

## HALLWORTHY MARKET REPORT



**THURSDAY 26<sup>th</sup> JUNE 2025**

**EVERY THURSDAY**

**Gates Open 6.30am**

**SALE TIMES**

- |                 |  |
|-----------------|--|
| <b>09:45 am</b> | Draft Ewes followed by Prime, Store Hoggs & Breeding Sheep |
| <b>10:45am</b>  | Tested & Untested Prime & OTM Cattle                       |
| <b>11:00 am</b> | Store Cattle followed by Stirks and Weaned Calves          |

Hallworthy Stockyard, Hallworthy, Camelford, Cornwall, PL32 9SH

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

Email: [hallworthy@kivells.com](mailto:hallworthy@kivells.com)

## SHEEP

**AUCTIONEER – STEVE PROUSE 07767 895366**

**FIELDSMAN – RYAN WALTER 07854 718886**

### 225 DRAFT EWES

A larger entry and a flying trade from start to finish, overall average of £144.36. Top today was for a pen of Suffolk x Ewes from Trevor Moore of Tilland Road Farm, Tideford which realised £198, followed by WT Jasper & Son of Higher Ford Farm, who saw their Suffolk x Ewes to £192. Texel x Ewes saw two vendors at £190, Messrs K & H Cobbledick of Jacobstow, Bude and Colin Burrow of Tredown, Welcombe. Mules to £169 and Hill Breeds to £111.

**More Ewes wanted next week please**

### 331 NEW SEASON LAMBS

A few more on offer again met a strong trade and a lot more could have been sold, the shapely fleshed 38kgs-44kgs meeting the strongest demand. Top per kilo being 362p for a pen of 38.4kgs, £139 from Rick Cobbledick of

Weight	Top		Average	
	Per Head	Per KG	Per Head	Per KG
32.1-39	139	362	128	349
39.1-45.5	160.5	361	147.3	340.1
45.6-52	169	340	155.5	331.7
52+				
Overall	169	362	148.5	341.4

Trelash, followed by two vendors at 361p, Colin Burrow of Tredown, Welcombe for 44.4kgs, £160.50 and Mr M Bennett of Penvose, St Mawgan. Top per head on the day was £169 for a pen of heavies from the Stephens Family of Burscott, Holsworthy.

## STIRKS AND REARING CALVES

**AUCTIONEER – TIM KIVELL 07788281900**

### Stirks

The stirk trade continues to hold up well with no big numbers around anywhere but grass growing well. Top of the section was £1240 given for a tall Limousin steer at only 6 months of age presented by Matt Coles of Altarnun who sold more at the same young age to £1200 and £1000. Well farmed Blue steers sold extremely well to an impressive £1110 (6m) from the same stable. 5-month-old, sappy Blue steers looked well placed at £905 for Andrew and Mark Kempthorne of Trewalder who also sold a pair of sweet 5-month-old Blue heifers to a premium at £870, with further Blue heifers to £800 for Matt Coles again. A bunch of well-shaped Limousin heifers attained £900 (6m) with a single well grown Charolais heifer to £960 (6m). Stirk bulls reached £735 for a trio of mixed bred sorts in from Amy Osborne, Jacobstow.

**STORE CATTLE**  
**AUCTIONEER – RICHARD DENNIS**  
**FIELDSMAN – STUART CORNELIUS 07879 415136**

**STORE CATTLE**

130 Stores at Hallworthy, a lot of mid-range cattle 16-20 months but a very smart run of cattle. Top spot today going to B Facey of St Wenn, with a super run of five British Blue x well grown, deep bodied and well fleshed 19 month Steers away to £1980. Rich Drew of Bude next with a super run of Limousin x British Blue Cattle again 17-19 months but beautifully presented, his top a pair of Limousin x Steers at 17 months to £1960, three more smaller but well fleshed Steers at £1900 and three very sweet British Blue x Heifers away at £1870, his best Friesian Steers at 19 months to £1680. Younger Steers from JR Hooper of Bude sold well again with a trio of 12 month Limousin x Steers long and wide behind to £1700 and a super single with abit of spirit to £1630.

Messrs Vincent and Martin of Grampound Road had a tremendous run of black Hereford x bulling Heifers and were rewarded with their best pair to £1820 at 17 months, another pen of six at the same age to £1750 and five more at £1740. Brian Facey back in with a pair of British Blue x Heifers to £1800. R Cobbledick of Trelash had a good day with a super run of Aberdeen Angus x Heifers, his best a pen of six at 20 months to £1760, with a pair of the same age and same quality Hereford Heifers to £1750. Rich Drew back in with seven very sweet British Blue x Heifers topping out at £1710. Younger Heifers from JR Hooper saw his best pair of Limousin x to £1460 and a second pair of long strong Limousin x also at 12 months to £1440.



