



# EXETER LIVESTOCK CENTRE

# MARKET REPORT FEBRUARY 2026

**Friday 6<sup>th</sup> February – Store Stock Market**



## Store Steers to £2570 – Store Heifers to £2320

No great numbers of store cattle coming forward as we enter the month of February when once again the trade held no excuse for keeping them any longer if ready to go. Friday saw tremendous demand right across the board for all on offer and with another packed ringside of buyers in attendance. These stronger cattle changing hands for north of £2000 apiece do look well sold but in line with the finished price whilst all longer term sorts, both good and bad perhaps the trade of the week when we did see some head scratching returns for any of those. Steers sold away to a massive £2570 given for an superb Bunch of five British Blues (25m) from MR, SJ & JE Burrough of Awliscombe with their second pick of Blues still coming back at £2290 for a cracking pen of six (22m). Further decent British Blue bullocks saw solid looking ones (28m) to £2250 for Steve Baker of Kennford and £2180 (24m) for Pat Lee in from Rackenford. Limousin steers up next when more of those very smart red ones (22m) from Brian Vallance and Family of Bickington eased to £2560 whilst Mark Wooldridge from Okehampton saw his quality red Limousin steers of a similar age sold in handy bunches for £2350 and £2340. Also, much later born Limousin bullocks of high stature (14m) from Matthew Wilson of Dunsford looked well sold when drawing £1840. David Harris of Stoke Fleming was back for a third week running with his strong, forward stores and saw his sublime South Devon steer (28m) rise to £2420 and a lovely pair of younger (21m) Herefords reach an impressive £2410 with further eye catching South Devons (22m) from Sue, Geoff and Sean Cleave of Moretonhampstead running to £2310 whilst the same trio also parted with a standout British Blonde steer (21m) for £2410. Michael Vooght was also back again this week selling his first rate Salers cross Charolais, this time seeing wonderful steers (18m) realise £2380 whilst short term Charolais (22m) from David Harris saw £2370 and longer term ones (14m) from Matthew Wilson reached a very decent £2360. Best of the Aberdeen Angus steers (28m) came from Roger Adams up from Newquay and made £2160 followed by younger (20m) Angus at £2110 for David Sluggett and Family from Westwood, Broadclyst. Red Limousin bred heifers filled the top spots in that section with three awesome sorts (22m) from Brian Vallance and Family easing to £2320 followed by others with the same favourable comments and age picking up £2250 and £2200 for Gary Dunn of Okehampton and £2210 for Sue Geoff and Saun Cleave. John Reddaway and Sons in from Cossick Cross parted with a couple of very smart Simmental cross heifers (29m) for £2140 apiece whilst well farmed British Blues (20m) picked up £2100 and £2070 for Toby and Beverley Boys up from East Allington and Dan and Emma Kirk from Ashwater respectively. David Harris sold well turned out heifers (22m) to £2040 for his Hereford and £1930 for Aberdeen Angus followed by other Angus (28m) from Roger Adams which saw £1800. Also, trim Wagyu females (28m) drew £1890 for Earth Products up from Tamerton Foliot. A good selection of cull cows forward on Friday with well-bred and fed South Devons reaching £2220 and £2150 for Phillip and Richard Coaker of Postbridge and grazing types selling to £1780 for a British Blue from Hatherleigh Farms of Bovey Tracey who also sold Hereford crosses to £1730 and Aberdeen Angus cows for £1570.

