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UK Woodland & Woods For Sale: Specialising in the Sales of Small Woodlands in England, Scotland and Wales for Recreation, Wildlife Conservation and Investment.

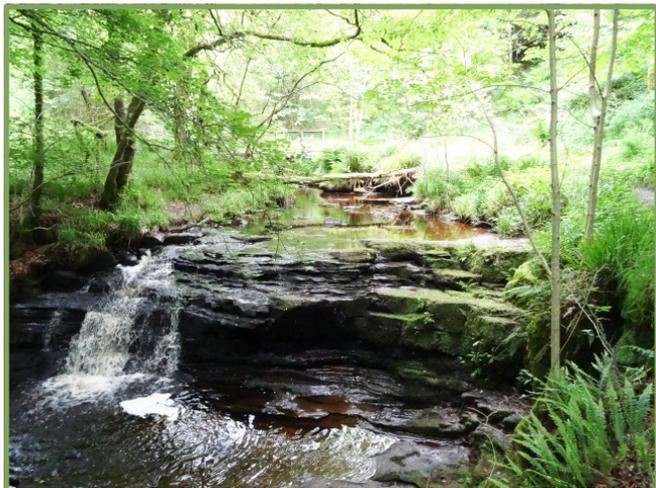


Lady Hunter's Wood **Straiton, South Ayrshire, Scotland. 8.42** **acres of sentinel riverside conifers and** **hardwoods**

Beautiful glades of well-spaced towering spruce and larch inter-mixed with hardwoods plus double-bank river frontage, near the historic hamlet of Straiton.

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Lady Hunter's Wood, Straiton, South Ayrshire



Description

Straiton is a charming and unspoilt twin-street hamlet dating back to the 1760s. It lies midway between Maybole and Dalmellington, being 7 miles from both. Lady Hunter's Wood is just outside the eastern envelope of the village and was originally planted as part of the policies of nearby Blairquhan Castle, seat of the Hunter Blair family. Ayr (and nearby Prestwick airport) is half an hour to the northwest, and Glasgow some 75 minutes by car to the north.

Lady Hunter's Wood has to be one of the prettiest and most atmospheric woods that we have seen this year. It occupies a most attractive small glen sandwiched between undulating grassland to north and south. At the foot of the glen the Lambdoughty Burn has carved a meandering course with a series of attractive terraced waterfalls and pools. The wood has over 300 metres of river frontage on both banks as well as a couple of small tributaries cutting into it.

The wood is dominated by striking stands of mature sentinel conifers. Norway spruce, European larch and a few Douglas fir have thrust skywards from sheltered streamside glades and they continue to grow well in fertile brown-earths, with some stem diameters in excess of 70 cms. These elegant stems contain significant volumes of timber but their true value is undoubtedly in their imposing stature.

The wood also contains a diverse mix of hardwoods. A few mature spreading beech stems overarch the river and a line of lime trees fringes the south edge of the wood. Sycamore, birch and ash are scattered among the conifers, supplemented by smaller numbers of oak, rowan, alder, elm and Norway maple. The under-storey consists of regenerating hardwoods plus hawthorn, blackthorn, hazel and elder. To the southeast there is also a stand of well managed Scots pine dating from the 1950s on gently sloping ground.

The southwest corner of the wood almost abuts the public road and there is a right to park a vehicle on the hard-standing here at the entrance to the wood. There is also a vehicular right of access granted along the edge of the fields that adjoin the south side of the property. The wood itself is served by a circular path incorporating two well-found crossings of the Lambdoughty Burn, giving good pedestrian access to almost all parts of the property.

This wood offers an incoming owner outstanding leisure opportunities whether it be camping in grassy glades, swimming in the river, quiet relaxation or enjoying the rich and varied fauna and flora. There is an abundant supply of deadwood for hearth or campfire and the conifers also offer the prospect of harvesting some quality stems.

Some woods have a spiritual essence. This beautiful and atmospheric property is certainly one of them and we would encourage early viewing.

Directions & Access

The small village of Straiton is a seventy minute drive south of Glasgow, located midway between Maybole and Dalmellington at the junction of the B7045 and the B741.

From the centre of Straiton (opposite the Black Bull Hotel), head north taking the B741 Dalmellington Road. Continue on this road for exactly 0.6 miles at which point you will see an area of hard-standing on your left, just before the road loops round a grazing field. Park here and walk through the gap in the wall (**A** on plan). You are now in Lady Hunter's Wood.

The wood is best viewed by following the circular path as shown in the plan.

