots to large national housebuilders who want sites for 100 plus houses.

If you own land on the edge of a large village or town with good access and road frontage, we would be delighted to chat with you about your land and if there is a chance of planning for housing development in the future. With the recent reforms to the planning system, this could be an opportunity to add value to your land that could work harder for you.

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

FORTHCOMING SALES

MONDAY 26TH OCTOBER – EXETER LIVESTOCK CENTRE
Weekly Prime Stock Market

TUESDAY 27TH OCTOBER – EXETER LIVESTOCK CENTRE
Dartmoor Hill Pony Association Wild to Wonderful Live & Online Pony Sale (More details to follow)

FRIDAY 30TH OCTOBER – EXETER LIVESTOCK CENTRE
Weekly Store Market to include Monthly Sale of Organic Cattle & Sheep, 31st Official Sale of Scanned In-Lamb Pedgiree Suffolk Sheep for the WCSSA plus Special Sale of Charollais Females

MONDAY 2ND NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Prime Stock Market

FRIDAY 6TH NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Store Market to include 2nd Autumn Catalogued Show & Sale of Stirks & Suckled Calves, 22rd Annual November Sale of Served Ewes & Ewe Lambs plus Fortnightly Pig Sale, Dispersal Sale of the 'Morebridge' herd of Pedigree Jerseys

MONDAY 9TH NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Prime Stock Market

TUESDAY 10TH NOVEMBER – EXETER LIVESTOCK CENTRE
Dispersal Sale of 370 Holstein Friesian Dairy Cattle from JS Rodda of Penzance

FRIDAY 13TH NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Store Market to include Annual Show & Sale of Native Bred Suckled Calves and Stirks plus Sale of Dairy Cattle

MONDAY 16TH NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Prime Stock Market

FRIDAY 20TH NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Store Market to include Monthly Catalogued Sale of Beef Breeding Cattle to include Morrisons Supported Sale of Beef Shorthorn Cattle plus Fortnightly Pig Sale

MONDAY 23RD NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Prime Stock Market

TUESDAY 24TH NOVEMBER – EXETER LIVESTOCK CENTRE
Monthly Sale of TB Restricted (Orange Market) Cattle

FRIDAY 27TH NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Store Market to include Monthly Sale of Organic Cattle & Sheep, 3rd Autumn Catalogued Show & Sale of Suckled Calves & Stirks plus Sale of Dairy Cattle

