



## Ministers Moss Wood Aberdeenshire

An established, peaceful woodland situated between Aberdeen and the Cairngorms National Park, both deciduous and coniferous with a gentle burn: remarkably diverse.

### Details

**Price:** £79,000 Freehold

**Location:** Millbank, Sauchen, Aberdeenshire

**Size:** Over 7 ¾ acres for sale

**OS Landranger:** OS No 38

**Grid ref:** NJ 658 112

**Nearest post code:** AB51 7SA

### Local manager

**Torquil Varty and Rachel Bower**

07803 903 203 or 01307 467393

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



## Description

Ministers Moss is the original name for an area of the larger woodland; the section of 'moss' in the heart of this wood brings with it an ecological treasure trove. Whilst alder, birch and willow dominate the skyline the woods are rich in wildflowers and many different mosses that attract a variety of insect life, in turn these attract a wide variety of bird life.

The entrance to the wood sits atop higher ground and it is here that any woodland shelters could be situated. The trees are large comprising mainly mature Scots pine and will provide a substantial volume of project timber, if that is what is required. It is here that a bench has been sited, taking advantage of the views down towards the moss. The previously coppiced sycamore would provide an easy to manage source of fire wood, on a sustainable rotational basis.

A gently flowing burn that bounds one side of the wood acts as a magnet for birds and small animals and adjacent to this is a path that is used infrequently. (There is a chicken hut with a few chickens happily living on the land, owned by one of the neighbours, that will be moved once a home for the woodland has been found.) The presence of water within a woodland is a valuable commodity to both human and wild life.

Alder is the food plant for the caterpillars of several moths, including the alder kitten, pebble hook-tip, the autumnal and the blue bordered carpet moth. Catkins provide an early source of nectar and pollen for bees, and the seeds are eaten by the siskin, redpoll and goldfinch.

The more damp conditions, usually associated with alder woodland, are ideal for a number of mosses, lichens and fungi, along with the small pearl-bordered fritillary and chequered skipper butterflies and also some species of crane fly. Alder roots make the perfect nest sites for otters though as yet none have been spotted at Ministers Moss Wood.

Access to the wood is exceptionally good, with the tracks having been recently substantially strengthened with excellent stone from within the woodland and will be maintenance free for many years to come. Given the convenience of easy access from Aberdeen, these woods have attracted a great deal of interest and attention and early viewing is advised.

The surrounding area is steeped in history with the close proximity of Castle Fraser and Cluny Castle, both fine examples of 16th century architecture, though the core of Castle Fraser dates back to the 1450s. Craigievar Castle in nearby Alford, a pink castle supposedly the inspiration for Walt Disney, is another local attraction as well as the Loch of Skene: the loch supports concentrations of wildfowl in autumn and winter in particular [greylag geese](#), [goldeneye ducks](#) and [pink-footed geese](#).. From here it is a short hop to the Cairngorm National Park, arguably the heart of Scotland in many ways.

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

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Mature Scots pine

Alder

Birch

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### Wildlife

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Incredible biodiversity from invertebrates to larger mammals

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### Features

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Invaluable water sources and features

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### Rights and covenants

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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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### How to find this woodland

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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

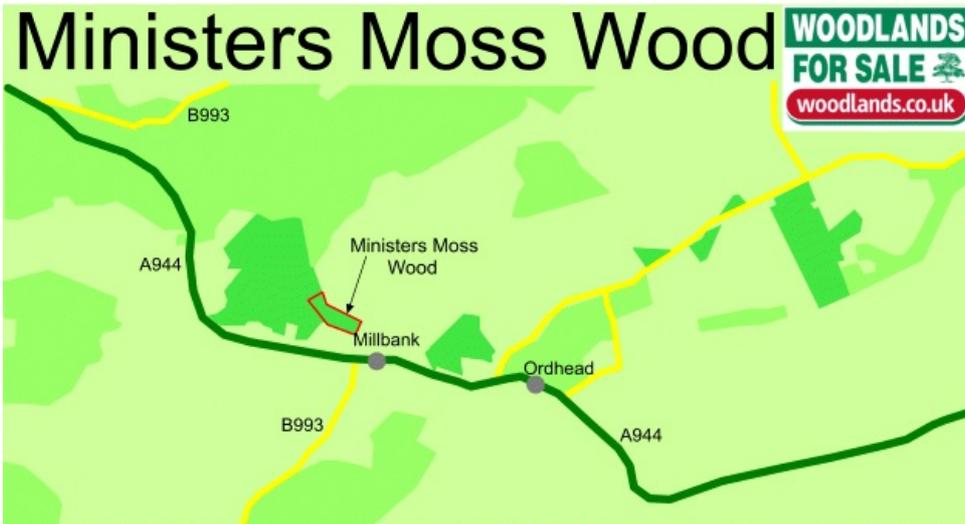
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From Aberdeen:

- Take the A944 in the direction of Alford.
- Just just after the hamlet of Ordhead keep going past a woodlands for sale sign,
- Continue through Millbank until you reach a layby on the lefthand side with a telephone box. Opposite the layby on the other side of the road is the entrance to the woods
- Continue for 50m and there is a locked wooden gate marking the entrance.Please park here and walk into the wood.
- Follow the main track, bearing right at the first bend, continue all the way until you reach a fork in the track.Take the left fork and Ministers Moss is on your right hand side.

