

THE  
HARTY ESTATE

ESTD 2000



*Weddings*



## Congratulations on your engagement and welcome to perhaps your first glimpse of The Harty Estate!

Here in our waterside hideaway, our 16th-century wedding estate is set beside the Swale estuary, surrounded by wild meadows, wetland reserves and our family farmland. Secluded yet accessible, we've owned the estate since 2000, investing those years of expertise and all the passion of a family business into your wedding. We specialise in rustic, refined and relaxed celebrations, with personalised packages for 15-350 guests.

It's an especially exciting time to be planning your wedding at The Harty Estate. In April 2026 we opened Spring Barn - our stunning new wedding barn - giving you three beautiful options for your ceremony.

With exceptional homegrown, family-farmed menus, two getting-ready rooms, luxurious accommodation for up to 75 guests across the estate and multi-day wedding options, we're a barn wedding venue that brings together every element of your perfect day.

And with the warm and dedicated service of our experienced team, you can be assured of a celebration fitting of the best day of your lives.

Let's start by talking you through why The Harty Estate could be the perfect venue for you...

*Alex and Victoria Burden*  
Owners at The Harty Estate



# The Venue

The Harty Estate is an idyllic waterside barn wedding estate – the backdrop to magical wedding days for over 25 years. Just 60 minutes from London, yet a world away in feel, every part of the venue is within an easy stroll, and beautiful views are inescapable. It feels intimate yet spacious - and entirely yours.

Choose from three stunning ceremony options, with the wedding spaces exclusive to you throughout your big day. Spring Barn, our newly opened wedding barn, has been designed with celebrations at its heart. Its hammerbeam oak frame wows, with no vertical columns and large glass windows offering sweeping estuary views. An in-room lounge and bar create a relaxed yet lively atmosphere throughout your day.

Hop Barn is another stunning ceremony setting, adorned with fairy lights and hops. French doors open to the waterside terrace and Rose Garden, revealing a picture-perfect backdrop. For outdoor ceremonies, the Oak Gazebo offers beautiful views across the gardens and estuary.

You can also enjoy two luxe getting-ready rooms, a 16th-century private pub for arrivals and drinks receptions, and accommodation for up to 75 guests in boutique rooms and cottages. There are plenty of relaxation spaces, including Spring Barn's ambient, lit courtyard with a cosy fire feature.

Beautiful gardens and terraces make the most of the waterside setting. Take in the views from the Rose Garden and its rose arch tunnel, wander through the 'Secret Orchard' or explore the Kitchen Garden. With easy access to the waterfront and surrounding fields, your photographs will be effortlessly elegant year-round.

Our team takes great pride in hosting life's most special celebrations and finds joy welcoming couples back for dining events or personal celebrations long after your wedding day. Even as an exclusive-use venue, The Harty Estate remains a place to return to throughout the married years ahead.





# Ceremonies

Say 'I do' in the way that's perfect for you, whether through a marriage, civil ceremony, or a blessing, with our team delighting in helping you celebrate your cultural traditions or special, personal touches. Choose from three beautiful ceremony spaces. Our elegant new Spring Barn offers a magnificent setting, available with packages for 130+ day guests, or as a package extra. The charming Hop Barn is also available for ceremonies throughout the year, while the picturesque Oak Gazebo, overlooking our gardens and estuary, is ideal from April to October. Both the Hop Barn and Oak Gazebo are included in all wedding packages, ensuring a beautiful and memorable backdrop for your special day.





For marriages and civil ceremonies, we book the registrar on your behalf. For blessings, we can recommend a celebrant to suit your occasion, or you're welcome to choose your own. For those who would like a church wedding, we're just five minutes from the beautiful, Grade II listed, 11th century church of St Thomas the Apostle. We will happily put you in touch with the Priest for more information - and can even arrange a vintage tractor to pick you up and transport you back to The Harty Estate in rustic style!





# *Barn Ceremonies*



Exchange vows in our new, elegant Spring Barn, which boasts stunning floor-to-ceiling windows that flood the room with natural light and offer breathtaking views of the estuary. Perfect for ceremonies of up to 260 guests, the Spring Barn is included in your package for ceremonies of 130+ guests, or is available as a package extra for smaller gatherings. For a more intimate ceremony, the Hop Barn offers a beautifully simple setting with its beamed ceiling, hops, and fairy lights, accommodating 15-130 guests. If you've been 'Instagramming' decor since your engagement, you're welcome to style both spaces as you wish.



