

Brightwells

Est. 1846

A Number of Firsts at Farm Auction

Brightwells had a number of “firsts” at their recent farm auction of Amberley Court, Sutton St. Nicholas. The first farm sold after Brexit, the first farm sold in the re-furbished Green Dragon, Hereford and the first private auction conducted by auctioneer Greg Christopher.

Amberley Court came onto the market towards the end of last year, this beautiful farm comprising a Grade 1 farmhouse, extensive range of modern farm buildings, a three bedroom workers bungalow, a traditional farm building converted into office space and 250 acres of level fertile land ring fenced around the farm stead.

The initial viewings went extremely well, and the auctioneers had three offers in excess of the guide price. In most circumstances, best and final offers would be sought, subject to contract.

However, it was felt the best outcome would be to auction the farm, as this is the most transparent way to achieve the value of an item. This did mean a slight delay as an auction pack was prepared.

The auction was put on hold whilst the vendors sold their entire Pedigree Hereford herd in Hereford Market with a record breaking £10,200 paid for Greenyards 1 Truelove M314.

The parties invited to the auction, certainly had a nerve-racking experience, knowing the others present were real live bidders and not just onlookers! Auctioneer Greg Christopher thought the farm deserved a decent send off and what better than the impressively re-furbished Green Dragon Hotel, Broad Street, Hereford.

An immaculate room was prepared and the purchasers waited in anticipation, after a brief introduction from Jeremy Jehan of Brightwells, Greg stood up to start the bidding, opening up at £3.8m the bids rose quickly by £100k, eventually slowing at £4.6m and finally the hammer crashing down at £4.7m to a local farmer.

Greg Christopher said after the sale “I was absolutely delighted with the outcome of today’s sale; it clearly shows auction is the best and fairest way to sale a farm. All three parties here today bid for the farm, unfortunately only one of them could buy it and very good luck to them”.

Greg went onto say “Last year was a record year for us at Brightwells in Hereford with over £15m of farms and land sold. Our bare land sales averaged £12,841 per acre and equipped farms £14,093 per acre. Even with all the political uncertainty, the value of farms and land has gone from strength to strength.”

The auctioneers are holding the farm dispersal of machinery and equipment on Saturday 22nd February at Amberley Court, commencing at 10.30 a.m.

