



EXETER LIVESTOCK CENTRE

MARKET REPORT MAY 2026

Friday 29th May – Store Stock Market



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 & Planning Team today to discuss your options.



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37TH ANNUAL SALE OF STANDING STRAW

Entries Invited

EXETER LIVESTOCK CENTRE



ENTRIES CLOSE
FRIDAY
5TH JUNE 2026



SALE DATE
FRIDAY
19TH JUNE 2026



SALE AT APPROX.
12.30PM

PLEASE CONTACT EXETER LIVESTOCK CENTRE OR IAN CAUNTER
FOR MORE DETAILS & ENTRY FORMS OR VISIT OUR WEBSITE

07813 068395 | 01392 251261 | EXETER@KIVELLS.COM | WWW.KIVELLS.COM

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Friday 29th May

308 STORE CATTLE AND STIRKS– 10.00am

Auctioneer: Simon Alford – 07789 980203

Store Steers to £2380 – Store Heifers to £1960

Numbers tight but a much sharper trade this week with a very mixed quality entry selling back to prices nearer to what we were seeing a month or so ago. The steer section was headed by a fine run of well-fed, forward sorts from Dan Gould of Blagdon Hill, Taunton with his grand, solitary British Blue (21m) topping out at £2380 followed by his second pick of Blues at £2220 apiece for a pen of five. Also, a well grown trio of yearling British Blue steers eased to a creditable £1820 a life for Ken Ellett of Exmouth. Dan Gould also parted with strong Simmental bullocks (23m) for £2320, Stabilisers (21m) to £2210 and Herefords (26m) for £2170. Dan also saw his smart trio Aberdeen Angus steers (22m) draw £2100 apiece although they were eclipsed by three more smashing Angus (27m) from Russell Retter and Family in from Cotleigh which came back at £2240 a time. Further Hereford steers (26m) returned £2080 for Ian Drake of Wiggaton whilst other Simmentals (25m) saw £2060 for Russell Retter and Family followed by best Charolais (22m) making £2100 for David Harris up from Stoke Fleming and the usual high standard Limousin steers (21m) from William Bromell reaching £2080. Young stores saw some really encouraging returns this week when three outstanding Charolais (12m) from Fursdon Farming in from Poundsgate realised £1820 apiece followed by five super South Devon steers (14m) hitting £1780 each for Louise Gostling of Hittisleigh and a pair of Aberdeen Angus of a similar age picking up £1680 for Ken Ellett. Also, further later born steers (14m) ran to £1580 for stabilisers from the French Family of Corringdon, South Brent. Although there was a distinct lack of those any of those big, close to finish store heifers about this Friday we still saw Charolais females (25m) rise to £1960 for a pair from David Harris whilst more of those eye catching yearling Charolais from Fursdon Farming saw the better of their heifers fetch £1490. British Blue heifers (26m) up next and selling to £1750 and £1700 for Robert Moore of Diptford and Kevin Dinnis from Tedburn st Mary respectively followed by young (13m) Blues seeing £1450 for Ken Ellett. Louise Gostling was back when parting with a pair of lovely South Devon heifers (25m) for £1680 a life as was William Bromell who saw his trim Limousin females (20m) top at £1650. Others through the store cattle ring this week included five well-kept Devon bred organic registered steers (24m) drawing £1640 apiece for Messrs Cocks and Child of Rackenford whilst a couple of genuine Limousin crossbred grazing cows from William Bromell sold well and to £2180 each.

Red Tractor Please ensure you inform us if your Red Tractor status has changed since last consigning stock with us or if the residency rules for the animals you are selling have not been met.