**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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## 156 STIRKS & SUCKLED CALVES

Auctioneer: Ian Caunter 07813 068935

A mixed entry with very few suckler bred types forward, met another pleasing trade. D & L Ferrett of Bridport topped the section with Simmental cross steers (11m) realising £1380. Josh Webber of Yarcombe sold dairy bred Angus steers (11m) which attained £1320 with Blues a little younger hitting £1260. Chris Hatch of Liskeard sold a good run of dairy bred stirks with Angus steers (12m) topping out at £1210, Charolais steers (11m) hitting £1100, Limousin steers realising £1030 and Blue steers levelling out at £1000. Julie Bullock of Down St Mary sold Simmental cross steers (9m) to £1200 whilst Guy Selleck of Ivybridge presented Charolais crosses (10m) realising £1180. South Devon steers from RT & AR Smaridge of East Allington topped out at £1100 (11m) whilst further dairy bred Blues for RN Giles & Son of Down St Thomas (12m) levelled out at £1030. Young dairy bred types selling exceptionally well with Andrew Webber of Chulmleigh selling Angus steers (5m) to £790 whilst GE Ellett & Son of Littleham sold Charolais cross steers (5m) to £760. Heifers topped out at £990 for dairy bred Blues (12m) from RN Giles & Son whilst Guy Selleck sold Charolais cross heifers (10m) to £980, closely followed by Julie Bullock selling Simmental crosses (10m) to £960. A useful pen of dairy bred Angus heifers from Chris Hatch (12m) topped out at £940 with Limousin heifers off the same good farm achieving £930. Young Blue heifers from Andrew Webber (6m) hit £680 whilst James Dyer of Tavistock sold similar Hereford heifers which achieved the same figure. Further, young dairy bred Angus heifers from Andrew Webber (5m) realised £660 with others to £650. A small show of bulls topped out at £1020 for RT & AR Smaridge selling South Devons whilst dairy bred Blue bulls from James Dyer (6m) levelled out at £800 with Limousin crosses of a similar ilk to £780.

## 96 CALVES 10.15 AM

Auctioneer: Mark Davis 07773 371774

**A bigger entry of calves saw a tremendous trade for start to finish!**

A large entry of weaned calves forward sold to strong demand topping at £870 for a super British Blue bull from Ray Middleton & Family of Woodbury Salterton who also sold a super run of 5 Hereford bulls to £735 apiece. Other strong sorts to £700 for a Limousin bull from James Dyer of Tavistock who sold British Blue bulls at £680 & £610. Young Blue bulls to £625 & £620 for Phil Humphrey of Axminster with others to £600, £580 & £545 for Messrs RH & MJ Hurford of Axminster, £575 & £570 for Emmett Farming Ltd of Cullompton and £530 for Stuart Dagworthy of Woodbury Salterton. A young Simmental bulls sold well at £610 for Ben Roberts & Sam Ball of Exmouth with another at £480 for Messrs MR & KM Pring of Broadclyst. Native calves a strong trade with a good run of young Hereford bulls to £540, £525, £490, £475, £445 & £440 from Mark Boundy of South Molton. Aberdeen Angus bulls to £620 and £540 x 2 with others to £440 for Messrs RH & MJ Hurford.

**Heifers topped at £695 x 3** for strong British Blue heifers from James Dyer with others to £675 x 3 for Ray Middleton & Family and young heifers to £535, £525 & £510 for Messrs RH & MJ Hurford, £515 for Stuart Dagworthy and £505 for Phil Humphrey. A young Simmental heifer flew to a serious price at £580 for Messrs MR & KM Pring. Limousin heifers to £570 for James Dyer who also sold Angus heifers at £640. A young Angus heifer at £500 for Ben Roberts & Sam Ball. Hereford heifers to £490 & £420 for Mark Boundy. **Dairy bulls** saw British Friesians to a flying trade topping at £300 with others to £265 & £260 twice all from Ian Pincombe of Crediton and £200 for Messrs RH & MJ Hurford.

