



# EXETER LIVESTOCK CENTRE

# MARKET REPORT

# AUGUST 2024

**Thursday 22<sup>nd</sup> August – Lleyn Sheep Society Sale**  
**Friday 23<sup>rd</sup> August – Store Stock Market**



Thursday 22<sup>nd</sup> August

**694 LLEYN SHEEP**

*Auctioneers: Russell Steer 07788 318701*

**Aged Ewes to £195**

**Shearlig Ewes to £400**

**Ewe Lambs to £200**

**Aged Rams to 2500 gns Shearling Rams to 1000gns**

**17 Aged Ewes, 419 Shearling Ewes & 200 Ewe Lambs**

A near identical number of Lleyn sheep at this year's fixture which is nationally the first of the society Lleyn sales paved the way for a strong female trade with all age group averages well up on the year. 17 aged ewes, all consigned by Richard Turner of Honiton sold to £195 for the two year olds, £190 for the three year olds and four year olds made £180 to average £186 across the section, up some £17 on the year. More shearling ewes forward at 419 sold to a decent level of demand once the job got going with hardly a pen under £200 and an overall average of £222.20 was achieved, up £29 on 2023's sale. The three prize winning individual shearlings led the way with first prize exhibited by Wynn Dvaies of Gwynedd and selling at £400, closely followed by the second prize individual at £360 from Arfon Hughes also of Gwynedd whilst the third prize in this class came from Paul & Sarah Eckett of Sturminster Newton and sold at £270. Wynn Davies also sold pens of five shearlings well, near the end of the sale at £290 & £250 as Sian Hughes sold a smart pen of six which contained a tremendous ex show shearling for £270. Will Williams of Gwynedd claimed the first prize ticket in the pens of five shearlings class and also was awarded the overall champion pen of females, these sold at £265 as well as the next pen at £245. Second place went to Dylan and Anwen Jones of Machynlleth and realised £240 early in the sale and third prize went to Arfon Hughes and they made £245. Paul and Sarah Eckett sold pens at £242 & £240 whilst Reuben Saunders of Malmesbury sold a pen of ten well at £240 and there was plenty of business done between £210 and £235.

Exactly 200 ewe lambs sold with only two pens not finding new homes and a decent level of demand was seen for the various sorts on offer. First prize pen came from long standing supporter of this sale and local bastion of the breed, Richard Turner and sold at a section topping £200 apiece with others from this good home at £158, £155 & £150. Second prize went to Colin Price of Brecon with these selling at £170 whilst his next two pens made £150 and third prize went to Harpers Holdings of Holsworthy and realised £135. Other sizable smart lambs sold at £175 & £170 for Wynn Davies, £165 & £140 for Will Williams, £165 & £148 for Twose Farms of Carmarthen, £162 for John and Gill Adams of Truro and £158 & £152 for Robin Irwin of Kingsnympton. Plenty of business on the good lambs between £125 and £150 and nothing less than £104 to average £137.92, up nearly £16 on 12 months ago.

**58 Aged & Shearling Rams**

Rams peaked at an impressive 2500gns for the Champion, who was the first prized aged ram, a 4T from Sian Hughes of Gwynedd at what could be her last sale as a fulltime farmer, ahead of hers and Arfon's scheduled retirement next May. This ram had been successfully shown this summer, including at the RWAS, he generated much interest and sold for the day's top price to Bill & Susie Harper, trading as Harpers Holdings Ltd. Next best ram was 1000gns, this time for a shearling from Dylan and Anwen Jones who had another at 750gns, one of five rams trading at this figure whilst in general the ram trade was a harder slog with a distinct lack of any bulk commercial buyers we've become accustomed too in recent years. 48% clearance rate was achieved and overall average of £670 is several less sold and £25 less on the year.



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## SOUTH DEVON COLLECTIVE MACHINERY SALE



**ENTRIES  
INVITED  
NOW!**

**COLMER VIEW FARM, CALIFORNIA CROSS, MODBURY, PL21 0SG  
SATURDAY 21<sup>ST</sup> SEPTEMBER ~ 10AM**

**ENTRIES INCLUDE:** McConnel PA50 Hedge Trimmer (2002), Kverneland 2324M Disc Mower (2014), Bateman Cattle Crush, Qty of Cattle Ring Feeders, Qty of Yard Gates, Mitsubishi Shogun, Cattle Hurdles, Ballast Roller, Ring Rollers, Pallet Forks (Euro 8), Qty of Assorted Timber from local wood merchants and much more etc.