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



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- ✓ Compensation
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84 STIRKS & SUCKLED CALVES

Auctioneer: *Ian Caunter 07813 068935*

Trade remaining strong for all young types forward. An outstanding run of suckled calves from Ollie Stephens of Liskeard saw Charolais cross steers (8m) top out at £1710 with others to £1700 and Limousin steers to £1600. South Devon steers from Brittan & Co of South Brent levelled out at £1300 (13m) whilst a tremendous trio of Devon cross steers from Tom Stratton of Widecombe in the Moor realised £1260 (12m). Young Blue stirks from Tom Essex down from Bridport obtained £940 (7m) with Holland Farmers of Tavistock selling Angus steers (8m) to £940. Heifers topped out at £1300 for a tremendous pen of South Devon heifers from Brittan & Co (12m). Charolais heifers from Ollie Stephens levelled out at £1100 with Limousin heifers off the same good farm obtaining £1000 (8m). Holland Farmers sold a useful pen of Angus heifers (8m) to £970 with Tom Essex selling young dairy bred Blue heifers (7m) to £900. Bulls looked a tremendous price with Martin Daw of Ugborough selling Limousin crosses (9m) to £1570 with Limousins off the same farm levelling out at £1500. Holland Farmers sold a large pen of Angus bulls to £1480 (8m).

105 CALVES 10.15 AM

Auctioneer: *Mark Davis 07773 371774*

More calves forward this week at Exeter which generally lacked in quality compared to recent weeks. Trade remains strong with perhaps the medium continental calves slightly less money. WE Organic Dairies up from Chulmleigh sold an exceptional Simmental bull to an impressive £672 only being a month old, with Oli Stephens up from Duloe in next with his 14-day old Charolais bull parting at £630. Blue bulls got away to £610 for a good sort in form DW Cole, down from Bradninch more at £600 in from Martinsfield Farm Enterprises coming down from Broadclyst and £540 Les and Tracey Rocket, Bridestowe. Hereford bulls reached £510 and £470 both in from WGF & DW Hunt LTD up from South Brent followed by Angus to £500 for a group of strong sorts followed by £498 for AJ & JA Lock, Plymtree. Strong Blue heifers hit £608 for DW Cole & Son who sold more to £585 and £500 for RAP Grant, Cruwys Morchard. Best Simmental heifers sold well to £540 in from WE Organic again followed by Angus heifers which saw great demand and reached £495 for Waterford Farm Partnership, Axminster, £475 AJ & JA Lock, £410 JLH Vallis & Son, and £400 HMV Weeks, Cullompton. Friesian bulls averaged well at £227 per head to a top of £395 given for a well put together type in from WE Organic Dairies

28 over £3,000

Top Price 3,400gns twice!

A tremendous entry of dairy cattle saw a flying trade from start to finish with buyers from Shropshire, Derbyshire and across the Westcountry. The fresh milk sold to exceptional demand topping at £3200 for a super fresh heifer from Michael & Caroline Smale of Launceston's ongoing Glebewin dispersal, the same vendors sold others to £2700 twice. Ian, Caroline & Jess Tapp of Tiverton sold a third calver at £3000 and two fresh heifers at £2800 & £2700. Stu Winzer of Totnes sold a consignment of 20 fresh cows & heifers which sold to an exceptional trade topping at £2900 for a Montbeliarde heifer with others to £2800 & £2750 twice they averaged £2512. Waterford Farm Partnership of Axminster sold the best of their fresh milk to £2800 with others to £2650 and a Jersey x Ayrshire heifer at £2550. A British Friesian heifer sold at £2500 for Rodney Pring of Awliscombe and older British Friesian Cows sold to £2000 & £1950 for Messrs CDG & EM Gooding & Son of Ottery St Mary.

A consignment of 53 Autumn calving pedigree Holstein cows from the Quantock herd of Chris & Helen Ford in Bridgwater sold to a remarkable trade topping at £3400 twice with 24 over £3000 and an incredible average of £2816!