CALVES	Bulls			Heifers		
	Breed	TOP	AVE		TOP	AVE
<b>British Blue</b>	<b>19</b>	870	552	<b>20</b>	695	547
<b>Limousin</b>	<b>1</b>	700	700	<b>3</b>	570	518
<b>Simmental</b>	<b>2</b>	610	545	<b>1</b>	580	580
<b>Aberdeen Angus</b>	<b>10</b>	620	343	<b>13</b>	640	261
<b>Hereford</b>	<b>15</b>	735	542	<b>3</b>	490	420
<b>Friesians</b>	<b>7</b>	300	222			

**Orphan Lambs to £75      Store Hoggs to £158      Grazing Ewes to £169**  
**In Lambers £270      Double Couples to £428      Singles Couples to £342**

*“Sheep pens were busting at the seams with a few hundred penned outside but those that were enjoyed a bit of sunshine and a warm trade. 3658 sheep forward and only a few pens of in lambers not sold in loose terms saw 60 orphan lambs average £50, 1700 store hoggs averaged £117, nearly 100 grazers averaged £102, the 1600 In lambers averaged £205 and the 76 ewes with their 121 lambs at foot averaged a quite staggering £316 per outfit or £122 per life.”*

### **60 ORPHAN LAMBS**

A larger number of orphan lambs but no let up in trade with yet more fresh faces pen side and ready to spend. Geoff and Joe Lang returned to Bishopsteignton chuffed as monkeys to see their best make £75 apiece for a brace as Richard and Angela Smaridge of East Allington sold a pair at £72 and Robert & Edward Mortimer of Kennford sold a pair at £70 plenty of other business between £45 and £65 to level at £49.35 overall.

### **1697 STORE HOGGS**

Hoggs were a typical February entry with something for everyone with many vendors reaching the bottom of the barrel. That said there were also some tidy runs of hoggs and plenty of animated bidding from start to finish particularly for the short and medium keep hoggs. Best hoggs £140 plus with 8 pens over £150 to a top of £158 for Wayne Sanders of Chulmleigh who also had another pen at £153, Valerie Greenfield of Templeton had a single make £157 as Milbornewick Farms scraped their barrel at £156.50 and W & R Farming of Bradninch sold theirs at £153.50. David and Lynda Pellow of Sourton saw their best make £152 as both Peter Tucker of High Bickington and John May and Family of Bideford reached £150 with their best. Bottom end sorts maybe a bit stickier than the flyer we've seen them for the last month or so and usually £75 to £100 with a few pens sold as seen back from that and all included in that average of £117.22

### **94 GRAZING EWES**

Nearly 100 grazers and the edge just off them with ewes now better sold on a Monday please. Best ewes to £169 for Bondon Farm Partnership of Wellington as the Stephens Family of North Tawton sold a ram at £160 and Graham Heal of High Bickington sold his best pen of crossbred ewes at £154 as well as Mules at £134.

### **1610 BREEDING EWES**

The massive sale of 1600 plus in lamb ewes drew a large crowd of buyers from all across the Westcountry as well as bulk buyers from South Wales and one of the largest buyers on the day all the way down from Anglesey. Buyers were drawn by the large proportion of Mules and they weren't disappointed with all vendors needing congratulating on the great penning of sheep on offer. It was a run late in the sale from Jon Shipton of Holsworthy that provided the highlights with his powerful eye catching NC Mule FM's selling readily at £270 (x4), £268 (x2) and £240 (x5). Robert & Jamie Rogers of Totnes dispersed their March lambing flock to highs of £255 twice and plenty of other business from this home between £210 and £230 with all 475 from this home averaging £211.52. Ian Johnson and Family of Bridport saw their best Texel x Mules make £250 twice, £245 three times as well as the best of their Mules reaching £248 twice and two pens of Suffolk crosses at £235. Edward Hull of Holcombe Rogus had three pens of Mules and a pen of Suffolk crosses reach £232 with plenty of other strong Mules from this home either side of £200 as Andrew Hill of Wells sold flock aged Mules well at £230 twice. Best of a short entry of in lamb hoggs saw Ron Manning of North Tawton make £228 twice and £220 twice with his Mules as Bert Steer of Ashburton claimed £220 of his and Sam Hutchings of Bradninch had Masham's at £180. Leaner or lesser sorts sometimes £160 to £190 and except for a few un entered hill sheep and the empty ewe hoggs there was very few less than £150.

