



EXETER LIVESTOCK CENTRE

MARKET REPORT SEPTEMBER 2026

Monday 14th September – Prime Stock Market



Monday 14th September

36 PRIME CATTLE & CULL COWS – 10:45 AM

Auctioneer: Simon Alford – 07789 980203

Prime Steers to 380ppk and £2597 – Prime Heifers to 366ppk and £2221

A really good quality entry of Prime and Cull cattle on show here at Exeter this week when we saw finished steers rise to a top per kilo of 380 pence given to a well reared and fed dairy crossbred Limousin from Botton Rock Farm of Hennock which weighed in at 642kg and realised £2436. More well farmed Limousin bullocks, only this time suckler bred from Adrain and Bradley Bowden in from Drewsteignton eased to £2506 (682kg x 368ppk) followed by Alan Luscombe of Bickington who saw his better Limousin reach £2443 (760kg x 322ppk). Further heavyweight steers ran to a massive £2597 (834kg x 312ppk) for Allan Buckpitt of Modbury with a South Devon whist top British Blues saw £2514 (732kg x 344ppk) for Nigel and Harry Tope up from Blackawton and £2451 (660kg x 372ppk) for a grand Blue from David Slade in from Chagford. Also, a well-kept Aberdeen Angus steers from Nick Parkinson of Burrington came back at £2390 (700kg x 342ppk) and a trim Devon from Adrian and Bradley Bowden returned £2138 (612kg x 350ppk). The latter were soon back when parting with sublime Limousin bred heifers drawing £2158 (614kg x 352ppk) and £2105 (576kg x 366ppk) with other females rising to £2221 (618kg x 360ppk) for Andrew Barker of Dunsford with a British Blue. Cull cows sold to £1725 (686 x 252ppk) for a Limousin from David Crocombe down from Muddiford followed by barren Friesians making £1681 (736kg x 229ppk) for Julian Down of Whidden Down. Hereford cows ran to £1666 (696kg x 240ppk) for Michael and Pauline Scanes in from Cheriton Bishop and £1536 (700kg x 220ppk) for Rob and Kelly Barons of Slapton

SOUTH DEVON COLLECTIVE

South Devon Collective Machinery Sale

Colmer View Farm, California Cross, Modbury, Ivybridge, PL21 0SG

Entries to:

Ian Caunter 07813 068935
Russell Steer 07788 318701
Josh Tilley 07919 537457
Office 01392 251261

SEPT

19

10:30am



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Prime Spring Lambs to £225 & 417ppk

Cull Ewes to £322 & Rams to £300

Slightly fewer sheep than last week with just over 2000 forward and sold comprising 1202 prime lambs and 881 cull sheep with both sections seeing a slight rise in trade on the week.

1202 PRIME SPRING LAMBS

In the lambs a slightly better show quality wise met a brisker trade for all weights with an overall average of 334ppk and £153 per head with an SQQ of 337ppk, being 9p better. Overweights to £225 for a single 54kg Texel from Graham Perkins and family of Coryton, Okehampton equating to a market topping 417ppk, the same farm also sold 61 and 62kg Texel sired lambs at £210. Mark and Anita Saunders of Hemyock also reaching £210 with 63kgs closely followed by Andy Raines of Axbridge at £208 and Robin Irwin and family of Kings Nympton with 60kgs at £205. Several other overweights trading £188 to £200 with a shorter number of overweights averaging £185. 52's to £180 for both Pat Langdown of Stubhampton and Katherine Allard of Bristol followed by Dan Batten of Taunton with more of the same at £176 and SH Peters of Talaton sold 51's at £175. Best of the 50's to £173 for Steve Hyde of Calverleigh as Richard Brayley of Jacobstowe sold a smart pen of 49's at £171.50 and 350ppk. Smart 46's to £160.50 for WA Hooper & Son of Inwardleigh and £159.50 again for Pat Langdown as the best of the 45's also reached this figure for Andy Raines (354ppk) with others at £156.50 for both A Denning of High Bickington and Dan Batten. Smart 43's again from SH Peters flew to £155 and 360ppk with George Russo of Axminster selling his smart 43's at £152. 42kgs to £149 for Oak Tree Farm Estates of Exeter as Martin and Russ Gillbard of Morchard Bishop sold 41's at £144 and smart 40kg lambs at £144.50 and 361ppk. A Denning back in again with smart 39kg Beltex's at £144.50 and 371ppk with 38's then at £134 and 353ppk for Matt Rogers Farming of Yealmpton and all those lighter and leaner sorts well chased and keenly sought after now the grass has come and the stores are very much wanted.

