

THE  
HARTY ESTATE

ESTD



2000



## Congratulations on your engagement and welcome to perhaps your first look at The Harty Estate.

Our waterside barn wedding estate sits beside the Swale estuary, surrounded by wetland nature reserves and our own family farmland. Just an hour from London but a world away in feel, it's a setting that makes it very easy to lose yourself in your day and forget everything else.

We've owned the venue since 2000, but have farmed the local landscape for three generations. That heritage runs through everything here, from estate-born food, to warm hospitality and the care with which we look after people.

Rustic, refined and relaxed, weddings here are deeply personal. The venue is exclusively yours, whether you're welcoming 15 or 350 guests. With so much to draw on across the estate and a team who know exactly how to bring it all together, you'll find it easier than you imagined to create a day that feels like 'you'.

This is an exciting time to be starting your wedding journey, with the recent opening of our stunning Spring Barn. Together with the beautiful venue spaces, exceptional menus, two prep rooms, luxurious accommodation for up to 75 and two-day wedding options, we think you'll find us a waterside wedding estate unlike any other in the South East.

*Alex and Victoria Burden*  
Owners at The Harty Estate



# The Harty Estate

The Harty Estate is a barn wedding venue shaped around its idyllic waterside setting. Beautiful views are inescapable, every part of the estate is within an easy stroll, and for all its space, it feels intimate and relaxed. There's an easy, natural flow to your wedding day here, creating a celebratory atmosphere you'll love.

The estate is made up of two areas – The Ferry House at heart of the estate, home to your exclusive wedding spaces, and the Mocketts Farm Cottages – additional guest accommodation and country leisure stays.

You can choose from three stunning ceremony options. Hop Barn is beautifully rustic, with exposed brick and oak beams adorned with Kent hops and fairy lights. French doors overlook the gardens and estuary - a beautiful panorama even indoors.

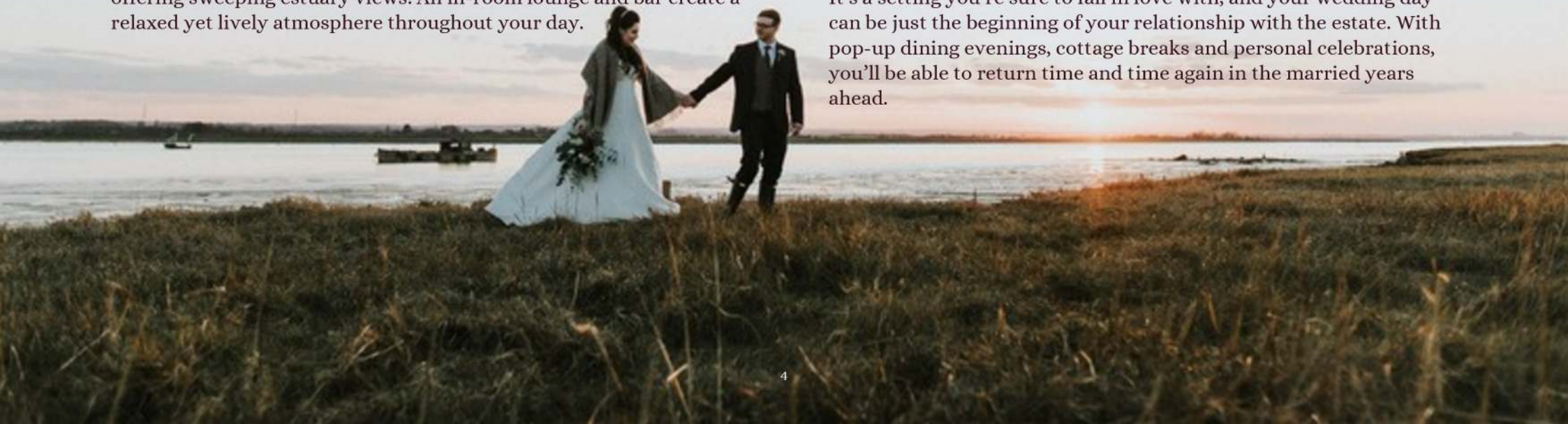
Spring Barn meanwhile harmoniously blends rustic and contemporary style, with a vast and intricate oak frame and large bi-folding windows offering sweeping estuary views. An in-room lounge and bar create a relaxed yet lively atmosphere throughout your day.