A huge entry of 130 in calf heifers sold to another super trade topping at £2650 for a pedigree Willsbro bred heifer from Les & Tracy Rockett of Bridestowe with their daughter Abi Marshall selling her heifer close behind at £2550. Richard Hawker of Frome sent down 10 smart heifers to top at £2600 twice with others to £2500 & £2450, these heifers averaged £2380. Messrs Taylor Farming Ltd of Bridestowe sold 20 heifers to top at £2550 twice and averaged £2000. A dispersal consignment of 90 British Friesian grazing type heifers from Messrs E & DG Stevens of Gloucester due in August to October sold very well to top at £2500 with others to £2250 and averaged £1880. Waterford Farm Partnership sold a Jersey X heifer at £2300. Four British Friesian bulling heifers sold at £1020 for Messrs CDG & EM Gooding & Son.

**GREEN LANE
RURAL SERVICES Ltd**

**HEDGING & FENCING
CONTRACTORS**

01884 698902



SALE OF BEEF BREEDING CATTLE

Auctioneer: Mark Davis 07773 371774

The sale commenced with the South Devon Breeders Club Sale of Pedigree South Devon bulls which saw a tremendous trade and 100% clearance. Top of the day was 6000gns for "Godworthy Astar 36" from Mr & Mrs RC Burrough & Son of Axminster who sold another bull at 4000gns. Kevin Finch travelled down from Northants with two smart bulls from his Pytchley herd selling to 4800gns & 4500gns. The Tully Partnership of Brixham sold two smart bulls from their Waddeton herd to 4400gns & 4000gns whilst West Prawle Farm of Salcombe made 4000gns of their older bull and the Colcharton bull from the Edwards Family of Tavistock sold at 3000gns.

A number of bulls were forward which topped at 3900gns for a pedigree Simmental from Julie Bullock of Down St Mary with other Simmentals to £3500 for James Kimber of Wiltshire and two purebred Simmentals at £3000 & £2900 for Messrs Heard of Okehampton. Cows & calves topped at £3500 & £3000 for Steve Ley & Hannah Payne of Dawlish whilst Shorthorn cows & calves sold to £2400, £2280 & £2200 for Peter Vooght of South Brent.

BOSAHAN SIMMENTAL 20th ANNIVERSARY SALE

Auctioneer: Mark Davis 07773 371774

Friday 29th May Exeter Livestock Centre saw eighteen entries forward from Bosahan Simmentals. The herd was established in 2026 and as a celebration of the twentieth anniversary cattle were on offer from their best bloodlines.

The in-calf heifers led the trade with the Vale Royal Hamish sired Bosahan Radiant Miss Natalie out of the show heifer Minnie Miss Natalie topping the sale at 7300gns selling to Russell and Jessica Steer's Rushlade herd in Devon. Not far behind at 7000gns was Bosahan Rosella Ingrid Venus a Kinclaven Infusion (P) daughter out of the golden cow Ingrid Venus EX93. Rosella goes to the Roberts' family Darceys herd in Shropshire. Steve White purchased Bosahan Rhiannon Libra Star at 5200 gns for his Tirley herd in Cheshire.



The polled Bosahan Rhapsody Clover headed the maiden heifers at 4500gns. A daughter of Dirnanean Apostle (PP) Rhapsody has a great maternal line behind her and also joins Darceys herd. Another Vale Royal Hamish daughter sold at 4000gns. Bosahan Rina Natasha Star the first calf of show heifer Bosahan Natasha Karina Star was bought by the Boyerstown herd in Co Meath. The Newt Estate in Somerset invested in four young heifers going to 3500gns for Bosahan Remy Magic Baby Doll (P) and Bosahan Rowan Matilda (P).

Two of the three bulls sold. Bosahan Raleigh by Skerrington Armada and Bosahan Spitfire (P) the first son of Ranfurly Phoenix were away to commercial herds for 4500gns.

5 in-calf heifers averaged £5775

10 maiden heifers averaged £3580

2 bulls averaged £4750

1074 SHEEP – 10.45 AM
Auctioneer: Russell Steer 07788 318701

Orphan Lambs to £49 Store Lambs to £170/Store Hogs to £170 Grazing Ewes to £220
Hogg Doubles to £355 Hogg Singles to £335
Ewe Doubles to £380 Ewe Singles to £335

“Just over 1000 sheep today with all sections well supported for the time of year and sheep trade in general still fairly buoyant”.

