



Leas Copse Derbyshire

A native broadleaf woodland with an ancient feel: coppiced hazel, large trees and sunny glades, set in the beautiful Derwent Valley in Derbyshire, close to the Peak District National Park.

Details

Price: £79,000 Freehold

Location: Crich, Holloway, near Matlock, Derbyshire

Size: Almost 6 ½ acres for sale

OS Landranger: OS No 119

Grid ref: SK 332 557

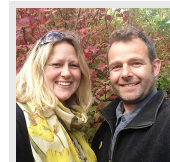
Nearest post code: DE4 5HD

Local manager

Dan Watson

07970 116 515

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Description

Leas Copse is a beautiful and diverse mixed broadleaf woodland situated on a low lying and sunny hillside. The wild nature of the growth and balance of species and ancient rocks, make for a tranquil sanctuary, steeped in history. Close inspection will reveal clues to the past, in fact [gritstone](#) was formerly quarried from the hillside and mill wheels were hand chiselled from the rock. Many moss and lichen encrusted boulders are scattered over the wood.

Growing from the fertile soils between the rocks are large characterful oaks with alder and rowan trees dotted through. Plenty of sunlight reaches the woodland floor, encouraging a rich ground flora and there are many coppice stools of [hazel](#), cut in recent years: these would provide a plentiful supply of useful poles for garden use. In addition, more mature stands of sycamore would be ideal for a firewood supply. Lower down, are some quite large holly trees growing, which along with patches of bramble, provide food and cover for the prolific wildlife.

Allow time to take a moment to soak in the natural ambience of the place. It's likely that you'll see and hear many species of woodland bird that make Leas Copse their home.

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.

Trees

Oak, alder, rowan, sycamore, hazel, holly.

Wildlife

With plenty of cover, the wood plays host to a wide variety of bird life. From [wrens](#) hiding in low growing plants, to [greater spotted woodpeckers](#) feeding at deadwood, flocks of woodland birds pass through higher up in the canopy. The oaks which support a huge amount of diversity, have lots of nooks and crannies which make ideal nest sites; [treecreepers](#) also hide seeds in the bark for later consumption.

Features

- South facing woodland
- Native broadleaved trees
- Steeped in history with a timeless feel
- Peaceful and private

Access, tracks and footpaths

Access to these quiet woods is from the road known as Leashaw, **from Crich direction only**. There is a long-term road closure to the north-west of the entrance.

At the entrance, a solid parking area is available. From here, a sloping track leads down to the wood, passable preferably on foot or with a 4x4 or quad bike.

Rights and covenants

There are no public rights of way within the wood.

The sporting rights are included in the sale.

Our standard [covenant](#) will apply.

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Activities

A great woodland for an active conservationist, replacing the older bird boxes around the wood would enhance nesting opportunities. Coppicing the hazel would yield poles for crafts or for garden use; There are also good foraging possibilities throughout the seasons, for wild food or for flower arranging. A super wood for wildlife, more work could further enhance diversity.

Local area and history

The [Derwent Valley Mills](#) are the birthplace of the factory system. It was for this reason that they were added to the UNESCO World Heritage List in 2001.

It was in the Derwent Valley that, thanks to pioneering work by Richard Arkwright, Jedediah Strutt, the Lombe brothers and

others, the essential ingredients of factory production were successfully combined. Water power was successfully used for the first time on a relatively large scale. Not only was silk throwing and cotton spinning revolutionised with dramatic consequences for the British economy, the Arkwright model system also informed and inspired developments in other countries and industries.

For transport enthusiasts, the [Crich Tramway Museum](#) is also nearby.

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.

Directions

Just 6 miles from Matlock, 15 miles from Chesterfield and 20 miles from Mansfield.