PRIME LAMBS					
Weight	No.	Top £'s	Top ppk	Av. £'s	Av. ppk
25-32	3	105.00	362	105	362
33-39	59	144.50 (+14.50)	371 (+29)	129.98 (+7.40)	337 (+15)
40-45	482	159.50 (-5.00)	361 (-20)	144.68 (+2.46)	337 (+8)
46-52	601	180.00 (-10.00)	350 (-19)	160.55 (+3.00)	333 (+8)
53+	57	225.00 (+5.00)	417 (+69)	184.71 (+6.09)	327 (+6)
		Top		Average	
EWES	872	£322 (+42)		£140.57 (+3.11)	
RAMS	9	£300 (+108)		£161.78 (+35.83)	

**** VAN or Farm Assurance NOW A MUST FOR ALL SPRING LAMB PRODUCERS please with all major firms requiring one or the other. Without it you are severely disadvantaged!****

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872 CULL EWES & 9 RAMS

A few more better sorts about today and plenty of pens over £250 and too many to mention over £200. Kevin and Becky Matthews of Launceston leading the way this week with Texel's at £322 and £312 as well as CharTex's at £298 and £279 as Roger and Sarah Geake of Lamerton sold a pair of Texel's well at £290. Robin Irwin and family selling both a Suffolk and a Charollais ewe at £268 as Steve Browse and family of Halberton sold continental crosses at £258 and Mark & Anita Suanders with similar at £250. Beltex ewes to £250 for Paul & Lin Calcraft of Payhembury with Berrichons to £248 for Mervyn Brice of Stoodleigh with the best of the big pens of crossbred ewes seeing C&S Partridge of Calverleigh reach £230, Pat Langdown with Charollais crosses at £230 and Tom Yandle of Oxton with Suffolk x Mules at £227. Pat Langdown leading the Mule ewe trade with a heavy pen at £194 followed by a great run from the Richards family of Chard that peaked at £188 and saw all 89 from this home average £170 with Andrew Johns of Shaldon reaching £182 with his best Mules. Plenty of business on the Mules between £110 and £150 with more grazing buyers in attendance and all looking well sold. Hill ewes saw Sarah Lee of Broadhembury sell a WFD at £140, Sarah Geake sold Black Welsh Mountains at £118, Toby Ford of Okehampton with Swales at £101 and Angus Mortimore of Chagford with the best of his Herdwicks to £94. A shortage of rams but no shortage of trade with Gerald Burrough of Dunkeswell reaching £300 with a heavy Charollais and both Richard Cole of Tavistock and Andrew Johns selling their best at £182. Ewes averaged £141, up £4 on the week but in truth some ewes could be £15 to £20 dearer.



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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 **FREE SUPPORT** to cattle farmers in Devon

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

<https://forms.office.com/e/Mh9k9ZHZWb>

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



South Moor Vets



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



FORTHCOMING SALES

MONDAY 14TH SEPTEMBER – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 18TH SEPTEMBER – EXETER LIVESTOCK CENTRE

Weekly Store Market to include South Devon Herd Book Society Autumn Sale of Pedigree South Devon Bulls & Females, Monthly Catalogued Sale of Beef Breeding Stock, Sale on behalf of the Bluefaced Leicester Sheep Association.

