



## Bickle Wood

### Devon

Set within a quiet wooded valley a short drive from the stunning north Devon coastline, Bickle Wood is a diverse habitat of mainly broadleaved woodland with a good sized level area suited to camping and woodland crafts.

#### Details

**Price:** £45,000 Freehold

**Location:** Landkey, Near Barnstaple, Devon

**Size:** About 2 ½ acres for sale

**OS Landranger:** OS No 180

**Grid ref:** SS 598 296

**Nearest post code:** EX32 0QJ

#### Local manager

**Stuart Brooking**

07801 789215

[stuart@woodlands.co.uk](mailto:stuart@woodlands.co.uk)



## Description

Bickle Wood is an established woodland. Predominantly mixed broadleaved trees, with an area of conifer at the northern edge of the woodland. Impressive ancient trees line old field banks and the fringes.

The woodland benefits from a south facing aspect.

As with most woodlands in Devon Bickle Wood is set on a hill. There are level areas at the south of the lower track which make ideal camping areas.

There is good access from a country lane and ample parking.

Bickle Wood is part of an area of woodland known as Hangmans Hill. Its prominent position sits between Codden Hill and Hearson Hill.

Bickle Wood takes its name from a local farmstead and a variation found at nearby Bickell Cross. Bickle is an Anglo Saxon personal name and the meaning is 'pickaxe' from the Anglo Saxon word 'Bicca' with the Old English word leigh, meaning wooded area.

The purchasers of the woodland will be asked to enter into a [covenant](#) to ensure the quiet and peaceful enjoyment of adjoining woodlands and meadows.

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### Trees

The majority of Bickle Wood is broadleaved woodland planted around 25 years ago which has thrived to form a mixed canopy of trees including wild cherry, ash, sycamore, sweet chestnut, hazel and spindle.

At the upper, northern part of the woodland conifer woodland can be found with tree species such as douglas fir and larch. This provides a nice mix of habitats and types of timber for small scale forestry projects.

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### Wildlife

There are old badger setts within Bickle Wood with numerous tracks and snuffle holes. These small holes are where badgers dig for earthworms. Other woodland dwelling mammals such as red and roe deer often pass through.

At the south of the woodland a grassy clearing area that is sun soaked in the summer attracting numerous butterflies. Whilst in winter deer are often found here warming themselves.

Birds enjoy the peaceful local area with a variety of species frequenting the location such as siskins, long-tailed tits, great tits, buzzards and tawny owls.

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### Features

Running north to south within the central part of the woodland are the remnants of an old earth bank which is hundreds of years old. Upon this bank are a line of mature oak trees, a wonderful feature both for the owner and for local wildlife.

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### Access, tracks and footpaths

Access is from a quiet country lane with a good sized parking/ timber stacking area next to the main gate.

For those without a 4x4 we recommend using this area for parking which is close to the entrance of Bickle Wood.

For those with the use of a 4x4 there is a stoned track that leads to the lower areas of the woodland.

There are no public rights of way within Bickle Wood.

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### Rights and covenants

The purchasers of the woodland will be asked to enter into a [covenant](#) to ensure the quiet and peaceful enjoyment of adjoining woodlands and meadows.

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### Activities

A place to get away from the hustle and bustle of modern living, Bickle Wood is a perfect woodland to enjoy nature and the joys of woodland ownership such as family camping, picnics and small scale woodland management.

When using Bickle Wood for occasional overnight stays why not try [hammocking](#) as a wonderful way to experience sleeping within this natural environment.

An evening around a camp fire with the crackle of the fire, toasting chestnuts and a night under the stars is one of life's experiences that should not be missed.

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## Local area and history

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The woodland is just west of the village of Swimbridge. This former manor of Devon is located 4 miles south-east of Barnstaple.

A short drive away is the historic [Castle Hill Estate](#), owned by the Fortescue family since 1684. Here you can explore the gardens within the grade 1 listed parkland and enjoy tea and cake in the tea rooms.

This part of Devon is a fascinating place to explore the best of the north Devon coast with beautiful surfing beaches at Croyde and Woolacombe within easy reach.

