

County	Acres	Farm name/reference	Description	Land class	Tenure (key at end)	Date	Agent	Sole/ joint agent	Sale method	Farm type (key at end)	Guide price (actual in italics)	Sold at (key at end)
England												
Bedfordshire	103.14	Land at Arlesey	Bare land		VP	Mar-16	Brown & Co	Sole	Private Treaty	A	£850,000	C
Berkshire	60.02	Westrop Wood	Land and buildings. An attractive block of commercial forestry		VP	Jul-16	Savills	Sole	Private Treaty	W	£275,000	SA
Bristol	4.87	Land at Hill Lane, Shepperdine, Oldbury	Land and buildings		VP	Nov-15	David James & Partners	Sole	Private Treaty	E	£65,000	SB
Buckinghamshire	9.68	Lot 5 - Furzon Hill, Weedon	Bare land	3	VP	Apr-16	Pygott & Crone	Sole	Private Treaty	A	£125,000	C
Buckinghamshire	38.46	Lot 6 - Plank Meadow & Rectory Field, Weedon	Bare land	3	VP	Mar-16	Pygott & Crone	Sole	Private Treaty	A	£425,000	C
Buckinghamshire	311.00	Hall Farm	An attractive residential arable farm			May-16	Savills	Sole	Private Treaty	A	£4,250,000	C
Cambridgeshire	11.10	Land at Hollow Lane, Ramsey	Bare land		VP	Mar-16	Brown & Co	Sole	Private Treaty	P	£80,000	C
Cambridgeshire	11.58	Land at Nixhill Farm, Wimblington	Bare land		VP	Mar-16	Brown & Co	Sole	Private Treaty	A	£225,000	C
Cambridgeshire	23.25	Land at Outwell	Bare land		VP	Feb-16	Brown & Co	Sole	Private Treaty	A	£200,000	C
Cambridgeshire	40.00	Highfield Farm Gorefield	Bare land		VP	Feb-16	Brown & Co	Sole	Private Treaty	O	£300,000	C
Cambridgeshire	75.00	Church Farm, Boxworth	Land dwelling/s and buildings	2	VP	Jan-16	Cheffins	Sole	Private Treaty	R	£2,060,000	C
Cambridgeshire	148.00	Noon Folly Farm, Bar Hill	Land dwelling/s and buildings	2	VP	Feb-16	Strutt & Parker	Sole	Private Treaty	A	£2,000,000	WA
Cambridgeshire	630.00	Wilsmere Down Farm, Barrington	Land dwelling/s and buildings. Farm let on mix of FBT's predominantly an 8 year FBT. Part subject to an Overage clause.	3	FBT	Dec-15	Carter Jonas	Sole	Private Treaty	A	£5,300,000	WA
Cheshire	5.00	Land at Dobbers Lane, Frodsham	5 acres of pasture land split into two fields, 3 stables and fodder store, well suited for equine use.	3	VP	Mar-16	Rostons Ltd	Sole	Private Treaty	P	£45,000	C

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Cheshire	12.33	Land at Rake lane, Backford	Productive arable land previously used to grow maize crops. Suited for arable production or grazing land. Single enclosure.	3	VP	Dec-15	Rostons Ltd	Sole	Private Treaty	A	£110,970	C
Cheshire	28.16	Land at Sandiway	Productive pastureland split into two parcels. Good road frontage. Suitable for grazing or cropping as part of an arable rotation.	3	VP	Oct-15	Rostons Ltd	Sole	Private Treaty	P	£281,600	C
Cheshire	30.86	Land at Lower Wyche	Block of productive pastureland, mainly suited for grazing with some possible to be cropped as part of an arable rotation.	3	VP	Feb-16	Rostons Ltd	Sole	Private Treaty	P	£200,000	C
Cheshire	59.00	Ford Farm, Tattenhall	Small former dairy holding. Land dwelling/s and buildings	3	AHA	May-16	Fisher German	Sole	Private Treaty	P	£850,000	WB
Cheshire	69.06	Old Hall Farm, Woodford, Cheshire. Lot 7	Good sized arable fields with some pasture land.		VP	May-16	The Brown Rural Partnership	Joint	Tender	M	£700,000	C
Cheshire	104.15	Old Hall Farm, Woodford, Cheshire. Lots 1-6	Grade II listed part timber framed detached farmhouse. Traditional barns with planning approval for conversion to four dwellings. Meadow land, arable land, undulating pasture, deciduous woodland and pools.		VP	Mar-16	The Brown Rural Partnership	Joint	Tender	M	£1,790,000	WA
Cheshire	201.00	Morley Hall, Little Barrow	Good quality former dairy farm sold with 192acres within a ring fence, additional 9 acres across the road. Good quality land suitable for grazing or cropping	3	VP	Aug-15	Rostons Ltd	Sole	Private Treaty	D	£2,250,000	C
Cumbria	1.10	Woodland at Barras Brow	Bare land		VP	May-16	H&H Land and Property	Sole	Private Treaty	W	£20,500	WA
Cumbria	3.08	Land at Stainton	Bare land	4	VP	May-16	PFK Land Agency	Sole	Auction	P	£25,000	C
Cumbria	3.25	Land at Long Marton	Bare land	3	VP	Feb-16	PFK Land Agency	Sole	Private Treaty	P	£26,000	C

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Cumbria	5.09	Land Near Long Ashes, Penrith	Bare land		VP	May-16	H&H Land and Property	Sole	Auction	P	£45,000	C
Cumbria	9.42	Land at Nenthead, Alston	Bare land		VP	May-16	H&H Land and Property	Sole	Private Treaty	HI	£12,500	WB
Cumbria	9.80	Land at Brough 2	Bare land. The old tenant bought the land		VP	May-16	PFK	Sole	Private Treaty	HI	£30,000	C
Cumbria	15.04	Woodland at Peter Lane, Cardewlees, Carlisle	Bare land		VP	Mar-16	H&H Land and Property	Sole	Private Treaty	W	£85,000	WA
Cumbria	21.74	Land at Brow Nelson, Carlisle	Bare land		VP	May-16	H&H Land and Property	Sole	Auction	P	£215,000	WA
Cumbria	42.00	Land at Brough 3	Bare land. Bought by neighbour		VP	May-16	PFK	Sole	Private Treaty	M	£360,000	C
Cumbria	42.41	Land at Little Musgrave	Bare land		VP	Feb-16	H&H Land and Property	Sole	Private Treaty	P	£295,000	C
Cumbria	52.66	High Plains, Drybeck, Appleby	Land dwelling/s and buildings		VP	Jan-16	H&H Land and Property	Sole	Private Treaty	SH	£680,000	C
Cumbria	59.80	Violet Bank, Bolton, Appleby	Partial development opportunity, renovation of existing house, and barn conversion for 1 unit and site for 5 units.		VP	Jan-16	H&H Land and Property	Sole	Private Treaty	O	£825,000	C
Cumbria	60.69	Scarside	Possible planning opportunity and fell rights included. Seller wanted particular purchaser to get property so was happy to sell below guide.		VP	Jun-16	PFK	Sole	Private Treaty	HI	£975,000	C
Cumbria	72.68	Land Near Nenthead	Partially planted moorland			Jan-16	Savills	Sole	Private Treaty		£100,000	C
Cumbria	77.34	Land at Longtown, Carlisle	Bare land		VP	May-16	H&H Land and Property	Sole	Private Treaty	M	£360,000	WB
Cumbria	86.78	High Dubwath, Kirklington, Carlisle	Land and buildings		VP	Feb-16	H&H Land and Property	Sole	Private Treaty	P	£640,000	C
Cumbria	87.77	Land at Brough	Bare land		VP	May-16	PFK	Sole	Private Treaty	HI	£283,000	C

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Cumbria	100.77	Syke House Farm	Land dwelling/s and buildings. Dairy and sheep farm.		AHA	Apr-16	Savills	Sole	By Tender		£700,000	SA
Cumbria	105.12	Carleton/Cumwhinton	Bare land		VP	Apr-16	Property	Sole	Treaty	M	£900,000	C
Cumbria	107.02	Sceughmire Farm, Great Orton	Land dwelling/s and buildings		VP	Apr-16	H&H Land and Property	Sole	Auction	M	£1,100,000	C
Cumbria	1528.00	Lilymere Estate	Land and dwelling/s. A wonderful residential, amenity and sporting estate		VP	Mar-16	Savills	unknown	Private Treaty	M	£3,000,000	C
Derbyshire	0.33	Former Colliery Building, Pilsley	Land dwelling/s and buildings		VP	Apr-16	Bagshaws	Sole	Private Treaty	R	£125,000	C
Derbyshire	1.36	Land at Cross O Th Hands	Bare land area sold of out a large land parcel		VP	May-16	Bagshaws	Sole	Tender	P	£25,000	
Derbyshire	1.40	Brough Mill Pond, Brough, Hope Valley	Bare land with fishing ponds		VP	Jun-16	Bagshaws	Joint	Private Treaty	O	£70,000	SA
Derbyshire	1.42	Barncroft	Land semi-detached dwelling and buildings		VP	Mar-16	Bagshaws	Sole	Private Treaty	E	£350,000	C
Derbyshire	2.20	The Firs Lot 1	Land dwelling/s and buildings		VP	Jun-16	Bagshaws	Sole	Auction	P	£450,000	SA
Derbyshire	2.51	Ball Ridge Farm, Longnor, Buxton	Land dwelling/s and buildings		VP	May-16	Bagshaws	Sole	Auction	R	£200,000	C
Derbyshire	3.43	Willowbrook Stables, Derby	Land and buildings		VP	May-16	Bagshaws	Sole	Private Treaty	P	£140,000	C
Derbyshire	3.60	The Riddings	Land dwelling/s and buildings		VP	Mar-16	Bagshaws	Sole	Auction	P	£895,000	C
Derbyshire	4.27	Land at Ildridgehay	Bare land, near a village, stream frontage		VP	Mar-16	Bagshaws	Sole	Auction	P	£42,700	C
Derbyshire	4.95	Longrose Barn Kniveton	Land and buildings barns had prior approval for 2 dwellings		VP	May-16	Bagshaws	Sole	Auction	P	£300,000	SA
Derbyshire	5.10	Yews Farm Stanfree, Bolsover	Land dwelling/s and buildings		VP	Jun-16	Bagshaws	Sole	Private Treaty	SH	£499,950	C
Derbyshire	5.12	Land Adjoining Gorsty Low Farm, Chapel en le Firth	Bare land		VP	Mar-16	Bagshaws	Sole	Auction	P	£70,000	C
Derbyshire	6.42	Land off Castlegate Lane, Little Longstone, Bakewell	Land and buildings		VP	May-16	Bagshaws	Sole	Auction	P	£55,000	C