# Gazebo Ceremonies

Mark the biggest moment of your life overlooking the Swale estuary, surrounded by stunning natural landscapes and your loved ones. Our elegant Oak Gazebo overlooks this perfect scene from the terrace, out over the landscaped Rose Garden and beyond. We can host Oak Gazebo ceremonies from April to October, which can seat 15-260 guests.



# Drinks Reception



At the heart of the estate is its 16th-century private country pub. Settle in for your drinks reception in this characterful space, with period features and Kentish hops. In the winter months, the fires add a cosy glow, while a snug lounge next door offers a quieter spot for guests who prefer it. With its relaxed atmosphere, it's also the perfect place for fun, candid photos of you and your guests celebrating together.



Fronting the wedding venue is a beautiful waterside terrace, perfect for drinks receptions. Your guests can mingle by the Rose Garden overlooking the estuary, enjoying the music of your choice. We'll serve your canapés and reception drinks, with a wide selection available, including mocktails and cocktails from our vintage drink cart, or ice-cold beers in wheelbarrows.

The venue is equipped with a music system indoors and out, though some couples love the atmosphere live music brings. For a rustic vibe, we can set up hay bales for seating, perfect for speeches or storytelling. We also provide wooden outdoor games - a fun, laid-back touch to your special day.







Spring Barn has been meticulously designed with weddings at its heart. This stunning space features a rare Hammerbeam oak frame with a cathedral-like ceiling and no vertical columns to obstruct your guests' view.

Rustic yet elegant, with modern touches, the interior combines oak and exposed brick with large windows overlooking the estuary. Bifold doors open onto the terrace and garden, filling the space with natural light, while a striking glass entrance creates a memorable first impression.

Spring Barn can host up to 260 guests for your wedding breakfast and up to 350 for your evening reception. Its in-room dance floor, lounge area, and bar keep guests together for an unforgettable celebratory atmosphere, while a festoon-lit courtyard with fire extends the space outdoors.

## Spring Barn Features

STUNNING HAMMERBEAM OAK FRAME

IN ROOM BAR & LOUNGE SEATING

WOODEN DANCEFLOOR

WHITE LED DANCEFLOOR (UPGRADE)

BI-FOLD DOORS OVERLOOKING THE ROSE

GARDEN & ESTUARY

FESTOON-LIT COURTYARD & FIRE

'WOW' GLASS ENTRANCE

AIR-CONDITIONING



# *Hop Barn Reception*





The rich wood tones and twinkling lights of the Hop Barn create a warm and celebratory ambience for your wedding reception. Rustic, full of natural light and styleable as you wish, toast the start of your married life with 15-70 of your loved ones in a more intimate setting, as you sit down to a delicious wedding breakfast.

Choose to see out your evening in style in the Hop Barn for up to 130 guests, or combine spaces with the Spring Barn next door to make for a large, all-out occasion for up to 350 guests.

### The Hop Barn Features

UNDERFLOOR HEATING

FAIRY LIGHTS (BEAMS AND CEILING)