**FURTHER ENTRIES INVITED TO:** Ian Caunter on 07813 068935 or Exeter Office on 01392 251261 / machinery@kivells.com



For further information or entries for any of the above please contact Exeter Livestock Centre  
Call: 01392 251 261 / Email: machinery@kivells.com / Entry forms at www.kivells.com

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## Rural Professional

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Holsworthy 01409 253275  
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## FORTHCOMING SALES

**MONDAY 26<sup>TH</sup> AUGUST – EXETER LIVESTOCK CENTRE**

*Weekly Prime Stock Market*

**MONDAY 26<sup>TH</sup> AUGUST – SMEATHARPE AIRFIELD**

*The Honiton Hill Rally Auction*

**TUESDAY 27<sup>TH</sup> AUGUST – EXETER LIVESTOCK CENTRE**

*13<sup>th</sup> Annual Late Summer Breeding Sheep Sale & Premier Ram Sale*

**WEDNESDAY 28<sup>TH</sup> AUGUST – EXETER LIVESTOCK CENTRE**

*Exeter Calf Show*

**FRIDAY 30<sup>TH</sup> AUGUST – EXETER LIVESTOCK CENTRE**

*Weekly Store Stock Market to inc. Monthly Sale of Organic Cattle and Sheep, Annual Show & Sale on behalf of the Whiteface Dartmoor Sheep Breeders Association plus Fortnightly Pig Sale.*

**MONDAY 2<sup>ND</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*Weekly Prime Stock Market*

**TUESDAY 3<sup>RD</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*Sale of Dairy Cattle*

**FRIDAY 6<sup>TH</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*Weekly Store Stock Market to inc. 1<sup>st</sup> Autumn Judged Show & Sale of Continental and Continental X Store Cattle plus Sales of Zwartles and Dutch Spotted Sheep.*

**FRIDAY 6<sup>TH</sup> SEPTEMBER – PARK FARM, PILTON, SHEPTON MALLET BA4 4EE**

*Sale of Dairy Cattle – Disperal Sale on behalf of the Steanbow Dairy*

**MONDAY 9<sup>TH</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*Weekly Prime Stock Market*

**FRIDAY 13<sup>TH</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*Weekly Store Stock Market to inc. Sale of Dairy Cattle to inc Autumn Jersey Gold, EasyCare Sheep Sale and Fortnightly Pigs*

**MONDAY 16<sup>TH</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*Weekly Prime Stock Market*

**TUESDAY 17<sup>TH</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*37<sup>th</sup> Autumn Special Sale of Breeding Ewes & Premier Rams, also Annual Main Sale of Ewe Lambs.*

**FRIDAY 20<sup>TH</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*Weekly Store Stock Market to inc. Monthly Catalogued Sale of Beef Breeding Stock inc Special Sale of Pedigree Charolais and Sale of Beef Shorthorns.*

**SATURDAY 21<sup>ST</sup> SEPTEMBER – COLMER VIEW FARM, MODBURY PL21 0SG**

*South Devon Collective Machinery Sale*

**TUESDAY 17<sup>TH</sup> SEPTEMBER – EXETER LIVESTOCK CENTRE**

*37<sup>th</sup> Annual Sale of Breeding Ewes & Rams to inc Annual Sale of Ewe Lambs*



# Farms For Sale

# 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



# Farms For Sale

# KIVELLS

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## Landabethick Farm Blisland, Bodmin

- Five/six bedroom (one en suite) detached house, three reception rooms and conservatory
- Splendid private location
- Located on the fringe of the wide expanses of Bodmin Moor, close to the sought-after moorland village of Blisland
- Barns ripe for conversion
- Access to the Camel Trail for walking and cycling only 0.5 miles distant
- In all 77.11 acres of agricultural land and ancient woodland

**Available as a whole or in 2 lots:**

**Lot 1** - Comprising the house, buildings and 54.83 acres.  
**Guide Price: £1,600,000**

**Lot 2** - Comprising 22.28 acres at Higher Coldrinnick Woods.  
**Guide Price: £150,000**

**As a whole: £1,750,000**

Liskeard Farms & Land Department  
[mark.bunt@kivells.com](mailto:mark.bunt@kivells.com) | 01579 345 543





# Farms For Sale

# KIVELLS

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## Downs Farm Chilla, Beaworthy

- Four bedroom period farmhouse, adjoining two bedroom holiday cottage, and further detached two bedroom holiday cottage, all in need of renovation
- Small range of modern, adaptable farm buildings plus a sand school base
- Approximately 88 acres of level and gently sloping grazing land including some 28 acres of woodland
- Panoramic far reaching views
- Ideal for environmental schemes, biodiversity or carbon off-setting

**Guide Price: £1,500,000**

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# Farms For Sale

# KIVELLS

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## Pheasantry Farm Chawleigh, Chulmleigh

- A wonderfully presented four bed bungalow, subject to an Agricultural Occupancy Condition (AOC)
- Adjacent immaculate garage and workshop
- A range of useful agricultural buildings and stables
- In all totalling approximately 11.79 acres (4.77 hectares) of land
- For sale as a whole or in two separate lots

Lot 1: Pheasantry Farm Bungalow, Gardens, Agricultural Buildings and approximately 5.83 acres of land.