SATURDAY 19TH SEPTEMBER – COLMER VIEW FARM, CALIFORNIA CROSS, MODBURY

South Devon Collective Sale of Agricultural Machinery, Implements and Effects

MONDAY 21ST SEPTEMBER – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

TUESDAY 22ND SEPTEMBER – EXETER LIVESTOCK CENTRE

39th Autumn Special Sale of Breeding Ewes & Rams including the Annual Sale of Ewe Lambs and the Dispersal of the Adult Sheep from the Sidborough Flock on behalf of Mr MG Lear

FRIDAY 25TH SEPTEMBER – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Monthly Sale of Organic Cattle & Sheep, Sale of Dairy Cattle, 2nd Autumn Judged Sale of Continental and Continental Cross Store Cattle plus Fortnightly Pig Sale

MONDAY 28TH SEPTEMBER – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

TUESDAY 29TH SEPTEMBER – EXETER LIVESTOCK CENTRE

Monthly Sale of TB Restricted (Orange Market) Cattle

FRIDAY 2ND OCTOBER – EXETER LIVESTOCK CENTRE

Weekly Store Market to include 3rd Autumn Judged Sale of Continental and Continental Cross Store Cattle plus 13th Annual Sale of Hampshire Down on behalf of the HDSBA

MONDAY 5TH OCTOBER – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 9TH OCTOBER – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Sale of Dairy Cattle and Fortnightly Pig Sale

MONDAY 12TH OCTOBER – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 16TH OCTOBER – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Monthly Catalogued Sale of Beef Breeding Cattle

MONDAY 19TH OCTOBER – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

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;

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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.

Farms For Sale

KIVELLS

Puddaven Farm North Bovey, Newton Abbot

- Immaculate Farmhouse
- Stunning two bedroom Holiday Cottage
- Outbuildings and stabling
- Outdoor equine menage
- Well-maintained pasture land
- Versatile lifestyle property
- Far reaching views
- In all totalling approximately 32.35 acres (13.09 hectares)
- EPC: E & D

Guide Price: £1,695,000

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



Farms For Sale

KIVELLS

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
- Lodge with residential use
- A range of adaptable farm buildings set around a yard
- Wind turbine (on a feed in tariff)
- Just over 16 acres
- EPC - D, C, C, C & D

Further land available

Guide Price. £1,395,000

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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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

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

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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: £1,075,000

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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

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)
- EPC: C

Guide Price: £925,000

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Farms For Sale

KIVELLS

Holland Park Farm Livaton, South Tawton

- Impressive three bedroom contemporary farmhouse (AOC)
- 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
- EPC - B

Guide Price: £900,000

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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 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

Farms For Auction

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

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Land For Sale

KIVELLS

Land near Week St Mary

Holsworthy | Guide Price £210,000



A productive run of highly accessible pasture land, in all about 18.92 acres, with direct road access and brand new stock proof fencing.

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

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, subject to planning).

Liskeard Farms & Land Department
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.

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. Suitable for amenity, equestrian and traditional farming.

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

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 known as Gardeners Field

Sandford, Crediton | Guide Price £60,000



Approximately 3.71 acres comprising an agricultural field located on the northern edge of the village of Sandford. The land offers versatility for a variety of uses and is currently utilised predominantly for grazing livestock.

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

Land at Kelynack

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



A 13.54 acre block of predominantly level agricultural land in a superb position, just inland from the West Cornish coastline.

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

Land at Little Petherick

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



Extending in all to some 2.21 acres, the land at Little Petherick comprises a pretty level pasture field with a bank of steeper woodland on its eastern boundary.

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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.

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Land For Sale

KIVELLS

Land at Crylla Minions, Liskeard



Extending to approximately 141.40 acres in all, the land at Crylla comprises a completely ring-fenced block of predominantly level agricultural land, divided into a number of useful-sized enclosures and enclosed by traditional stone walls. The land is currently utilised for the grazing of livestock and offers an excellent opportunity for continued agricultural use, with practical sized parcels well suited to grazing and general stock management.

Guide Price: £1,400,000

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Land For Sale

KIVELLS

Land at Barkingdon Staverton, Totnes

A productive block of highly accessible Grade 2 and 3 agricultural land in a favoured location. Offered for sale in two separate lots or as a whole.

