

HALLWORTHY MARKET REPORT



THURSDAY 25th JANUARY 2024

EVERY THURSDAY

Gates Open 6.30am

SALE TIMES

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

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

Tel: 01840 261261 Fax: 01840 261684

Website: www.kivells.com

Email: hallworthy@kivells.com

SHEEP

AUCTIONEER – STEVE PROUSE 07767 895366

303 DRAFT EWES

Smaller entry again met a flying trade with the big heavy Ewes very much sought after, Texels topped at £158 from Messrs S Davey & Sons of Bottonnett, Lezant. SWB Farms from Week St Mary realised £141 and Suffolk x Ewes topped at £131 from Colin Davey of Stoke Barton, Hartland. Mules to £115 and Hill Ewes to £88.

491 FAT HOGGS

Similar entry met a flying trade for all weights and a lot more could have been sold as buyers orders were left unfilled, overall average of 289.9p, 10 pens realised 300p and over to a top of 326p for three pens of Suffolk

Weight	Top		Average	
	Per Head	Per KG	Per Head	Per KG
25.5-32	88	275	76	253.6
32.1-39	124	326	107	289.1
39.1-45.5	133	319	124	291.1
45.6-52	138	291	134.5	277.8
52+	160	272	146.3	266.6
Overall	160	326	131.4	289.9

x 38kgs, £124 from Callum Stephens of Tregays, Lostwithiel, Callum also realised 319p for his two pens of 40kgs £127.50. 7 pens realised £140 and over to a top of £160 for a pen of heavies from Colin Burrow of Tredown, Welcombe.

133 STORE HOGGS

Smaller entry met a faster trade several pens £105 and £106 to a top of £111 from Messrs NC & AR Vincent of Lerryn.

IN LAMB EWES

A flock dispersal from Mr & Mrs Kessell of Tresparrett Post met with much interest with March lambing Ewes topping at £138 for three pens.

IMPOTANT INFORMATION – VETERINARY ATTESTATION

As of **13th December 2023** all Non Farm-Assured Vendors presenting any class of Prime or Cull Stock to market, will need to have a Veterinary Declaration to enable any products of animal origin to be exported to the EU. This attestation replaces the current farmer declaration that a holding has had “regular” vet visits. As of 13th December a Vet must visit a non-assured holding annually for the purpose of disease prevention & the detection of biosecurity risks, to enable any product from livestock to be exported. The visits can be combined with other visits covering routine work, provided that all species present at the premises are considered. Once completed by your vet you will be given a unique 20 digit Veterinary Attestation Number (VAN) made up of your Vets MRCVS number, your CPH number and the date of expiry. For example 1234567-10/100/1111-1024 (MRCVS) - (your CPH) - (valid until Oct 24) We have adapted our Market entry forms to reflect this change and hopefully identify VAN's easily.

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

STORE CATTLE

150 Cattle at Hallworthy to £1735, S J Crago of Par topped today's sale with a monster of a Limousin x Steer with plenty of stature and fleshing at £1735, his second Limousin x Steer away at £1510. Close behind was M T Gimblett of Treneglos with a strong wide and fleshy British Blue x bullock at £1700 and his pair of well fleshed Charolais x Steers to £1635, his two Simmental x Steers with plenty about them made £1490 and £1460. K, K & D Horwell of Otterham had another good day with a pen of seven long and well set Limousin x Dairy Steers at 22 months to £1335. JE & S Eastley of Pelynt saw the best of their run a Hereford x Steer to £1190 and H Johe & Son of Callington saw a super pen of Pure Hereford Steers at 20 months to £1170. Best Friesians from D Pickard & Son to £1000.

Heifers were few in numbers but top today going to K, K & D Horwell with a pen of 6 super Limousin x Heifers at 20 months to £1315 and a pen of thick well rounded British Blue x to £1210. JSR Cobbledick of South Petherwin saw his best Aberdeen Angus x to £1300 and JE & SE Eastley made £1190 of a super single Heifer with a wide backend and a pen of four to £1180.



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STIRKS AND WEANED CALVES
AUCTIONEER – TIM KIVELL 07788 281900

A much stronger entry of Stirks and Weaned Calves forward today. The majority being smaller younger Weaned Calves. An absolute flyer of a trade for all classes big and small, with the smaller lesser quality looking a serious trade.

