



## Steele Brig Wood Ayrshire

Beautiful, mature mixed broadleaf woodland with long riverbank frontage onto the River Ayr and including fishing rights.

### Details

**Price:** £28,000 Freehold

**Location:** Gadgirth, near Annbank, Ayrshire

**Size:** Over 2 acres for sale

**OS Landranger:** OS No 70

**Grid ref:** NS 414 227

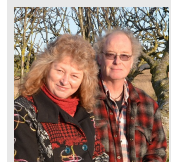
**Nearest post code:** KA6 5AJ

### Local manager

**David and Sarah Alty**

07795 104 594

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



## Description

Rarely seen with river frontage, this ancient deciduous woodland is located on the banks of the picturesque River Ayr, some ten miles before it enters the sea.

A wetland area suitable for fishing and enjoying river wildlife extends some 140m along the south riverbank of the River Ayr, whilst a dryer area of woodland rises above the track. Formerly part of the Gadgirth Estate, the land has been previously managed. The wood has, in more recent times developed naturally into a lovely mature woodland habitat.

Located in rural surroundings, there are agricultural fields to the south and north, and woodland to the east and west of most of Steele Brig Wood.

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

Exclusively broadleaf, the wood is comprised mainly of beech, elm, willow, oak, and ash. Hazel adds to the diversity and provides a welcome [understorey](#) to an already healthy woodland environment.

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### Wildlife

The diverse habitat is home to a wide variety of birds and animals. The once rare otter is sometimes seen locally as it fishes up and down the length of the river.

Fish species include salmon, sea trout, brown trout, grayling, eel, stickleback, minnow and stone loach.

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### Features

Steele Brig Wood features a length of river frontage with good access points, suitable both for angling and river sport.

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### Access, tracks and footpaths

**Access:** There are full rights of access over a shared track leading off the B742. This intersects the wood and leads on through adjoining woods to neighbouring Brade Wood and Gadbank Wood to the east.

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### Rights and covenants

**Fishing and sporting rights:** The fishing rights to the river Ayr are included except for Salmon and Sea Trout. However, there is the opportunity of joining Ayr River Angling Club AYRAC who have access to the river bank and own the salmon and sea trout rights, to fish for these species. There are areas of riverbank suitable for launching small boats or canoes to add to the enjoyment of the woodland. More on River Ayr fishing at; <http://www.trout-salmon-fishing.com/scotland-river-ayr.htm>

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### Activities

There are areas of riverbank suitable for launching small boats or canoes to add to the enjoyment of the woodland.

Angling is an obvious choice of activity with this wood, unusually, having frontage onto the River Ayr. More on River Ayr fishing at <http://www.south-ayrshire.gov.uk/parks/parksandpublic/rivers/riverayr.htm> and <http://www.trout-salmon-fishing.com/scotland-river-ayr.htm>

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### Local area and history

Neighbouring Gadgirth Bridge, after which Steele Brig Wood is named, was originally built in 1768 by the then estate manager Rev John Steele, who was much admired for land improvement works during his tenure. The picturesque Enterkine Viaduct and the first 'source to sea' walking route in Scotland, the [River Ayr Way](#), are close by.

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### How to find this woodland

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

Located within 5 miles of both Annbank and Mossblown, and within 10 miles of the coastal town of Ayr.

**Satnav:** the postcode **DG8 0DW** is for the point shown by the red dot on the location maps. Satnav coordinates are: 55.4727, -4.5120

**what3words**

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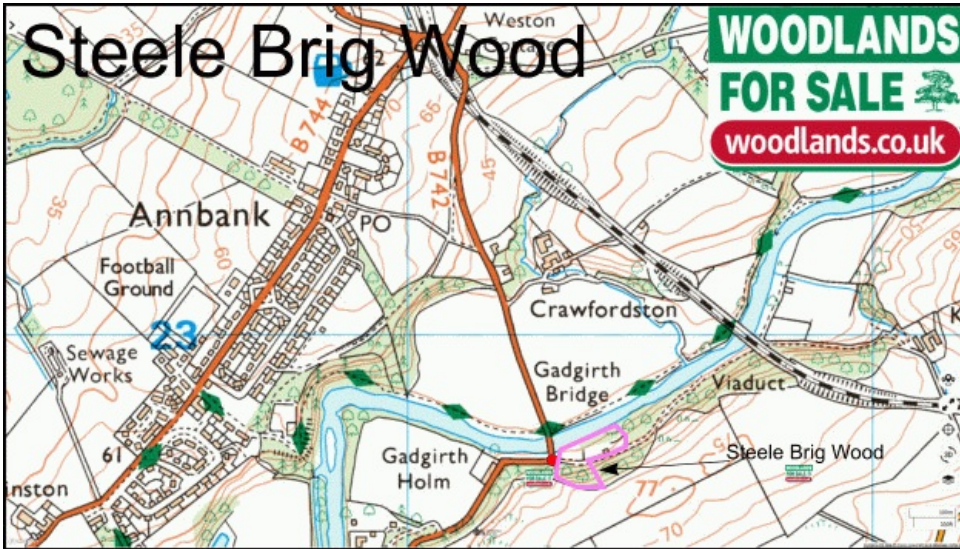
[Click Here for Directions From Bing Maps](#) enter your own postcode, (*Steele Brig Wood coordinates are already entered*) and click on the blue "Go" box. This will take you to the main entrance gate.

**Our Directions:**

- Heading south from Annbank village on the B742 continue for a couple of miles until you reach the Gadgirth Bridge over the River Ayr.
- Crossing over the bridge you will find the gated entrance to the access track to Steele Brig Wood immediately on your left.
- Please park in front, and to the side, of the gate where inside you will see the lilac markings of Steele Brig Wood either side of the track.

**Boundaries:**

Steele Brig Wood boundaries are indicated with **purple** markings on freestanding posts.





**Map Legend**

<p><b>Steele Brig Wood</b></p> <p>Roads and Public Highways</p> <p>Tracks etc with rights of way for the wood</p> <p>Other private woodland tracks</p> <p>Public Footpath</p> <p>River, stream or lake</p> <p>Railway</p> <p>Slope</p> <p>House or cottage</p> <p>GPS/Satnav, map location of nearest postcode</p>	<p>Wooden or metal gates</p> <p>Ride stops</p> <p>Fence or boundary posts</p> <p>Stone wall</p> <p>Trees, broadleaves</p> <p>conifers</p> <p>coppice</p> <p>Clearings, grasslands</p> <p>Hedge</p> <p>Wetland, rushes</p> <p>Park here</p> <p>'For Sale' sign location</p>
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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.