OAK BEAMS & HOPS

VAULTED CEILING

PANORAMIC VIEWS OVER THE ESTUARY

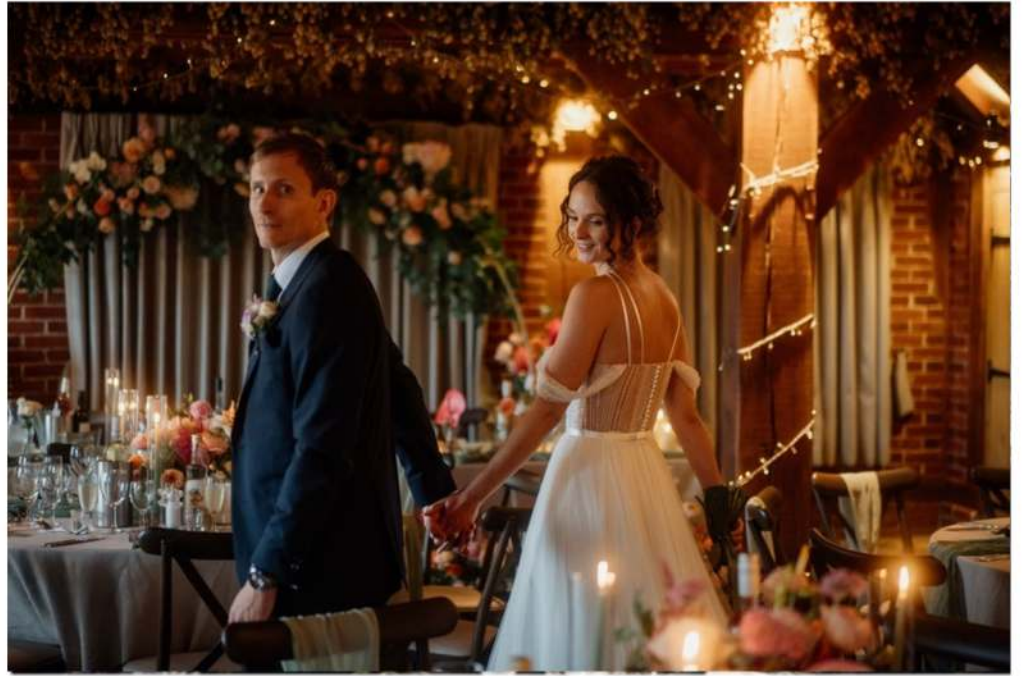
FRENCH DOORS LEADING ONTO

THE ROSE GARDEN & TERRACE

VINTAGE FURNITURE PIECES

ADJOINING LOUNGE & LARGE 16<sup>th</sup>

CENTURY PRIVATE PUB



# Private Pub Reception

For an intimate and relaxed wedding breakfast for up to 20 guests, our 16th-century private pub offers a warm and characterful setting. Raise glasses beneath Kentish hops, surrounded by period features, and enjoy a private dining experience with our delicious, home-born dining. In the winter months, cosy fires add to the ambience, making it a space that feels both rustic and refined.

# Evening Receptions

Host an evening reception for up to 350 guests as your big day flows seamlessly into an unforgettable night. The stunning Spring Barn features a vibrant dance floor with wooden or white LED options, a large in-room bar, and comfortable lounge seating – all designed to keep the atmosphere lively and your guests together. Delicious evening food options, from Kentish hog roasts to fajitas and stone-baked pizzas, are there to keep everyone fuelled and happy throughout the night. Enjoy the energy of our in-house DJ (included in most packages) or bring in a live band for a personal touch.

Step out into the festoon-lit courtyard, where a toasty fire adds a relaxed, romantic glow. For guests seeking a slower pace, a cosy indoor lounge adjoining the Hop Barn offers a quiet retreat – perfect for older guests to relax, or little ones to nod off after cutting shapes on the dance floor.





# *Customisable Packages*





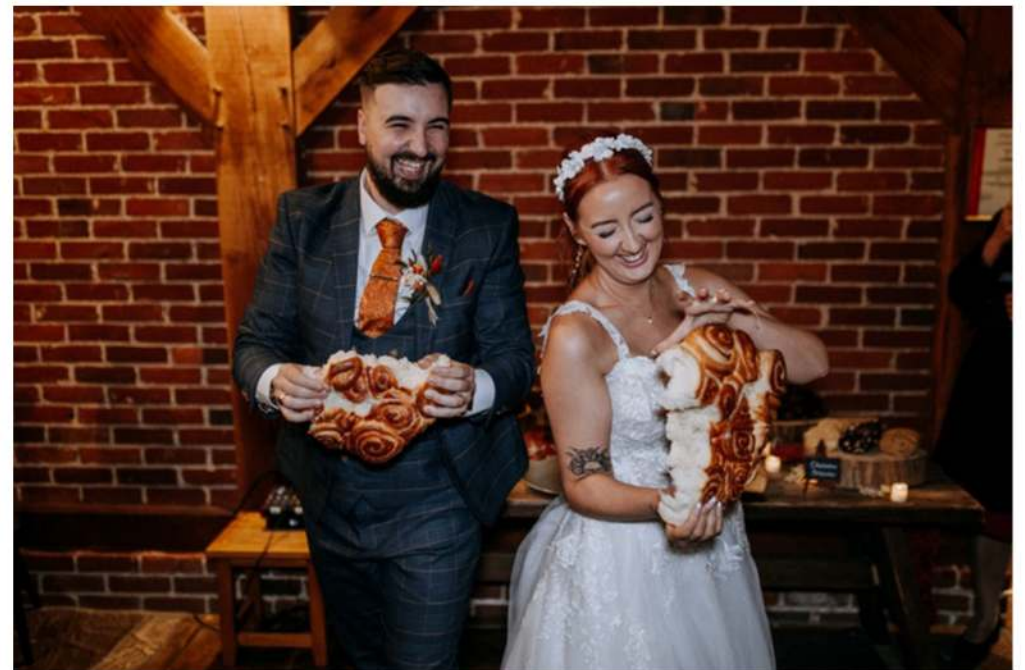
We believe every wedding should be as unique and special as you are as a couple. That's why we offer a range of customisable packages, from all-out celebrations and two-day weddings to relaxed twilight ceremonies and intimate gatherings, each brought to life with the passion and expertise of our team.