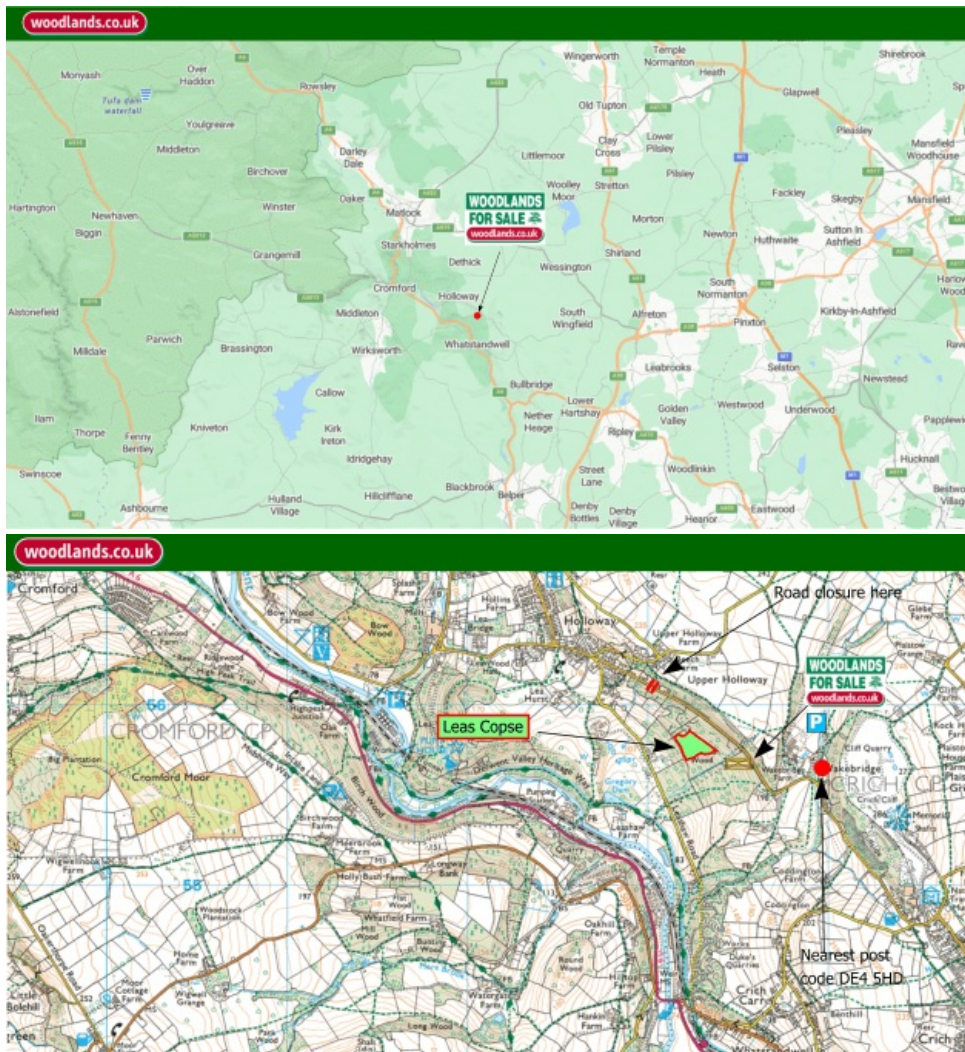
Access is currently from the road known as Leashaw, from Crich direction only. There is a long-term road closure to the north-west of the entrance.

- From Junction 28 of the M1 travel west following the A38 signed for Derby.
- Follow the A38 for 10 miles before taking the turn off signed for Chesterfield and Matlock.
- At the top of the slip road take the third exit at the roundabout signed for Matlock and chesterfield.
- Immediately move into the left lane and turn left at the traffic light signed A615 Matlock.
- After approximately 100 metres at the mini roundabout take the first exit signed A615 Matlock.
- Follow the A615 into Oakerthorpe and at the traffic lights turn left signed for B6013 Belper and Crich.
- Very shortly after the lights and opposite the Butchers Arms pub turn right signed for South Wingfield and Crich B5035.
- Cross the bridge on the sharp bend and continue into South Wingfield.
- Follow the road to Crich and at the junction with the Monument on turn right signed for Holloway.
- Follow this road out of Crich passing the Tramway Museum on the right.
- **Ignore the road closed signs here**
- After approximately half a mile the woodland entrance is located on the left side of the road.
- Park close to the gate but please try to keep the gate clear.
- Climb the gate and follow the down hill path at the right of the carpark.
- At the bottom of the slope turn right and follow this path for about 40 metres.
- Leas Copse ride stop is located to the right of the path.

What3words cringes.tilting.precautions

Boundaries:

The boundaries of Leas Copse are marked with red paint. These are on posts on the northern boundary, elsewhere marks are on trees or walls.





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.