MONDAY 30TH NOVEMBER – EXETER LIVESTOCK CENTRE
Weekly Prime Stock Market

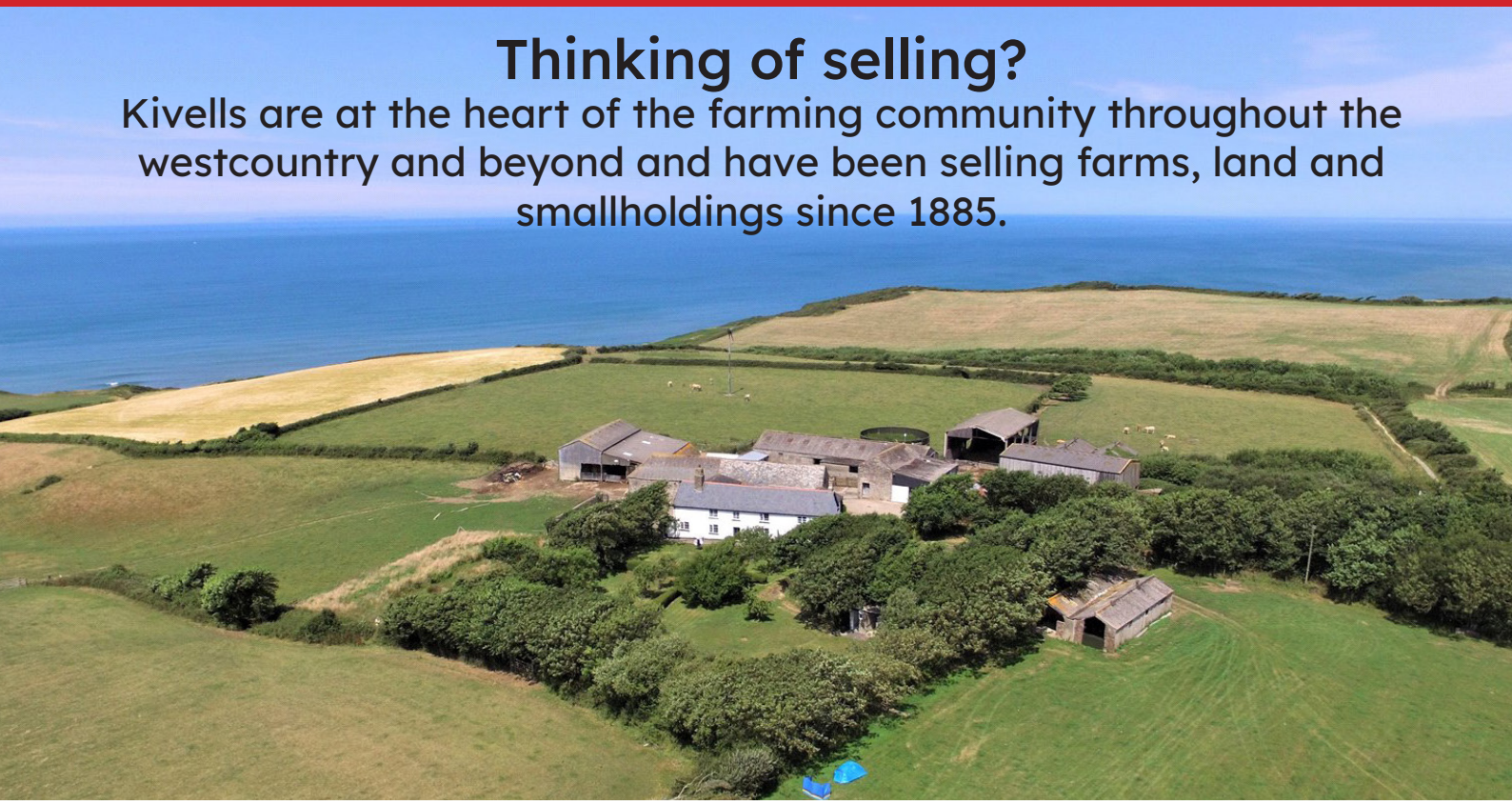
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KIVELLS
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Farms | Land | Smallholdings

Thinking of selling?

Kivells are at the heart of the farming community throughout the westcountry and beyond and have been selling farms, land and smallholdings since 1885.



Our tailor made service includes;

- Personal and confidential service
- Experienced team of Farm Agents
- Tailor made marketing plans across a variety of platforms
- Network of contacts within the farming community
- Added value with advice on Tax, Planning and Stewardship

In-house bespoke brochures

Over 40,000 followers on Social Media

Millions of page views on kivells.com, Rightmove & Zoopla

Coverage in national and regional publications

With 140 years of industry experience, we pride ourselves in providing friendly and professional advice on all aspects of selling your farm, land or smallholding.

Holsworthy 01409 259547
Launceston 01566 776886
Exeter 01392 252262
Liskeard 01579 345543

Farms **For Sale**

KIVELLS

Stowford Park
East Putford, Holsworthy





A productive and well-equipped 118 acre agricultural holding with extensive modern farm buildings with development potential, quality pastureland and a substantial four-bedroom dwelling.

- Attractive and spacious four-bedroom bungalow (subject to an Agricultural Occupancy Condition)
- Extensive range of modern agricultural buildings, providing useful accommodation for livestock, machinery and fodder storage
- Planning consent for the development of the site into three dwellings
- Predominantly level to gently sloping pastureland with good access
- Commanding views over the surrounding countryside
- In all about 118 acres
- EPC - D

Offers in excess of £2,000,000

Holsworthy Farms & Land Department
farms@kivells.com | 01409 259547



Farms **For Sale**

KIVELLS

Landabethick
Blisland, Bodmin



- Charming, 6 bedroom detached farmhouse
- Excellent range of traditional farm buildings suitable for a variety of uses
- In all about 77 acres comprising a combination of good agricultural land and woodland
- Parking, garaging and workshop space
- Unrivalled, private position at the end of a private drive
- Freehold with vacant possession available
- EPC: D



Guide Price: £1,350,000

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exeter@kivells.com | 01392 252262



Farms **For Sale**

KIVELLS

Weeke Farm
Spreyton, Crediton



- Substantial Grade II Listed 4/5 bedroom farmhouse
- Extensive range of traditional barns with potential for alternative uses, subject to obtaining the necessary consents
- Versatile range of modern, general purposes agricultural buildings
- Produce pasture and woodland
- Private yet accessible rural setting with excellent access
- In all about 54 acres
- EPC: F