Couple trade appears to be getting dearer and dearer each week, imagine the trade when they forecast dry weather! Gary & Helen Woodman surpassed last week's highs with three pens of Dorset doubles over £400 to tops of £428, £422 and £410 whilst Chris and Sue Popham of Trull had a smart Suffolk x double at £400 and a Dorset Mule at £372. Other doubles to £370 for Brian & Clare Westcott of Exford with Emmie Curtis of Cadeleigh selling Charollais ewes with young Texel cross lambs at £362. Plenty of other twins selling between £320 and £360 and only a few staler or leaner backed outfits less than £100 per life. Best singles also coming from Gary & Helen Woodman with their best two pens at £342 followed by the Gillard Family of Drewsteignton with more Dorset singles at £328 and a more common single still looking well sold between £220 and £270. The averages for the couples taking some comprehending at £316 per outfit and £121.97 per life!

**IMPORTANT NOTICE TO ALL SHEEP VENDORS:**

- Please ensure all sheep are tagged in the approved (EID) manner before arrival at the livestock market and checked before you leave.
- Please ensure all VAN numbers are available when booking in your sheep, VAN numbers are only valid for 12 months from date of issue, ensure yours is up-to-date.
- Please complete the market entry form as well as the sheep licence making sure you have completed the number of sheep you have bought to market.

*Thank You for your Co-operation*

## ENTRIES INVITED FOR TIMED ONLINE FODDER SALE

Available on  MartEye™

**Bidding opens 1pm Monday 9<sup>th</sup> February**  
**Bidding closes 15<sup>th</sup> February at 6pm**

## FORTHCOMING SALES

### FRIDAY 6<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Weekly Store Market to include Special February Sale of In Lamb Ewes*

### MONDAY 9<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Weekly Prime Stock Market to include the Opening Sale of Spring Lambs*

### MONDAY 9<sup>TH</sup> FEBRUARY – SUNDAY 15<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Timed Online Fodder Sale*

### FRIDAY 13<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Weekly Store Market to include St Valentines Fair of Store Cattle, Sale of Dairy Cattle plus Fortnightly Pig Sale*

### MONDAY 16<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Weekly Prime Stock Market*

### FRIDAY 20<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Weekly Store Market to include Monthly Catalogued Sale of Beef Breeding Stock*

### MONDAY 23<sup>RD</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Weekly Prime Stock Market*

### TUESDAY 24<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Monthly Sale of TB Restricted (Orange Market) Cattle*

### FRIDAY 27<sup>TH</sup> FEBRUARY – EXETER LIVESTOCK CENTRE

*Weekly Store Market to include Monthly Sale of Organic Cattle & Sheep, Sale of Dairy plus Fortnightly Pig Sale*

### MONDAY 2<sup>ND</sup> MARCH – EXETER LIVESTOCK CENTRE

*Weekly Prime Stock Market*

### FRIDAY 6<sup>TH</sup> MARCH – EXETER LIVESTOCK CENTRE

*Weekly Store Market to include 1<sup>st</sup> Spring Judged Sale of Continental and Continental X Store Cattle Special March Sale of In Lamb Ewes and Ewe Hoggs*

### MONDAY 9<sup>TH</sup> MARCH – EXETER LIVESTOCK CENTRE

*Weekly Prime Stock Market*

### FRIDAY 13<sup>TH</sup> MARCH – EXETER LIVESTOCK CENTRE

*Weekly Store Market to include Sale of Dairy Cattle including the Spring Gold Sale of Jerseys plus Fortnightly Pig Sale*

### MONDAY 16<sup>TH</sup> MARCH – EXETER LIVESTOCK CENTRE

*Weekly Prime Stock Market*

### FRIDAY 19<sup>TH</sup> MARCH – EXETER LIVESTOCK CENTRE

*Weekly Store Market to include 2<sup>nd</sup> Spring Judged Sale of Continental and Continental Cross Cattle plus Monthly Catalogued Sale of Beef Breeding Stock*