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Derbyshire	6.64	Land off Windy Bank, Bradfield	Bare land		VP	Mar-16	Bagshaws	Sole	Auction	P	£60,000	C
Derbyshire	7.75	Dale House, Litton, Buxton	Land dwelling/s and buildings		VP	Mar-16	Bagshaws	Sole	Private Treaty	R	£900,000	C
Derbyshire	13.60	Land off Higham Lane Morton	Bare land		VP	May-16	Bagshaws	Sole	Auction	P	£90,000	C
Derbyshire	20.30	Land at Tideswell, Buxton	Bare land		VP	May-16	Bagshaws	Sole	Auction	P	£190,000	C
Derbyshire	25.56	Land at Foolow, Hope Valley	Bare land		VP	May-16	Bagshaws	Sole	Auction	P	£160,000	SA
Derbyshire	26.77	Land at Sutton on the Hill	Bare land near village, double bank frontage to river		VP	May-16	Bagshaws	Sole	Auction	P	£187,000	C
Derbyshire	30.45	Painters Way Farm, Winster, Matlock	Land dwelling/s and buildings		VP	Apr-16	Bagshaws	Sole	Private Treaty	HI	£620,000	C
Derbyshire	43.42	Land at Longstone Edge, Buxton	Bare land		VP	May-16	Bagshaws	Sole	Private Treaty	P	£200,000	C
Derbyshire	60.00	Wood Farm, Boylestone	Farm house that required modernisation, range of brick under tile outbuildings including the old parlour, dutch barn and steel portal frame building. Land predominately down to pasture with remaining to game crops.		VP	Apr-16	Bagshaws	Sole	Private Treaty	M		C
Derbyshire	66.50	Wood Farm, Boylestone	Bare land with no roadside access, land sold to neighbouring farmer.		VP	Feb-16	Bagshaws	Sole	Private Treaty	P		C
Derbyshire	85.02	Pt Lodge Hill Farm	Land dwelling/s and buildings. Not a straight forward deal. The sale was to the neighbouring landowner who owned the access to the farm.	3	VP	Jun-16	Fisher German LLP	Sole	Private Treaty	M	£1,800,000	SA

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Derbyshire	134.31	Gunby Lea Farm, Netherseal	Mixed farm with good range of livestock sheds next to House with agricultural occupancy restriction. Two additional blocks of woodland subject to National Forest restrictions.		VP	Mar-16	Bagshaws	Sole	Private Treaty	M		C
Devon	1.07	Land at Chardstock, Axminster, Devon	Bare land		VP	Oct-15	Greenslade Taylor Hunt	Sole	Auction	P	£15,000	SA
Devon	2.22	Land at Stibb Cross Lot 5	Pasture paddock in heart of village. BPS entitlements included.			Apr-16	From VOA		Auction	P	£39,000	
Devon	3.78	Inner Bell Field, Chudleigh	Bare land		VP	Apr-16	Michelmores Hughes	Sole	Private Treaty	P	£60,000	WA
Devon	4.72	Land at Wixland, Atherington, Umberleigh	Single enclosure of pasture land.	3	VP	Mar-16	Greenslade Taylor Hunt	Sole	Private Treaty	P	£25,000	SA
Devon	5.14	Four Elms Farm Alfington, Ottery St Mary Lot 1	4 bed house, 1878 built, traditional and modern buildings, single pasture field.			Apr-16	From VOA		Auction	R	£570,000	
Devon	6.61	Pt Blacklands Farmhouse, Slapton, Kingsbridge	Bare land. Part of a larger transaction yet to be completed		VP	May-16	Michelmores Hughes	Sole	Private Treaty	A	£60,000	
Devon	8.34	Land at Dean, Trentishoe, Parracombe, Barnstaple	Pasture land with mobile stables.		VP	May-16	Greenslade Taylor Hunt	Sole	Private Treaty	E	£65,000	C
Devon	9.22	Four Elms Farm Alfington, Ottery St Mary Lot 6	Single pasture field, subject to a 20 year 30% development overage clause.			Apr-16	From VOA		Auction	P	£134,000	
Devon	9.4	Four Elms Farm Alfington, Ottery St Mary Lot 7	3 Pasture fields.			Apr-16	From VOA		Auction	P	£116,000	
Devon	10.71	Four Elms Farm Alfington, Ottery St Mary Lot 2	Single pasture field.			Apr-16	From VOA		Auction	P	£145,000	

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Devon	11.17	Kings Nympton, Umberleigh	Pasture land divided into three enclosures with good road frontage and access.	3	VP	Jan-16	Greenslade Taylor Hunt	Sole	Private Treaty	P	£90,000	C
Devon	11.39	Land at Yarcombe, Honiton, Devon Lot 2	Bare land			Sep-15	Greenslade Taylor Hunt	Sole	Tender	A	£120,000	C
Devon	11.47	Land at Stibb Cross Lot 3	Single arable field			Apr-16	From VOA		Auction	A	£120,000	
Devon	11.70	Millaton Farm, Bridestowe Lot 3	Bare land		VP	Mar-16	Butler Sherborn	Joint	Private Treaty	P	£60,000	C
Devon	12.68	Land at Yarcombe, Honiton, Devon Lot 3	Bare land		VP	Sep-15	Greenslade Taylor Hunt	Sole	Tender	M	£140,000	WA
Devon	13.29	Land at Hemyock, Cullompton	Bare land	3	VP	May-16	Greenslade Taylor Hunt		Tender	P	£80,000	WA
Devon	13.74	Land at Stibb Cross Lot 4	Bare land			Apr-16	From VOA		Auction	P	£146,000	
Devon	14.48	Land & Lakes, Lyme Regis	Bare land, 0.9 acres lake		VP	Jun-16	Symonds & Sampson	Sole	Auction	P	£150,000	SA
Devon	14.87	Land at Green Lane, Swimbridge, Barnstaple	Land and buildings	3	VP	Feb-16	Greenslade Taylor Hunt	Sole	Private Treaty	P	£169,950	C
Devon	15.37	Millaton Farm, Bridestowe Lot 1	Bare land		VP	Jun-16	Butler Sherborn	Joint	Private Treaty	P	£80,000	C
Devon	15.74	Land at Stibb Cross Lot 1	2 pasture fields, access off A388			Apr-16	From VOA		Auction	P	£132,000	
Devon	16.31	Land at Stibb Cross Lot 2	2 pasture fields, access off A388			Apr-16	From VOA		Auction	P	£141,000	
Devon	17.57	Lee View, South Molton	Three bedroomed farmhouse with farm buildings and pasture land.	3	VP	Jan-16	Greenslade Taylor Hunt	Sole	Private Treaty	R	£500,000	C
Devon	17.75	Four Elms Farm Alington, Ottery St Mary Lot 4	2 pasture fields.			Apr-16	From VOA		Auction	P	£225,000	
Devon	18.67	Valaford, West Anstey, South Molton	Four bedroomed house, outbuildings and pasture land.		VP	May-16	Greenslade Taylor Hunt	Sole	Private Treaty	SH	£675,000	C
Devon	25.20	Land at Yarcombe, Honiton, Devon Lot 4	Bare land		VP	Sep-15	Greenslade Taylor Hunt	Sole	Tender	P	£250,000	C

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Devon	29.77	Land at Yarcombe, Honiton, Devon Lot 1	Bare land		VP	Sep-15	Greenslade Taylor Hunt	Sole	Tender	A	£300,000	C
Devon	35.14	Four Elms Farm Alfington, Ottery St Mary Lot 3	Grade 2 grassland with EA monitoring borehole.			Apr-16	From VOA		Auction	P	£320,000	
Devon	39.83	Land at North Heasley, Heasley Mill, South Molton	Bare land with road access		VP	Mar-16	Greenslade Taylor Hunt	Sole	Private Treaty	P	£240,000	C
Devon	44.89	Four Elms Farm Alfington, Ottery St Mary Lot 5	Bare land, part subject to a 20 year 30% development overage clause.			Apr-16	From VOA		Auction	P	£505,000	
Devon	47.52	Millaton Farm, Bridestowe Lot 2	Bare land		VP	Mar-16	Butler Sherborn	Joint	Private Treaty	P	£240,000	C
Devon	50.67	Uphay Farm, Axminster - Lot 1	Grade II Farmhouse, Traditional Farm Buildings & Barns		VP	Jun-16	Symonds & Sampson	Sole	Private Treaty	P	£995,000	WA
Devon	119.60	Uphay Farm, Axminster - Lot 2 & 3	Bare land		VP	Apr-16	Symonds & Sampson	Sole	Private Treaty	M	£950,000	C
Devon	245.00	Baddaford Farm, Ashburton	Land dwelling/s and buildings	3	VP	Feb-16	Strutt & Parker	sole	Private Treaty	R	£2,000,000	WB
Dorset	5.34	Land at Waytown	Bare sloping pasture paddock	3	VP	Apr-16	Humberts	Sole	Auction	P	£60,000	WA
Dorset	13.52	Woolcombe Valley Farm - Lot A	Two bed farmhouse, 1,500sqm of farm buildings		VP	Jun-16	Symonds & Sampson	Joint	Private Treaty	R	£480,000	C
Dorset	18.86	Land at Bafferlands Farm, Charmouth, Dorset	Bare land		VP	Nov-15	Greenslade Taylor Hunt	Sole	Private Treaty	P	£165,000	C
Dorset	19.97	Sunnyside Farm, Poole - Lot 5	Bare land		VP	Mar-16	Symonds & Sampson	Sole	Private Treaty	P	£132,000	C
Dorset	23.08	Woolcombe Valley Farm - Lot C	Bare land. Level pasture, previously used for arable cropping		VP	Jun-16	Symonds & Sampson	Joint	Private Treaty	P	£220,000	WB
Dorset	29.60	Studland Stables	14 Loose Boxes and Tack Room set around a concrete yard.		M	Jan-16	Savills	Sole	Private Treaty		£275,000	WB
Dorset	133.00	Land at Chettle	Land dwelling/s and buildings	3	VP	Feb-16	Strutt & Parker	sole	Private Treaty	A	£2,500,000	C