Guide Price: £1,200,000

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Farms **For Sale**

KIVELLS

Trehere Farm
Trewidland, Liskeard



- Substantial four bedroom (all en-suite) modern house enjoying extensive country views
- Range of buildings currently comprising a livery yard with potential for alternative uses
- Approximately 36.51 acres of pasture, amenity woodland and a sand school
- Wonderful rural location yet conveniently situated close to several villages and the town of Liskeard
- EPC: D



Guide Price: £995,000

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



Farms **For Sale**

KIVELLS

North Hayne Farm
Shillingford, Tiverton



- Attractive and spacious five bedroom farmhouse with extensive living accommodation
- Superb range of traditional outbuildings with potential (STP)
- Productive pastureland, woodland and river access
- In all about 37.36 acres
- Freehold with vacant possession available
- EPC: F

Guide Price: £975,000



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exeter@kivells.com | 01392 252262



Farms **For Sale**

KIVELLS

Southmoor Farm
Winnards Perch, St Columb



- A superbly presented residential farm in a sought-after North Cornish location
- Well presented, five bedroom detached property in fantastic condition
- Versatile outbuildings
- Productive pasture and woodland
- Sought after location with easy access to the North Cornish coastline
- In all about 33.54 acres
- EPC E [50]



Guide Price: £825,000

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Farms **For Sale**

KIVELLS

Patchacott Farm
Patchacott, Beaworthy



Residential and stock farm with some development potential.

Lot 1

- Set in a quiet rural hamlet location
- Four bedroom farmhouse (AOC)
- Range of farm buildings, including barns with potential
- 3 acres
- EPC D (66)
- Further land available



Guide Price: £695,000

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Development Site **For Sale**

KIVELLS

Development Site, 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 | 01392 252262



Land
For Let

KIVELLS

Land at Paddon Farm
Shebbear, Beaworthy

105.70 acres to rent under a 5-year Farm Business Tenancy commencing 25th March 2027

- Good road frontage, ring fenced block
- Predominately level and gently sloping nature of commercially sized and conveniently shaped fields.
- For the avoidance of doubt no buildings are included in the tenancy
- To be let via informal tender, with tenders closing 12 noon 8th February 2027
- Location – Postcode: EX21 5RD What3words: greet.cubed.directs





Holsworthy Farms and Land
toby.theobald@kivells.com | 01409 253275



Land For Sale

KIVELLS

Land at Higher Reedy Mill

Trewidland, Liskeard | Guide Price £50,000



Approximately 4.39 acres of pasture land, accessible off a quiet parish road close to the village of Trewidland in a quiet rural location with far reaching views.

Liskeard Farms & Land Department
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 | 01392 252262

Land at Criftoe Farm

Tregonetha | Guide Price £675,000 - £700,000



Approximately 64.98 acres of quality cropping land and amenity woodland and a useful modern farm building (with potential for alternative uses (STPP).

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mark.bunt@kivells.com | 01579 345543

Land Off Yorke Road

Dartmouth | Guide Price £195,000

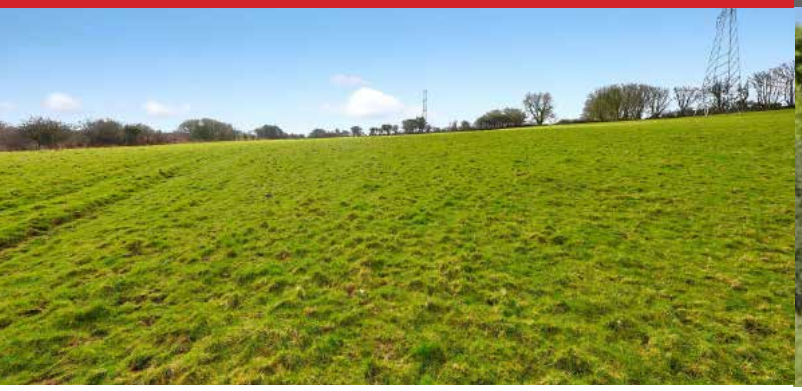


Approximately 12.26 acres in two separate field parcels both down to permanent grassland, previously grazed with livestock.

Exeter Farms & Land Department
exeter@kivells.com | 01392 252262

Land at Polskeys Farm

Roche, St. Austell | Guide Price £495,000



Approximately 59.18 acres of pasture and conservation land accessible off a quiet parish road with mains water connected, a useful livestock building and yard.

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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. Suitable for amenity, equestrian and traditional farming.

