



## Rascill Wood North Yorkshire

A beautiful bluebell woodland growing oak and pine trees, with ancient forest roots.

### Details

**Price:** £45,000 Freehold

**Location:** Brafferton, near Boroughbridge, North Yorkshire

**Size:** Just over 4 ¼ acres for sale

**OS Landranger:** OS No 99

**Grid ref:** SE 452 717

**Nearest post code:** YO61 2SE

### Local manager

Liz Watson

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



## Description

Tucked away at the edge of a large forest known as Brafferton Spring, Rascill Wood is an attractive Scots pine and oak woodland with a carpet of bluebells and ferns.

Though the mature trees are of roughly an even age, around 50-60 years old, the wood itself is much older and is classed as a [PAWS, a planted ancient woodland site](#) which has had forest cover for at least 400 years.

There are a number of other species of tree growing here, apart from the [oaks](#) and [pine](#), these include some quite large birches, [sallows](#), a few sycamores and lots of coppiced hazel (where the stems have been cut back to ground level to encourage new growth for poles and stakes). Many of the trees have a tangled mass of [honeysuckle](#) ascending the trunks, some impressive specimens appear to be as old as the pines they've hitched a ride on.

Rascill Wood is full of wildlife. Small woodland birds such as wrens, robins, great tits, blackbirds and adept little [tree creepers](#) make their homes in the wood and put on a crescendo of birdsong in the springtime. This always seems especially impressive at the time when the [bluebells](#) are at their most stunning. Tawny owls, buzzards and sparrow hawks can often be heard too, and seen if you're lucky enough. Roe deer are also present and you may come across a 'scrape' or 'lay', where they make their beds. The does also like this quiet location on high ground for a place to hide their fawns amongst the lush ferns.

The ground within the wood is evenly graded with a gentle fall towards the south west, a pleasant aspect to make the most of the afternoon sun. There are quite a few clear areas too and old rides beneath the tall trees.

The ride-stop entrance is in the south eastern corner of the wood and there is space to turn a vehicle or stack firewood off the track. If you strike off left here, on foot through the hazels, you soon come upon a rustic bench, situated next to a tall pine and old oak coppice stool, with a good view through the trees.

At the northern boundary, the wood adjoins a disused railway line and there are old hedge plants such as blackthorn, hawthorn, willow and bramble as well as quite a number of aspen trees.

Rascill Wood takes its name from the nearby village of Raskelf, the name can be traced back to the words ra (roe deer) and skelf (shelf), which implies that roe deer would have been found on the shelf of land, or ridge, which originally formed part of the [Forest of Galtres](#), a royal hunting forest for British and Saxon kings. The name is spelt Rascill in the Domesday Book, and is often pronounced like this today.

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

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

Rascill Wood is just 20 miles from York, 15 miles from Ripon, 26 miles from Harrogate and 6 miles from Boroughbridge.

[For Directions From Bing Maps CLICK HERE](#), enter your own postcode (wood entrance coordinates are already entered) and click on the blue "Go" box.

For Satnav; the postcode YO61 2SE is for the point shown by the red dot on the location map and coordinates are: N54:07:54 and W1:17:58

Or use our directions:

From the A1

- Exit the A1 at junction 48 and follow signs Ripon and Dishforth on to the A 6055
- At the next roundabout take the third exit on to Roecliffe Lane.
- Follow this road until you give way at a T junction and then turn left.
- Continue over the river and at the canal bridge roundabout take the second exit.
- Take the first right turn to Milby.

- Continue on this road until required to give way at a T junction and then turn right over Thornton bridge.
- Continue along this road into Brafferton and at the give way T junction turn left.
- Follow West Moor Road for about 1 mile until you reach the Woodlands for Sale sign on the left.

