



Land at Foxup Moor

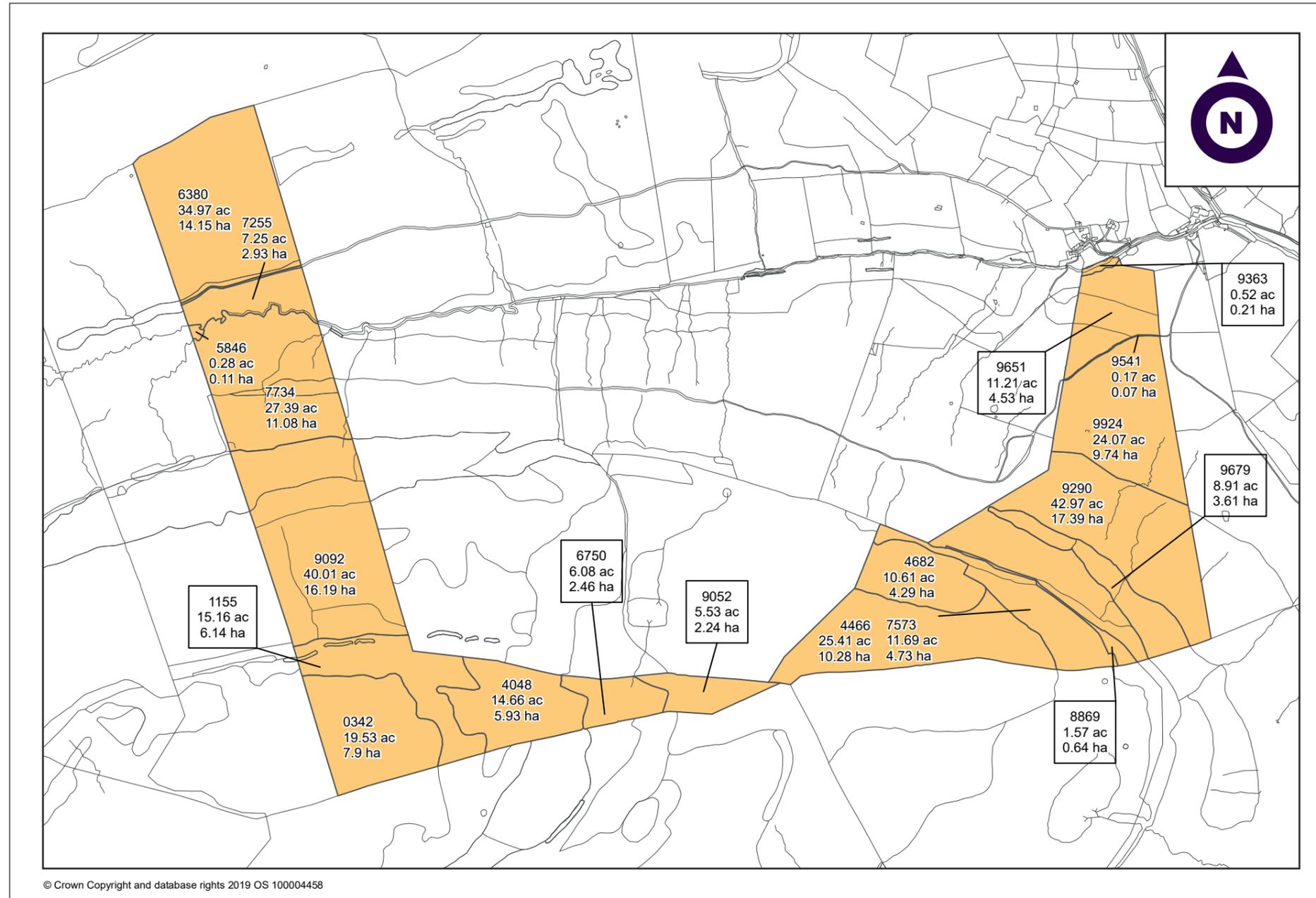
| Skipton, North Yorkshire

| **Carter Jonas**

Land at Foxup Moor Skipton North Yorkshire BD23 5QP

308.32 acres (124.77 ha) of grazing land with natural capital and biodiversity opportunities.

The land at Foxup Moor is located within the Yorkshire Dales National Park, with extensive views to Plover Hill and Pen-y-ghent.



Property

Approximately 308.32 acres (124.77 ha) of steep upland grazing land within a U-shaped block, which is bounded by dry-stone walls. Foxup benefits from being in an area already abundant with wildlife and flora and fauna, notably Golden Plover.

Location

The Land at Foxup Moor is situated on a quiet no-through valley in the south of the Yorkshire Dales National Park. The land is accessed via a minor road between High Foxup to Holme Farm, Halton Gill. It is approximately 9 miles north of the popular town of Settle.

Land

Comprising rough grazing, the land rises from 310m to 680m above sea level and is cited under Soilscape 19 as slowly permeable, wet, very acidic upland soils with a peaty surface, and Soilscape 25 as blanket bog peat soils. The land is classified as Grade 5 under the Agricultural Land Classification.

The land provides great opportunity to be put to via a wide range of opportunities such as increasing biodiversity, peatland restoration, forestry or conservation farming some of which could unlock future carbon credits for trading.

Basic Payment Scheme

There are no entitlements with the land.

The Purchaser will be required to covenant that they will keep the land in Good Agricultural and Environmental Condition until 15 May 2024.

Environmental Schemes

The land currently forms part of an Entry Level plus Higher Level Stewardship agreement. The Purchaser will be required to continue with this agreement until 2028. Full details are available from Carter Jonas upon request.

Tenure & Possession

The land is being sold freehold with vacant possession upon completion.

Designations

Yorkshire Dales National Park

Part of the land is within a Site of Special Scientific Interest (SSSI).

The land is classified as Severely Disadvantaged Less Favoured Area.

Services

Natural water supply.

Wayleaves Easements & Rights of Way

The public bridleway known as 'A Pennine Journey' crosses the Property twice, to the southeast and southwest of the land.

Health & Safety

Prospective purchasers are requested to take particular care when inspecting the property, as the land is uneven, steep, and boggy in places. Long sleeves, trousers and walking boots or wellingtons are recommended.

Viewers should also bear in mind the risk associated with sudden movement from livestock which may be present on the land at the time of inspection.

VAT

VAT is not chargeable on the purchase price.

Sporting Timber & Mineral Rights

The sporting rights are not included within this sale. All other rights are included, so far as they are owned.

Local Authorities

North Yorkshire County Council

<https://www.northyorks.gov.uk>

Yorkshire Dales National Park Authority

<https://yorkshiredales.org.uk>

Viewings

Viewings of the land can be undertaken during reasonable daylight hours by prior notification and with a set of particulars to hand-particularly a plan of the land.

Directions

From Settle head north on Langcliffe Road/B6479 for 2.2 miles. Take a right into the village of Stainforth. Continue east on Goat Lane for 7.4 miles. Once you reach Halton Gill, turn left, and follow the road around until you reach Foxup.

The entrance to the land is on the left before the lane crosses the beck. Please park your vehicle in a manner which does not obstruct any local users or gateways.

The access gate for the northern most part of the land is at ///straws.vase. framework. Please leave your vehicle at Foxup and walk to this access. We would recommend using the What3Words to reach the Property.

The Land at Foxup benefits from a right of way over neighbouring land providing access. More information regarding this can be provided upon request.



/// ounce.mere.rules (Main gate)

/// straws.vase.framework (North gate)



Kendal

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Important information

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