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exeter@kivells.com | 01392 252262

Land For Sale

KIVELLS

Land at Kelynack

St. Just, Penzance | Guide Price £130,000



A 13.54 acre block of predominantly level agricultural land in a superb position

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Land at Little Petherick

St. Issey, Wadebridge | Guide Price £75,000



Some 2.21 acres comprising a pretty level pasture field with a bank of steeper woodland on its eastern boundary.

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farms@kivells.com | 01409 259547

Land
For Sale

KIVELLS

Land at Crylla
Minions, Liskeard



An excellent ring fenced block of some 141.4 acres of pasture land on the edge of Bodmin Moor.

- Productive run of pasture land
- Amenity woodland
- Natural water
- Freehold
- In all about 141.4 acres

Guide Price: £1,400,000



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Land
For Sale

KIVELLS

Land at Higher Troswell
Troswell, North Petherwin

An excellent block of approximately 99½ acres of highly productive grassland, ideally situated in a sought-after and well-regarded farming area. Available in two lots.

- Two blocks of level and gently sloping pasture
- Direct parish road frontage and lane access
- Natural water supply
- Freehold with vacant possession available

Lot 1 - Approximately 55.01 acres
Guide Price: £475,000

Lot 2 - Approximately 44.53 acres
Guide Price: £400,000

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Collective
Property Auctions

KIVELLS

2026 Auction Dates

Wednesday 18th November

2027 Auction Dates

Wednesday 27th January
Wednesday 3rd March
Wednesday 14th April
Wednesday 19th May
Wednesday 30th June
Wednesday 28th July
Wednesday 8th September
Wednesday 13th October
Wednesday 17th November

Thinking of selling by auction? Contact our experienced team today for a FREE, no obligation auction appraisal

Land for **Auction**

Wednesday 18th November, 7.00pm

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

KIVELLS

Land known as The Former Sheep Wash

Thorverton, Exeter | Auction Guide Price £5,000

For sale by public auction - Wednesday 18th November



Approximately 0.05 acres comprising a former village sheep wash, historically used as a dip for washing sheep before shearing and sale, a concrete yard area, and grass verge.

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

Part Holmcroft

Tregreenwell, Bodmin | Auction Guide Price £65,000-£75,000

For sale by public auction - Wednesday 18th November



Some 7.80 acres comprising a useful block of permanent pasture, which is divided into three gently sloping fields. Ideal for those with equestrian interests or those who wish to rear livestock.

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

Woodland at Penville

Egloskerry, Launceston | Auction Guide Price £30,000-£40,000

For sale by public auction - Wednesday 18th November



Extending to some 6.08 acres, the Woodland at Penville is gently sloping and features a mix of native species including mature trees, shrubs and undergrowth, all providing a diverse habitat for wildlife.

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

Previous **Auction Results**

Wednesday 7th October

KIVELLS

Land at Sticklepath

Okehampton | Auction Guide Price £15,000

SOLD: £28,000



An attractive parcel of approximately 6.17 acres offering excellent amenity and recreational appeal and comprising a mix of open grassland, established woodland, scrub and watercourses.

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

Land at Shilstone

Throwleigh, Okehampton | Auction Guide Price £175,000

SOLD: £265,000



Some 18.31 acres comprising an attractive block of mainly level pasture land, including a small area of rough grazing.

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

Land and Stables at Wotter

Plympton, Plymouth | Auction Guide Price £65,000

SOLD: £78,000



A unique coastal holding extending to some 47.48 acres with a former agricultural yard area in an unrivalled position on the North Cornish coast.

Exeter Farms & Land Agency
Exeter@kivells.com | 01392 252626

Land at the Blue Ball

Clyst St Mary | Auction Guide Price £170,000-£180,000

SOLD: £210,000



7.21 acres of predominantly level pasture with a range of buildings and concrete yard, situated in a highly accessible location on the edge of Exeter.

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

Previous **Auction Results**

Wednesday 7th October

KIVELLS

Birchwood
Exbourne, Okehampton



For Sale by Public Auction on Wednesday 7th October, 7.00pm at Lifton Strawberry Fields, Lifton, Devon, PL16 0DH.

- A rare opportunity to restore a charming 3 bedroom property
- Private location
- Range of versatile outbuildings
- In all approximately 2.13 acres
- EPC - F



Auction Guide: £175,000 - £195,000
SOLD: £280,000

Exeter Farms & Land Department
exeter@kivells.com | 01392 252262



Previous **Auction Results**

Wednesday 7th October

KIVELLS

Landulph House
Landulph, Saltash

For Sale by Public Auction on Wednesday 7th October, 7.00pm at Lifton Strawberry Fields, Lifton, Devon, PL16 0DH.