### MONDAY 22<sup>ND</sup> MARCH – EXETER LIVESTOCK CENTRE

*Weekly Prime Stock Market*

# Farms | Land | Smallholdings

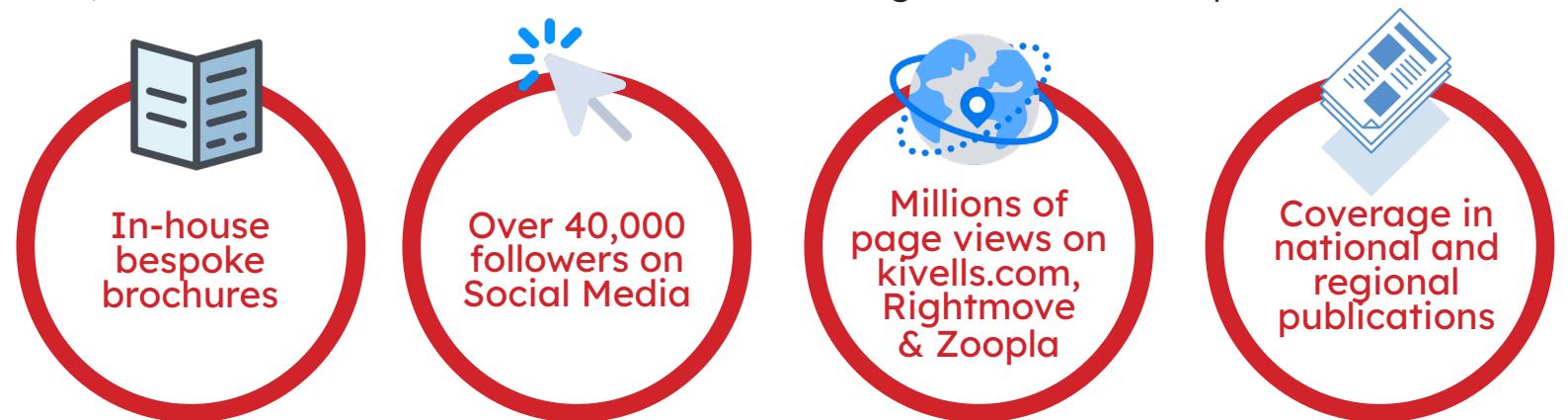
## Thinking of selling?

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



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# Farms For Sale

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## Great Huish Farm Teburn 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 about 8.92 acres of agricultural land with further land available by separate negotiation.
- EPC: C

**Guide Price: £1,395,000**

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



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



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



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



**Aerial view looking north west**

# Land For Sale

# KIVELLS

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

## Solar Park & Land at Gammaton Bideford

- Two solar parks with RPI linked, long-term leases
- Substantial income
- Excellent road frontage with good internal access via a well established track network
- 21.55 acres of quality pastureland in addition to the solar
- In all about 109.9 acres combining solar and pastureland

**Guide Price: £1,950,000**

Exeter Farms & Land Department  
[ben.hancock@kivells.com](mailto:ben.hancock@kivells.com) | 07760 887581



# Land For Sale

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



# Land for Auction

## Wednesday 18th February, 7.00pm

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

# KIVELLS

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

### Land at Coombe

St. Beward, Bodmin | Auction Guide Price £50,000 - £55,000  
For sale by public auction - Wednesday 18th February



Approximately 4.15 acres of pasture and woodland coppice accessible off a quiet parish road with stream frontage on the northern boundary and a useful farm building.

Liskeard Farms & Land Agency  
[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345543

### Land at Lower Metherell

Callington | Auction Guide Price £75,000  
For sale by public auction - Wednesday 18th February



Just under 3½ acres of gently sloping pasture with a small range of buildings suitable for equestrian purposes.