Most packages include thoughtful touches you might not expect. From canapés, vintage games, and décor pieces to your wedding night accommodation, our in-house DJ, and exclusive use of the estate, these additions add charm and ease to an already magical day. And for any personal elements you'd like to include, our team is always happy to help weave them into your celebration.



Weddings are deeply personal, and for many couples a way to honour cultural or religious heritage. Whether rooted in tradition, blending cultures, or celebrating a mix of customs, we're here to help you create something that feels genuinely yours.

Over the years, we've been privileged to host weddings inspired by many faiths and traditions – each one planned with care and real respect for what matters most.



# Exclusive Hire

Your wedding day is exclusively yours - private use of our beautiful event spaces and estate guest rooms, just for you and your loved ones. But The Harty Estate doesn't have to be a one-day story. In the years ahead, you are always welcome back — for a personal event, our pop-up dining occasions, or simply for some time away in the cottages, enjoying our country tranquillity.

Your special place to build memories in the married years ahead.





# Capacity

## Maximum Capacities

HOP BARN CEREMONY | 130 SEATED

OAK GAZEBO CEREMONY | 260 SEATED

SPRING BARN CEREMONY\* | 260 SEATED

HOP BARN RECEPTION | 70 SEATED

SPRING BARN RECEPTION | 260 SEATED

THE FERRY HOUSE RECEPTION | 20 SEATED

HOP BARN EVENING RECEPTION | 130

SPRING BARN EVENING RECEPTION | 350

THE FERRY HOUSE EVENING RECEPTION | 50

Other capacities available for non-seated and non-traditional formats

\*Package extra if less than 130 day guests.

# *Extra Touches*



While our packages include everything you need for a wonderful occasion, you can also customise your day with some of our Harty Estate extra touches. Create and preserve magical memories with our audio guest book, photobooth and marshmallow toasting around an evening fire. Or elevate your day in your own style with the addition of special vintage drinks carts, alcohol favours and a statement arrival on our vintage tractor, among many other unique additions to make your day unforgettable.



# Wedding Planning

Planning your wedding should be fun, and as stress free as we can make it! Our Wedding Coordinators will help you plan your day in up to three personal wedding meetings, with a taster evening to choose your wedding menu and wine. If you'd like some help with suppliers, we have a carefully curated list of trusted professionals and can liaise with them on your behalf - or you're welcome to select your own.

You'll also have our wedding planning portal, where you can manage suppliers, track RSVPs, make payments, and keep all your wedding documents in one place via a handy mobile app. On your wedding day, a Wedding Assistant will be on hand to help with styling, while your Wedding Coordinator will act as Venue Host, ensuring the people who know your day best are there to make it run just so.

# Our Food Ethos

From Field to Fork, Plot to Plate &  
Grain to Glass





People come together and make treasured memories over food. This is especially true at a wedding, where dining is a big part of your celebration.

We love creating the amazing feasts that wow you and your guests! With a strong farming heritage, we're equally passionate about the provenance of our food. It's no surprise then, that home-grown, home-farmed and our local estate produce take 'pride of plate' throughout our expansive wedding menus, with dishes created by our fantastic Chefs.

'Field to Fork' champions our home-farmed beef and wild game from The Harty Estate. 'Plot to Plate' celebrates flavoursome, fresh produce from our large Kitchen Garden. Finally, 'Grain to Glass' represents the purpose-grown grains from our farm, distilled locally by the Copper Rivet Distillery into fantastic artisan spirits. Our food provenance also extends to our bars, where you can enjoy homebrewed sloe gin and a mocktail and cocktail menu curated using our garden produce and botanicals. Kentish ciders, fruit juices, spirits, wines and beers are also available to suit anyone's tipples of choice.



With three options per course for your wedding breakfast and a large selection of dishes to choose from, there's plenty to tempt every taste. You (and your family if you wish) can look forward to selecting these at your menu and wine tasting evening.

Throughout the day, you and your guests can graze on canapés, sharing platters, Kentish hog roasts, stone-baked pizzas, fajitas, and even late night bacon butties! Our Signature Wedding Cake is also something really rather special - chocolate brownie with cheesecake icing! It looks as good as it tastes, especially when displayed on our vintage dresser.

And the best news? You can enjoy it all over again. As a forever wedding couple, you receive VIP booking for our special dining evenings. Relive memories, celebrate anniversaries, or even host your next personal celebration in the married years ahead, making The Harty Estate your special place.