- Impressive Grade ll Listed residence in need of substantial renovation and modernisation
- Retaining a wealth of original character and period features
- Superb potential to create a beautiful family home
- Set within generous and established grounds of 2.43 acres
- Bordering the River Tamar with far reaching views
- EPC - Exempt due to Grade ll Listing





Auction Guide: £525,000 - £550,000
SOLD: £540,000

Liskeard Estate Agents
liskeard@kivells.com | 01579 345543



Farms
Sale Agreed

KIVELLS

Vennbrook
Varley Farm, Prixford, Barnstaple



- 100 acre residential and stock farm
- Attractive, well proportioned bungalow (AOC). EPC C
- Useful range of livestock and storage buildings
- Ring fenced pasture land
- Superb views

Guide Price: £1,800,000

Holsworthy Farms & Land Department
farms@kivells.com | 01409 259547

Lower Creason Farm
Mary Tavy, Tavistock



With wonderful far reaching views over Bude Bay on the North Cornish coast, Oxenpark comprises:

- Traditional four bedroom farmhouse. EPC - F
- Superb collection of traditional and modern outbuildings
- Productive pasture, woodland and amenity/conservation land. In all about 83.66 acres
- Within Dartmoor National Park. No public rights of way. Frontage to the River Tavy

Guide Price. £1,250,000

Exeter Farms & Land Department
exeter@kivells.com | 01392 252262

Farms
Sale Agreed

KIVELLS

Sandenbury
Tregadillett, Launceston



- 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
- EPC: D

Guide Price: £650,000

Holsworthy Farms & Land Department
farms@kivells.com | 01409 259547

Tre Golow
Bratton Clovelly, Okehampton



- Well-located rural smallholding
- Three-bedroom bungalow
- Range of modern farm buildings
- Some 27 ½ acres of productive pastureland
- Wonderful views towards Dartmoor National Park
- EPC - E

Guide Price: £775,000

Holsworthy Farms & Land Department
farms@kivells.com | 01409 259547

Farms
Sale Agreed

KIVELLS

East Coombe Farm
St. Pinnock, Liskeard



- Three bedroom, two bathroom, three reception room character detached house
- Splendid private location, with far reaching rural views
- Outbuildings with significant potential for alternative uses
- Located in rural East Cornwall between the wide expanses of Bodmin Moor and the South Cornish coastline
- In all 45.50 acres of land and woodland. EPC: E & D

Guide Price: £900,000

Liskeard Farms & Land Department
liskeard@kivells.com | 01579 345543

Gratton Hill Farm
Milton Damerel, Holsworthy

A former dairy farm occupying an attractive rural setting, with a three-bedroom farmhouse, a range of adaptable farm buildings and approximately 73½ acres of pasture, arable and a small area of woodland. For sale as a whole or in two lots

Lot 1: Farmhouse, Buildings and just over 57½ acres of pasture/arable and a small area of woodland. **Guide Price:** £975,000
Lot 2: Approximately 16 acres of pasture land. **Guide Price:** £150,000
As a whole: £1,125,000

Holsworthy Farms & Land Department
farms@kivells.com | 01409 259547



Farms
Sale Agreed

KIVELLS

Barton Moor
Meshaw, South Molton, Devon



- Three bedroom detached bungalow (AOC). EPC: 23 Band F
- Range of modern farm buildings with Class Q Permission for five dwellings
- Desirable and accessible location
- Freehold with vacant possession available
- In all about 4.22 acres

Guide Price: £495,000

Exeter Farms & Land Department
ben.hancock@kivells.com | 01392 252262

View Farm
Bratton Flemming, Barnstaple

- Compact ring fenced farm with 34 acres
- Private setting
- Five bedroom dormer bungalow (AOC)
- Range of versatile outbuildings
- Superb views
- EPC: C

Guide Price: £875,000

Holsworthy Farms & Land Department
farms@kivells.com | 01409 259547



Farms
Sale Agreed

KIVELLS

Holland Park Farm
Livaton, South Tawton



- Impressive three bedroom contemporary farmhouse (AOC). EPC - B
- Extensive range of modern and traditional outbuildings
- Traditional stone and cob barn
- Productive pasture and woodland
- Private yet highly accessible location within Dartmoor National Park
- In all about 34 acres

Guide Price: £900,000

Exeter Farms & Land Department
exeter@kivells.com | 01392 252262

Oxenpark Farm
Hersham, Bude

With wonderful far reaching views over Bude Bay on the North Cornish coast, Oxenpark comprises:

- A three bedroom farmhouse, attached two bedroom holiday cottage, detached two bedroom barn conversion with holiday use, one bedroom barn conversion with holiday use or residential occupation, and a lodge with residential use
- Range of adaptable farm buildings set around a yard and a wind turbine (on a feed in tariff)
- Just over 16 acres
- EPC - D, C, C, C & D

Guide Price. £1,395,000

Holsworthy Farms & Land Department
farms@kivells.com | 01409 259547



Land
Sale Agreed

KIVELLS

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.