From York via the A19:-

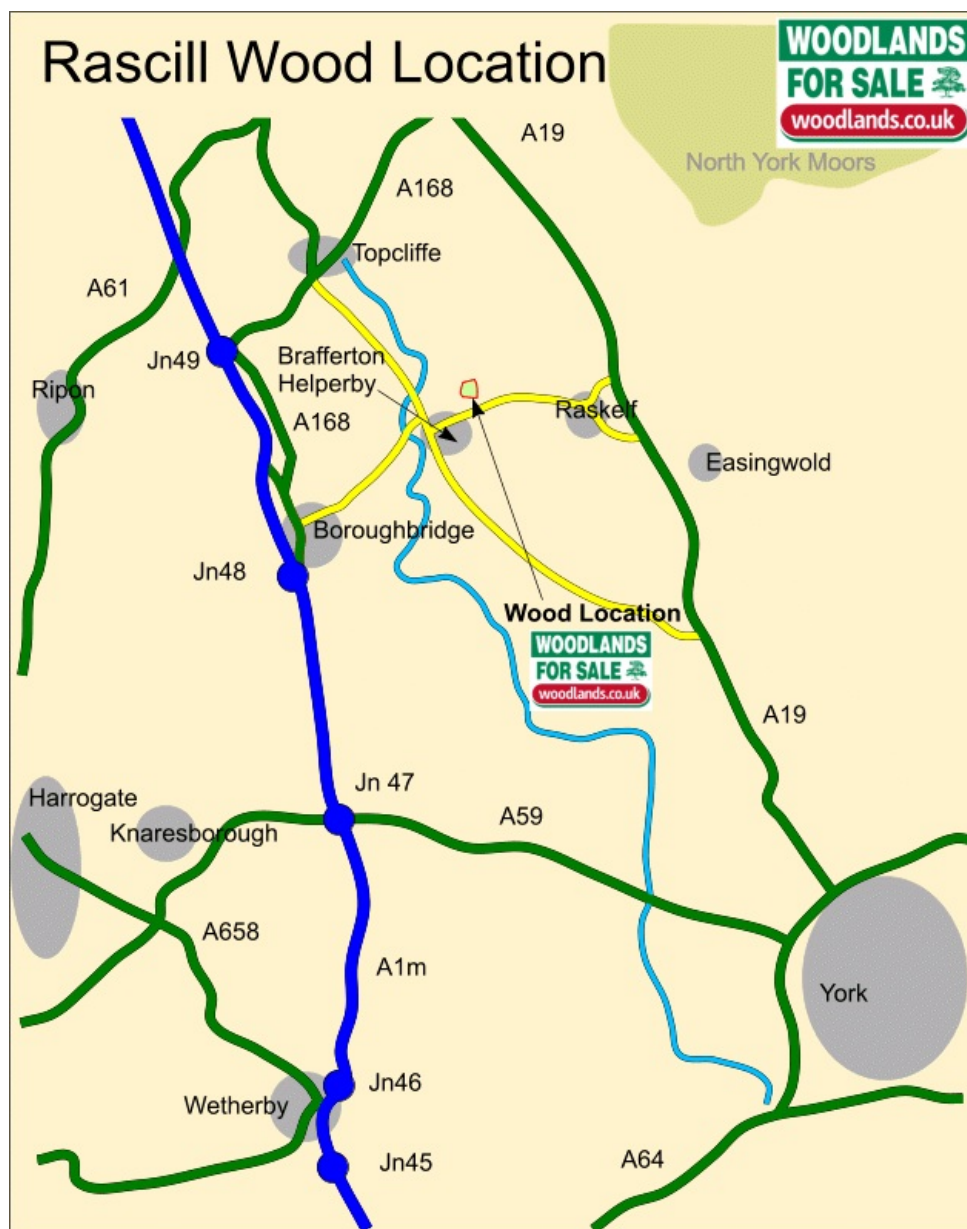
- Just after the Easingwold roundabout take the left turn signed for Raskelf / Tholthorpe / Helperby
- Follow the road into Raskelf and at the cross roads in the centre of Raskelf turn right on to West Moor Road.
- Follow West Moor Road until you reach the Woodlands for Sale sign on your right.