Lady Hunter's Wood, Straiton, South Ayrshire



Locators

OS Landranger map: Sheet 70.
National Grid Ref:
- Centre of Wood: NS 391 053.
- Entrance: NS 390 052.
Nearest postcode: KA19 7NJ.

Boundaries

The west boundary (**AB**) is a line of blue-topped posts leading down to the footbridge, along a short length of the south bank of the river, and then across the river to the end of the field-edge stone wall at **B**. The north boundary (**BC**) is the field-edge stone wall. The southeast boundary (**CD**) is a short line of blue-topped posts down to the east side of the bridge and then the southeast side of the footpath to point **D**. The east boundary (**DE**) is a line of yellow-topped posts between the stands of spruce and pine. The south boundary (**EF**) is the field-edge stock fence and (**FA**) the field-edge stone wall.

Sporting Rights

The sporting rights are included. They are not let.

Mineral Rights

The minerals are included except where reserved by statute.

Rights of Way

A right is granted to park a single vehicle at any time on the hard-standing at **A** with maintenance according to use. A right of access for all purposes is granted along the field edge **AFE** to a width of 8m from the fence including the right to form a stoned track. If developed, use of this track would also be available to the owner of the fields, with shared maintenance according to use.

Fencing Liabilities

The maintenance of field-edge boundary **EFA** is shared equally with the adjacent owner.

Restrictive Covenants

There are some restrictive covenants that protect this and the adjoining woodlands. View website for further details.

Viewing

You are welcome to view this woodland at any time during daylight hours. We do ask that you print these particulars and take them with you, mainly so you can correctly identify the boundaries and access points.

Contact

Once you have seen this woodland, you can contact us by telephone on 01248 364362, or by email at info@woods4sale.co.uk.