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

Land at Trethew
Lanlivery, Bodmin | Guide Price £210,000



Extending to approximately 19.31 acres, the Land at Trethew comprises a substantial single enclosure of productive pasture.
Holsworthy Farms & Land Agency
farms@kivells.com | 01409 259547

Land at Compton
Marldon, Paignton | Auction Guide Price £650,000



A productive run of Grade 2 arable land and Grade 3 pasture land, in all about 70.03 acres, with excellent road access.
Exeter Farms and Land
Exeter@kivells.com | 01392 252262

Land forming Part Home Park
Ipplepen, Newton Abbot | Guide Price £250,000



Approximately 17.57 acres providing an area of secluded pastureland and woodland.
Exeter Farms & Land Department
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 | 01409 259547

Land known as Gardeners Field
Sandford, Crediton | Guide Price £60,000



Approximately 3.71 acres comprising an agricultural field offering versatility for a variety of uses.
Exeter Farms & Land Agency
exeter@kivells.com | 01392 252262

Land
Sale Agreed

KIVELLS

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 | 01579 345543

Land known as Three Corner Field

Lifton | Guide Price £50,000



Approximately 3.00 acres comprising a gently sloping triangular shaped pasture paddock, enclosed within natural hedge bank boundaries.

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

Land
Sale Agreed

KIVELLS

Land at Hood
Dartington, Totnes



A substantial block of Grade 3 arable and pasture land extending to 116.49 acres in all. Available as a whole or in two lots.

- Productive run of Grade 3 arable and pasture land
- Well connected with multiple direct road access points
- Freehold with vacant possession available

The Whole | Approximately 116.49 acres of productive arable and pasture land
Guide Price: £1,055,000

Lot 1 | Approximately 65.79 acres of productive arable and pasture land
Guide Price: £595,000

Lot 2 | Approximately 50.70 acres of predominantly productive arable land together with small areas of permanent pasture
Guide Price: £460,000

Exeter Farms & Land Department
exeter@kivells.com | 01392 252262



Land
Sale Agreed

KIVELLS

Land & Buildings at Horwood
Horwood, Bideford



Just over 166 ½ acres of productive arable land and a useful range of modern agricultural buildings.

- LOT 1: Just over 132 acres of arable land with a range of modern farm buildings. **Guide Price: £1,600,000**
- **LOT 2:** Circa 34 ½ acres of arable land in a single level field. **Guide Price: £400,000**

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

Land and buildings Mucksey Lane
Exbourne, Okehampton



A unique development opportunity sat within 27.85 acres of Grade 2 arable land with river frontage. Full planning permission has been granted for the demolition of the existing building and the construction of a substantial four-bedroom dwelling. Further details can be found on the West Devon Borough Council planning portal under

Guide Price: £475,000
Exeter Farms & Land Agency
ben.hancock@kivells.com | 07760 887581

Land
Sale Agreed

KIVELLS

Land at Barkingdon
Staverton, Totnes



A productive block of highly accessible Grade 2 and 3 agricultural land in a favoured location.

- Productive run of versatile agricultural land
- Combination of Grade 2 and 3 soils
- Highly accessible with multiple direct road access points
- Freehold with vacant possession available

The Whole | Approximately 73.12 acres of productive arable land
Guide Price: £800,000

Exeter Farms & Land Department
exeter@kivells.com | 01392 252262

AOC Property
For Sale

KIVELLS



Tregovenek Bungalow, Attwood Lane, Pensilva, Liskeard, Cornwall PL14 5QU

Kivells have been instructed to market Tregovenek, a detached three/four bedroom bungalow in a quiet rural location, close to the village of Bolventor, with good size outside space. The bungalow is subject to an Agricultural Occupancy Condition.

Enquiries to W M Bunt BSc MRICS FAAV, Kivells, 7-8 Bay Tree Hill, Liskeard, Cornwall PL14 4BE