*Particulars and plans were prepared by our local manager, Stuart Brooking.*

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## How to find this woodland

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You are welcome to visit this wood by yourself, but please ensure that you have a copy of these sales details with you - many of our woodlands do not have mobile phone reception or internet access so we recommend either printing the details or downloading them to your phone/tablet/laptop.

Do remember to also check that it is still available for sale. If you have seen the woodland and wish to be accompanied on a second more detailed visit please contact our local manager.

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## Directions

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- From Exeter follow the A377 north until you nearly reach Bishops Tawton, where at Codden Hill Cross you need to take a sharp right turn signposted towards Cobbaton and Chittlehampton.
- If you are joining the A377 from the north at Barnstaple then follow the A377 south through the village of Bishops Tawton and upon leaving the village take the left turn towards Cobbaton and Chittlehampton.
- Follow this road for about 1 mile until the crossroads by a white cottage on your left where you turn off left, following the sign towards Hannaford.
- Stay on this road for about half a mile until you come to Hearson Cross, turn left signposted towards Bableigh, Hannaford & Venn.
- Continue on this road for about 500 metres, following the signs to Bableigh, Venn & Landkey and you will see the entrance gate to the woodland on your right with a 'woodlands for sale' sign.
- Park in the lay-by opposite or in the gateway leaving your telephone number in the window in case someone needs to access the woodland and climb carefully over the gate or fence.
- You will see a good sized shared parking area in front of you which the purchaser will have a right to use. At the end of this parking area there is a forest track which heads off to the right, down the hill. Follow this to access Bickle Wood.
- About 30 metres down this track you will see the entrance to Bickle Wood on your left indicated by a 'Bickle Wood' name sign. Here the track splits and in-between is the woodland.
- You can take the left hand track and walk along with the woodland on your right until you find some hand rails which provide access to the upper, northern part of Bickle Wood.
- Alternatively you can stay on the main track and walk down to the lower part of Bickle Wood on the lower, southern side of the track as shown on plan 4. This access track is suitable for 4x4 use all year round.
- Satnav/GPS note: the postcode EX32 0QJ is for the point shown by the red dot on the location.