Please park near to our gate but please do leave it clear for access.

- Climb the gate and walk along the access track for about 300 metres. Where the track forks, after the huts near the entrance, take the left fork and follow the main track round a right hand bend, continue straight on to the next right hand bend in the track (about 600m). The wood is located right here on the bend.

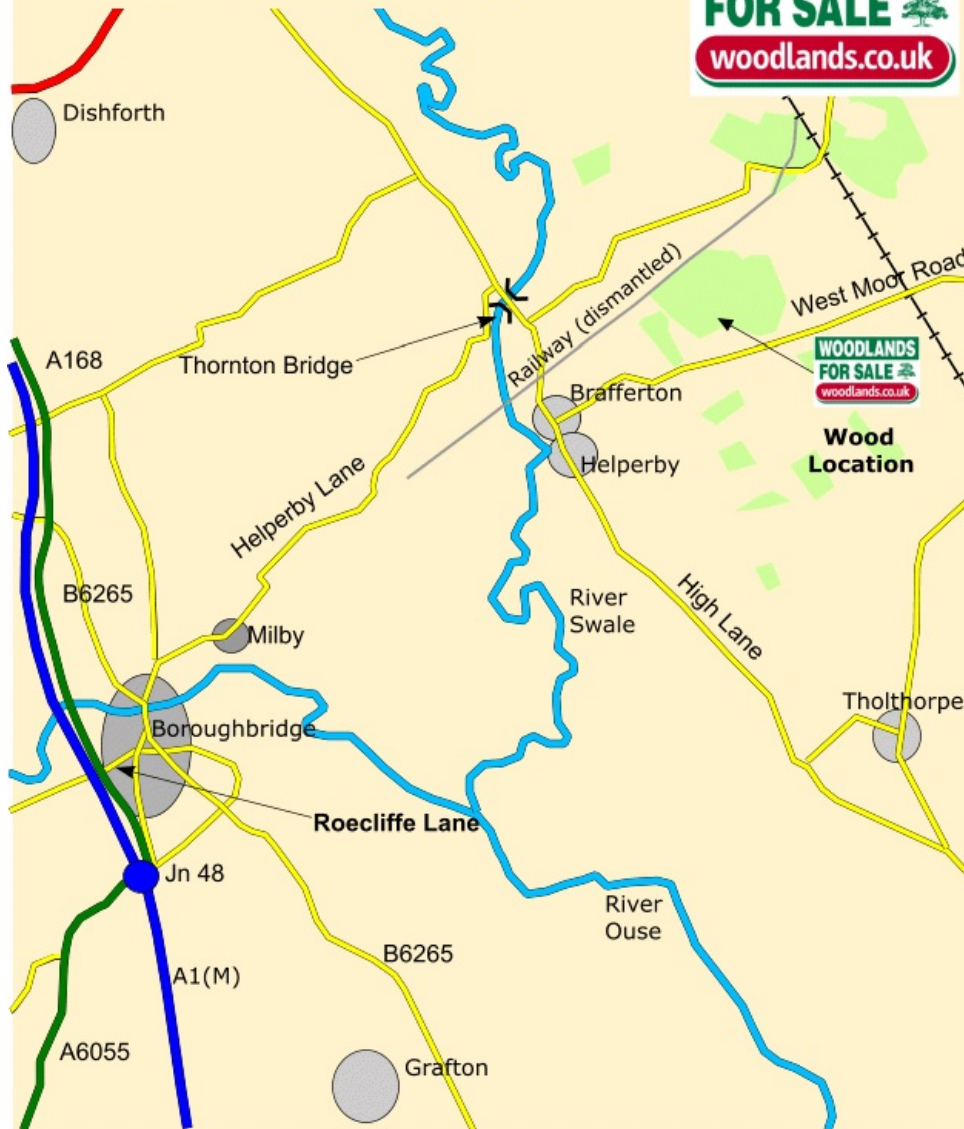
## Boundaries:

Boundaries are marked with orange paint, on post tops.