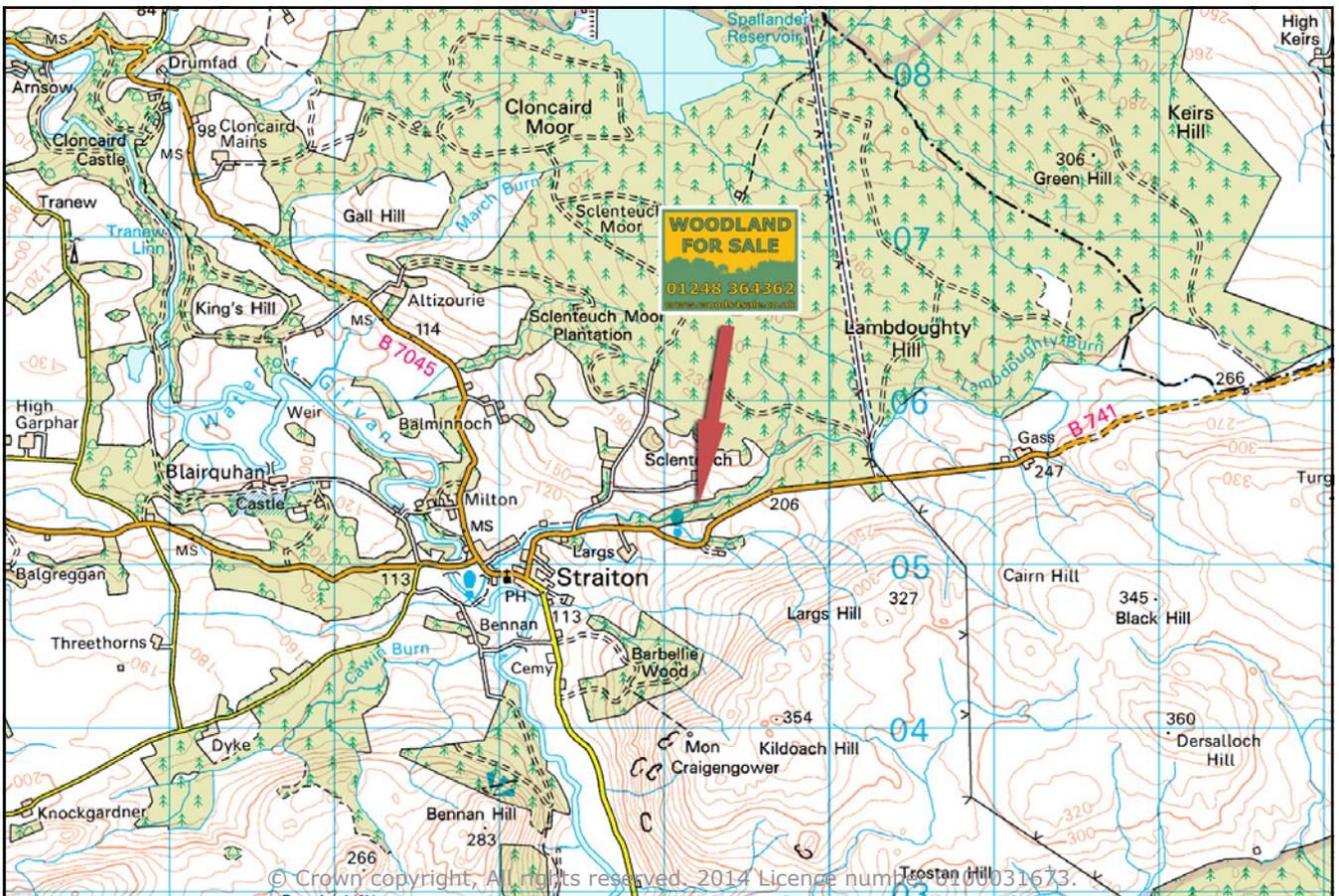
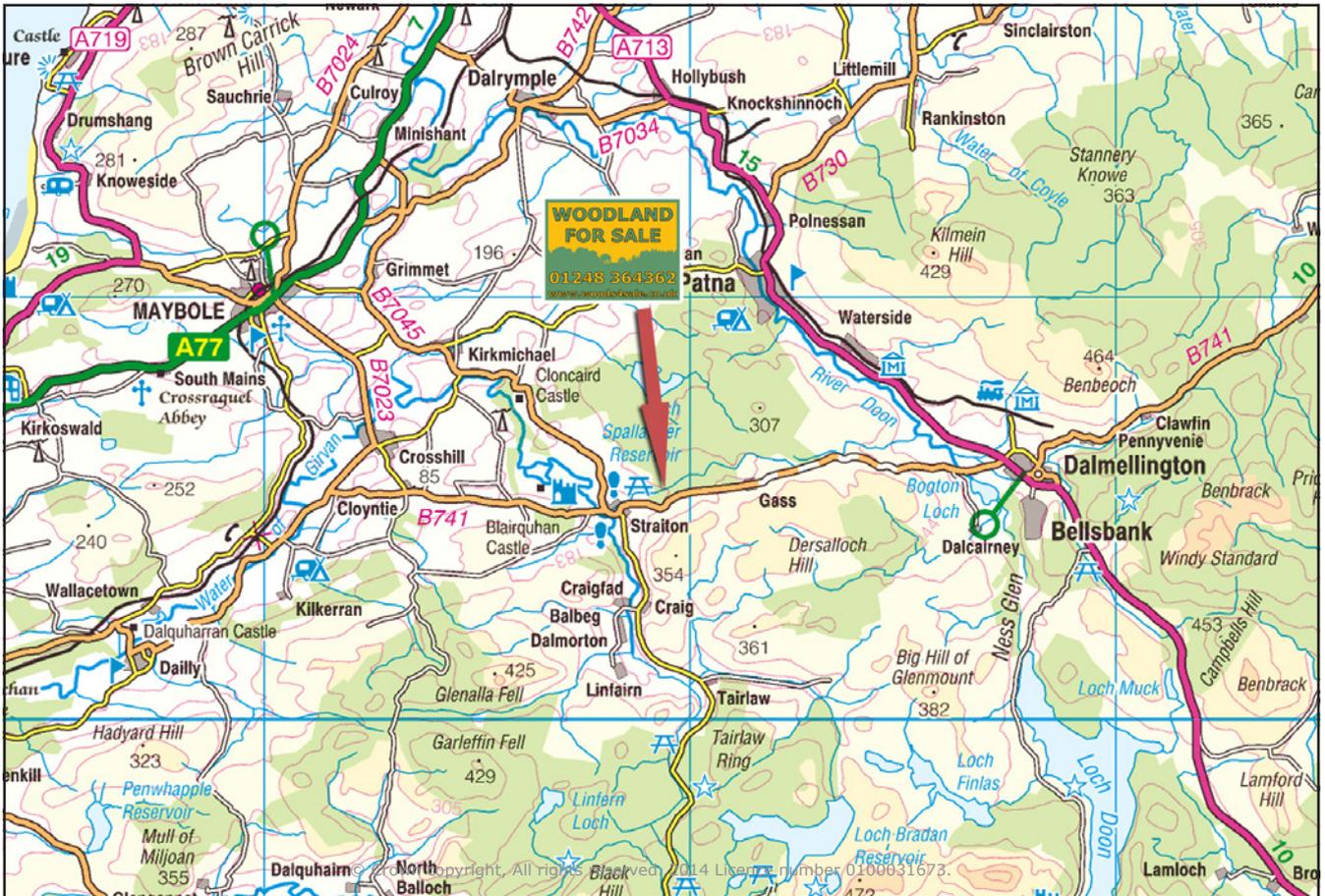
How to Buy this Woodland

This property is being sold on a Fixed Price basis. Once you have decided that you want to buy a woodland, you need to confirm this with us as soon as possible. Our policy is not to negotiate on price. The advertised price is the sales price. However, once you have written to us confirming that you want to buy a woodland, we will take the woodland off the market and we will not accept any other offer.