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Dorset	202.00	Three Gates Farm	4 bedroom detached farmhouse, range of traditional and modern buildings for dairy/livestock. Adjoining pasture.	3	VP	Feb-16	Humberts	Sole	Private Treaty	P	£2,450,000	C
Durham	2.13	Land at Dipton	Land and Stables		VP	Mar-16	H&H Land and Property	sole	Private Treaty	P	£30,000	C
Durham	7.44	Land at Edmondsley	Bare land		VP	Mar-16	H&H Land and Property	sole	Private Treaty	P	£55,000	C
Durham	7.51	Land and barn at Stobhill Lane, Bolam, Darlington, DL2 2UR	Land dwelling/s and buildings. A traditional stone barn with residential planning consent and approximately 7.51 acres of land.	3	VP	Apr-16	GSC Grays	Sole	Private Treaty	SH	£150,000	WA
Durham	9.08	Land at Harelaw	Bare land		VP	Feb-16	H&H Land and Property	sole	Private Treaty	P	£55,000	WA
Durham	16.48	Land at Easington Village	Bare land. Private off market sale		VP	Apr-16	YoungsRPS	Sole	Private Treaty	A		
Durham	16.48	Land at Easington Village	Bare land. Private off market sale		VP	Apr-16	YoungsRPS	Sole	Private Treaty	A		
Durham	20.80	Lot 2 - Land at Wheatley Hill County Durham	Bare land		VP	May-16	YoungsRPS	Sole	Private Treaty	A	£143,000	C
Durham	32.73	Land at Bishop Auckland	Bare land		VP	Mar-16	H&H Land and Property	sole	Private Treaty	P	£150,000	WB
Durham	47.20	Lot 1 - Land at Wheatley Hill County Durham	Bare land		VP	May-16	YoungsRPS	Sole	Private Treaty	A	£290,000	C
Durham	796.00	The Wilton Estate	Land dwelling/s and buildings. A beautifully situated farming and sporting estate			Apr-16	Savills	unknown	Private Treaty		£3,250,000	WB
East Sussex	56.00	Land at Hoddern Farm, Peacehaven	Bare land. Possible long term development potential and sold without overage	2	FBT	Jun-16	Batcheller Monkhouse	Sole	Private Treaty	A	£550,000	SA

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East Sussex	132.00	Land and Buildings At Stonehouse	Bare land. Extremely attractive Wealden Farmland	3	VP		Savills	Sole	Private Treaty	M	£800,000	C
East Yorkshire	7.80	Land at Brough	Bare land with good access.		VP	Jun-16	George F White	Sole	Private Treaty	A	£40,000	SA
East Yorkshire	91.00	Upton House	Diversified small country estate with potential for alternative uses		VP	Jul-16	Savills	unknown	Private Treaty		£2,350,000	C
East Yorkshire	358.00	Winestead, Hull	Arable farm, some older cattle buildings, isolated farmhouse		VP	Mar-16	Frank Hill & Son (A&V) Ltd	Joint	Private Treaty	M	£5,000,000	
Essex	9.10	Land at Spring Elms Lane, Little Baddow, Essex	Bare land, sold off market to neighbours	3	VP	Apr-16	Whirledge & Nott	Sole	Private Treaty	P		
Essex	12.00	Land at Galleywood, Chelmsford, Essex	Bare land	3	VP	Jul-15	Whirledge & Nott	Sole	Private Treaty	P	£130,000	C
Essex	18.90	Wedes Farm, St. Lawrence, Essex	Bare land, sold off market	3	VP	Mar-16	Whirledge & Nott	Sole	Private Treaty	P		
Essex	29.16	Land at New Farm Drive, Abridge, Essex	Bare land	3	VP	Jun-16	Whirledge & Nott	Sole	Private Treaty	P	£350,000	WA
Essex	43.72	Land at Waltham Road, Nazeing, Essex	Bare Land. Receiver sale. Subject to FBT with 12 months to run	3	FBT	Apr-16	Whirledge & Nott	Sole	Private Treaty	A	£640,000	WB
Essex	74.05	Land at East Mersea	Bare land. Neighbours bidding against each other at auction.	3	VP	Mar-16	Whirledge and Nott	Sole	Auction	A	£630,000	WA
Essex	153.00	Land at Bicknacre	Bare land. 138 acres arable, 15 acres of woodland	3	VP	Nov-15	Whirledge & Nott	Sole	Private Treaty	P	£1,500,000	C
Essex	913.95	Oldbury Farm	Bare land	1	VP	Mar-16	Whirledge and Nott	Sole	Private Treaty	A		
Gloucestershire	0.31	Land at Tickmorend, Horsley	Bare land		VP	Feb-16	David James & Partners	Sole	Auction	Am	£15,000	SA
Gloucestershire	0.55	Coombe Allotments, Wotton-Under-Edge	Bare land		VP	Jun-16	David James & Partners	Sole	Tender	Ho	£50,000	SA
Gloucestershire	0.59	Land at Pitbrook, Wanswell, Berkeley	Bare land		VP	Jan-16	David James & Partners	Sole	Tender	Am	£30,000	SA
Gloucestershire	0.82	Land at Bledington	Bare land. Edge of village with river, including fishing rights		VP	Jan-16	Taylor and Fletcher	Sole	Private Treaty	Am	£35,000	WB

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Gloucestershire	2.05	Land at Breakheart Hill, Dursley	Bare land		VP	May-16	David James & Partners	Sole	Tender	Am	£25,000	C
Gloucestershire	3.90	Land at Coombe, Wotton-Under-Edge	Land and buildings		VP	Oct-15	David James & Partners	Sole	Private Treaty	SH	£50,000	WA
Gloucestershire	5.03	Chase Lane Farm Wickwar lot 3.	Grade 3 pasture no mains water connected, no BPS entitlements included.			Mar-16	From VOA		Auction	P	<i>£50,000</i>	
Gloucestershire	5.03	Jennings Hill Barn	Steel Portal Agricultural Building with planning permission to Convert to Residential under Class Q. Uplift on Land		VP	Jun-16	Carver Knowles	Sole	Private Treaty	R	£180,000	SA
Gloucestershire	5.71	Land at Ashton Keynes	In flood risk zone, edge of village location, single bank fishing rights		VP	Jan-16	Moore Allen & Innocent	Sole	Private Treaty	P	£60,000	WA
Gloucestershire	6.70	Land and Stables at Icomb	Land and stables with good views, edge of village.		VP	Jun-16	Taylor and Fletcher	Sole	Auction	Am	£400,000	WA
Gloucestershire	7.16	Land & Stables at Cerney Wick	Land and buildings. In flood risk zone, rural location		VP	Jun-16	Moore Allen & Innocent	Sole	Auction	E	£100,000	C
Gloucestershire	12.06	Chase Lane Farm Wickwar lot 1.	3 bed farmhouse, range of ex dairy modern buildings and traditional buildings with planning consent for conversion to 2 dwellings.			Mar-16	From VOA		Auction	R	<i>£700,000</i>	
Gloucestershire	17.02	Land at New Road, Wotton-Under-Edge	Land and buildings. Private, off market transaction		VP	Sep-15	David James & Partners	Sole	Private Treaty	P	£200,000	C
Gloucestershire	30.20	Land at Lower Stone, Berkeley	Bare land		VP	Jun-16	David James & Partners	Sole	Auction	P	£275,000	SA
Gloucestershire	47.46	Chase Lane Farm Wickwar lot 2.	Bare land. Grade 3 pasture in 7 parcels. Mains water connected, no BPS entitlements included.			Mar-16	From VOA		Auction	P	<i>£400,000</i>	
Herefordshire	0.40	Stonehouse Field	Bare banky pasture land		VP		Brightwells	Sole	Tender	P	£20,000	SA
Herefordshire	0.96	Ewyas Harold	Planning permission for two dwellings		VP		Brightwells	Sole	Private Treaty	P	£230,000	SA
Herefordshire	1.37	Land at Goodrich	Bare land in centre of a village		VP	Jan-16	Brightwells	Sole	Auction	P	£30,000	WA
Herefordshire	3.00	Manor Barns, Monkland	4 Barns for residential development		VP	Feb-16	Brightwells	Sole	Auction	R	£100,000	WA

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Herefordshire	4.37	Lot 1 - land at Hoarwithy	With fishing rights in the river Wye		VP	May-16	Brightwells	Sole	Auction	P	£60,000	WA
Herefordshire	4.45	Swinmore Poultry Farm	4 broiler units, and bungalow		VP	Dec-15	Brightwells	Sole	Tender	SH	£1,000,000	WA
Herefordshire	5.91	Harbour Farm, Newchurch, Kington Lot 4	Bare land		VP	May-16	McCartneys	Sole	Tender	P	£40,000	SA
Herefordshire	7.45	Harbour Farm, Newchurch, Kington Lots 1 + 2	House, Buildings & Caravan park in 4.78 acres		VP	May-16	McCartneys	Sole	Tender	SH	£350,000	SA
Herefordshire	12.87	Lot 2 - Land at Hoarwithy	Amenity woodland		VP	May-16	Brightwells	Sole	Auction	W	£40,000	SA
Herefordshire	14.71	Harbour Farm, Newchurch, Kington Lot 5	Bare land		VP	May-16	McCartneys	Sole	Tender	P	£50,000	SA
Kent	21.07	Land at East Street, Ash, Canterbury	Bare land	1	VP	Dec-15	Finns	Sole	Private Treaty	P	£210,000	C
Kent	35.00	Summerhill Oast Farm	Land dwelling/s and buildings		VP	Mar-16	Savills	Joint	Private Treaty		£1,295,000	C
Kent	44.18	Land at Barham	Bare land	3	VP	Apr-16	Finns	Sole	Private Treaty	A	£420,000	C
Kent	50.00	Land At Mapleton Road	Bare land	3	VP		Savills	Sole	Private Treaty	P	£300,000	C
Kent	90.04	Upper Grounds, Highstead	Included 19 acres of pasture & a lake. Land had been dug for gravel & reinstated. Subject to a 50% / 25 year overage provision	2	VP	Feb-16	Finns	Sole	Tender	A	£450,000	WA
Lancashire	78.50	Potter Hill Farm	5 bedrooms, 9 stables. Indoor arena. Numerous agricultural buildings.	3	VP	Mar-16	Savills	Sole	Private Treaty	E	£1,450,000	C

