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# HOLSWORTHY MARKET REPORT

# Wednesday 2 July 2025

### **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

I 1:00 am - Store Cattle followed by Finished & OTM Cattle

II:00 am - Dairy Cattle



Today's dairy sale saw a blistering trade from start to finish!

Topping the sale at £3,700 was a 1st calving heifer 'Oxenacres Wheelhouse Ashlyn' yielding 35Kgs on behalf of Martin & Di Webber of Exeter with all freshly calved cows and heifers included in the sale averaging a huge £2890.

#### **607 NEW SEASON LAMBS 135 DRAFT EWES AND RAMS**

09:45am

Auctioneer: Steve Prouse - 07767 895366 Ryan Walter - 07534 166251

Larger entry met a similar trade. Overall average of 328.6ppk with several pens showing the hot weather and losing their backs. The well fleshed and fed lambs in keen demand, top being 342ppk for a pen of Texels 42kgs from Chris & Sally Prouse of Court Green, Clawton. Rob Walter of Putshole, Hartland saw his 3 pens of 36.4kgs realise 341ppk, £124. FG Knapman of Luxton Barton, North Tawton realised 338ppk for their 40kgs £135, 5 vendors realised 335ppk. Graham & Lindy Cowling of Kings Hill, Bude topped the day for 2 pens of Texels at £160.

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A few more on offer with a lot of plain ewes on offer and a flying trade was met from start to finish. Top of the day was £222 for a Texel from Graham & Lindy Cowling of Bude. Charollais x to £196 from Laurence Wickett of Bradworthy. Suffolk x to £188 from Ryan Bridgman of Clawton and mules to £157 from Mike Bellew of Gammaton, Bideford. More ewes wanted next week please!

Entries invited for St Peter's Fair Day next week. Money prizes to be won! Classes include (min of 3) Top Price Pen of Cull Ewes, Top Price (per head) of Finished Lambs, Top Price Pen of Breeding Ewes &

WEIGHT	TC	)P	AVERAGE			
LAMBS	Per head			P/Kg TLW		
32.1-39	124	341	122.55	332.2		
39.1-45.5	148.50	342	138.50	328.2		
45.6-52	160	334	151.60	319.5		
52+	160	282	157.40	280.9		
Overall	160	342	143	328.6		
EWES						
Light	15	52	124			
Heavy	22	22	171			
Rams	-		-			



Top Price Pen of Store Lambs. Please contact Steve on 07767 895366. To arrange an on farm visit call Fieldsman Ryan Walter on 07534 166251.





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Claire Quick BSc (Hons) MRICS FAAV Rural Chartered Surveyor 07789 980204



lan Caunter BSc (Hons) MRICS FAAV FLAA Rural Chartered Surveyor 07813 068935



Phoebe Millar BSc (Hons) MRICS FAAV Rural Chartered Surveyor 07741 312305









#### 384 CALVES & WEANED CALVES - 09.45 am

Auctioneer: Tim Kivell – 07788 281900 Mark Davis - 07773 371774

#### 384 calves averaged £463 per head with 30 over £700!!

#### WEANED CALVES

A small entry of weaned calves topped at £840 for a 5 month old British Blue steer from Dec Smale of Bideford who sold others at £760 (x2) as well as British Blue heifers of the same age to £690. The heifers topped at £805 for a January born British Blue heifer for SR & C Murrain.

#### **MILK CALVES**

A super entry of 384 calves sold to a phenomenal trade from start to finish top of the day was £900 which was achieved twice, first to do it was Messrs RWH Dilling, Highampton with a super British Blue bull. Other young British Blue bulls sold to £800 for Michael Hopper, Whitstone, £735 for Messrs D Philp and Son, Looe who sold others to £715, £710 and £705, £722 for PJ Martin, Buckland Filleigh and £700 for Geoff Bond, Langtree. Charolais bulls topped at £900 for an outstanding calf from Messrs RG, LA, & SR

MILK CALVES							
BREED	BULLS			HEIFERS			
	No	Тор	Ave	No	Тор	Ave	
A. Angus	41	700	465	44	600	345	
Limousin x	15	840	645	12	800	538	
British Blue	65	900	532	51	760	488	
Hereford x	36	635	431	36	550	375	
Charolais x	14	900	671	12	645	432	
Friesian	24	560	312	-	-	-	
Simmental	2	738	734	I	570	570	
Longhorn	6	505	457	9	470	405	
Devon x	8	500	405	I	355	355	