31 ORPHAN LAMBS

As the season draws to a close today topped at £49 for the Baxter family of Exwick whilst Richard Pratt of Honiton sold a pair at £32 and several others selling around £25 to average £23 overall.

203 STORE LAMBS & HOGGS

A slightly larger entry this week was mainly made up of spring born stores which peaked at £170, £161 & £152 for Rich Kingdom of Sampford Courtenay as Jack Tucker of Rackenford had a single ram lamb at £167 and Mike Brown of Blandford saw his best make £160. New season stores averaged £150. Toothers topped the old season with Grace Baker of South Allington reaching £170, Gordon Bricknell of Christow saw a pen make £161 and S Blackmore-Matthews of Brixton reached £150.

90 GRAZING EWES & RAMS

Grazers reached £220 for a ram from Twitchen Fram Partners of Burrington, £204 for a Dutch Spotted ewe from Chris and Connie Creeper of Axminster and Jack Tucker of Rackenford sold goliaths at £200. Plenty more business in the £160's and £170's and grazers averaged £130. A pen of 6T aged Suffolk cross ewes, recently weaned from Mick Branton of Dunsford sold at £205.

346 EWES & HOGGS & 397 LAMBS (743 LIVES)

A pleasing line up of couples for the second season sale were overall a similar trade to a fortnight ago with the hogs seeing perhaps more resistance this week with the general run either side of £300. Hogg doubles to £355 for Mules from Peter Tucker of Cadeleigh followed by Suffolk crosses with twins at £335 from Milbornewick Farms of Sherborne and Cheviot Mule hogg doubles made £325 for Martin Quick of North Tawton whilst his smart singles made £328 & £330. Best of the hogg singles to £335, £325, £320 & £315 for Suffolk and Texel Mule singles from the Clothier Family of Radstock and £322 for Gary & Helen Woodman of Chawleigh. Plenty of other singles and double trading either side of £300 with a few lots unsold for the first time in many weeks. Best of the ewes with twins reaching £380 for Texel cross one crop ewes from Andrew Baker of Marlton who's singles with the same comments made £335. Adrian Cole and family of Bradninch had crossbred doubles at £360 as well as singles at £325 and Sophie Rowdon of Dartmouth had doubles at £348 & £340 as well as a smart Beltex single at £315. Bottom end outfits and those with young lambs looking well sold on the day with a pleasing average of £133 per life or £286 per family.



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/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."





South West Region

Chairman's Farm Walk and Industry Discussion

Hosted by Jonathan Stephens and Family.

Wednesday 17th June 2026, 2pm, trailers rolling at 2:30pm
Swannaton Farm, Sandford, Crediton, Devon, EX17 4EW
What3Words ///formal.severe.redeeming

Join us for a farm walk hosted by Jonathan, our incoming Regional Chairman, followed by an open Q&A with industry leaders.

Guest speakers include:

Phil Stocker, NSA Chief Executive and Russell Steer, Kivells Director

What to Expect:

- A guided walk around Swannaton Farm
- Insights into the Stephens Family's Sheep and Cattle enterprises
 - An open Q&A on key topics important to the industry
- Networking opportunities with fellow farmers and industry professionals

Reservation needed for catering purposes

Refreshments will be provided

Members and non-members welcome

Contact Ian May, Regional Manager to reserve a place
Email: ian@nationalsheep.org.uk Tel: 07913 043234



FORTHCOMING SALES

MONDAY 1ST JUNE – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 5TH JUNE – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Fortnightly Pig Sale

MONDAY 8TH JUNE – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 12TH JUNE – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Sale of Dairy Cattle plus 38th Annual June Sale of Early Breeding Ewes & Rams including Show & Sale of Dorset X Breeding Ewes.