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Leicestershire	5.00	West View Farm	Very high interest in property, house and buildings required renovation but it had the potential to be the perfect small holding in desirable location that everyone wants which reflects the level of interest we had in it.	3	VP	Mar-16	Andrew Granger & Co	Sole	Private Treaty	P	£335,000	SA
Leicestershire	14.50	Post Office Farm	Land dwelling/s and buildings. Heavy uplift clause, Steep sloping pasture, Grade 2 listed & thatched roof, Public ROWs.	3	VP	Apr-16	Andrew Granger & Co	Sole	Private Treaty	P	£450,000	WB
Leicestershire	39.56	land at Frisby on the Wreake	Bare land		VP	May-16	Brown & Co	Sole	Private Treaty	P	£150,000	C
Leicestershire	46.94	Stoke Fields Farm	Land dwelling/s and buildings		VP	Nov-15	Howkins & Harrison	Sole	Private Treaty	P	£925,000	WB
Leicestershire	62.20	Land at Wolvey, Hinckley, Leics				Dec-15	Barbers Rural Consultancy LLP	Sole	Private Treaty	A	£622,000	SA
Lincolnshire	3.45	Land at Fulbeck, Grantham	Bare land	3	VP	Apr-16	Pygott & Crone	Sole	Private Treaty	P	£40,000	C
Lincolnshire	3.76	Lot 2 Skirth Road, Billingham	Bare land	2	VP	Mar-16	Pygott & Crone	Sole	Private Treaty	A	£37,500	C
Lincolnshire	3.85	Haconby nr Bourne	Bare land. Sold to a non farming purchaser	3	VP	Mar-16	Stephen Knipe & Co	Sole	Tender	P		
Lincolnshire	7.14	Saltfleetby - Lot 3	Bare land	3	VP	Jan-16	Masons Chartered Surveyors	Sole	Tender	A	£62,000	WA
Lincolnshire	8.13	Haconby nr Bourne	Bare land. Sold to a non farming purchaser	3	VP	Mar-16	Stephen Knipe & Co	Sole	Tender	P		
Lincolnshire	9.25	Land at Alborough	Bare land	2	VP	Jul-15	DDM Agriculture	Sole	Tender	A	£90,000	C
Lincolnshire	9.81	Saltfleetby - Lot 4	Bare land	3	VP	Jan-16	Masons Chartered Surveyors	Sole	Tender	P	£66,000	C
Lincolnshire	10.25	Saltfleetby - Lot 5	Bare land	3	VP	Jan-16	Masons Chartered Surveyors	Sole	Tender	P	£69,000	C

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Lincolnshire	10.80	Land at Horsington	Bare land	3	VP	Feb-16	Robert Bell and Co	Sole	Private Treaty	P	£80,000	C
Lincolnshire	10.87	Land at Trader Bank, Sibsey	Bare land	2	VP	Apr-16	Pygott & Crone	Sole	Private Treaty	P	£76,000	C
Lincolnshire	11.35	Land at Crowle	Bare land	1	VP	Oct-15	DDM Agriculture	Sole	Private Treaty	M	£104,100	C
Lincolnshire	12.30	Land at Belchford	Bare land, private sale	3	VP	Apr-16	Robert Bell and Co	Sole	Private Treaty	P		
Lincolnshire	13.74	Saltfleetby - Lot 7	Bare land	3	VP	Jan-16	Masons Chartered Surveyors	Sole	Tender	P	£92,500	C
Lincolnshire	14.92	Bourne South Fen	Bare land sold to neighbouring farmer	2	VP	Mar-16	Stephen Knipe & Co	Sole	Tender	A		
Lincolnshire	16.53	Saltfleetby - Lot 2	Bare land	3	VP	Jan-16	Masons Chartered Surveyors	Sole	Tender	A	£145,000	WA
Lincolnshire	18.14	Haconby nr Bourne	Bare land, sold to non farming purchaser	3	VP	Mar-16	Stephen Knipe & Co	Sole	Tender	P		
Lincolnshire	20.07	Land at Hundleby	Bare land, private sale	3	FBT	Jun-16	Robert Bell and Co	Sole	Private Treaty	M		
Lincolnshire	21.16	Land at Holbeach drove Gate	Bare land		VP	Mar-16	Brown & Co	Sole	Private Treaty	P	£125,000	C
Lincolnshire	22.09	Land at Holbeach Fen	Bare land		VP	Feb-16	Brown & Co	Sole	Private Treaty	A	£150,000	C
Lincolnshire	23.00	Gosberton Bank Nursery	Land dwelling/s and buildings		VP	Feb-16	Brown & Co	Sole	Private Treaty	R	£500,000	C
Lincolnshire	23.28	Land at Moulton Park	Bare land		VP	Mar-16	Brown & Co	Sole	Private Treaty	P	£250,000	WA
Lincolnshire	43.85	Land at Nettleton	Bare land	3	VP	Nov-15	DDM Agriculture	Sole	Tender	A	£300,000	WB
Lincolnshire	51.25	Saltfleetby - Lot 6	Bare land	3	VP	Jan-16	Masons Chartered Surveyors	Sole	Tender	A	£450,000	C
Lincolnshire	208.97	Land at Silk Willoughby, Sleaford	Bare land		VP	Feb-16	Brown & Co	Sole	Tender	A	£1,750,000	C

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Lincolnshire	221.47	Castle Farm, Castle Carlton	Land dwelling/s and buildings	3	M	Dec-15	DDM Agriculture	Sole	Tender	M	£2,000,000	C
Lincolnshire	253.92	Manor Farm, Langrick	Bare land		VP	Feb-16	Brown & Co	Sole	Private Treaty	A	£3,250,000	C
Lincolnshire	499.95	Millenium Farm, Holton Le Clay	Land dwelling/s and buildings	3	M	Nov-15	DDM Agriculture	Sole	Tender	A	£5,750,000	C
Merseyside	197.00	Land at Tarbock Hall, Tarbock Green	Land and buildings		VP	Mar-16	Strutt & Parker	sole	Private Treaty	Am	£685,000	WA
Norfolk	43.97	Land at Bexwell	Bare land. Two parcels of productive let fenland, sold as a whole	3	AHA	Feb-16	Bidwells	Sole	Private Treaty	A	£200,000	SA
Norfolk	572.00	Rosary Farm	Land and buildings	2	VP	Jan-16	Strutt & Parker	sole	Private Treaty	A	£5,000,000	C
North Yorkshire	5.19	Land at Kirkby Malzeard	Approximately 2.88 acres of well-maintained woodland and 2.31 acres level pasture just outside village. Sold by online auction with buyer paying vendors costs.		VP	Apr-16	George F White	Sole	Auction	Am	£35,000	SA
North Yorkshire	9.01	Land and barn at Arkengarthdale, Reeth, DL11 6UT	A redundant stone barn with rough grazing and woodland.	4	VP	Jun-16	GSC Grays	Sole	Private Treaty	Am	£25,000	WA
North Yorkshire	26.00	Underbanks Farm, Richmond	Land dwelling/s and buildings	3	VP	Jun-16	Carter Jonas LLP	Sole	Private Treaty	R	£725,000	
North Yorkshire	36.54	Land At Sneatonthorpe	Bare land single block	3	VP	Jun-16	Savills	Sole	Private Treaty		£260,000	A
North Yorkshire	39.00	Land at Aldborough St John	Bare land	3	VP	Mar-16	Carter Jonas LLP	Sole	Tender	A	£400,000	C
North Yorkshire	60.27	Land At Hawsker	Bare land		VP	Apr-16	Savills	Sole	Private Treaty	A	£475,000	SA

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North Yorkshire	85.92	Land at Kirby House Farm, Kirkby in Cleveland, TS9 7AN	Approximately 85.92 acres of Grade III arable land with road frontage subject to short term FBT agreements. The land was sold subject to a development clawback of 50% for a term of 30 years.	3	FBT	Apr-16	GSC Grays	Sole	Private Treaty	A	£650,000	C
North Yorkshire	89.47	Holme Farm, Seamer, TS9 5LL	A mixed arable and stock farm with a 4 bedroom AOC farmhouse (3336 sqft) range of modern farm buildings, double garage and stable block.	3	VP	Apr-16	GSC Grays	Sole	Private Treaty	M	£975,000	C
North Yorkshire	120.00	Morton House Farm, Hurst Green	Land dwelling/s and buildings, purchased by sitting tenant	3	AHA	Jun-16	Carter Jonas LLP	Sole	Private Treaty	P	£700,000	C
North Yorkshire	142.50	Raybridge Farm	Fully equipped dairy farm.		VP	May-16	Savills	unknown	Private Treaty	D	£1,450,000	C
North Yorkshire	182.00	Sandwith Moor Plantation	Woodland	4	VP	Jun-16	Carter Jonas LLP	Sole	Private Treaty	HI	£550,000	WB
North Yorkshire	240.66	Low Raincliffe Farm	4 bedroom farmhouse. Planning consent for 3 bed house with an Agricultural Occupancy Restriction 12,000 bird free-range egg unit. Irrigation Licence for 5.86 million gallons per year.	3	VP	May-16	George F White	Sole	Private Treaty	A	£3,150,000	SB
Northamptonshire	23.50	Land at Hellidon	Bare land		VP	Jul-15	Howkins & Harrison	Sole	Auction	A	£200,000	SA
Northamptonshire	32.20	Catesby Thorn	Land dwelling/s and buildings		VP	Sep-15	Howkins & Harrison	Sole	Private Treaty	P	£795,000	WB
Northamptonshire	69.02	White House Farm	Land dwelling/s and buildings		VP	Sep-15	Howkins & Harrison	Sole	Private Treaty	P	£1,750,000	C
Northamptonshire	106.00	Boughton Hall Land	Bare land, private sale		VP	Nov-15	Howkins & Harrison	Sole	Private Treaty	P	n/a	
Northumberland	18.71	Land Byress	Bare land. Very Rough Marginal Grassland	3	VP	Jun-16	George F White	Sole	Private Treaty	P	£66,000	C

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Northumberland	39.39	Kidlandlee	Farmhouse, 2 traditional stone cottages, historic 2 storey stable block with huge development potential. Traditional outbuildings with permission to develop holiday let and camping enterprise. Solar and wind power renewables together with biomass heating systems.		VP	Jan-16	George F White	Sole	Private Treaty	P	£695,000	C
Northumberland	632.49	Felkington Farm (Pt), Berwick upon Tweed, Northumberland, TD15 2NR	Land, dwellings and buildings	3	VP	Mar-16	Edwin Thompson LLP	Sole	Private Treaty	A	£5,860,000	C
Northumberland	876.00	Doddington North Moor, Fenton, Wooler, NE71 6JW	A traditional 2 bed cottage in need of complete renovation with a range of basic modern and traditional buildings, 664 acres of moorland/rough grazing, 174 acres of P and 35 acres of woodland.	4	FBT	Jun-16	GSC Grays	Joint	Private Treaty	HI	£1,100,000	WA
Nottinghamshire	2.00	Land and Building, Pinxton, Notts	Land and buildings		VP	May-16	Bagshaws	Sole	Auction	M	£50,000	C
Nottinghamshire	30.00	Land at Misk Farm, Hucknall	Bare land	3	VP	Mar-16	Fisher German LLP	Sole	Private Treaty	A	£310,000	WB
Nottinghamshire	32.00	Yew Tree Farm, Westwood	Included House, Static Caravan, Agricultural Shed, Stables, Office Building and 3 fishing lakes.		VP	Mar-16	Bagshaws	Sole	Private Treaty	M	£825,000	C
Nottinghamshire	65.00	Westborough	Grade 3 pasture land. Listed House. Range of farm buildings.	3	AHA	Mar-16	Savills	Sole	Auction	P	£470,000	SA
Nottinghamshire	76.00	Little Danethorpe Farm	Land dwelling/s and buildings	3	VP	Mar-16	Fisher German LLP	Sole	Private Treaty	R	£1,400,000	C
Nottinghamshire	123.00	Land at Sutton Cum Lound	Bare land	3	FBT	Mar-16	Savills	Sole	Private Treaty	A	£1,000,000	C