Wearing, Tavistock with others to £842 for Mr J Irish, Newton St Petrock, £840 for Messrs D Philip and Son, £775 For Messrs LJ Goaman and Son, Bideford, £742 for Messrs B, D, A & V Timms, Okehampton and £725 for SR Gilbert & Son, Sheepwash. Limousin bulls topped at £840 for Messrs RG, LA, & SR Wearing, £825 & £740 for NC & RM Skinner, Halwill, £800 for Johnny Frayne, Launceston and £760 for AS Brenton & Sons, Liskeard. Young Simmental bulls to £730 for SR & C Murrain, Lydford. **Native bulls topped at** £700 (x5) for DG & LA Risdon, Camelford with younger sorts to £608 for Tredinnick Farms Limited, Liskeard, £590 B & K Boundy, Bude and £588 SR & C Murrain again. Hereford bulls to £635 for B & K Boundy, £600 for Dallyns Dairy Limited, Barnstaple and £570 for Messrs Hedden & Sons, Weare Gifford. Devon bulls to £500 and £440 for Dallyns Dairy again. Longhorn bulls sold to a flying trade topping at £505 for Messrs RG Denning & Son of Truro who sold others to £480, £465, £455 & £450. Heifer calves topped at £800 for a British Blue heifer for SR & C Murrain with others to £760 and £700 for RWH Dilling, £665 and £650 (x2) for D Philp and Son and £660 for A King, Okehampton. Limousin heifers topped at £690, £650 and £640 for NC & RM Skinner, with others to £660 for Messrs RG, LA, & SR Wearing. Charolais heifers to £645 for D Philp and Son and Simmental heifers to £570 for SR & C Murrain. Native heifers saw

Aberdeen Angus heifers to £600 for DG & LA Risdon and Hereford heifers to £550 and £525 for B & K Boundy.

#### **DAIRY SIRED BULLS**

Friesians sold to £560 (x2) for SR Gilbert & Son, with others to £485, £460 (x2) and £400 (x3) for Messrs JR & A Down, Whiddon Down.

St Peter's Fair Day next week – money prizes to be won! Classes include Best Bull Calf (on milk), Best Heifer Calf (on milk), Best Weaned Calf/Stirk & Overall Champion (Pretty Maid Cup).





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#### 165 STORE CATTLE - 11:00am

Auctioneer: David Kivell - 07899 960272

Quality much improved this week, with several quality consignments on offer, a 29mth Friesian steer from Mr C Congdon & Son of Saltash topped at £2280 with British Blues from the same stable £2260 & £2090.



Other British Blue steers from J Howells of Landulph to £2170. Limousins again from Messrs C Congdon & Son £2100, others at £2050 and South Devons to £1970. Best of the grazing steers topped at £1940 for a 23mth British Blue steer from Messrs HF Chubb & Son of Tetcott with plenty of other 18mth grass steers to £1800-£1900, few stronger heifers this week saw a top of £1620 for 3 20mth heifers from Messrs DJ & ML Challacombe of Winkleigh with younger 15-16mth Continental heifers between £1300-£1500.

#### YOUNGER STORE CATTLE

A nice entry today with some well farmed cattle. £1570 was the top for 2 13mth British Blues from Messrs DI & ML Wooton of Ashreigney who sold others to £1510 & £1460 with Charolais hitting £1560 & 12mth Limousins to £1420. A cracking consignment of 50 young 8-9mth British Blues from Messrs MW & CJ Hawking of Black Torrington saw steers to £1340, £1260 & £1240, heifers selling well between £1100-£1170. Young 6mth Limousin steers from Messrs TWB Hookway & Partners of Winkleigh raced away to £1010. Natives in short supply this week, single suckled Herefords 10-13mth from Mr N Aris of Torrington topped at £1590 (2), others to £1330 & £1220. Devon steers 11-12mth from Messrs DM & SA Martin of Highampton £1020 (4), Devon heifers to £990 – more required!

#### **OTM COWS**

242p was the top this week for a lightweight Devon cow from Mr DJ Braund of Morwenstow making £1355, others to 215p.