The what3words for the main entrance on the highway is spend.blues.ratio

The what3words for the entrance to the actual wood are aside.steps.convey

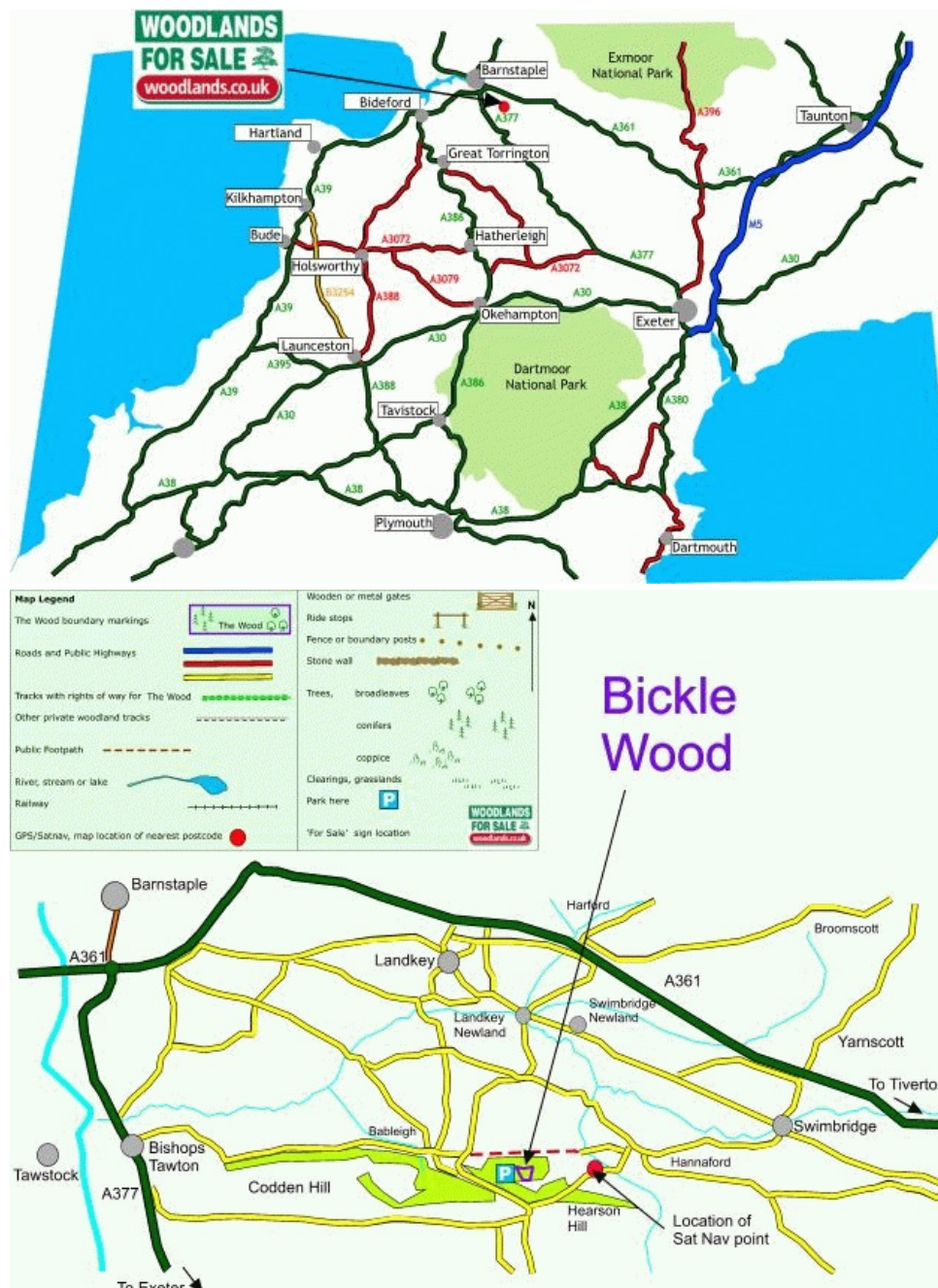
**Boundaries:**

All boundaries are indicated with purple markings on posts and trees.