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Nottinghamshire	226.83	Land at Bothamsall & West Drayton	Bare land		VP	May-16	Brown & Co	Sole	Private Treaty	A	£2,250,000	WA
Nottinghamshire	227.00	Lound	Bare land on a company AHA	3	AHA	Mar-16	Savills	Joint	Private Treaty	A	£800,000	WB
Oxfordshire	1.00	Land at Church Enstone	A 1 acre grass paddock situated at the edge of a village		VP	Jun-16	Carter Jonas LLP	Sole	Private Treaty	P	£15,000	SA
Oxfordshire	3.50	Land at Ashendon	3.5 acres of pasture with stables on the edge of a village		VP	May-16	Carter Jonas LLP	Sole	Private Treaty	E	£80,000	C
Oxfordshire	28.11	Poplars Farm - Lot 5	Newly planted broadleaf woodland		VP	Jan-16	Carter Jonas LLP	Sole	Private Treaty	W	£170,000	SA
Oxfordshire	47.82	Land At Hook Norton	Mixed Broadleaf Woodland		VP	Jan-16	Savills	Sole	Private Treaty	W	£370,000	WB
Oxfordshire	71.55	Langley Farm, Holmer Green	Land dwelling/s and buildings		VP	Mar-16	Carter Jonas LLP	Sole	Private Treaty	P	£1,200,000	SA
Oxfordshire	126.00	Bowers Farm	Bare land	3	VP	May-16	Carter Jonas LLP	Sole	Private Treaty	A	£1,400,000	C
Oxfordshire	241.00	The Manor Estate, Sandford St Martin	Land dwelling/s and buildings	3	VP	Mar-16	Strutt & Parker	sole	Private Treaty	M		C
Oxfordshire	330.00	Camden Farm, Faringdon	Land dwelling/s and buildings. Two farmhouse and four cottages		M	Feb-16	Carter Jonas LLP	Joint	Private Treaty	P	£4,350,000	C
Oxfordshire	1290.00	Kingston Lisle Farm, Wantage	Land dwelling/s and buildings	3	VP	Mar-16	Strutt & Parker	sole	Private Treaty	A		C
Shropshire	2.00	The Barn, Orleton, Ludlow, Shropshire	Land dwelling/s and buildings		VP	Jun-16	Brightwells	Sole	Private Treaty	O	£200,000	C
Shropshire	4	Land at Welshampton	Bare land with road frontage and development clawback			Apr-16	From VOA		Auction	P	£50,000	
Shropshire	5.00	Land at Sleaford Lane, Telford	Pasture but also suitable for arable			May-16	Barbers Rural Consultancy LLP	Sole	Private Treaty	P	£75,000	WA
Shropshire	5.00	Hodge Nichols Farmhouse	5 bedroom farmhouse including annexe with detached holiday let		VP	Mar-16	Nock Deighton Agricultural LLP	Joint	Private Treaty	R	£550,000	C
Shropshire	5.77	Woodland at Brooksmeeing Bridge	Single enclosure of soft wood plantation with natural water supply		VP	Jan-16	Nock Deighton Agricultural LLP	Sole	Tender	W	£250,000	SA
Shropshire	6.98	Kinsley Wood, Knighton	Bare land woodland		VP	Apr-16	McCartneys	Sole	Private Treaty	W	£25,000	SB

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Shropshire	7.64	Land at Prees Heath	Open amenity land. Common land part of Prees Heath Common.			Apr-16	From VOA		Auction	Am	<i>£15,000</i>	
Shropshire	8.15	Woodland at Prees Heath	Mixed natural woodland with small brick building. Common land part of Prees Heath Common.			Apr-16	From VOA		Auction	W	<i>£20,000</i>	
Shropshire	9.76	Arable Lane at Stocking Lane	Bare land no BPS entitlements		VP	Mar-16	Nock Deighton Agricultural LLP	Sole	Auction	A	<i>£83,100</i>	WA
Shropshire	10	Land at Welshampton	Bare land with road frontage			Apr-16	From VOA		Auction	P	<i>£95,000</i>	
Shropshire	10.38	Land at Hazels, Shawbury	9.81 ac reseeded pasture, suit arable and 0.57ac open woodland. BPS entitlements included.			Mar-16	From VOA		Auction	P	<i>£85,000</i>	
Shropshire	10.94	Land at Buildwas Lane	Bare land, sold privately		VP	Jun-16	Nock Deighton Agricultural LLP	Sole		P		
Shropshire	12.54	Denton Farm, Beckbury	Agricultural barn with Prior Approval for change of use to residential and range of farm buildings		VP	Feb-16	Nock Deighton Agricultural LLP	Sole	Tender	SH	<i>£250,000</i>	C
Shropshire	15.89	Land at New House Farm, Longden	In pasture but also suitable for arable			Jan-16	Barbers Rural Consultancy LLP	Sole	Private Treaty	P	<i>£135,000</i>	C
Shropshire	17.27	Bucknell Hill, Bucknell	Bare land		VP	May-16	McCartneys	Sole	Private Treaty	P	<i>£53,000</i>	WB
Shropshire	19.59	Land at Hospital Lane Prees Heath	Common land part of Prees Heath Common. 18 ac arable and 1.59ac woodland/amenity land. At northern end of the former airfield. Sown to milling wheat. Possession status uncertain, whilst farmed as with VP possible commoners could assert their grazing rights.			Apr-16	From VOA		Auction	A	<i>£82,000</i>	
Shropshire	377.33	Bromstead Farm	5 Bedroom house and 3 Bedroom farmhouse with 2 bed annex. Partly irrigated arable and pasture.		VP	Mar-16	Savills	Sole	Private Treaty		<i>£4,500,000</i>	C

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Shropshire	714.46	Fernhill Farm	Land and buildings	2	VP	Mar-16	Savills	Sole	Private Treaty		£7,250,000	SA
Somerset	0.10	Land at 71 Pembroke Road, Portishead (Lot 9)	Bare land. No services but inside the settlement boundary. Uplift (30% for 21 years)		VP	May-16	David James & Partners	Sole	Auction	P	£25,000	SA
Somerset	0.11	Land at Henlade, Taunton	Bare land			May-16	Greenslade Taylor Hunt		Private Treaty	P		
Somerset	0.40	Strategic Investment Land at Greenhill Lane, Sandford (Lot 5)	Bare land. Gated access from lane and between existing rural development. No services connected. Uplift (25% for 20 years)	1	VP	Nov-15	David James & Partners	Sole	Auction	P	£25,000	SA
Somerset	0.50	Investment Land at Clevedon Road,	Road frontage but previous planning refused. Tree preservation orders,		VP	May-16	David James & Partners	Sole	Auction	P	£30,000	SA
Somerset	0.50	Land at Idson Farm, Stringston, Bridgwater	Bare land			Apr-16	Greenslade Taylor Hunt		Private Treaty	P		
Somerset	0.60	Land at Dumpers Lane, Chew Magna	Garden extension		VP	Apr-16	David James & Partners	Sole	Private Treaty	P		
Somerset	0.83	Part Three Bridges Farm, Taunton, Somerset	Bare land		VP	Dec-15	Greenslade Taylor Hunt	Sole	Private Treaty	P		
Somerset	0.90	Woodland at Hursley Hill, Whitchurch (Lot 4)	Mixed woodland within the green belt and forest of avon.		VP	Nov-15	David James & Partners	Sole	Auction	W	£15,000	WA
Somerset	0.97	Investment Land at Well Park, Congresbury (Lot 11)	Edge of village but majority outside the settlement boundary. Floodzone and footpaths. Uplift (50%, 21 years)		VP	May-16	David James & Partners	Sole	Auction	P	£15,000	C
Somerset	1.22	Land at Cross Keys, Ilton, Ilminster, Somerset	Bare land		VP	Oct-15	Greenslade Taylor Hunt	Sole	Private Treaty	P		
Somerset	1.30	Land at Church Lane, Norton Malreward	Bare land		VP	Jan-16	David James & Partners	Sole	Private Treaty	P		
Somerset	1.51	Land at North Stoke, Bath	Bare land		VP	Oct-15	David James & Partners	Sole	Private Treaty	SH	£40,000	WB

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Somerset	1.60	Paddock at Crabtree Lane, Dundry (Lot 1)	Bare land. No services. Green Belt, Site of Nature Conservation Interest, ELS due to end Nov 15.	3	VP	Sep-15	David James & Partners	Sole	Auction	P	£3,000	SA
Somerset	1.90	Stone Allerton	Bare land		VP	Mar-16	David James & Partners	Sole	Private Treaty	P		
Somerset	2.18	Land at Hyatts Wood Road, Backwell (Lot 3)	Bare land. No services. Green Belt. Access from road and via a restricted byway.		VP	Sep-15	David James & Partners	Sole	Auction	P	£25,000	C
Somerset	2.18	Langford	Bare land		VP	Apr-16	David James & Partners	Sole	Private Treaty	P		
Somerset	2.28	Stables & Land at West Dundry Lane, Dundry (Lot 7)	Block of 4 stables with mains water, tack room, small yard and timber outbuilding. Gently sloping topography with extensive views. Green Belt & Forest of Avon.	3	VP	Mar-16	David James & Partners	Sole	Auction	P	£40,000	SA
Somerset	2.48	Stables & Land at Cameley Road, Temple Cloud (Lot 1)	3 timber stables (3.7 x 11m) with a concrete base. Mains water.		VP	Mar-16	David James & Partners	Sole	Auction	P	£35,000	SA
Somerset	2.50	Investment Land at Hutton Hill, Hutton (Lot 1)	Bare land. Road frontage and mains water. Adjacent to the settlement boundary and footpath crossing. AONB, EA Standing advice. Uplift 50% for 21 years.		VP	Jul-15	David James & Partners	Sole	Auction	P	£40,000	WB
Somerset	2.50	Buildings and Land at Chapel Allerton (Lot 2)	15 x 20 ft timber frame with hardcore floor barn. Mains water. Flat topography. BPS entitlements excluded.		VP	Mar-16	David James & Partners	Sole	Auction	P	£35,000	C
Somerset	2.89	Land at Hatch Beauchamp, Taunton, Somerset	Bare land			Jul-15	Greenslade Taylor Hunt	Sole	Tender	P	£20,000	SA
Somerset	3.00	Stone Barn, Agri. Building & Paddock at Sevier Road, Loxton, Axbridge (Lot 6)	Flood plain. Mains water and electricity. Pre-existing uplift 50% for 21 years from 2005		VP	Nov-15	David James & Partners	Sole	Auction	P	£100,000	C