**Guide Price: £625,000**

Lot 2: Agricultural Building together with approximately 5.96 acres of land.

**Guide Price: £125,000 SALE AGREED**

**Guide Price as a Whole: £750,000**

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[ian.caunter@kivells.com](mailto:ian.caunter@kivells.com) | 01392 252 262





# 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 Auction

Wednesday 4th September, 7.00pm

# KIVELLS

www.kivells.com

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

## Land at Lower Clicker Road

Menheniot, Liskeard | Auction Guide Price £50,000 - £55,000  
For sale by public auction - Wednesday 4th September



The land extends in all to approximately 4.91 acres comprising a single enclosure of pasture and amenity land.

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mark.bunt@kivells.com | 01579 345543

## Land at Trebarwith Strand

Trebarwith, Tintagel | Auction Guide Price £10,000 - £12,000  
For sale by public auction - Wednesday 4th September



Approximately 0.23 acres of amenity land in a tremendous coastal position enjoying views over Trebarwith Strand and to the sea and coastline beyond.

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

## Land at Metherell (LOT 1)

Callington | Auction Guide Price £45,000 - £50,000  
For sale by public auction - Wednesday 4th September



Approximately 3.50 acres known as 'Long Meadow' comprising a single enclosure of south facing, gently sloping pasture.

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mark.bunt@kivells.com | 01579 345543

## Land at Metherell (LOT 2)

Callington | Auction Guide Price £100,000 - £110,000  
For sale by public auction - Wednesday 4th September



Approximately 11.10 acres comprising field parcels known as 'Pump Field', 'Trumpy' and 'Outside Field'. Principally south facing, gently sloping pasture, with an area of woodland/amenity land.

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mark.bunt@kivells.com | 01579 345543

## Land at East Thorne

Kilhampton, Bude | Auction Guide Price £475,000  
For sale by public auction - Wednesday 4th September



Some 57 acres of pasture land in an accessible location with good road access, a useful handling pen, and mains water connected.

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## Land at Burrow

Bratton Clovelly, Okehampton | Auction Guide Price £100,000  
For sale by public auction - Wednesday 4th September



Just over 12¼ acres of rolling pastureland in a quiet rural setting, boasting an open fronted concrete block barn with possible development potential and fantastic views to Dartmoor.

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# Land for Auction

## Wednesday 4th September, 7.00pm

# KIVELLS

www.kivells.com

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

### Land at Fox Hole (LOT 1)

Whitstone, Holsworthy | Auction Guide Price £25,000 - £30,000  
For sale by public auction - Wednesday 4th September



Approx. 2.50 acres in a single triangular shaped, mainly level grass field with natural hedge bank boundaries.

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### Land at Fox Hole (LOT 2)

Whitstone, Holsworthy | Auction Guide Price £40,000 - £50,000  
For sale by public auction - Wednesday 4th September



Approx. 7.64 acres in two level pasture fields with natural hedge bank boundaries. The land has been minimally grazed by sheep and its natural state provides a haven for wildlife.

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### Land at Wonders Corner Farm

Langtree, Torrington | Auction Guide Price £35,000  
For sale by public auction - Wednesday 4th September



An attractive gently sloping pasture field extending to some 4.37 acres with main road frontage and access, natural water and far reaching countryside views.

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### The Workshop

Pencarrow, Camelford | Auction Guide Price £40,000 - £50,000  
For sale by public auction - Wednesday 4th September



A small parcel of amenity land with a Nissen Hut style building formerly used as a workshop in the middle of a pretty rural hamlet.

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### Hayne Wood

Black Torrington, Beaworthy | Auction Guide Price £7,500  
For sale by public auction - Wednesday 4th September



An attractive mature native woodland totalling some 0.50 acres, unspoilt and in a quiet, rural location. Level with parish road frontage.

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### Land at Berry

St. Dominick, Saltash | Auction Guide Price £15,000  
For sale by public auction - Wednesday 4th September



A pretty little paddock of 0.33 acres in a very private position with far reaching views. Would make a perfect garden, orchard or to use for occasional camping.

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# Land For Sale

# KIVELLS

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## Land at Cransworth

St. Wenn, Bodmin | Guide Price £525,000



Approx. 57 acres of productive pasture land, gently sloping and south facing. Located in a rural location with stunning views, road frontage and access and natural water available.

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

## Land at High Ridge Farm

North Tawton, Devon | Guide Price £340,000



A highly productive run of approx. 34 acres of level pasture land with planning permission for a 80ft x 40ft storage shed.

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

## Land at Polzeath

Wadebridge, Cornwall | Guide Price £1,250,000



Just over 15 acres of prime farmland in a stunning location with long term development potential, subject to planning.