MONDAY 15TH JUNE – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 19TH JUNE – EXETER LIVESTOCK CENTRE

Weekly Store Market to include 1st Weekly Sale of Store Lambs, Monthly Catalogued Sale of Beef Breeding Stock, Fortnightly Pig Sale and Collective Standing Straw Sale.

MONDAY 22ND JUNE – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 26TH JUNE – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Monthly Sale of Organic Cattle and Sheep, Sale of Dairy Cattle

MONDAY 29TH JUNE – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

TUESDAY 30TH JUNE – EXETER LIVESTOCK CENTRE

Monthly Sale of TB Restricted (Orange Market) Cattle

FRIDAY 3RD JULY – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Fortnightly Pig Sale

MONDAY 6TH JULY – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

TUESDAY 7TH JULY – EXETER LIVESTOCK CENTRE

54th Great July Fair Annual Sale of Breeding Ewes to include Show and Sale of Suffolk X Shearlings and Ram Sale to include Show & Sale for the WCSSA

FRIDAY 10TH JULY – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Sale of Dairy Cattle including Summer Gold Jersey Sale

MONDAY 13TH JULY – EXETER LIVESTOCK CENTRE

Weekly Prime Stock Market

FRIDAY 17TH JULY – EXETER LIVESTOCK CENTRE

Weekly Store Market to include Monthly Sale of Beef Breeding plus Fortnightly Pig Sale

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
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- ✓ 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



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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

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Oxenpark Farm Hersham, Bude

- Wonderful setting with far reaching views over Bude Bay and the North Cornish coast.
- Three bedroom farmhouse and four further cottages
- Superb range of outbuildings suitable for a variety of uses
- In all about 16.18 acres with further land available by separate negotiation.
- Freehold
- Available as a whole or in three lots
- EPC: D, C, C, C & D

Lot 1: Three bedroom farmhouse, two holiday cottages, one further cottage and a lodge. Range of adaptable farm buildings, income generating wind turbine and just over 16 acres.
Guide Price: £1,395,000

Lot 2: A useful block of 45½ acres of pasture and arable land including 3 acres of mature woodland.
Guide Price: £515,000

Lot 3: A single gently sloping pasture field extending to 6.34 acres.
Guide Price: £85,000

Guide Price (as a whole): £1,995,000

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



Farms For Sale

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Vennbrook Varley Farm, PRIXFORD, Barnstaple

- 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

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Farms For Sale

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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

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Farms For Sale

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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

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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

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Fern Hill Farm Mount, Bodmin

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

Guide Price: £1,000,000

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



Farms For Sale

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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



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

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



Farms For Sale

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Holdstrong Farmhouse Coryton, Okehampton

- A delightful 5 bedroom 17th Century Devon Longhouse
- Situated in a beautiful rural setting on the edge of the Dartmoor National Park
- Superb views
- Stabling and further outbuildings
- Pond
- Coppice
- In all about 15.87 acres
- Freehold with vacant possession available
- EPC: E

Guide Price: £850,000

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



Farms For Sale

KIVELLS

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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

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



Farms For Sale

KIVELLS

www.kivells.com

West Burrow Farm Bratton Clovelly, Okehampton

A quietly set rural small holding offering huge potential.

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

Guide Price: £645,000

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farms@kivells.com | 01409 259547



Farms For Sale

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Barton Moor Meshaw, South Molton, Devon

- Three bedroom detached bungalow (AOC)
- 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
- EPC: 23 Band F

Guide Price: £495,000

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



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



Aerial view looking north west

Farms For Auction

KIVELLS

www.kivells.com

North Kestle Tregadillett, Launceston

For Sale by Public Auction on Wednesday 24th June, 7.00pm at Lifton Strawberry Fields, Lifton, Devon, PL16 0DH.