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Somerset	3.05	Manor Farm, Forton, Chard, Somerset	Land dwelling/s and buildings		VP	Oct-15	Greenslade Taylor Hunt	Sole	Auction	R	£350,000	C
Somerset	3.25	Banwell	Bare land		VP	May-16	David James & Partners	Sole	Private Treaty	P		
Somerset	3.46	Land at The Drift, Forton, Chard	Land and buildings			Jun-16	Greenslade Taylor Hunt		Auction	P	£35,000	SA
Somerset	3.56	Land at Tatworth, Chard	Bare land			Apr-16	Greenslade Taylor Hunt		Auction	P	£30,000	SA
Somerset	3.70	Land at Lower Norton Lane, Kewstoke (Lot 19)	Bare land. Mains water, small pond & access to rhynes. Set-back gateway. Uplift clause (50%, any change of use). Flood zone.		VP	May-16	David James & Partners	Sole	Auction	P	£40,000	WA
Somerset	4.00	Woodland at Canada Coombe, Hutton (Lot 2)	Semi-mature mixed woodland with road frontage and a dilapidated building. No services. AONB & site of nature conservation interest.		VP	Jul-15	David James & Partners	Sole	Auction	W	£25,000	C
Somerset	4.00	Stables & Paddocks at Snipefield Lane, Wedmore (Lot 6)	Land and buildings		VP	Mar-16	David James & Partners	Sole	Auction	P	£60,000	C
Somerset	4.02	Axbridge	Bare land		VP	Mar-16	David James & Partners	Sole	Private Treaty	P		
Somerset	4.10	Yatton	Bare land		VP	Nov-15	David James & Partners	Sole	Auction	P		
Somerset	4.10	Land at Norton Lane, Norton Malreward	Bare land		VP	Jan-16	David James & Partners	Sole	Private Treaty	P		
Somerset	4.20	Wraxall	Bare land		VP	Jul-15	David James & Partners	Sole	Private Treaty	P		
Somerset	4.40	Kingston Seymour	Bare land		VP	May-16	David James & Partners	Sole	Private Treaty	P		
Somerset	4.43	Land at Buckland St Mary, Chard, Somerset	Bare land		VP	Nov-15	Greenslade Taylor Hunt	Sole	Auction	P	£35,000	WA

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Somerset	4.50	Woodland at Windmill Hill, Ladymead Lane, Langford (Lot 5B)	Poplar woodland under a Woodland grant scheme with 16 years remaining. Footpath.		VP	Jul-15	David James & Partners	Sole	Auction	W	£20,000	WA
Somerset	4.50	Building & Land at Northwick, Dundry (Lot 8)	Planning permission for an ag. Building. Water connected. Green Belt. Pre-existing uplift of 50% for 20 years from 2010.		VP	Nov-15	David James & Partners	Sole	Auction	P	£50,000	C
Somerset	5.00	Clevedon	Bare land		VP	Aug-15	David James & Partners	Sole	Private Treaty	P		
Somerset	5.25	Clutton	Bare land		VP	Feb-16	David James & Partners	Sole	Private Treaty	P		
Somerset	5.70	Congresbury	Bare land		VP	Aug-15	David James & Partners	Sole	Private Treaty	P		
Somerset	5.70	Land at Fry's Bottom Lane, Chelwood (Lot 9)	Bare land in valley location with potential for sporting. Secluded with woodland to one side. Green belt and no services.		VP	Mar-16	David James & Partners	Sole	Auction	P	£60,000	C
Somerset	5.72	Wellow	Bare land		VP	Mar-16	David James & Partners	Sole	Private Treaty	P		
Somerset	6.02	Stone Allerton	Bare land		VP	Mar-16	David James & Partners	Sole	Private Treaty	P		
Somerset	6.15	Investment land at Church Lane, Hutton (Lot 3)	Bare land with road frontage, adjacent to the settlement boundary. Footpath crossing the site. Mains water connected. AONB. Uplift of 50% for 21 years.		VP	Nov-15	David James & Partners	Sole	Auction	P	£55,000	SA
Somerset	6.70	Land at Erlon Lane, Westbury-sub-Mendip (Lot 7)	Naturally high groundwater and partially floodplain. Timber field shelter and water trough.	3	VP	May-16	David James & Partners	Sole	Auction	P	£45,000	C
Somerset	7.21	Land at Winford Road, Chew Magna (Lot 7)	Bare land, part strategic investment land close to village. Footpath, catchment sensitive farming target area and green belt. Uplift of 50% for 21 years.		VP	Sep-15	David James & Partners	Sole	Auction	P	£75,000	SA

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Somerset	7.71	Land at Ham, Combe St Nicholas, Chard	Bare land			May-16	Greenslade Taylor Hunt		Tender	P	£60,000	C
Somerset	8.23	Land and Building at Weacombe	60' x 40' modern building (erected with agricultural permitted development rights in 2012)	3	VP	Jun-16	Humberts	Sole	Private Treaty	P	£125,000	SA
Somerset	8.40	Land at Green Lane, Failand (Lot 17)	Bare land in Green Belt, Forest of Avon and Bridleway. Pre-existing uplift clause (50% until 11/18) and small historic lease.		VP	May-16	David James & Partners	Sole	Auction	P	£80,000	SA
Somerset	9.00	Churchill	Bare land		VP	Aug-15	David James & Partners	Sole	Private Treaty	P		
Somerset	10.03	Land at Tatworth, Chard	Bare land			Apr-16	Greenslade Taylor Hunt		Auction	P	£70,000	WA
Somerset	10.20	Langford	Bare land		VP	Aug-15	David James & Partners	Sole	Private Treaty	P		
Somerset	13.91	Land at Poltimore, Combe St Nicholas	Bare land		VP	Aug-15	Greenslade Taylor Hunt	Sole	Tender	P	£100,000	C
Somerset	14.25	Land at Greatstone Lane, Winford (Lot 4)	Small stone building, mains water, footpaths, catchment sensitive farming target area, green belt, ELS until 2017. Mineral rights excluded for part. BPS at valuation. Uplift of 50% for 20 years.		VP	Sep-15	David James & Partners	Sole	Auction	P	£135,000	C
Somerset	15.65	Fishermans Hut, Wincanton	4 bedroom house, range of blockwork/wooden outbuildings		VP	Jan-16	Symonds & Sampson	Sole	Auction	R	£410,000	SA
Somerset	17.66	Land at Seaborough, Crewkerne	Bare land	3	VP	Mar-16	Greenslade Taylor Hunt		Auction	P	£110,000	C
Somerset	18.88	Land at West Bagborough	Bare land, currently pasture but could be arable	2	VP	Apr-16	Humberts	Sole	Tender	P	£175,000	C
Somerset	19.17	Land at Sea, Ilminster	Bare land	3	VP	Mar-16	Greenslade Taylor Hunt		Auction	A	£120,000	SA
Somerset	19.71	Land and Building at Clapton, Crewkerne	Land and buildings	3	ATA	Mar-16	Greenslade Taylor Hunt		Auction	P	£135,000	SA

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Somerset	21.80	Land at Moorledge Lane, Chew Magna	Bare land. Private deal with neighbouring landowner		VP	Apr-16	David James & Partners	Sole	Private Treaty	P		
Somerset	25.76	Hewish	Bare land		VP	Sep-15	David James & Partners	Sole	Private Treaty	P		
Somerset	26.26	Stone Barn & Land at Limeburn Hill. Chew Magna (Lot 8)	Green Belt, Community Forests, Water source protection area. BPS entitlements excluded, 1 year remaining of ELS.		VP	Mar-16	David James & Partners	Sole	Auction	P	£260,000	SA
Somerset	31.17	Land at Tatworth, Chard	Bare land	3	ATA	Apr-16	Greenslade Taylor Hunt		Auction	P	£180,000	SA
Somerset	33.00	The Coach House	Grade II listed coach house for modernisation, further detached cottage, stabling, further storage buildings, pasture and woodland.	3	VP	Feb-16	Humberts	Joint	Private Treaty	E	£1,695,000	WB
Somerset	39.22	Land at Fivehead, Taunton, Somerset Lot 2	Bare land		VP	Jul-15	Greenslade Taylor Hunt	Sole	Tender	M	£300,000	SA
Somerset	51.04	Land at Fivehead, Taunton, Somerset Lot 1	Bare land		VP	Jul-15	Greenslade Taylor Hunt	Sole	Tender	A	£400,000	SA
Somerset	61.26	Land at Fivehead, Taunton, Somerset Lot 3	Bare land		VP	Jul-15	Greenslade Taylor Hunt	Sole	Tender	P	£450,000	SA
Somerset	66.37	Land at Poltimore, Combe St Nicholas, Chard, Somerset	Land and buildings		VP	Aug-15	Greenslade Taylor Hunt	Sole	Tender	M	£650,000	SA
Somerset	83.00	Whitestaunton Manor	15th Century, restored grade 1 listed Manor, with 3 bed lodge, set in gardens and land, in an Area of Outstanding Natural Beauty		VP	Feb-16	Savills	Sole	Private Treaty		£6,250,000	C
Somerset	116.00	Perrott Park, Crewkerne	Substantial farmhouse, 2 sets of farm buildings.		VP	Jun-16	Symonds & Sampson	Sole	Private Treaty	P	£1,750,000	C
somerset	167.00	Pen House Farm	Residential and equestrian estate, ag tie bungalow		VP	Mar-16	Savills	Sole	Private Treaty		£4,950,000	C
Staffordshire	1.11	Development Land at Norton Canes	Outline Planning Permission for 14 Residential Dwellings		VP	Jun-16	Bagshaws	Sole	Tender	O	£400,000	

