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BTG Eddisons Property Auctions

Honiton A30 roadside land sells at auction for almost three times guide price



A 24-acre parcel of roadside land next to the A30 in Devon has sold at auction for £478,000, almost three times its £160,000 guide price, as part of an ongoing National Highways land disposal programme, which raised more than £1m last month.

The woodland and pastureland near Honiton, which is accessed via a business park and Starbucks café, attracted 258 bids before selling at BTG Eddisons Property Auctions' national multi-lot timed auction at the end of June. The firm has been appointed by National Highways to manage an ongoing programme, disposing of assets that are no longer required for the road network.

The A30 land was one of two Devon lots that sold for more than their guide price. The second, a 26-acre parcel of pastureland, fronting the A303 in the Blackdown Hills on the outskirts of Honiton, sold for £199,000 against a guide price of £185,000, attracting five bidders and 37 bids.

The two sites were among 21 surplus roadside land assets from across England offered for sale on behalf of National Highways, raising more than £1m.

Will Thompson, director at BTG Eddisons Property Auctions, said: *“The results demonstrate the level of demand that can be generated for well-located land, particularly when it offers buyers the potential to make use of sizeable sites close to major transport routes.*

“The A30 site attracted a huge amount of interest, with 258 bids ultimately taking the sale price to almost three times its guide price. The A303 site also performed strongly, and together the two Devon lots raised almost £700,000.

“Raising more than £1m for National Highways is a strong result and shows how a competitive auction process can help bring surplus land to market, unlocking its value.”

National Highways is responsible for operating, maintaining and improving England’s motorways and major A roads. Its asset disposal programme releases land that is surplus to operational requirements, with receipts reinvested into the strategic road network.

BTG Eddisons Property Auctions was formed from the integration of regional auction brands Pugh, SDL Property Auctions, Mark Jenkinson and Network Auctions. It works with public sector bodies, infrastructure organisations and local authorities, as well as businesses and individuals across the UK, on the disposal of property and land assets.