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Liskeard**

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# Farms For Sale

# KIVELLS

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

## Trenodden Farm Menheniot, Liskeard

- Handsome, Grade II listed 4 bedroom Georgian house in a parkland setting
- Courtyard of 6 residential letting cottages
- Range of adaptable farm buildings
- Ring fenced run of productive arable and pasture land
- In all about 150 acres
- Available as a whole or in 2 lots

**Guide Price: £3,650,000 (As a whole)**

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



# Farms For Sale

# KIVELLS

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

## **Growden Farm** Pancrasweek, Holsworthy

- 45 acre farm
- Farmhouse with annexe potential
- Large range of adaptable outbuildings
- Energy efficient with bore hole water, bio-mass boiler and solar panels
- Further land available to purchase or rent

**Guide Price: £1,150,000**

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



# Farms For Sale

# KIVELLS

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

## Land and Buildings at Cookbury Court Cookbury, Holsworthy

- A useful block of just over 83 acres
- Extensive range of farm buildings
- Mainly level/gently sloping land
- Lane and road access
- Quiet rural setting

**Guide Price: £795,000**

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# Farms For Sale

# KIVELLS

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## **Rolstone Bungalow** Morchard Bishop, CREDITON

- A wonderfully presented and immaculate four bedroom Bungalow, subject to an Agricultural Occupancy Condition (AOC)
- Adjacent Workshop and Office Unit
- A useful Agricultural Building
- Well maintained productive Pasture Land
- In all totalling approximately 10.74 acres (4.34 hectares)

**Guide Price: £1,100,000**

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# Farms For Sale

# KIVELLS

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## Great Huish Farm Tedburn 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 some 39.56 acres of agricultural land

**Guide Price: £1,950,000**

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# Farms For Sale

# KIVELLS

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## Tregonhay Farm Kergilliack, Falmouth

**Beautifully positioned stock farm, within easy reach of Falmouth, Helford Passage and the South Coast.**

- Substantial and well appointed six bedroom farmhouse
- Useful range of adaptable buildings
- 85½ acres of private ring-fenced land
- Superb views
- EPC G

**Guide Price: £1,950,000**

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# Farms **For** **Sale**

# KIVELLS

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## **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

**Guide Price: £750,000**

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# Farms For Sale

# KIVELLS

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## Landabethick Farm Blisland, Bodmin

Available as a whole or in 2 lots

- Five/six bedroom (one en suite) detached house, three reception rooms and conservatory
- Splendid private location
- Located on the fringe of the wide expanses of Bodmin Moor; close to the sought-after moorland village of Blisland
- Barns ripe for conversion
- Access to the Camel Trail for walking and cycling only 0.5 miles distant
- In all 77.11 acres of agricultural land and ancient woodland

**LOT 1** - House, buildings and 54.83 acres.  
**Guide Price: £1,450,000**

**LOT 2** - Approximately 22.28 acres of ancient woodland.  
**Guide Price: £150,000**

**As a whole: £1,500,000 - £1,600,000**

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# 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: £1,100,000**

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# Farms For Sale

# KIVELLS

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## 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**

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# Farms **For Sale**

# KIVELLS

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## **Higher Norley Farm** Northlew, Okehampton

- 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**

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# Development Site **For Sale**

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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**

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Aerial view looking north west

# Land For Sale

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## Land at Pipswell Cross

Morwenstow, Bude | Guide Price £290,000



Just under 35 acres of productive pasture and arable ground in a sought after farming area with road frontage and access and far-reaching views as far as Lundy Island.

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## 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

## Farm Building at Trengothal

St. Levan, Penzance | Guide Price £125,000 - £150,000  
For Sale by Informal Tender



Blockwork with corrugated roof farm building with adjoining yard and land in a tremendous rural location with far reaching views. Tenders to be received by 5pm on 16th June 2025.

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[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.

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## Land at Upton Farm (Lot 2)

Delabole | Guide Price £1,050,000



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.

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## 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.

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# Land **For Sale**

# KIVELLS

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## **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 for Auction

## Wednesday 30th July, 7.00pm

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

# KIVELLS

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

### Land South of Fullaford Road

Callington | Auction Guide Price £50,000 - £60,000  
For sale by public auction - Wednesday 30th July



In an idyllic sheltered location, approximately 1.71 acres of level pasture and a small amount of planted woodland with a static caravan shelter and useful timber barn.

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

### Land at Bray Shop

Callington | Auction Guide Price £50,000 - £55,000  
For sale by public auction - Wednesday 30th July



The land extends to approximately 3.95 acres comprising a single enclosure of gently sloping pasture enclosed by mature Cornish hedges.

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

### Land near Bradworthy Common

Bradworthy, Holsworthy | Auction Guide Price £75,000  
For sale by public auction - Wednesday 30th July



Two pretty fields of level pasture land extending to 6.51 acres with well fenced natural hedge bank boundaries and a number of mature broadleaf trees providing shelter for livestock.

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

### Land at Foxhole Moor Farm (Lot 1)

Halwill, Beaworthy | Auction Guide Price £85,000  
For sale by public auction - Wednesday 30th July



Just over 9½ acres of gently sloping land and a small area of boundary woodland with a polytunnel, old sheep shed and planning for a replacement shed.