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Staffordshire	1.93	Land at Sawpit Lane, Brocton	Stable and paddock with mains water		VP	May-16	Bagshaws	Sole	Auction	E	£30,000	WA
Staffordshire	5.58	Land at Hook Lane, Combridge	Road frontage. Level field with natural water source from adjacent brook. Brought by neighbouring land owner.		VP	May-16	Bagshaws	Sole	Auction	P	£60,000	SA
Staffordshire	7.34	Stone Walls Farm, Dilhorne	Land dwelling/s and buildings		VP	Jun-16	Bagshaws	Sole	Private Treaty	SH	£500,000	C
Staffordshire	18.16	Rose Tree Farm Lot 3	Bare land	3	VP	Mar-16	George F White	Joint	Private Treaty	A	£170,000	C
Staffordshire	20.76	Pasture Land at Gnosall	Level pasture suitable for arable cropping with basic cattle handling facilities		VP	Apr-16	Nock Deighton Agricultural LLP	Sole	Tender	P	£190,000	C
Staffordshire	34.90	Fairfield House	Land and buildings with road frontage		VP	Apr-16	Bagshaws LLP	Sole	Private Treaty	E		
Staffordshire	55.03	Rose Tree Farm Lot 1 & 2	Lot 1 - Rose Tree Farmhouse, buildings and land 29.00 acres. Lot 2 - 26.03 acres of land.	3	VP	Mar-16	George F White	Joint	Private Treaty	A	£850,000	C
Staffordshire	95.00	Land at Broomyfields Farm, Longdon Green	Bare land with good roadside access	3	VP	Apr-16	Bagshaws LLP	Sole	Private Treaty	M		C
Suffolk	0.91	Land at Botesdale Green	Bare land	3	VP	Nov-15	Lacy Scott & Knight	Sole	Private Treaty	E	£15,000	SA
Suffolk	36.67	Land at Badwell Ash	Bare land	2	VP	Apr-16	Lacy Scott & Knight	Sole	Private Treaty	A	£330,000	C
Suffolk	52.12	Land at Bardwell	Bare land	3	VP	Sep-15	Whirlledge and Nott	Sole	Tender	A	£520,000	WA
Suffolk	67.00	Land at Kettleburgh, nr Framlingham	Bare land	3	VP	Apr-16	Strutt & Parker	sole	Private Treaty	A	£585,000	C
Suffolk	99.07	Kings Farm, Westleton	Land dwelling/s and buildings. 3 bedroom farmhouse and arable land	4	VP	Mar-16	Bidwells	Sole	Private Treaty	A	£1,205,000	SB
Suffolk	146.35	Land at Lodge Farm, Glemsford	Bare land	2	VP	Jan-16	Bidwells	Sole	Private Treaty	A	£1,315,000	C
Suffolk	176.00	Sunny Farm	Land and buildings. Productive arable land & range of agricultural buildings		VP	Feb-16	Savills	Sole	Private Treaty	A	£1,850,000	C

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Suffolk	181.00	Land at Preston St Mary	Bare land	3	VP	May-16	Strutt & Parker	sole	Private Treaty	A	£1,630,000	C
Surrey	62.00	Land at Roundtree	Single Block of Arable Land	3	VP		Savills	Sole	Private Treaty	A	£525,000	WA
Tyne & Wear	2.76	Land at Burnopfield	Bare land		VP	Feb-16	H&H Land and Property	Sole	Private Treaty	P	£27,500	C
Tyne & Wear	8.20	Land at Rowlands Gill	Bare land		VP	Mar-16	H&H Land and Property	sole	Private Treaty	P	£55,500	C
Warwickshire	5.57	Anglers Hideaway	Bare land		VP	Mar-16	Howkins & Harrison	Sole	Private Treaty	Am	£245,000	C
Warwickshire	10.08	Land at Windmill Lane, Austrey	Bare land with road frontage, no BPS entitlements			Apr-16	From VOA		Auction	P	<i>£94,000</i>	
Warwickshire	11.03	Waldins Farm3 Lots @ Barby	Bare land; lot 1: 3.23 acres, lot 2:4.30 acres, lot 3:3.50 acres		VP	Jun-16	Howkins & Harrison	Sole	Private Treaty	P	£75,000	SA
Warwickshire	34.00	Glebe Farm	Land dwelling/s and buildings, one lot did not sell		VP	Jul-15	Howkins & Harrison	Sole	Private Treaty	P	£2,365,000	WB
Warwickshire	40.67	Land At Woolscott	Bare land		VP	Apr-16	Howkins & Harrison	Sole	Auction	A	£375,000-£395,000	C
Warwickshire	189.00	Claydons Farm, Stratford on Avon	Land dwelling/s and buildings	3	VP	Apr-16	Strutt & Parker	sole	Private Treaty	M	£2,250,000	C
Warwickshire	240.00	Lodge Farm, Kineton	Land dwelling/s and buildings	3	VP	Jan-16	Strutt & Parker	sole	Private Treaty	M	£4,950,000	C
Warwickshire	342.00	Knobbs Farm, Weston on Avon	Land dwelling/s and buildings	3	VP	May-16	Strutt & Parker	sole	Private Treaty	A	£4,100,000	C
West Midlands	2.24	Land at Winterley Lane, Walsall	Land and buildings designated in local plan as 'Site of Local Importance for Nature Conservation'. Public footpath.		VP	Apr-16	Bagshaws LLP	Sole	Auction	E	£30,000	WA
West Sussex	40.00	Redlands, West Chilington	Land dwelling/s and buildings	3	VP	Mar-16	Batcheller Monkhouse	Joint	Private Treaty	R	£1,750,000	WB
West Sussex	121.00	Pickeridge Farm	Land, dwelling & buildings. Attractive	3	VP		Savills	Sole	Private Treaty	R	£2,950,000	C
West Sussex	123.00	Greentree Farm	Land, dwelling & buildings. Well located	3	VP		Savills	Sole	Private Treaty	P	£1,950,000	C

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West Sussex	276.00	Land at Warren Valley Farm, Shoreham	Bare land	3	VP	Apr-16	Batcheller Monkhouse	Sole	Private Treaty	P		
West Sussex	712.00	The Wephurst Park Estate, Wisborough Green	Land dwelling/s and buildings	3	M	Jan-16	Batcheller Monkhouse	Sole	Private Treaty	A	£10,500,000	C
West Yorkshire	50.00	Oakenshaw Farm, Wakefield	Land dwelling/s and buildings	3	VP	May-16	Carter Jonas LLP	Sole	Private Treaty	R	£950,000	C
Wiltshire	9.52	Land at Leigh	Bare land. Private sale to neighbour		VP	Jun-16	Moore Allen & Innocent	Sole	Private Treaty	P	N/A	
Wiltshire	19.00	Land at Church Farm, Wootton Rivers Lot 4	Good block of pasture on the edge of village.	3	VP	Jan-16	Humberts	Sole	Private Treaty	P	£160,000	C
Wiltshire	25.00	Down House	Period country house. Paddocks, parkland and woodland. Swimming Pool.		VP	Jun-16	Savills	Sole	Private Treaty		£2,000,000	C
Wiltshire	31.00	Land at Church Farm, Wootton Rivers Lot 3	Well drained commercial arable land subject to FBT expiring Sept 2016	3	VP	Dec-15	Humberts	Sole	Private Treaty	A	£300,000	C
Wiltshire	35.00	Land at Frieth	Bare land	3	VP	Jan-16	Woolley & Wallis	Sole	Private Treaty	A	£325,000	WA
Wiltshire	40.22	Land at Laverstock	Bare pasture land		VP	Sep-15	Savills	Sole	Private Treaty		£500,000	C
Wiltshire	42.37	Land at South Moor	Bare land with planning permission for racing/livery yard with temporary accomodation	3	VP	Feb-16	Woolley & Wallis	Sole	Private Treaty	P	£450,000	C
Wiltshire	47.47	New Barn Farm, Salisbury - Lot 3	Bare land pasture capable of arable cropping, inc. 6 acres woodland	2	VP	Feb-16	Symonds & Sampson	Sole	Private Treaty	P	£475,000	SA
Wiltshire	111.00	Land at Church Farm, Wootton Rivers Lots 1 & 2	Bare land. Well drained subject to FBT expiring Sept 2016	2	VP	Jan-16	Humberts	Sole	Private Treaty	A	£1,100,000	C
Wiltshire	116.95	Land adjacent to parsonage farm	Bare land	3	VP	Mar-16	Woolley & Wallis	Sole	Private Treaty	A	£1,125,000	WB
Wiltshire	124.00	Holt Farm, Alderbury	Bare land	3	VP	Feb-16	Strutt & Parker	sole	Private Treaty	R	£2,975,000	C

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Wiltshire	169.00	Lant at Stockham Marsh Farm	Bare land and a further 50 acres were added to the sale	3	VP	Apr-16	Woolley & Wallis	Sole	Private Treaty	M	£1,075,000	C
Worcestershire	6.16	Land at Kendal End Road Barnt Green Lot 2	Pasture with road frontage. Mains water troughs. BPS entitlements included.Part subject to FBT expiring October 2016. Houses on 2 sides.		M	Apr-16	From VOA		Auction	P	<i>£162,500</i>	
Worcestershire	12.08	Land & Buildings at Hoarstone Lane	Timber framed pole barn with stabling, fodder storage and tack room		VP	Jun-16	Nock Deighton Agricultural LLP	Sole	Private Treaty	P	£150,000	WB
Worcestershire	47.85	Land at Kendal End Road Barnt Green Lot 1	Pasture with road frontage. Spring fed water troughs. BPS entitlements included.Part subject to FBT expiring October 2016.		M	Apr-16	From VOA		Auction	P	<i>£450,000</i>	
Worcestershire	109.95	Rock Farm , Rock	5 bed period house, good range modern farm buildings in 2 sets, 91ac arable, pasture and small woods.BPS entitlements included.			Apr-16	From VOA		Auction	R	<i>£1,450,000</i>	