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

### Collecotts Field

Jacobstowe, Okehampton | Auction Guide Price £25,000 - £30,000  
For sale by public auction - Wednesday 18th February



An attractive level paddock of approximately 2.19 acres with a small timber and corrugated sheet building in an accessible location, not far from Hatherleigh.

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

### Land at Pipswell Cross

Morwenstow, Bude | Auction Guide Price £275,000  
For sale by public auction - Wednesday 18th February



Just under 35 acres of productive pasture and arable ground with road frontage and access and rare reaching views.

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

### Land at Little Ladford (Lot 1)

Shebbear, Beaworthy | Auction Guide Price £100,000 - £150,000  
For sale by public auction - Wednesday 18th February



Just over 7¾ acres of gently sloping pasture land with a useful timber agricultural building and good access.

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

### Land at Little Ladford (Lot 2)

Shebbear, Beaworthy | Auction Guide Price £100,000  
For sale by public auction - Wednesday 18th February



About 12¼ acres of gently sloping pasture land with road frontage and good access.

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

# Land for Auction

## Wednesday 18th February, 7.00pm

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

# KIVELLS

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

### Land at Little Ladford (Lot 3)

Shebbear, Beaworthy | Auction Guide Price £100,000

For sale by public auction - Wednesday 18th February



Some 10½ acres of gently sloping pasture land with road frontage and good access.

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

### Land at Lake Farm

Trewidland, Liskeard | Auction Guide Price £40,000 - £50,000

For sale by public auction - Wednesday 18th February



A delightful parcel of mature woodland in an idyllic setting extending to approximately 2.46 acres.

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

# Previous Auction Results

## Wednesday 10th December, 7.00pm

### Woodland at Dolton

Winkleigh | Auction Guide Price £85,000

SOLD: £91,000



Mature mixed broadleaf woodland situated in a highly accessible location and bordered by a small water course. In all about 11.35 acres.

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

### 77 Elmfield Crescent

Exmouth | Auction Guide Price £205,000

SOLD: £225,000



A detached two bedroom bungalow in a sought-after location with a large garden, in need of complete renovation. No onward chain.

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

# Farms Sale Agreed

# KIVELLS

[www.kivells.com](http://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](mailto: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](mailto:ian.caunter@kivells.com) | 01392 252262

# Farms Sale Agreed

# KIVELLS

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

**Sandenbury**  
Tregadillett, Launceston



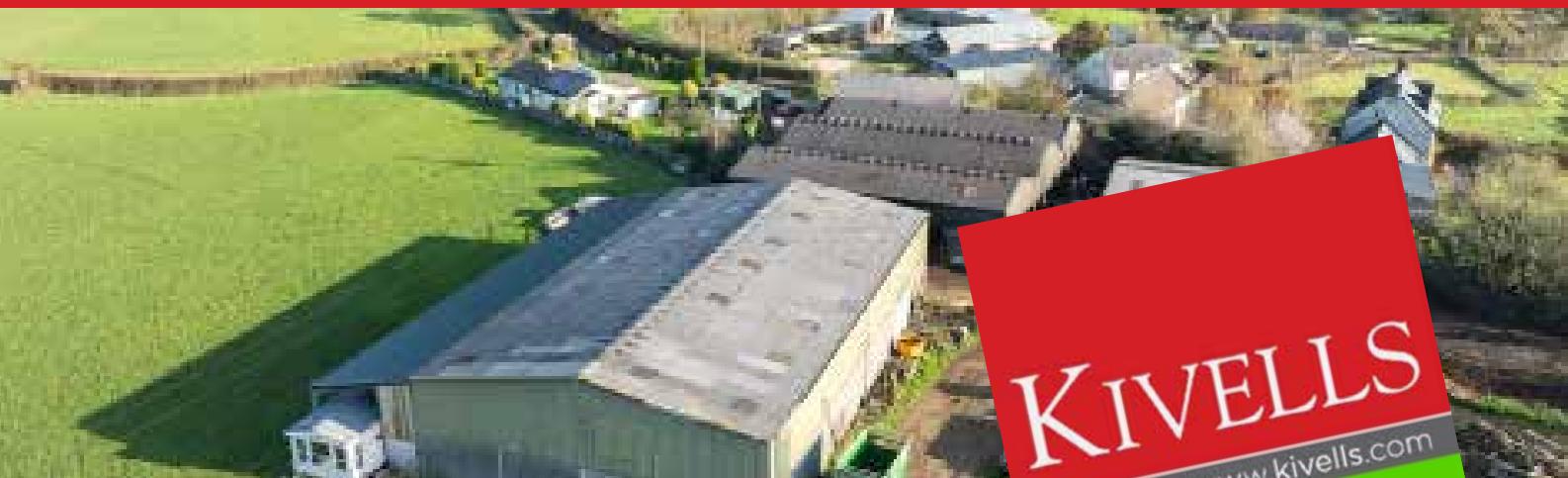
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[www.kivells.com](http://www.kivells.com)  
Kivells. The sign that sells!  
**SALE AGREED**