St Peter's Fair Day next week. Money prizes to be won! Classes include Top Price Continental Steer/Steers, Top Price Continental Heifer/Heifers, Top Price Native Steer/Steers, Top Price Native Heifer/Heifers, Top Price Steer/Steers (under 12mths) & Top Price Heifer/Heifers (under 12mths).

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

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### 32 DAIRY CATTLE - 11.00 am

Auctioneers: Mark Bromell - 07966 430001 Mark Davis - 07773 371774

A smaller entry for today's dairy sale saw a blistering trade from start to finish!!

WEEKLY MARKET	Тор	Ave
Freshly Calved Heifers	3700	2864
Freshly Calved Cows	3400	2920
All Freshly Calved Cows and Heifers	3700	2890
In Milk Cows and Heifers	2700	2333
In Calf Heifers due September	2200	1988
All animals included within the sale	3700	2613

Topping the sale at £3,700 was a 1<sup>st</sup> calving heifer 'Oxenacres Wheelhouse Ashlyn' yielding 35Kgs on behalf of Martin & Di Webber of Exeter. This was closely followed by 'Westtown Phyllis 51' who sold to £3400 on behalf of Steve Davey & Partners of Woolsery who also sold another heifer 'Westtown Lizzie 60' at £3250. Gareth Hutchings of Launceston sold a smart red & white heifer at £3200. Phil Cleave of Launcells topped at £2900 for his freshly calved heifer. Cows also sold to a tremendous trade topping at £3400 for 'Trudnoe Metallica Flower 102' on behalf of Messrs JH & SM Dark & Sons of Helston. The Dark Family sold a consignment of 8 freshly calved cows which also sold to £3150, £3100, £2900 (X2) with the consignment averaging a very impressive £2956! David and Sally Martin of Highampton continued their dispersal topping at £3200 for a 3<sup>rd</sup> calving cow 'Elmford Juliette 111'. The Martin Family also sold a January calved cow due to calve again in January at £2700.

Messrs Hugo of Bodmin continued their herd dispersal with a fantastic run of In Calf Heifers due in September. The heifers topped at £2200 with others selling to £2150, £2100 £1950 (X) with the consignment averaging £1988.

Today's dairy sale saw demand outweighing supply and more cattle are required to meet demand! Vendors considering selling should take advantage of the current market strength.

#### **FORTHCOMING DAIRY SALES:**

#### FRIDAY II JULY - EXETER LIVESTOCK CENTRE

Sale of Dairy Cattle. Entries invited.

#### WEDNESDAY 16 JULY - HOLSWORTHY LIVESTOCK MARKET

Sale of Dairy Cattle. To include freshly calved Cows and Heifers from regular vendors. Plus, a consignment of dry cows and a consignment of pedigree youngstock. Further details to follow.

#### **WEDNESDAY 23 JULY - HOLSWORTHY LIVESTOCK MARKET**

Sale of Dairy Cattle. To include Herd Reduction of 50 Holstein Friesian Cows and Heifers. Details to follow.

#### **WEDNESDAY 30 JULY - HOLSWORTHY LIVESTOCK MARKET**

Herd Dispersal of 170 Holstein Friesian Dairy Cattle from the pedigree 'Tempellow' herd on behalf of ER & PA Ward of Saltash. Comprising 110 In Milk/Dry Cows and Heifers, plus 60 Youngstock (In Calf Heifers-Calves). Cubicles and herringbone parlour milked. Lepto and IBR vaccinated and BVD monitored. Johnes screened. All year-round calving. The herd is averaging approx. 9000Kgs 4.50%BF 3.50PTN. A real opportunity for purchasers to acquire fantastic cows from a genuine, closed, pedigree, milk recorded herd. A sale not to miss!

#### **FODDER FOR SALE**



- 200 Silage Bales & 40 Wheat Bales 6-string.Located Cookbury, Holsworthy
- 130 Round Haylage Bales. Located Clawton, Holsworthy
- 50 Round Bales of Haylage. Located, Ilfracombe
- 550 Tonnes of Grass Silage & 300 square Bales of Silage. Analysis available. Located South East Cornwall
- Approx 100 bales of two-year-old Hay, mostly Square but some Round. Located, Torrington
- 100 Hay round Bales 2025 made Lizard, Helston.