- A charming rural small holding with a substantial farmhouse
- In need of renovation
- Range of outbuildings including some stone barns
- 4.78 acres

Guide Price: £375,000

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farms@kivells.com | 01409 259547



Land For Sale

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Land At Trevillies

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



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 Stoke Canon

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

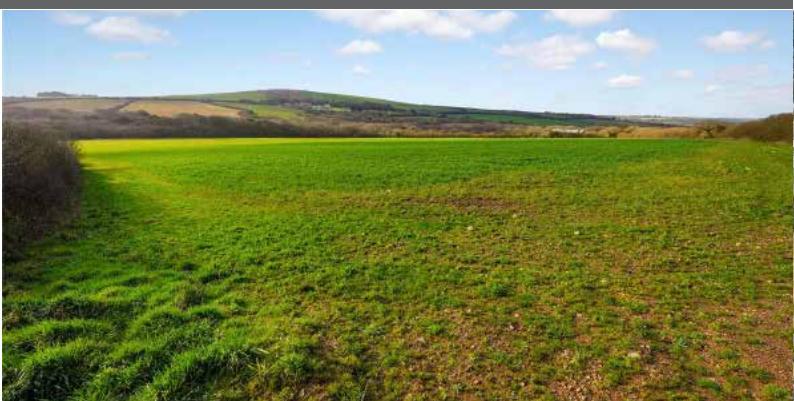


A highly productive run of level arable and pastureland with livestock handling pens extending to just under 46 acres.

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

Land at Criftoe Farm

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

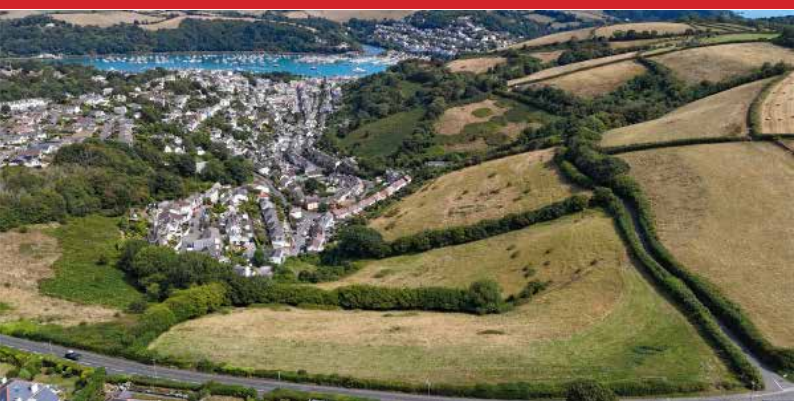


Approximately 64.98 acres of quality cropping land and amenity woodland and a useful modern farm building (with potential for alternative uses, subject to planning).

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 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 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 forming part Home Park

Ipplepen, Newton Abbot | Guide Price £250,000



Approximately 17.57 acres providing an area of secluded pastureland and woodland. The land is well suited for conservation or amenity use.

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

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 located at Wrigwell

Bickington, Newton Abbot



A fantastic block of productive arable land, well located and with excellent road access. Located just 2 miles east of the A38 Devon Expressway and bordered by the river Lemon, the land is 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 & Buildings For Rent

GENERAL PURPOSE BUILDING TO LET
Stourscombe, Launceston | £595 pcm



A new 45' x 30' shed at Stourscombe near Launceston, with great access to A30/A388. Ideal for storage.

Thomas Rattray
thomas.rattray@kivells.com | 07813 016804

Land for Auction

Wednesday 24th June, 7.00pm

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

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Land at Liftondown

Liftondown, Lifton | Auction Guide Price £75,000
For sale by public auction - Wednesday 24th June



Extending to some 7.87 acres the land at Liftondown is contained within a gently sloping single enclosure which is all down to permanent pasture.

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

Land at St Keyne

Liskeard | Auction Guide Price £5,000 - £10,000
For sale by public auction - Wednesday 24th June



Approximately 0.40 acres of woodland and amenity land accessible off a quiet parish road, in a picturesque valley location with a woodland stream running through.