- 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

Lot 1 | Approximately 38.79 acres forming three parcels of pasture land
Guide Price: £425,000

Lot 2 | Approximately 34.33 acres forming three parcels of predominantly sloping pasture
Guide Price: £375,000

Exeter Farms & Land Department
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Land For Sale

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



2026 Auction Dates

Wednesday 7th October
Wednesday 11th November
Wednesday 9th December

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



Land for Auction

Wednesday 7th October, 7.00pm

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

KIVELLS

Land at Sticklepath

Okehampton | Auction Guide Price £15,000

For sale by public auction - Wednesday 7th October



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 Buckator

St Juliot, Boscastle | Auction Guide Price £495,000

For sale by public auction - Wednesday 7th October



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.

Holsworthy Farms & Land Agency

Farms@kivells.com | 01409 259547

Land at Shilstone

Throwleigh, Okehampton | Auction Guide Price £175,000

For sale by public auction - Wednesday 7th October



Some 18.31 acres comprising an attractive block of mainly level pasture land, including a small area of rough grazing. Suitable for a number of purposes, including keeping livestock or for those with equestrian interests.

Holsworthy Farms & Land Agency

Farms@kivells.com | 01409 259547

Land at the Blue Ball

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

For sale by public auction - Wednesday 7th October



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 2nd September

KIVELLS

Land at Dunns Farm

Boyton, Launceston | Auction Guide Price £200,000
SOLD £280,000



Just over 26 acres of gently sloping pasture land with good access, situated in a rural yet accessible location.

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

Land at Lake

Bradworthy, Holsworthy | Auction Guide Price £225,000
SOLD £315,000



A highly accessible and productive run of approx. 22½ acres of pasture land, mainly level/gently sloping, and situated in a sought after farming area, close to the village.

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

Land at Milladon Lane

Trerulefoot, Saltash | Auction Guide Price £50,000 - £55,000
SOLD £46,000



Approximately 6.12 acres of pasture and pretty naturally regenerated woodland with a small range of buildings and fantastic rural views at its highest position.

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

Land at Cliffs

Blisland, Bodmin | Auction Guide Price £45,000 - £50,000
SOLD £85,000



Some 4.55 acres comprising a single very gently sloping pasture field which is ideal for those with equestrian interests, or to keep livestock or use for amenity purposes.

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

Upton Cross Land (Lot 1)

Upton, Bude | Auction Guide Price £90,000
UNSOLD



Approximately 3.59 acres of land adjoining the parish of Upton, with excellent sea and countryside views. Ideal for grazing or equestrian use.

Bude Estate Agents
bude@kivells.com | 01288 359999

Upton Cross Land (Lot 2)

Upton, Bude | Auction Guide Price £95,000
SOLD £185,000



Versatile parcel of approximately 5.84 acres of gently sloping land with sea views, ideal for grazing or equestrian use.

Bude Estate Agents
bude@kivells.com | 01288 359999

Previous Auction Results

Wednesday 2nd September

KIVELLS

Higher Troswell Farm (Lot 1)

Troswell, North Petherwin | Auction Guide Price £295,000
SOLD £340,000



A wonderful opportunity to create a rural, yet accessible smallholding with an attractive cottage, range of useful outbuildings and approximately 6.85 acres.

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

Higher Troswell Farm (Lot 2)

Troswell, North Petherwin | Auction Guide Price £50,000
SOLD £55,000



Approximately 5.64 acres divided into two handy sized enclosures which are level/gently sloping and all down to permanent pasture with natural hedge banks boundaries.

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

Higher Troswell Farm (Lot 3)

Troswell, North Petherwin | Auction Guide Price £145,000
SOLD £158,000



15.87 acres comprising two similar sized enclosures, level/gently sloping and all down to permanent pasture with natural hedge bank boundaries.

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

Land & Stables on Harrowbeer Lane

Yelverton | Auction Guide Price £195,000
SOLD £230,000



Just over 9 acres with stabling and useful storage buildings in a quiet, secure location with outstanding views to Dartmoor.