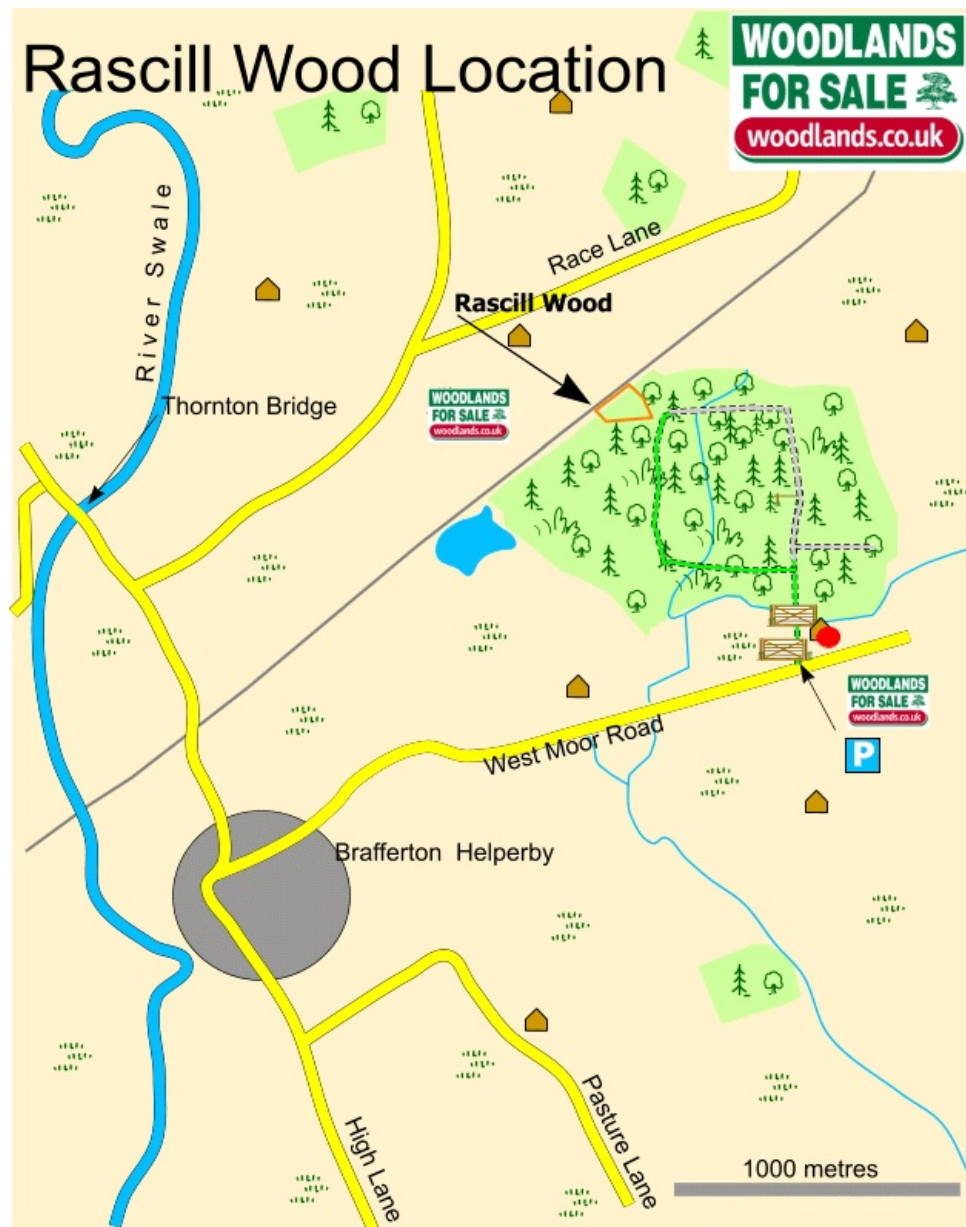
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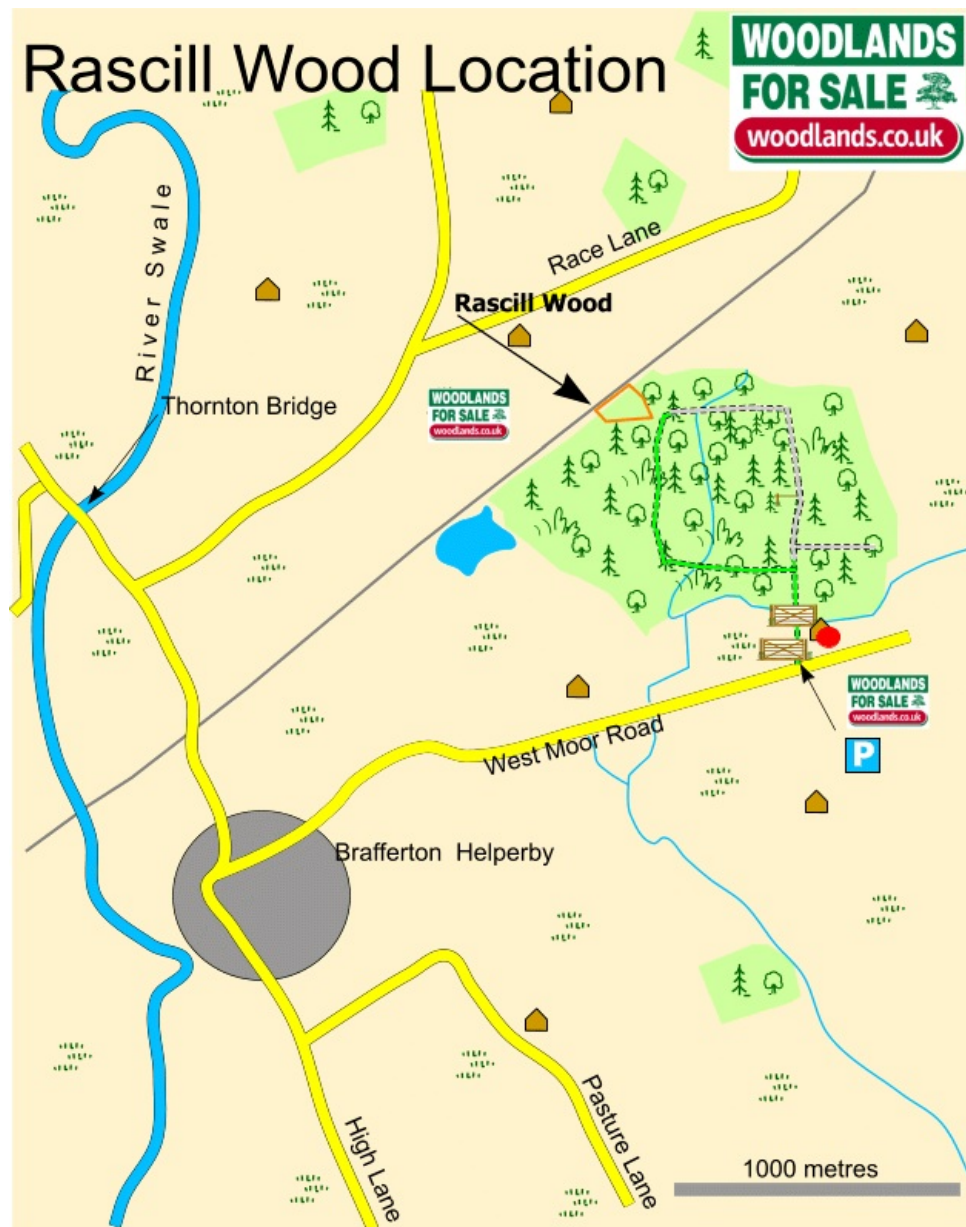
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