

Butler Sherborn

Rural & Professional



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Butler Sherborn's Rural and Professional department prides itself on providing tailored personal and professional advice to an ever widening variety of property owners and occupiers through the application of sound commercial knowledge, environmental awareness and a careful understanding of our clients aims and expectations

Richard Greasby

Head of Rural & Professional Department

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Farm Management
Professional Valuations
Land Sales & Acquisitions
Estates and Rural Business
Equestrian Property
Country House Consultancy
Energy
Accounts & Bookkeeping

Farm Management

Butler Sherborn provides practical farm business and land management advice to support business efficiency and profitability.

We can support you with ongoing management as well as helping to realise strategic opportunities and make the most of the latest grants and schemes. We provide advice to a range of farming businesses from small holdings to large commercial farms and tailor our advice to suit the needs of the client.

Our expertise includes:

- Basic Payment Scheme applications and mapping
- Agri-environment scheme applications and claims
- Contracting agreements
- Tenancy advice
- Rent review negotiations
- Agricultural valuations
- Succession planning support
- Rights of way
- Planning and development
- Bookkeeping
- Staff management
- Diversification
- Residential lettings management



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Professional Valuations

Professional specialist valuations for residential and rural properties.

Butler Sherborn's team of RICS Registered valuers have significant experience in valuing Farms, Estates, Residential and Equestrian property. We can provide formal property valuations in accordance with the RICS valuation standards ("Red Book") or more informal advice for a wide range of land and property management purposes, across the Cotswolds and Oxfordshire.

Butler Sherborn regularly carries out property valuations for:

- Secured bank lending
- Probate and inheritance tax
- Capital gains tax
- Ownership restructuring
- Matrimonial proceedings
- Purchase and sale
- Litigation
- Stock taking
- Compensation claims
- Expert witness
- Covenants and uplift clauses



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Land Sales & Acquisitions

Are you thinking about selling your land or farm?

If you are thinking of selling your land or farm, Butler Sherborn has the experience to help.

Our team has vast experience of the land and farms market in Oxfordshire and the Cotswolds. We also have an excellent database of potential buyers. We can advise on values and the best marketing strategy to achieve the best sale for you.

Are you looking to buy land or farmland in the Cotswolds or Oxfordshire?

Butler Sherborn has been assisting clients to buy land and farms in the Cotswolds and surrounding counties for over 25 years. Our team has an in depth knowledge of the local market.

Our services include:

- Valuations
- Sale preparation
- Negotiation
- Transfers of Entitlements, environmental schemes and wayleaves
- Managing sale through to completion



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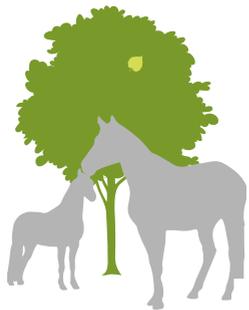
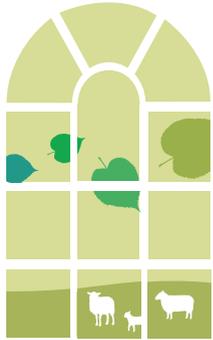
Estates & Rural Business

Butler Sherborn is a Rural Business and Estate Management Consultancy who listens to client objectives and optimises land and property assets.

Whether dealing with a few fields around a country house, a residential portfolio, a working farm or a large, diverse, rural landed estate, we are passionate about helping you achieve the most from your property. Whether strategic consultancy, help with one off projects, or wholesale management, Butler Sherborn provides a bespoke service to maximise your enjoyment and financial returns.

We have a wealth of experience and together with excellent business acumen, leadership and management skills and can help with:

- Strategic management and business planning
- Diversification projects
- Budgeting
- Trustee reports
- Staff management
- Bookkeeping and accounts
- Farm tenancies
- Contracting agreements
- Commercial property management
- Residential lettings management
- Rights of way
- Planning and development
- Wayleaves
- Mapping
- Farm subsidies and environmental schemes



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Equestrian Property

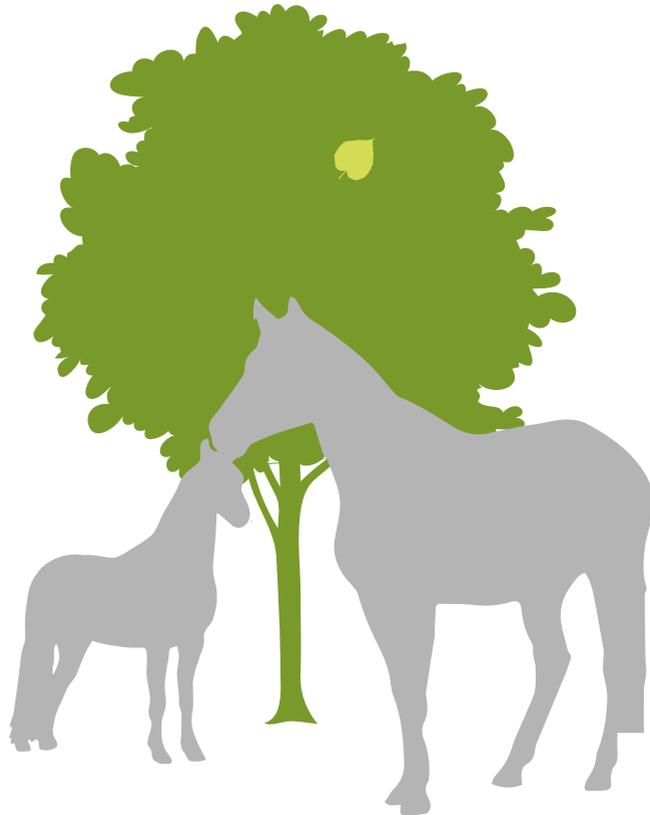
Our professional experience across the firm, together with our practical involvement in many areas of the equestrian world allows us to offer a focused and complete service for our clients.