Stirks

Three cracking Dairy bred Steers topped the section at £760 (7m) looking well placed for W Jeans of St Dominick. Suckler bred Hereford Steers to £650 (4m) for D Hooper of Fourgates, other Suckler bred Limousins to £580 (4m) for A Harris of Redruth. Outlying Montbeliarde Steers to £505 for R Risdon of Camelford who sold Angus x Steers to £460 (6m). Hereford Heifers reached £475 for D Hooper of Fourgates again and Dairy x Limousin Heifers to £435 for M P Varcoe of St Wenn

Weaned Calves

Plenty of young Dairy bred Weaned Calves forward which were very sought after, 5 month Montbeliarde Steers made £455 (5m) for R P Nute of Tintagel. Charolais Steers to £490, Simmental Heifers to £420 (4m) in from SM & JA Cole of North Petherwin who sold Weaned Angus to £460.

Both Stirks and Weaned Calves wanted to meet buyer's demand



LAND AND BUILDINGS TO LET

Hennett Farm, St. Juliot, Boscastle, Cornwall

- Kivells have received instructions to let land and buildings at Hennett Farm, (approximately 282.24 acres), near Boscastle, from the Elson family, following a change in farming policy.
- The Farm will be let by informal tender under a 5 year Farm Business Tenancy (under the Agricultural Tenancies Act 1995), commencing on 1st April 2024.
- The Farmhouse is excluded, and the Landlord will continue to live there.
- The land has generally been used as one third arable and two thirds grass, supporting a beef finishing enterprise. Over half of the farm has been ploughed in the last 10 years.
- All tenders must be returned to Kivells, Holsworthy Market, no later than Friday 23rd February 2024 at 12 noon. The Landlord is not bound to accept the highest or any particular tender.
- Tenders are to be submitted in a sealed envelope marked "Land and Buildings at Hennett Farm" for the attention of Thomas Rattray. No envelopes shall be opened prior to the tender deadline.

Full details available from Thomas Rattray BSc (Hons) MRICS FAAV
Holsworthy Farms & Land Department
thomas.rattray@kivells.com | 01566 776886 | 07813 016804



LAND TO LET

HEADON FARM, HOLLACOMBE, HOLSWORTHY, DEVON

The land will be let by Informal Tender on a three year Farm Business Tenancy (under the Agricultural Tenancies Act 1995). It extends to approximately 98.06 acres and shall be for cutting only (winter sheep grazing permissible from October to March inclusive).

All tenders must be returned to Kivells – Holsworthy Market no later than Friday 22nd March 2024 at 12 noon.

Full details available from Thomas Rattray BSc (Hons) MRICS FAAV
Holsworthy Farms & Land Department
thomas.rattray@kivells.com | 01566 776886 | 07813 016804

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GRASS KEEP TO LET

TREHAN FARM, TREHAN, SALTASH, CORNWALL

Available in a single lot of 102 acres for cattle and sheep grazing and a maximum of one cut from 1st April – 31st October 2024. No attention given. Mains water in each parcel and licence fee to be paid in two equal instalments on 1st April and 1st August 2024.

Tenders to be submitted no later than 5pm on Monday, 18th March 2024.

Full details available from Mark Bunt BSc MRICS FAAV
Liskeard Farms & Land Department
mark.bunt@kivells.com | 01579 345 543 | 07879 640970

KIVELLS

www.kivells.com

LAND TO LET

TRESMARROW, LAUNCESTON, CORNWALL

The land extends in all to approximately 76.58 acres and is currently in pasture, with access off an adjoining parish road and serviced by mains water. The land benefits from a livestock handling facility and is well fenced for stock purposes. Available on a three year Farm Business Tenancy commencing on 25th March 2024.

Tenders to be submitted no later than 5pm on Monday, 4th March 2024.

Full details available from Mark Bunt BSc MRICS FAAV
Liskeard Farms & Land Department
mark.bunt@kivells.com | 01579 345 543 | 07879 640970

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www.kivells.com

LAND AND BUILDINGS TO LET

TREWOODLOE AND GOLBERDON DOWN, GOLBERDON, CALINGTON

188.54 acres and range of modern farm buildings available in two lots.
Lot 1 – 121.08 of pasture land and range of modern farm buildings.
Lot 2 – 67.46 acres of pasture and arable land.

Available on a five year Farm Business Tenancy commencing on 29th September 2023.
Tenders to be submitted no later than 5.00pm Friday, 4th August 2023.