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## Land at Higher Cookworthy (Lot 1)

Lifton | Guide Price £48,000



A small parcel of gently sloping pasture land extending to some 2 acres, perfect for amenity or equestrian use. Boasting far reaching countryside views and parish road access.

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## Land at Wooldown

Marhamchurch, Bude | Guide Price £100,000



An attractive and very gently sloping pasture field extending to approx. 4.63 acres, well fenced with road frontage and good access.

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# Land For Sale

# KIVELLS

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## Land at Southcombe

Northlew, Okehampton | Guide Price £150,000



A block of approx. 19.14 acres of peacefully located pretty pasture and woodland, gently sloping and in three good sized enclosures with a natural water supply.

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## Part Horralane

Highampton, Beaworthy | Guide Price £180,000



An excellent block of just over 20 acres of productive pasture land contained in three good sized fields, gently sloping and with mains water connected.

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# Previous Auction Results

## Wednesday 24th July

# KIVELLS

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### Land and Class Q Barn at Double Thorn

St. Giles-on-the-Heath, Launceston | Auction Guide Price £350,000  
SOLD: £450,000



A fantastic opportunity to acquire a block of 26½ acres of productive farmland, and an agricultural building with Class Q permission for a three bedroom residential dwelling.

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farms@kivells.com | 01409 259547

### Land and Buildings at Bridford

Christow | Auction Guide Price £140,000  
SOLD: £150,000



A convenient equestrian holding extending to approximately 5.03 acres with a range of useful buildings.

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

### Land at Pyworthy

Holworthy, Devon | Auction Guide Price £85,000  
SOLD: £125,000



Nearly 17 acres of conservation land. Fantastic habitat, with biodiversity appeal, great carbon capture and road frontage.

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### Land at Jubilee Rock

Blisland, Bodmin | Auction Guide Price £40,000 - £45,000  
SOLD: £46,000



Approximately 3.41 acres of pasture land and rough grazing in a single enclosure with a small range of buildings.

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mark.bunt@kivells.com | 01579 345543

### The Orchard

Wringworthy, Morval, Looe | Auction Guide Price £60,000 - £65,000  
SOLD: £71,000



Approximately 3.62 acres of orchard, pasture and woodland with a range of buildings including a timber frame cider barn, small timber cabin and touring caravan.

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# Farms Sale Agreed

# KIVELLS

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



**Lot 1** - Agricultural buildings and yard area with 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**

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## Langstone Farm Manaton, Newton Abbot



Grade II listed stone farmhouse with three bedrooms, farmhouse kitchen, four bedrooms and

yard of stone barns  
purpose farm buildings  
of pastureland and woodland  
acres  
or in three lots

**Price as a Whole: £2,200,000**

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**SALE AGREED**



# Land Sale Agreed

# KIVELLS

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## Land Forming Part Fursdon, Newtake, Foxhole, Waddons & Kingston Staverton, Totnes

For sale by private treaty as a whole or in 7 lots

A rare opportunity to purchase approximately 331.16 acres of immaculate rolling pasture land located on the northern fringes of the popular South Hams. Primarily south facing, the land is of level to sloping in topography, containing principally Grade 3 freely draining, slightly acidic loamy soils. The fields are divided into good sized, easily workable enclosures and complete with stock proof fencing and well-maintained hedgerows.

**LOT 1** : 91.73 acres of agricultural land known as Fursdon  
**Guide: £825,000**

**LOT 2**: 103.83 acres of agricultural land known as Newtake  
**Guide: £865,000**

**LOT 2A**: Newtake Paddocks totalling 4.63 acres of land.  
**Guide: £185,000**

**LOT 3**: 19.96 acres of agricultural land known as Foxhole.  
**Guide: £200,000**

**LOT 4**: 60.79 acres of agricultural land known as Waddons.  
**Guide: £550,000 **SOLD****

**LOT 5**: 36.09 acres of agricultural land known as Kingston.  
**Guide: £325,000 **SOLD****

**LOT 6**: 14.13 acres of agricultural land known as Waddons Meadow.  
**Guide: £145,000 **SOLD****

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





# Land Sale Agreed

# KIVELLS

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## Land at Black Torrington Beaworthy, Devon | Guide Price £110,000



Just over 15 acres in three useful pasture fields benefiting from natural water, road frontage and far reaching rural views.

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

## Land At Waterwell Lane Christow, Exeter | Guide Price £95,000



3.34 acres with a garage and large agricultural building. The land also benefits from direct road access.

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

## Land At Blagdon Jacobstow, Bude | Guide Price £625,000



A cracking block of grazing land extending to some 73 acres in all, gently sloping in good sized enclosures with a small amount of periphery woodland and eseful collecting pen.

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