- 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

**Guide Price: £650,000**

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

**Higher Norley Farm**  
Northlew, Okehampton



KIVELLS  
[www.kivells.com](http://www.kivells.com)  
Kivells. The sign that sells!  
**SALE AGREED**

- 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**

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

# Farms Sale Agreed

# KIVELLS

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

## 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**

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

## Trelissick Farm Sithney, Helston



In a beautiful sheltered setting, an 85 acre stock farm. For sale as a whole or in the following lots.

**LOT 1:** Farmhouse, range of modern livestock and storage buildings, traditional stone barns (some with planning for residential development), set in just over 28 acres of land. EPC: E. **Guide Price: £1,300,000**

**LOT 2:** A super run of gently sloping pasture land extending to some 43½ acres. **Guide Price: £375,000**

**LOT 3:** Just over 14 acres and a former waterworks building with planning in principle for a dwelling. **Guide Price: £290,000**

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# Farms Sale Agreed

# KIVELLS

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

**Sensham Farm**  
Marhamchurch, Bude



- 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**

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

**Pinelands Farm**  
Highampton, Beaworthy



- Charming lifestyle farm with a three bedroom, newly renovated and extended bungalow
- Superb range of traditional and modern outbuildings
- Productive pasture with pockets of woodland extending to just over 56 acres
- Secluded yet convenient location
- EPC: D

**Guide Price: £845,000**

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

# Land Sale Agreed

# KIVELLS

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

## 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, although in recent years has been used for arable and vegetable growing purposes.

Liskeard Farms & Land Agency

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

## Land at Viverdon Down

St. Mellion, Saltash | Guide Price £465,000



Just under 45 acres of productive pasture land in a very accessible location with lovely far reaching views.

Holsworthy Farms & Land Agency

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

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

## Land at Upton Farm (Lot 1)

Delabole | Guide Price £500,000



Approx. 39.59 acres comprising a ring fence block of level or very gently sloping land currently in arable and temporary pastures contained in large, easy working, enclosures.

Liskeard Farms & Land Department

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

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

# Land Sale Agreed

# KIVELLS

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

## Land at St. Issey (LOT 1)

Wadebridge | Guide Price £470,000



Extending to a total of 39.74 acres, lot one comprises a productive block of Grade 3 pasture land, divided into five enclosures.

Exeter Farms & Land Agency  
[exeter@kivells.com](mailto:exeter@kivells.com) | 01392 252262

## Land at St. Issey (LOT 2)

Wadebridge | Guide Price £450,000



A productive block of farmland totalling 38.87 acres, contained within a ring fence of six enclosures. The land is all down to pasture and is being utilised for livestock grazing.

Exeter Farms & Land Agency  
[exeter@kivells.com](mailto:exeter@kivells.com) | 01392 252262