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

Previous Auction Results

Wednesday 2nd September

KIVELLS

Great Knowle Farmhouse Pyworthy, Holsworthy

For Sale by Public Auction on Wednesday 2nd September, 7.00pm at Lifton Strawberry Fields, Lifton, Devon, PL16 0DH.

- A rare and exciting opportunity to acquire a detached four-bedroom farmhouse
- Requiring complete renovation and modernisation
- Occupying a delightful rural setting within just under 11 acres of land
- Exceptional potential to create a stunning family home
- EPC - F

Auction Guide: £200,000

SOLD: £280,000

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



Previous Auction Results

Wednesday 2nd September

KIVELLS

Little Silworthy Farm Bradworthy

For Sale by Public Auction on Wednesday 2nd September, 7.00pm at Lifton Strawberry Fields, Lifton, Devon, PL16 0DH.

A rare opportunity to reimagine a historic Devon farmstead set within 44 acres of unspoiled countryside with further land available.

Lot 1 ~ Little Silworthy Farm, agricultural buildings and land, in all about 44.84 acres. EPC - G

Auction Guide: £750,000

SOLD: £750,000

Lot 2 ~ Land at Little Silworthy, in all about 36.06 acres

Auction Guide: £275,000

SOLD: £422,000

Lot 3 ~ Land at Little Silworthy, in all about 0.50 acres

Auction Guide: £10,000

SOLD: £22,000

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



Farms Sale Agreed

KIVELLS

Vennbrook
Varley Farm, Prieford, Barnstaple



KIVELLS
www.kivells.com
Kivells. The firm that sells.
SALE AGREED

- 100 acre residential and stock farm
- Attractive, well proportioned bungalow (AOC)
- Useful range of livestock and storage buildings
- Ring fenced pasture land
- Superb views
- EPC C [77]

Guide Price: £1,800,000

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

Holdstrong Farmhouse
Coryton, Okehampton



KIVELLS
www.kivells.com
Kivells. The firm that sells.
SALE AGREED

- A delightful 5 bedroom 17th Century Devon Longhouse. EPC: E
- Situated in a beautiful rural setting on the edge of Dartmoor National Park with superb views
- Stabling, further outbuildings, pond and coppice
- In all about 15.87 acres

Guide Price: £850,000

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

Little Clamoak Farm Bere Ferrers, Yelverton

- Four bedroom bungalow (AOC)
- Adaptable range of farm buildings
- Sought after location
- In all approximately 26 acres
- Freehold with vacant possession available
- EPC F

Guide Price: £725,000

Exeter Farms & Land Department
exeter@kivells.com | 01392 252 262



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



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. In recent years has been used for arable and vegetable growing purposes.

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

Land at Lidburn Hill

Tedburn St Mary, Exeter | Guide Price £100,000



An attractive south facing arable field extending to approximately 8.95 acres suited for farming, conservation or amenity uses. For sale as a whole.

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

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 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 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.

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

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 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 & 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 Sale Agreed

KIVELLS

Land located at Wrigwell Bickington, Newton Abbot



A fantastic block of productive arable land, well located and with excellent road access and suited for farming, conservation or amenity uses. **Available as a whole or in three lots.**

- **LOT 1:** Approximately 28.59 acres forming a single large field parcel with direct access to the public highway from the north. **Guide Price: £315,000**
- **LOT 2:** Approximately 9.19 acres forming a single gently sloping parcel. Access to the field is available from the south or north directly off the public highway. **Guide Price: £100,000**
- **LOT 3:** Approximately 7.19 acres and comprises of a level field parcel with the River Lemon forming the parcels northern edge. Access is available to the west directly off the public highway. **Guide Price: £85,000**
- **As a whole:** Approximately 44.97 acres of productive arable land. **Guide Price: £500,000**

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

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 reference 3424/25/FUL.

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

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

Tel: 01579 345543 or 07879 640970. Email: mark.bunt@kivells.com.