Full details available from Mark Bunt BSc MRICS FAAV
Liskeard Farms & Land Department
mark.bunt@kivells.com | 01579 345 543 | 07879 640970

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www.kivells.com

LAND TO LET

TREGENNA FARM, LERRYNN, LOSTWITHIEL, CORNWALL

176.18 acres of arable and pasture land available in three lots

Lot 1 – 58.76 acres
Lot 2 – 73.37 acres
Lot 3 – 44.05 acres

Available on a three year Farm Business Tenancy commencing on 29th September 2023.
Tenders to be submitted no later than 5pm Friday, 4th August 2023

Full details available from Mark Bunt BSc MRICS FAAV
Liskeard Farms & Land Department
mark.bunt@kivells.com | 01579 345 543 | 07879 640970

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FARM TO LET

KITCHADON FARM, EGGESFORD, CHUMLEIGH FARM

300 acre arable and stock rearing farm with a four room farmhouse, range of farm buildings and option for a commercial mill.

Available on a 10 year Farm Business Tenancy Agreement by Informal Tender.
Tenders closing 5.00pm Friday, 20th October 2023.

Tender Particulars available from www.kivells.com or mark.bunt@kivells.com

Full details available from Mark Bunt BSc MRICS FAAV
Liskeard Farms & Land Department
mark.bunt@kivells.com | 01579 345 543 | 07879 640970

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Farms For Sale

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Badges

Clawton, Holsworthy, Devon

- A real lifestyle opportunity in the heart of unspoilt Devon countryside
- Pretty and beautifully presented three bedroom cottage
- Small range of outbuildings including a stone & cob shippoon with potential (subject to planning) and a modern 45' x 40' barn
- 67 acres of pasture land and woodland with river frontage
- Huge conservation appeal.

Guide Price: £895,000

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



Land For Sale

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Land at Crylla

Common Moor, Liskeard | Guide Price £1,750,000



An excellent ring fenced block of some 141 ½ acres of pasture land on the edge of Bodmin Moor with far reaching views.

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

Land at Stoke Canon

Exeter, Devon | Guide Price £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 Waterwell Lane (Lot 1)

Christow, Exeter | Guide Price £60,000



0.944 acres with a garage and large agricultural building, benefiting from direct road access. Further land available.

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

Land At Waterwell Lane (Lot 3)

Christow, Exeter | Guide Price £70,000



2.5499 acres in two enclosures and a timber building with lean-to. The land benefits from direct road access and natural and well water. Further land available.

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

Land At Seckington

Winkleigh, Devon | Offers in excess of £300,000



Just over 29 acres of south facing, productive pasture and arable land. Useful sized enclosures with road frontage.

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

Land at Tiland

Tideford, Saltash | Guide Price: £525,000 - £550,000



Approximately 71 acres of excellent grazing land with Parish road frontage. Good sized enclosures with excellent access.

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

Land for Auction

Wednesday 21st February, 7.00pm

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

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Land at Higher Pigsdon (LOT 1)

Launcells, Bude | Auction Guide Price £330,000 - £350,000
For sale by public auction - Wednesday 21st February



Just over 42 acres of productive grassland, including 3 acres of attractive mature broadleaf woodland. Road frontage. No footpaths. Natural water with mains water connection available.

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

Land at Higher Pigsdon (LOT 2)

Launcells, Bude | Auction Guide Price £170,000 - £180,000
For sale by public auction - Wednesday 21st February



Approximately 21.66 acres of gently sloping grass and arable land with parish road frontage. No footpaths. Natural water supply with mains available close by.

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

Land at Trevedda

Lanteglos, Fowey | Auction Guide Price £280,000 - £300,000
For sale by public auction - Wednesday 21st February



Approximately 33.18 acres of productive arable land within a ring fence with quiet parish road frontage and situated in a noted farming district.

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

Land East of Beechlea

Coads Green, Launceston | Auction Guide Price £125,000
For sale by public auction - Wednesday 21st February



Nearly 13 acres of productive arable/pasture land on the outskirts of a popular village, level and very gently sloping. Dual road frontage with excellent access and pleasant views.

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

Barn & Land at Neydown

Treskinnick Cross | Auction Guide Price £100,000 - £120,000
For sale by public auction - Wednesday 21st February



Fantastic opportunity for a multitude of uses. Just over half an acre with a concrete block barn including a hardstanding and grass paddock.