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### Land at Foxhole Moor Farm (Lot 2)

Halwill, Beaworthy | Auction Guide Price £40,000  
For sale by public auction - Wednesday 30th July



Extending to 4.49 acres, this attractive level field enjoys parish road frontage and good access with natural hedge banks forming the boundaries with a number of mature trees allowing ample of shelter and privacy.

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### Land at Foxhole Moor Farm (Lot 3)

Halwill, Beaworthy | Auction Guide Price £70,000  
For sale by public auction - Wednesday 30th July



A real wildlife haven which is accessed from the parish road and via a farm track on the southern boundary. Comprising some 15.67 acres of open grassland, moorland and native woodland including a stream.

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# Land for Auction

## Wednesday 30th July, 7.00pm

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

# KIVELLS

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### Land off Horsham Lane

Tamerton Foliot, Plymouth | Auction Guide Price £40,000 - £45,000  
For sale by public auction - Wednesday 30th July



1.46 acres of land, all down to pasture and mainly sloping with lovely views over the village. Natural hedge banks form the boundaries, some with mature trees on, giving a good degree of privacy and shelter.

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### Land & Buildings at Southcoombe (Lot 2)

Downgate, Callington | Auction Guide Price £35,000  
For sale by public auction - Wednesday 30th July



A pretty sheltered pasture field of just over 3½ acres benefiting from parish road frontage and access, situated in a lovely rural location.

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

### Land & Buildings at Southcoombe (Lot 1)

Downgate, Callington | Auction Guide Price £275,000  
For sale by public auction - Wednesday 30th July



Just over 29 acres of gently sloping pasture land with a large agricultural building/covered yard and small stone store. Parish road frontage and good access. Lovely rural location with stunning countryside views.

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# Previous Auction Results

Wednesday 18th June

# KIVELLS

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## Land at Kestle

Tregadillett, Launceston | Auction Guide Price £35,000 - £45,000  
**SOLD: £60,000**



Extending to some 4.20 acres, the Land at Kestle comprises a single, level pasture field which benefits from road frontage and good access.

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## Land near Mandalay

Tintagel | Auction Guide Price £295,000  
**SOLD: £295,000**



Extending to just shy of 13 acres, the land near Mandalay comprises a block of mainly level pasture, divided into two good-sized enclosures enclosed within natural hedges and is already fenced for cattle.

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## Land at Chillaton

Chillaton, Lifton | Auction Guide Price £40,000  
**SOLD: £30,000**



Extending to some 4.45 acres in all, the land at Chillaton comprises a finger shaped block of land which is divided in to two enclosures with quiet road frontage and mains water connected.

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## Land and Buildings at Thorn Cross

Chagford, Newton Abbot | Auction Guide Price £185,000  
**SOLD: £255,000**



A range of wonderfully presented traditional buildings, three immaculate pasture fields, in all amounting to 3.89 acres in a tranquil yet accessible location.

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[exeter@kivells.com](mailto: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**

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

## Larrick Farm South Petherwin, Launceston

- Super reverse living barn conversion
- 4 bedrooms and 2 bathrooms
- Outbuildings for livestock or equestrian use
- 45 acres of pasture land

**Guide Price: £1,000,000**

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# Farms Sale Agreed

# KIVELLS

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## Blagdon Manor Farm North Tamerton, Holsworthy, Devon



- Just under 200 acres of ring fenced land
- Imposing four/five bedroom Grade II listed farmhouse and two bedroom bungalow (AOC)
- Extensive range of modern livestock buildings, plus some more traditional stone barns with potential, subject to planning
- Equestrian appeal with stabling, all weather track and sand school/turnout areas
- Huge appeal with enormous potential to diversify

**Guide Price: £2,500,000**

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

## Higher Hole Farm Bere Alston, Yelverton

- A 108 acre mixed livestock and arable farm
- Three bedroomed modern house
- Useful range of outbuildings
- An excellent run of pasture and arable land
- In an unrivalled setting with panoramic views of the rivers Tavy and Tamar
- EPC D [55]

**Guide Price: £1,600,000**

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# Land **Sold**

# KIVELLS

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

## Land at High Ridge Farm North Tawton, Devon



A highly productive run of approx. 34 acres of level pasture land with planning permission for a 80ft x 40ft storage shed.

**Guide Price £340,000**

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



# Land Sale Agreed

# KIVELLS

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

## Land at Wooldown

Marhamchurch, Bude | Guide Price £100,000



An attractive and very gently sloping pasture field extending to approx. 4.63 acres, well fenced with road frontage and good access.

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## Land at Hole Farm (Lot 1)

Ashwater, Beaworthy | Guide Price £620,000



Approx. 57.58 acres of well farmed productive grassland. Mainly level/gently sloping and extremely well fenced.

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

## Land at Myrtle Cottage Farm

Alverdiscott, Barnstaple | Offers in Excess of £425,000



A cracking run of nearly 43 acres of pasture land, level and gently sloping with road frontage and excellent access.

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

## Land at Yollaberry

Hatherleigh | Guide Price £120,000 - £140,000



Just over 9¾ acres of gently sloping pasture land in a stunning location with parish road frontage and lane access.

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