

FARM AGENCY UPDATE

Our Farm Agency Team, led by Nicola Clayton-Bailey, anticipates that 2012 will continue to see good demand for agricultural land, as the requirements of potential purchasers continue to outstrip the supply of land coming onto the market.

We have handled the sale of a number of blocks of land in the last six months and saw excellent demand from neighbouring farmers keen to add a field or two to their existing holdings. Prices for this kind of land transaction are strong, and we expect to deal with many more such sales over the next 12 months.



Two examples of farms successfully marketed in 2011, where Bletsoes were the sole selling agents, were Manor Farm, Farcet in Cambridgeshire comprising 96 acres of arable and grass land; and Little Manor Farm at Sandon in Hertfordshire, which had a bungalow and an excellent range of modern buildings all set in 85 acres. These two mixed farms received interest from existing farmers, and also non-farming individuals who considered a number of alternative uses for the properties.

The internet is increasingly used by purchasers to find the right property to meet their requirements. This combined with considerable experience in selling a diverse range of rural properties from pony paddocks to equipped farms, means that Bletsoes is perfectly positioned to handle any land sale right across the country. "Our clients don't just own land in Northamptonshire and the surrounding counties," commented Nicola. "We handle land sales anywhere in the UK, which is why you'll find us marketing on our website 48 acres of woodland, including sporting rights and planning permission for a 5 bedroom country house, in the Scottish Borders!"

We've started the year by launching the sale of land at Tathall End, near Hanslope, Buckinghamshire, and we will be marketing a range of other blocks of farmland throughout 2012.

With UK-wide marketing reach created by sites such as Rightmove and Prime Location, the use of national advertising, and an approachable and professional team, Bletsoes established in 1896, competes effectively on every level with national agents. We are always keen to extend our farm agency activities to larger farms in and beyond Northamptonshire.

If you wish to register your interest in purchasing any farm or amenity land, or wish to discuss the possible marketing of your own property, please contact Nicola Clayton-Bailey in complete confidence on 01832 732241.