Note

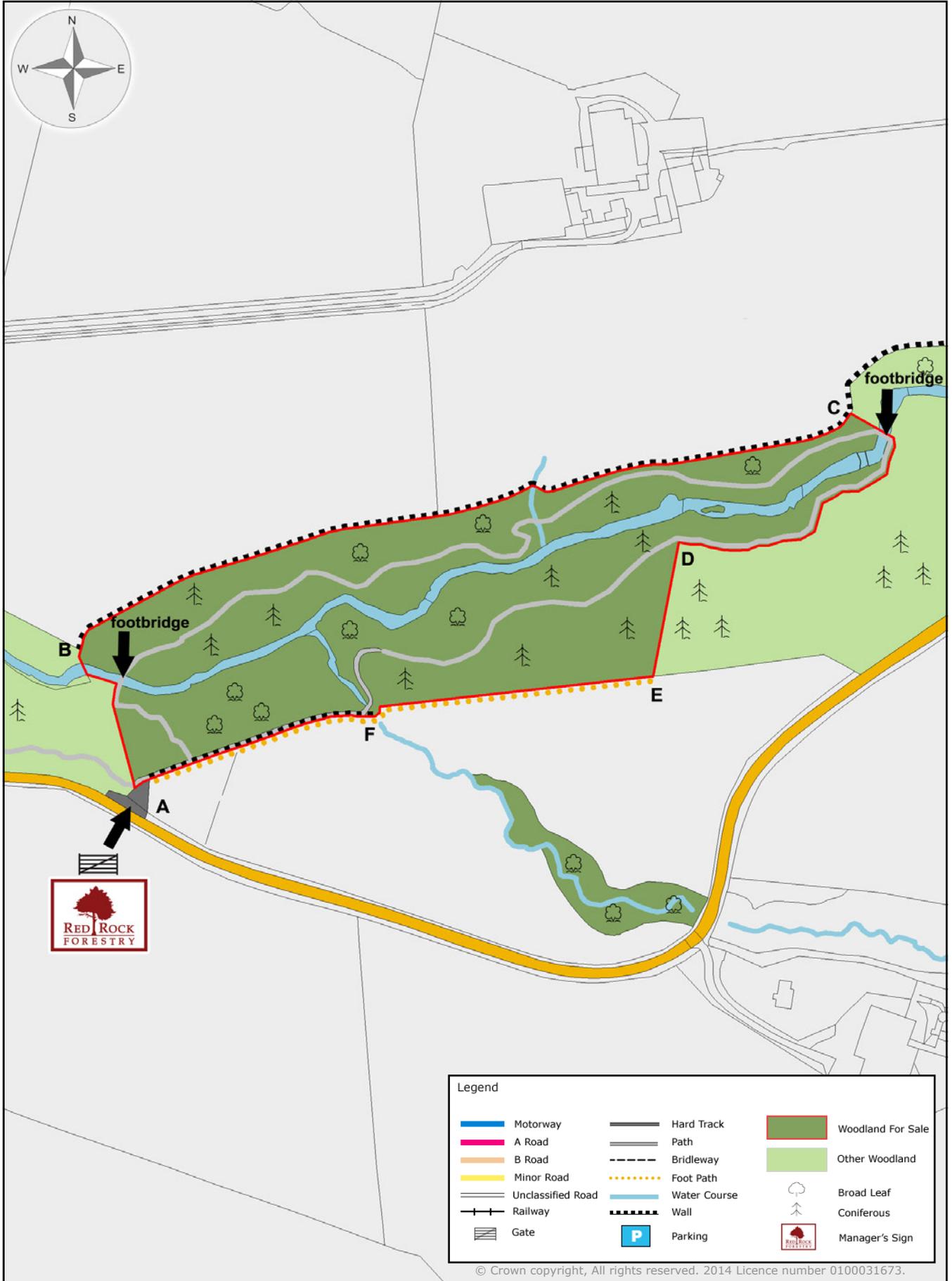
Plans, areas and particulars are for reference only. They have been carefully checked by us but we cannot guarantee their accuracy and they do not form a part of any contract. Prospective purchasers must satisfy themselves, and we will give as much help as possible with all information we have available.

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