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

Three Corner Field

Whiteley, Lifton | Auction Guide Price £75,000
For sale by public auction - Wednesday 21st February



Attractive gently sloping 3 acres paddock, ideal for equestrian use. Timber stable (on skids). Far reaching views. Convenient location, not far from the village. Main road access.

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

Land for Auction

Wednesday 21st February, 7.00pm

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

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Land at Monkspark

Little Torrington, Torrington | Auction Guide Price £75,000
For sale by public auction - Wednesday 21st February



The land at Monkspark extends to some 3.47 acres and comprises a single mainly level pasture field located on the edge of the small village of Little Torrington.

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

Land at Binkham Farm (LOT 1)

Yelverton, Devon | Auction Guide Price £75,000 - £85,000
For sale by public auction - Wednesday 21st February



Some 5.89 acres of pasture land and a useful general purpose building with stabling.

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

Land at Binkham Farm (LOT 2)

Yelverton, Devon | Auction Guide Price £65,000 - £75,000
For sale by public auction - Wednesday 21st February



A gently sloping pasture paddock, with a natural water supply, totalling 6.66 acres.

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

Land at Binkham Farm (LOT 3)

Yelverton, Devon | Auction Guide Price £45,000 - £50,000
For sale by public auction - Wednesday 21st February



Approximately 8.60 acres of pasture land with a small area of woodland and a natural water supply

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

Land at Wonders Corner Farm

Langtree, Torrington | Auction Guide Price £50,000 - £75,000
For sale by public auction - Wednesday 21st February



An attractive gently sloping pasture field extending to some 4.37 acres. Main road frontage and access. Natural water. Far reaching countryside views

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

Land at Green Cart Farm

Lostwithiel | Auction Guide Price £40,000 - £50,000
For sale by public auction - Wednesday 21st February



A level parcel of land measuring approx. 3.5 acres and accessed directly from a parish road. The land enjoys countryside views and has a wealth of opportunities for its use.

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

Previous Auction Results

Wednesday 17th January

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Land at Little Panson

St. Giles-on-the-Heath, Launceston | Auction Guide Price £175,000
SOLD: £175,000



Just under 20 acres of level pasture land in three principal enclosures. Mainly level or gently sloping with natural water and main road access.

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

Land off Appledore Road

Northam, Bideford | Auction Guide Price £110,000
SOLD: £150,000



The land off Appledore Road extends to some 4.58 acres and comprises a very gently sloping pasture field enclosed within natural hedge banks and post and wire fencing.

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

Land at Cottage Farm

Jacobstow, Bude | Auction Guide Price £325,000 - £350,000
SOLD: £385,000



Some 51.19 acres of organic pasture land with road access and far reaching views (with an option to buy a wind turbine lease at a fixed additional charge).

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

Bulland Barn

St. Cleer, Liskeard | Auction Guide Price £50,000 - £75,000
SOLD: £60,000



Two adjoining traditional stone barns with potential, subject to planning. Quiet rural valley setting with lovely views. Mains water and electricity on site (not connected).

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

Previous Auction Results

Wednesday 17th January

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Sunny Bank

Yeoford, Crediton, Devon

- Four-bedroom detached farmhouse
- Opportunity to personalise and create a family home
- Generous plot exceeding approximately 2.50 acres
- Outbuildings
- Countryside views
- Rural, yet accessible setting

Auction Guide Price: £350,000

SOLD: 385,000

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



Farms Sale Agreed

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Solomons Farm Exminster, Exeter, Devon



- A productive ring-fenced farm peaceful countryside
- Farm bungalow (AOC) with far reaching views
- Range of adaptable modern livestock & general buildings
- In all about 99.53 acres. Available as a whole or in two lots

Lot 1: Guide Price: £800,000

Lot 2: Guide Price: £1,125,000

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

Lower Trevorder Farm Mount, Bodmin, Cornwall



acquire 193 acre quality stock and arable land
modern adaptable stock buildings
culture and arable land
completed three bedroom farmhouse
Diversification income via Telecommunications Masts
Extremely accessible location, not far from the A38
In all some 193 acres

Guide Price: £2,300,000 - £2,400,000

Lower Trevorder Farms & Land Agency
lower@kivells.com | 01579 345543

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



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



For sale in three lots, Keymelford Farm Buildings & Land are suitable for a variety of alternative uses subject to the usual consents.