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SCOTLAND												
Angus	168.00	West Idvies	Traditional steading with potential. Land dwelling and buildings	3	VP	Mar-16	Savills	Sole	Private Treaty	A	£1,420,000	SA
Ayrshire	74.00	Meikle Westland Farm	An attractive small holding with equine facilities and fine views over the River Nith		VP	Mar-16	Savills	Sole	Private Treaty	M	£450,000	C
Scottish Borders	72.16	Greystonelees Farm (Pt), Berwick upon Tweed, Berwickshire, TD14 5SZ	Bare land.		VP	Apr-16	Edwin Thompson LLP	Sole	Private Treaty	P	£390,000	C
East Ayrshire	815.00	Darnhunch Farm, Muirkirk	Land dwelling/s and buildings	5	VP	Jan-16	Strutt & Parker	sole	Private Treaty	Hi	£450,000	C
Fife	328.00	Killernie Farm, Dunfermline	Land and buildings	4	VP	Jan-16	Strutt & Parker	sole	Private Treaty	P	£825,000	WB
Kirkcudbrightshire	675.00	Overlaggan, Castle Douglas	Land dwelling/s and buildings	5	VP	Feb-16	Strutt & Parker	sole	Private Treaty	Sporting	£1,150,000	C
South Lanarkshire	391.00	Hillend Farm	Dairy farm in the clyde valley	3	VP	Apr-16	Savills	unknown	Private Treaty	D	£1,700,000	C
Scottish Borders	1099.00	Hassendean	Period house Farm cottage. House site. Exceptional range of farm buildings. 583 acres arable ground, 400 acres pasture, 82 acres woodland		VP	May-16	Savills	Sole	Private Treaty	M	£4,500,000	C
Stirlingshire	397.00	Gardrum Moss	Block of Agricultural / Amenity Land		VP	Apr-16	Savills	Sole	Private Treaty	P	£150,000	SA
Stirlingshire	149.00	Wards Of Goodie	Commutable residential farm with development potential		VP	Feb-16	Savills	Sole	Private Treaty	M	£350,000	C
South Lanarkshire	28.04	Lot 1 Townhead Farm, Sandilands	Land dwelling/s and buildings		VP	Jan-16	H&H Land and Property	Sole	Private Treaty	SH	£435,000	C
East Ayrshire	143.61	Croftfoot Farm, Catrine, Mauchline	Land dwelling/s and buildings		VP	Jan-16	H&H Land and Property	Sole	Private Treaty	M	£975,000	C
Dumfries and Galloway	20.39	Elmside, Eastriggs, Annan	Land dwelling/s and buildings		VP	Feb-16	H&H Land and Property	Sole	Private Treaty	SH	£385,000	C
East Ayrshire	120.07	Lots 2 & 3 West Barwheys, Mauchline	Bare land		VP	Apr-16	H&H Land and Property	Sole	Private Treaty	M	£360,000	WB

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Dumfries and Galloway	449.70	Kirkclaughlin, Stranraer	Land dwelling/s and buildings		VP	Jun-16	H&H Land and Property	Sole	Private Treaty	M	£1,000,000	C

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Wales												
Clywd	2.54	Park road, llay	Bare land		VP	Jun-16	J Bradburne Price & co	Sole	Auction	Am	<i>£28,000</i>	C
Denbighshire	10.1	Kinmel Fields Llandyrnog	Pasture with mains water and roadside access. Bare land.	1	VP	Apr-16	DM Property Consultants	Sole	Auction	P	<i>£126,000</i>	
Denbighshire	10.72	Land off Green Lane	Pasture with frontage to River dee, fishing rights included. High risk of river flooding over whole area. Bare land.			Mar-16	Jones Peckover		Auction	P	<i>£62,000</i>	
Denbighshire	73.86	Goblin Farm	Small grassland farm on the edge of Denbigh. 25 year 50% development overage clause applies. 4 bed house, traditional and modern buildings and grassland, some capable of arable cropping. No BPS entitlements included.			Apr-16	Halls		Auction	R	<i>£850,000</i>	
Flintshire	3.10	Llaferres road, Maeshafn	Bare land		VP	Jun-16	J Bradburne Price & co	Sole	Private Treaty	Am	<i>£32,000</i>	C
Powys	34.00	Land at Great House	Level arable land. Road frontages. Bare land.	3	VP	May-16	Brightwells	Sole	Tender	A	<i>£330,000</i>	WA
Powys	287.87	Waen Farm	Mixed Livestock farm, 3 dwellings, Outbuildings, Pasture	4	VP	May-16	Brightwells	Sole	Private Treaty	M	<i>£2,200,000</i>	WA
Powys	6.35	Lot 1 Land at Springhaven	Two bare land enclosures on outskirts of town	4	VP	May-16	Brightwells	Sole	Auction	P	<i>£75,000</i>	C
Powys	28.14	Lot 2 Land at Sprighaven	Bare land fronting A483	4	VP	May-16	Brightwells	Sole	Auction	P	<i>£150,000</i>	WA
Powys	2.17	Land at Rhayader	Land on edge of town. Bare land.	4	VP	Jun-16	Brightwells	Sole	Private Treaty	P	<i>£39,500</i>	WB
Powys	215.72	Loftwen, Llanwrtyd Wells	Mixed Livestock farm. Dwelling, Outbuildings and Pasture Hill.	4	VP	Jun-16	Brightwells	Sole	Tender	M	<i>£700,000</i>	SA
Powys	108.00	Tynddole, Llandrindod Wells	Farmhouse, Buildings and 108 acres		VP	Mar-16	McCartneys	Sole	Auction	R	<i>£600,000</i>	WA

County	Acres	Farm name/reference	Description	Land class	Tenure (key at end)	Date	Agent	Sole/ joint agent	Sale method	Farm type (key at end)	Guide price (actual in italics)	Sold at (key at end)
Powys	250.00	Hafod Wen, Talerddig, Llanbrynmair	3 bedroom Bungalow, Buildings and 250 acres		VP	Mar-16	McCartneys	Sole	Private Treaty	R	£900,000	C
Powys	4.67	Land at Beggars Bush, Evenjobb, Presteigne	4.67 acres of bare agricultural pasture land		VP	Apr-16	McCartneys	Sole	Auction	P	£22,000	WA
Powys	7.35	Land at Bach Dingle, Norton, Presteigne	7.35 acres of bare pasture and amenity woodland including fishery		VP	May-16	McCartneys	Sole	Auction	Am	£40,000	SA
Powys	30.67	Land at Groes Ddu, Dolanog	Block of bare permanent pasture land suitable for both grazing and fodder conservation with roadside access.	4	VP	Apr-16	Morris Marshall & Poole	Sole	Auction	P	£240,000	C
Powys	5.60	Park Hall Cottage and Land Lot 1	2 bedroom bungalow in need of renovation and modernisation including 5.6 acres of pasture land.	4	VP	May-16	Morris Marshall & Poole	Sole	Auction	P	£130,000	SA
Powys	9.43	Park Hall Cottage Land Lot 2	Small block of bare permanent pasture land suitable for both grazing and fodder conservation with roadside access.	4	VP	May-16	Morris Marshall & Poole	Sole	Private Treaty	P	£56,580	C
Powys	11.97	Park Hall Cottage Land Lot 3	Small block of bare permanent pasture land suitable for both grazing and fodder conservation with roadside access. Liable to flooding.	4	VP	May-16	Morris Marshall & Poole	Sole	Private Treaty	P	£71,820	SB
Powys	3.75	Hafod, Meifod	Dormer bungalow and attached annex with plot extending to 3.75 acre of pasture land, Steel framed workshop, two bay stable block	4	VP	May-16	Morris Marshall & Poole	Sole	Private Treaty	Equine	£495,000	C
Powys	21.60	Land Formerly Part of Severn Farm	Productive permanent pasture providing sound grazing for livestock, it does does present the opportunity to be utilise for some arable purposes. Bare land	4	VP	Jun-16	Morris Marshall & Poole	Sole	Private Treaty	P	£300,000	WA

County	Acres	Farm name/reference	Description	Land class	Tenure (key at end)	Date	Agent	Sole/ joint agent	Sale method	Farm type (key at end)	Guide price (actual in italics)	Sold at (key at end)
Powys	12.00	Capel, Berriew	Spacious Detached Residential Smallholding. General Purpose Buildings(over 300 sq.ft and pasture land extending to 12 acres.	4	VP	Apr-16	Morris Marshall & Poole	Joint	Private Treaty	P	£550,000	C
Powys	48.56	Dolygaseg, Foel	Traditional Welsh upland stock rearing farm. Attractive 3 bedroom stone cottage and useful range of traditional farm buildings. 48.56 acres (or thereabouts) of permanent pasture.	4	VP	Mar-16	Morris Marshall & Poole	Sole	Private Treaty	P	£475,000	C
Powys	20.00	Slip Inn, Sarnau	South Facing Residential Smallholding with 20 acres of pasture land. Upgraded & Extended 4 Bedroomed House. Range of traditional outbuildings. Suitable for a variety of livestock including equestrian.	4	VP	Mar-16	Morris Marshall & Poole	Sole	Private Treaty	P	£525,000	C - Close to guide price (<10% difference)
Powys	4.50	Upper Road, Leighton	Residential Smallholding with stabling. Extending to over 4.5 acres of pasture land.	4	VP	Feb-16	Morris Marshall & Poole	Sole	Private Treaty	P	£345,000	C - Close to guide price (<10% difference)
Powys	43.33	Cwmffwrdd Hill Llandinam	Bare land. Hillside grazing and forestry.			Apr-16	Morris Marshall & Poole		Auction	P	£106,000	
Powys	3.53	Land at Ivy Cottage Churchstoke	Bare land. Permanent pasture with road frontage.			Apr-16	Halls		Auction	P	£48,000	
Carmarthenshire	102.00	Land at Laugharne	Bare land. Private sale not on open market		VP	Jun-16	Clee Tompkinson & Francis	Sole	Private Treaty	P		
Carmarthenshire	6.00	Land at Meinciau	Bare land pony paddocks		VP	Jun-16	Clee Tompkinson & Francis	Sole	Private Treaty	P		

County	Acres	Farm name/reference	Description	Land class	Tenure (key at end)	Date	Agent	Sole/ joint agent	Sale method	Farm type (key at end)	Guide price (actual in italics)	Sold at (key at end)
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KEY:
Farm type:

A - Arable
 Am - Amenity
 D - Dairy
 E - Equine
 HI - Hill
 Ho - Horticultural
 M - Mixed
 O - Other

P - Pasture
 R - Residential
 (>50% of price is residential)
 SH - Smallholding
 W - Woodland

Tenure

VP - Vacant possession
 AHA - Agricultural Holdings Act tenancy
 FBT - Farm Business Tenancy
 M - Mixed tenure

Sold at

C - Close to guide price (<10% difference)
 WA - Well above guide price (10 - 20% above)
 SA - Substantially above guide price (>20% above)
 WB - Well below guide price (10 - 20% below)
 SB - Substantially below guide price (>20% below)