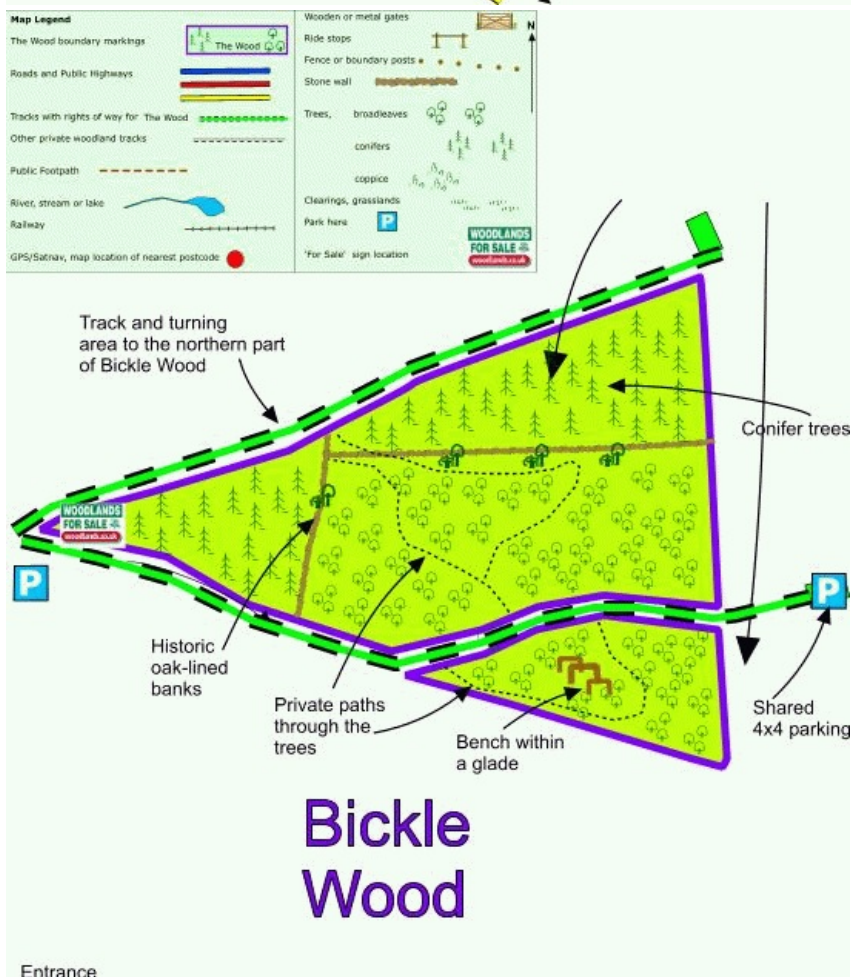
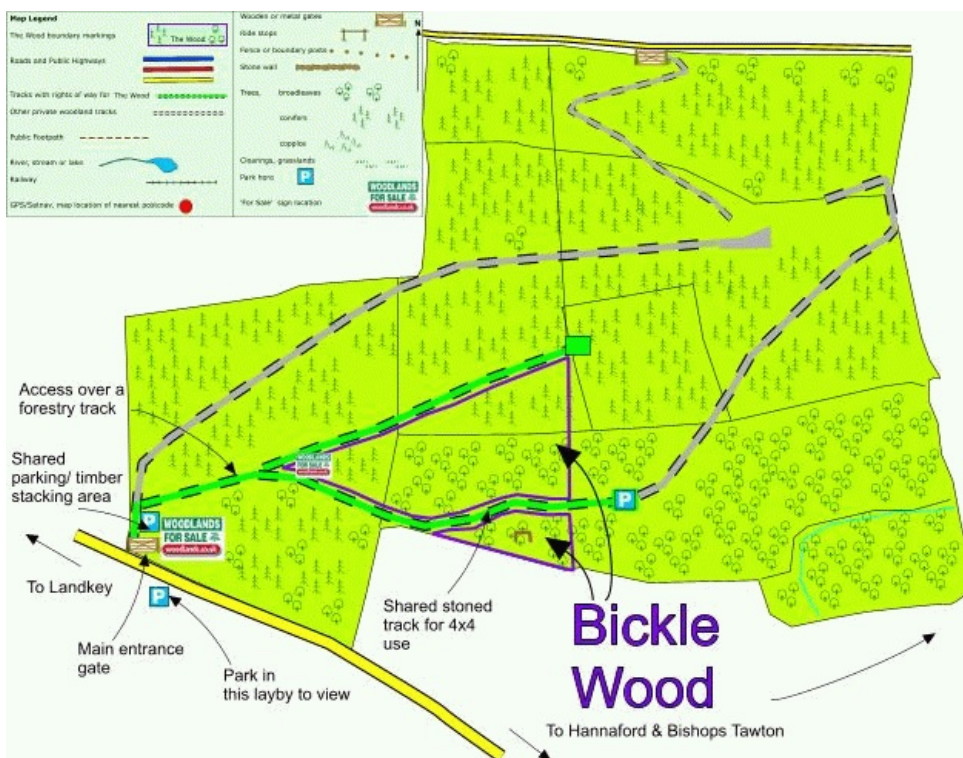
The northern and western boundaries are along the forestry access tracks.

The eastern boundary is indicated by a line of fence posts.

The southern boundary is up to the base of a tree lined hedge bank and is the lower side of the shared access track.







Our regional managers are often out working in our woodlands, so if you email an offer and want to be sure it has been received, please phone our manager on his or her mobile phone. The first offer at the stated price which is accepted, whether by phone or email, has priority.

Please take care when viewing as the great outdoors can contain unexpected hazards and woodlands are no exception. You should exercise common sense and caution, such as wearing appropriate footwear and avoiding visiting during high winds.

All woodlands are sold at a fixed price, and include free membership of the [Small Woodland Owners Group](#) and the [Royal Forestry Society](#), as well as [£300 towards paying for a course](#) (or courses) to help with managing and enjoying your woodland.

These particulars are for guidance only and, though believed to be correct, do not form part of any contract. Woodland Investment Management Ltd hereby give notice under section 21 of the Estate Agents Act 1979 of their interest in the land being sold.