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

Freehold Amenity Land

Tremeale, Daws House | Auction Guide Price £15,000
For sale by public auction - Wednesday 24th June



Parcel of Freehold amenity land extending to approximately 4,225 sq ft with a stone building offering huge potential, subject to necessary building consents, and a swimming pool beneath the mature shrubs.

Launceston Estate Agents
Launceston@kivells.com | 01566 777777

Land at Spring Lodge

Eastcott, Bude | Auction Guide Price £250,000
For sale by public auction - Wednesday 24th June



Versatile parcel of approximately 31 acres of gently sloping land with sea views and boasting a well stocked fishing lake, 5 acres of woodland and a steel framed open barn.

Bude Estate Agents
Bude@kivells.com | 01288 359999

Land at Woolladon

Meeth, Okehampton | Auction Guide Price £130,000
For sale by public auction - Wednesday 24th June



Approximately 17.90 acres of pasture land together with a wooded copse area, arranged in two useful enclosures and well suited to a range of uses.

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

2026 Auction Dates

Wednesday 24th June
Wednesday 29th July
Wednesday 2nd September
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.
www.kivells.com

Previous Auction Results

Wednesday 27th May, 7.00pm

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Penloe Field

Woolley, Bude | Auction Guide Price £65,000 - £75,000
SOLD: £75,000



Approximately 5.59 acres in a quiet rural setting with lovely views and a useful open sided storage building - 27' x 15' (8.23m x 4.57m) with a rain water harvest tank to one side.

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

Land at Ugworthy

Chilsworthy, Holsworthy | Auction Guide Price £45,000 - £50,000
SOLD: £50,000



Extending to some 5.67 acres, the Land at Ugworthy comprises a mainly level pasture field with natural hedge bank boundaries and a small corrugated sheet clad shed (in poor repair) and an ancient burial ground.

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

Land at Milton Damarel

Holsworthy | Auction Guide Price £20,000
SOLD: £34,000



This pretty 2.42 acre field comprises a mainly level paddock which benefits from excellent access from the adjoining main road on its northern boundary. The land would be suitable for amenity purposes, keeping livestock or ponies.

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

Land at Furzedon Field

Trewidland, Liskeard | Auction Guide Price £110,000 - £115,000
SOLD: £115,000



Approximately 13.80 acres of pasture land in a ring fence block with a woodland stream boundary and fringe and mains water connected to three troughs.

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

Land West of Wainhouse Corner

St. Gennys, Bude | Auction Guide Price £140,000 - £150,000
SOLD: £140,000



A useful block of just over 15.5 acres of pasture land, with excellent access from the adjoining main road. The land is very gently sloping and extremely well fenced.

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

Farms Sale Agreed

KIVELLS

www.kivells.com

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



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

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

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

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

Tor Court Farm Torbryan, Newton Abbot



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

Guide Price: £1,210,000

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

Farms Sale Agreed

KIVELLS

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Sandenbury
Tregadillett, Launceston



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SALE AGREED

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

Guide Price: £650,000

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

Sensham Farm
Marhamchurch, Bude



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www.kivells.com
Kivells. The sign that sells!
SALE AGREED

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

Guide Price: £1,600,000

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

Farms Sale Agreed

KIVELLS

www.kivells.com

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



Land Sale Agreed

KIVELLS

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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 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 forming Part Oldsbrim Lot 1

Poundsgate, Newton Abbot | Guide Price £150,000



Approximately 26.19 acres incorporating a block of permanent grassland together with areas of rough grazing.
Exeter Farms & Land Department
ian.caunter@kivells.com | 01392 252262

Land forming Part Oldsbrim Lot 2

Poundsgate, Newton Abbot | Guide Price £75,000



Approximately 12.62 acres incorporating three immaculate field parcels down to permanent pasture.
Exeter Farms & Land Department
ian.caunter@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

www.kivells.com

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 at Huxhill Weare Giffard, Bideford | Guide Price £550,000



A productive run of good quality arable and pasture land in a favoured location extending to approximately 49.38 acres.
Exeter Farms & Land Department
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.