Lot 1 - Agricultural buildings and yard area with surrounding extending to 0.41 acres.

Guide Price: £150,000

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

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Kivells. The sign that sells!

SALE AGREED

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

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

3 - A small grassland area extending to approximately 0.41 acres.
Guide Price: £25,000

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

Farms Sale Agreed

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Franklands Farm Neopardy, Crediton, Devon



Meadow Court North Tawton, Devon



Lot 1 - Farmhouse and approximately 3.54 acres
Guide Price: £580,000

Lot 2 - Former agricultural buildings extending to approximately 1.24 acres
Guide Price: £200,000

Lot 3 - Agricultural land and 49.07 acres of woodland
Guide Price: £390,000

Lot 4 - Approximately 13.71 acres.
Guide Price: £160,000

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

Meadow Court Bungalow, buildings and approximately 1.24 acres of agricultural land
Guide Price: £635,000

Lot 1 - Agricultural land totalling approximately 19.59 acres
Guide Price: £155,000

Lot 2 - Buildings and approximately 15.17 acres of woodland
Guide Price: £350,000

Lot 4: Agricultural land and woodland totalling approximately 13.71 acres
Guide Price: £160,000

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

Farms Sale Agreed

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New Hartswell Farm Herodsfoot, Liskeard, Cornwall

- Organic green-field dairy enterprise
- Some 98 acres in all
- 16:32 herringbone parlour & 150 cubicles
- Planning permission for a dwelling
- Planning for conversion of an existing barn
- 80kw wind turbine and 60kw solar array
- Fantastic far reaching views and not far from the South Cornish coast

Guide Price: £1,950,000

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



SOLD!

Sizable dairy farm with multiple dwellings

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www.kivells.com

Homelea Farm Highampton, Beaworthy, Devon

Peacefully located amongst rolling Devonshire countryside, Kivells were delighted to bring Homelea Farm to the market, an excellent 277 acre ring fenced dairy farm with huge appeal.

Including a five bedroom farmhouse, plus a pair of detached three bedroom bungalows, an extensive range of modern dairy farm buildings providing accommodation for 430 head of cattle, Homelea Farm was launched to the market with a guide of £3,400,000, receiving strong interest from a multitude of potential purchasers.

The farms team and professional department acted as a “one-stop-shop” for the vendors, seeing the farm sell inclusive of its first class herd of cows.



Land Sale Agreed

KIVELLS

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Land at East Worth

Northlew, Okehampton | Guide Price £625,000

- 76 acres of grassland
- Good sized agricultural building
- With a pond and pockets of woodland
- Well fenced for sheep
- Quiet rural location

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



Land at Trescoll Farm

Lockengate, Bugle, St Austell | Guide Price £800,000

- A superb run of 80 acres of productive arable land
- Level with good access
- In an accessible location, just off the A30
- Currently in potatoes

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



Land Sale Agreed

KIVELLS

www.kivells.com

Land at Trevoyan

Trevorrick, St. Merryn | Guide Price £900,000

- A superb block of productive arable and pasture land
- In a sought after farming area
- Some 91 acres in two blocks, both with road frontage and excellent access
- For sale by Private Treaty

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



Land at Trecan

Lanreath, Looe | Guide Price £500,000

- A fantastic block of 42½ acres of productive organic pasture land
- Mainly level or very gently sloping
- Laid out in just two fields
- Planning permission for two agricultural buildings
- Sought after location, close to the South coast

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



Land Sale Agreed

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Land at Greenacres

Cheriton Bishop, Exeter | Offers in excess of £95,000



An attractive land parcel split into two enclosures benefiting from two ponds and a piped natural water supply - 9.66 acres.

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

Land At Waterwell Lane (Lot 2)

Christow, Exeter | Guide Price £40,000



1.695 acres of land with natural water supply. Further land available.

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

Land at Tredinnick

St. Mabyn, Bodmin | Guide Price £240,000 - £250,000



Approximately 27.57 acres of productive pasture and arable land with road frontage.

Liskeard Farms & Land Agency
mark.bunt@kivells.com | 01409 259547

Land at Mera Park

Landrake, Saltash | Auction Guide Price £275,000 - £285,000
For sale by public auction - Wednesday 17th January



Approximately 30.27 acres of productive arable land within a ring fence, benefitting from excellent access off the adjoining main road and a quiet parish road.

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