Contact Joel Rickman 07534 166269 / joel.rickman@kivells.com

# 2025 SALE DATES



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SATURDAY 2ND AUGUST
SATURDAY 6TH SEPTEMBER
SATURDAY 4TH OCTOBER
SATURDAY 1ST NOVEMBER
SATURDAY 6TH DECEMBER

In addition to on-farm sales held throughout the year covering the whole of the South West

**LIVE & ONLINE** 

# LISKEARD & DISTRICT SHEEP SALE AND EAST CORNWALL COLLECTIVE MACHINERY SALE

# **ENTRIES INVITED**

JULY

26

MACHINERY - 10am - LIVE & ONLINE

SHEEP - 11am - LIVE ONLY



For further details and enquiries, please contact lan Caunter | 07813 068935 (MACHINERY) Tim Kivell | 07788 281900 (MACHINERY) Steve Prouse | 07767 895366 (SHEEP)



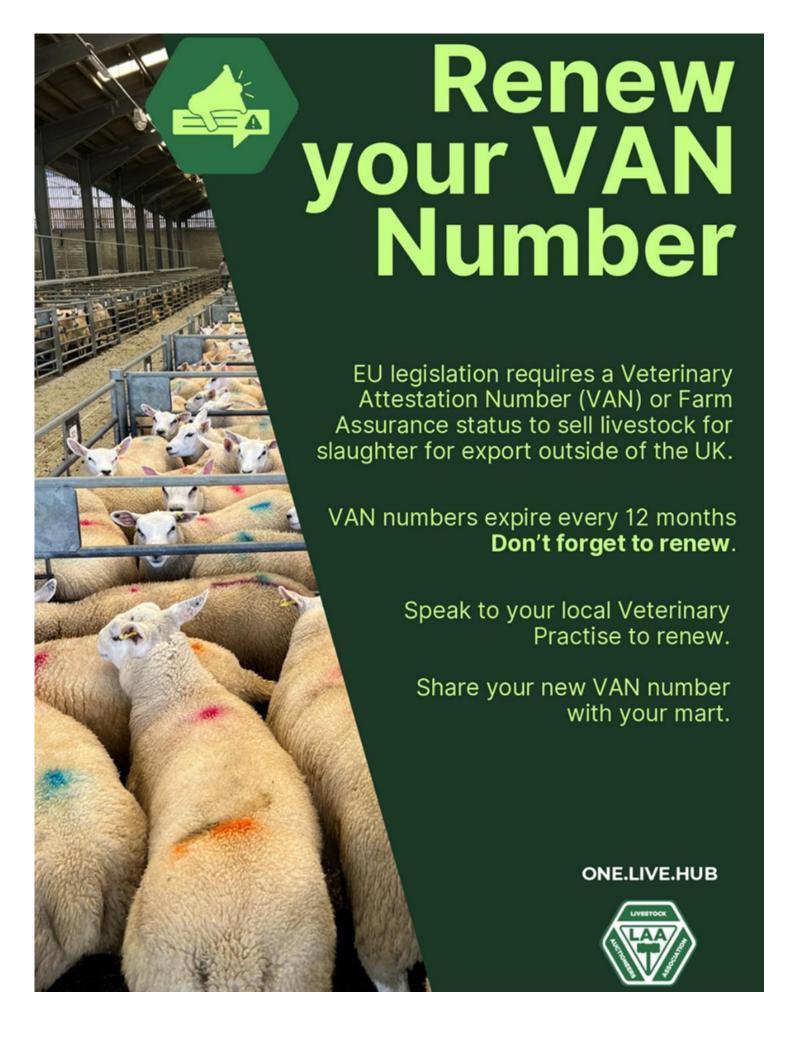
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# **Market Prices**

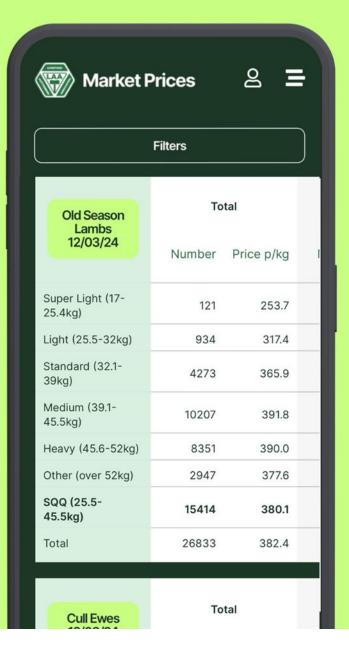
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### **Trenodden Farm** Menheniot, Liskeard

- Handsome, Grade 11 listed 4 bedroom Georgian house in a parkland
- 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

**Lot I -** Farmhouse, 6 residential cottages, farmyard, traditional and modern farm buildings and approximately 911/2 acres.