# Accommodation

You and your guests can end the day in style and comfort, with accommodation for up to 75 across The Harty Estate's eleven individually styled, ensuite guest rooms and five charming, self-catering cottages, all within a short walk of your wedding celebrations.





Our five 'Waterside' rooms sit above The Ferry House. Offering stunning views over the estuary and gardens, they're the perfect end to a wonderful day. Your package includes the Honeymoon Suite, where you can spend your first night as a married couple in a luxurious, individually styled room complete with a super king sleigh bed and spa bath for two.

# Coach House Rooms



An additional six rooms are located in The Coach House building, each luxuriously styled with exceptional décor and super king beds.

Both the Coach House and Waterside rooms include those thoughtful touches that make your stay extra comfortable — British-made 'Noble Isle' bath products, your morning Nespresso coffee, and our delicious Kent estate breakfast to wake up to the next day. It's the perfect opportunity for you and your guests to reminisce, and extend the magic of your wedding a little longer.



# Mocketts Farm Cottages

Five cottages at The Harty Estate offer characterful and convenient accommodation for your guests – the perfect way to extend your celebrations. Sleeping 53+, the cottages combine comfort and practicality with relaxed, family-friendly spaces. Some feature ground-floor wet rooms for guests with mobility needs, and even your dog is welcome.

Surrounded by our family farmland, the cottages offer a touch of tranquillity and extra quality time together in what can feel like a whirlwind celebration

For two-day weddings, they provide the perfect base. Host a night-before gathering and enjoy sun loungers, fire pits, and the games room, or make a playful arrival to your wedding celebrations via our vintage tractor, complete with hay bale seating!

The Mocketts Farm Cottages are not part of your exclusive hire spaces, however if you would like to include the whole complex in your package please let the team know when you select your dates, so we can check their availability.





# Get Ready in Style

With not one, but two beautiful getting ready spaces at The Harty Estate, you can both relax and enjoy getting aisle-glam with your wedding party. The Garden Lodge is set in a secluded spot of our Kitchen Garden, it's the ideal space - far enough from the venue that you have privacy to help settle any big day nerves, but close enough so that you still feel part of the action. The Courtyard Lounge meanwhile, is set just behind Spring Barn, with easy indoor routes to both barn ceremony areas.





Both getting ready rooms boast a large seating area, handmade bespoke furnishings and beautiful, individually-styled decor. There's also a hair washing sink, a handcrafted rustic dresser with light up mirrors and seating for three, making getting ready a dream. With a dressing area for the big reveal, you've got a wonderfully Instagrammable setting to gather with your wedding party.

Not forgetting your bubbles and brunch platter, of course.







# Testimonials

“Thank you so much for what was undoubtedly the best day of our lives. We truly had the most incredible weekend. So many of our guests have said it was the best wedding they’ve ever been to! We’ve realised that this has been not only such a special day for us, but also for our friends and family - a gift of memories we’ll all treasure. We are so grateful to you for your expertise, insight, patience, laughter, and everything. The experience was perfect, the food was wonderful, and we just loved working with the whole team. We simply couldn’t imagine a better venue. Again, our heartfelt thanks for the most magical day. We never expected to be able to relax so fully and enjoy every moment. You are all incredible.” - Josh & Isabel

“From the moment we chose The Harty Estate all the way through to post-wedding we have felt SO supported and like we were the only wedding to have ever taken place. Everyone is amazing, approachable, kind and couldn’t do enough for you. I had so many questions and ideas and all of them were made possible by the amazing staff. Truly wonderful.” - Mr & Mrs Leonard

“This venue was honestly a picture postcard dream come true and the staff that work there absolutely match this with their level of service. From initial meetings through to our big day, the event team’s efficiency, attention to detail and just all round attentiveness to us was more than we could have hoped for. On the day everything was beyond smooth and the food was exceptional. I’m still now (nearly 3 months on) having people comment on the quality of their meals! If I could do it all over again I would still choose The Harty Estate. Forever grateful!” - Rachel & Matthew





# *With Thanks*

Chris Blackledge Photography

Steve Barber Photography

Anna Rose Photography

Nicola Dawson Photography

Matt Ebbage Photography

Peter Reynolds Photography

Rob Power Photography

Ross Hurley Photography

Danny Jack Photography

Paul Fuller Kent Photography

Michelle Cordner Photography

Idyllic & Co

Daniel Luke Wedding Photography

Matt Trott Photography

The Redfords – Kent Wedding Band

B Photography

Kim Williams Weddings

The Wandering Three

Unscripted Photography

Assassination

Flowers & Sparkle Wedding Florist

All You Need Wedding Styling

J's Perfections Weddings & Occasions

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