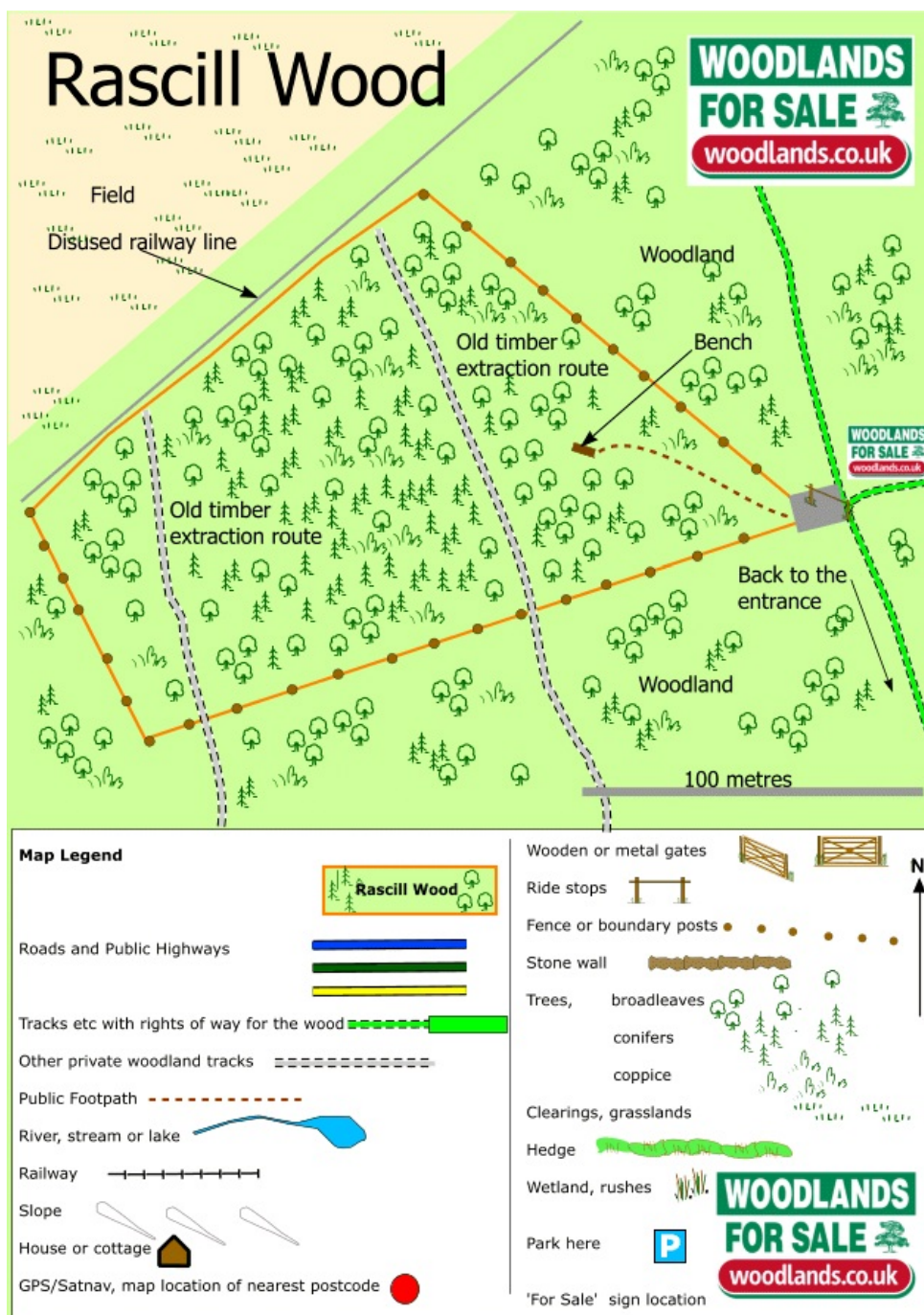
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Our regional managers are often out working in our woodlands, so if you email an offer and want to be sure it has been received, please phone our manager on his or her mobile phone. The first offer at the stated price which is accepted, whether by 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.