Guide Price: £2,800,000

Lot 2 - High quality arable and pasture land and a range of modern farm buildings adjacent to a no-through road. In all approximately 58½ acres.

Guide Price: £850,000

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

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







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### Sensham Farm Marhamchurch, Bude

- Substantial modern farmhouse and separate first floor flat, both in need
- 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

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# **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

**Guide Price: £695,000** 

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### **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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# 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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# **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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### **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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### **Tregonhaye 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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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: £695,000** 

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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 I -** 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

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







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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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# 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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# 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** 

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







# KIVELLS

# Land For Sale

www.kivells.com

## **Land at Pipswell Cross**

Morwenstow, Bude | Guide Price £290,000



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



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.

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

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 Chudleighs Barn Holding

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



Approximately 20.19 acres of pasture and amenity land situated on the periphery of the town of Liskeard with pretty stream frontage and some woodland included.

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

### **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 | 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 | 01392 252262

## Land at Trehill Farm

Menheniot, Liskeard | Guide Price £850,000



High quality arable and pasture land and range of modern farm buildings adjacent to a no-through road. In all approximately 58½ acres.

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

# Land for Auction Wednesday 30th July, 7.00pm

KIVELLS

Venue: Lifton Strawberry Fields, Lifton, Devon PL16 ODE

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 | 01409 259547

#### Land near Bradworthy Common

Bradworthy, Holsworthy | Auction Guide Price £75,000 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.

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

Land at Foxhole Moor Farm (Lot I)
Halwill, Beaworthy | Auction Guide Price £85,000
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.

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

### 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.

Holsworthy Farms & Land Agency Farms@kivells.com | 01409 259547 Just over  $9\frac{1}{2}$  acres of gently sloping land and a small area of boundary woodland with a polytunnel, old sheep shed and planning for a replacement shed.

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

### 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.

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

# Land for Auction Wednesday 30th July, 7.00pm

KIVELLS

Venue: Lifton Strawberry Fields, Lifton, Devon PL16 ODE

www.kivells.com

#### Land off Horsham Lane

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



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.

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

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.

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

Land & Buildings at Southcoombe (Lot 2)

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



Land forming part Higher Dunstone (Lot I) Widecombe-in-the-Moor | Auction Guide Price £55,000 For sale by public auction - Wednesday 30th July



A pretty sheltered pasture field of just over 31/2 acres benefiting from parish road frontage and access, situated in a lovely rural location.

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

Land forming part Higher Dunstone (Lot 2) Widecombe-in-the-Moor | Auction Guide Price £115,000



Immaculate, well-preserved permanent pasture land extending to 17.01 acres in a tranquil and idyllic yet located in an accessible location with roadside frontage.

Exeter Farms & Land Agency Exeter@kivells.com | 01392 252262 Immaculate, well-preserved permanent pasture land extending to 7.52 acres in a tranquil and idyllic yet located in an accessible location with roadside frontage.

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

# Previous Auction Results Wednesday 18th June

# KIVELLS

www.kivells.com

### 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.

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

#### 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.

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

### 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.

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

### 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.

Exeter Farms and Land Agency exeter@kivells.com | 01392 252262

# Farms Sale Agreed

# KIVELLS

www.kivells.com



**Lot I** - 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 | 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

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





# Farms Sale Agreed

# KIVELLS

www.kivells.com



- 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

Holsworthy Farms & Land Department 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

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





# Land Sold



www.kivells.com





# Land Sale Agreed

# KIVELLS

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.

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

### Land at Myrtle Cottage Farm

Alverdiscott, Barnstaple | Offers in Excess of £425,000 Hatherleigh | Guide Price £120,000 - £140,000



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 | 01409 259547

# 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 | 01579 345543

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

### Land at Yollaberry



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

Farms@kivells.com | 01409 259547

# 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 | 01579 345543