**Boundaries:**

Boundaries are marked by red painted posts and drystone walls.



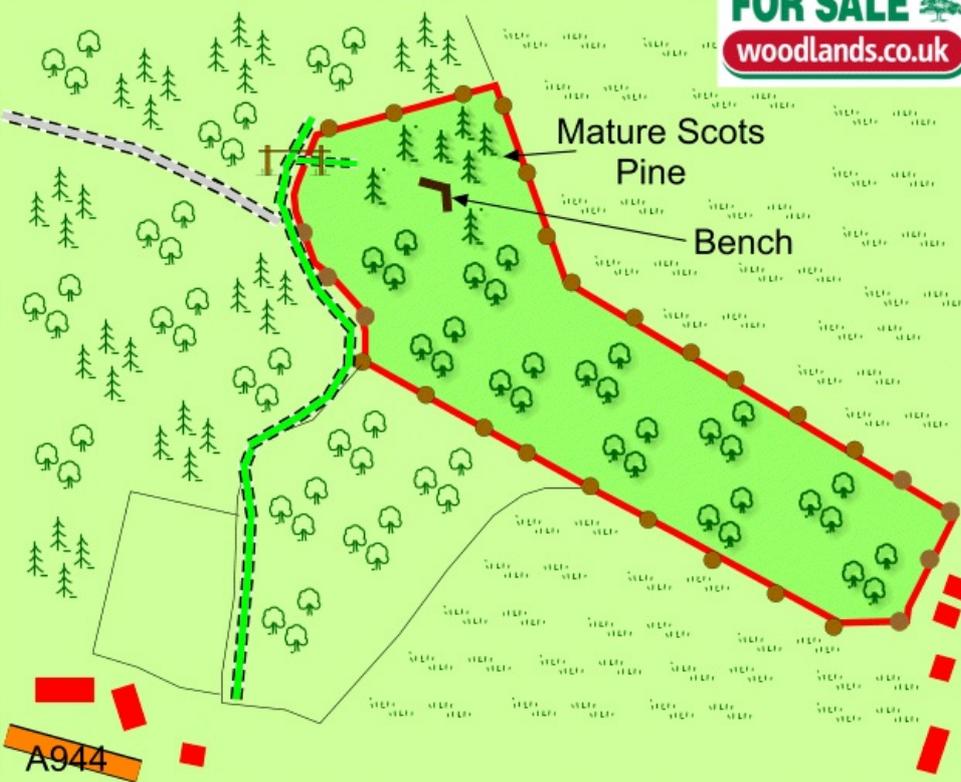
# Ministers Moss Wood

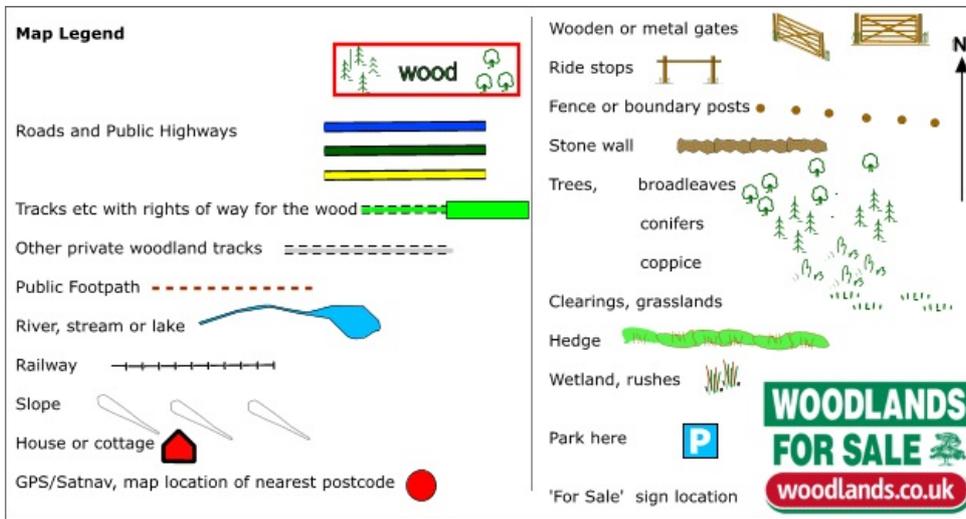
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Our regional managers are often out working in our woodlands, so if you email an offer and want to be sure it has been received, please phone our manager on his or her mobile phone. The first offer at the stated price which is accepted, whether by 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. Woodland Investment Management Ltd hereby give notice under section 21 of the Estate Agents Act 1979 of their interest in the land being sold.