Ben Way, property agent and international event rider, has a wealth of Equestrian property knowledge and heads the Equestrian department. He is well aware of the opportunities and problems that buying and owning Equestrian property can bring.

Whether buying, selling, renting or letting Equestrian property, or looking for advice, Butler Sherborn offer a bespoke service tailored to your needs. From paddocks with field shelters to racing yards, stud farms, livery yards, polo establishments and large equestrian centres, we can help.

Ben Way and his team deal regularly with:

- Purchase and sale
- Valuations
- Planning support
- Design and project management for equestrian developments
- Landlord and tenant matters
- Equestrian lettings
- Grazing and stable licences
- Property appraisals



Ben Way

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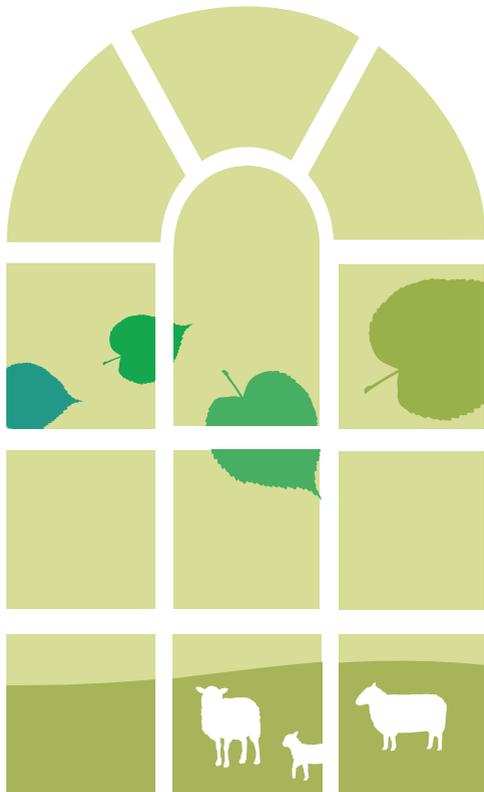
Country House Consultancy

Butler Sherborn has a specialist country house consultancy to provide discreet property management advice and support for clients.

We understand Country Houses and the wide range of issues that need managing, if they are to give you and your family enjoyment, rather than becoming a drain on your time. Crucially this service encompasses staff as well as property management to ensure that your property works for you the way you want it to.

Butler Sherborn has wide-ranging expertise which we hope will fulfil the majority of your property needs, specifically:

- Project management from minor works to large scale refurbishments
- Lettings management
- Energy appraisals
- Renewable heating and electricity
- Equestrian
- Land management including in-hand management, tenancy agreements, contracting agreements and licenses
- Planning support



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Energy

Energy and renewables have become an integral part of rural property ownership and management. This relationship will further grow in significance as technologies develop, minimum efficiency standards are imposed and the world's energy resources are stretched further.

Butler Sherborn helps coordinate independent and impartial professional energy and renewables advice to farmers and landowners. We combine our knowledge of rural property management with specialist consultants whom we bring in, when necessary, and work alongside.

We coordinate consultancy and project management across all types of renewable energy projects including:

- Ground and building mounted solar PV
- Biomass
- Ground source heat pumps
- Hydro Energy
- Anaerobic digestion
- Wind turbines

We combine this specialist advice with our experience of farm, estate and land management, lease negotiations, and landlord and tenant to deliver the best results for our clients.



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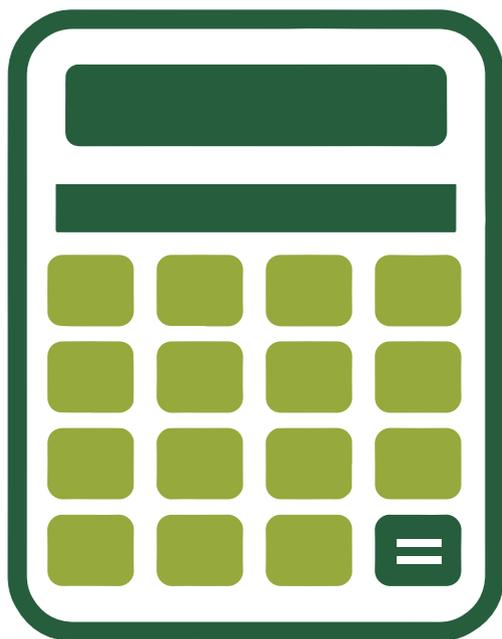
Accounts & Bookkeeping

Whether you have a mixed rural estate, a conventional farming business or own a residential lettings portfolio, our in-house accounts and bookkeeping team can provide the financial management support that your business needs.

We aim to take a pragmatic and business-led approach, helping you sustain a viable income from your land and property assets.

We can help you with:

- Bookkeeping
- Budgets
- Cash flows
- VAT returns
- Accounts preparation
- Payroll management
- Pension auto enrolment
- Rent ledgers
- Tenancy Deposit Schemes
- Strategic reviews



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