For outdoor ceremonies, the Oak Gazebo offers beautiful views across the gardens and estuary.

Also part of your exclusive wedding spaces are two large and luxurious getting-ready rooms, a 16th-century private pub for your arrival and drinks receptions, and accommodation for up to 75 guests on-site in our estate guest rooms and cottages. There are numerous relaxation spaces, including Spring Barn's ambient, festoon lit courtyard with a striking brick feature fireplace.

Outdoors, beautiful gardens and terraces make the most of the waterside setting. Take in the views from the Rose Garden and its rose arch tunnel, take a moment as newly-weds in the Orchard, or explore the Kitchen Garden. With the waterfront, Kent Coastal Path and surrounding fields within a hand-in-hand stroll, your wedding portraits promise to be incredible year-round.

It's a setting you're sure to fall in love with, and your wedding day can be just the beginning of your relationship with the estate. With pop-up dining evenings, cottage breaks and personal celebrations, you'll be able to return time and time again in the married years ahead.



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## THE FERRY HOUSE

- |                                 |                    |                  |
|---------------------------------|--------------------|------------------|
| ① Hop Barn                      | ⑤ The Coach House  | ⑨ Rose Garden    |
| ② Spring Barn                   | ⑥ Garden Lodge     | ⑩ Orchard        |
| ③ Oak Gazebo                    | ⑦ Courtyard Lounge | ⑪ Kitchen Garden |
| ④ Private Pub & Waterside Rooms | ⑧ Courtyard        | ⑫ Play Area      |



## MOCKETTS FARM

- |                  |                      |
|------------------|----------------------|
| ① Harrier's Nest | ⑤ The Farmhouse      |
| ② Fleet Lodge    | ⑥ The Stables        |
| ③ The Saltings   | ⑦ Dog exercise field |
| ④ Marsh View     | ⑧ Games Room         |



# Ceremonies

Your 'I do' deserves a very special setting. Three ceremony spaces sit within the estate, each rustic, refined and set against wild waterside panoramas. Whether you're planning a marriage, civil ceremony or blessing, or a wedding that honours your cultural heritage and traditions, we will help you create a celebration that feels true to you.





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 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.



# *Hop Barn Ceremonies*





Rustic, warm and full of character, the Hop Barn is a beautiful ceremony space. Exposed brick, oak beams strung with fairy lights and Kentish hops overhead create a look and atmosphere that's effortlessly special, while a polished concrete floor adds a quietly modern touch that lifts the whole room.

Four sets of French doors look out over the Rose Garden and estuary, bringing the waterside setting inside even when they're closed.

The Hop Barn is included in all wedding packages and can welcome between 15 and 130 guests.





*Spring Barn Ceremonies*



Beneath a soaring frame, flooded with natural light from large estuary-facing windows and sweeping views of the water, there aren't many aisles quite like this one.

Oak and exposed brick meet polished concrete floors and statement ceiling lights - grand and contemporary, but with the relaxed rustic feel characteristic of The Harty Estate.

With a frame intricately designed with no vertical columns, every one of your guests has an unobstructed view of the moment you say 'I do'.

Spring Barn is included in all packages for 130 to 260 ceremony guests, or available as an addition for smaller celebrations.

# Gazebo Ceremonies

Mark the biggest moment of your life with the estuary as your backdrop, surrounded by stunning landscapes and your loved ones. The Oak Gazebo seats 15-260 on the sun-soaked terrace. You can choose an alfresco ceremony from April-October, as part of any of our wedding packages.



# Drinks Reception



At the heart of the estate is the 16th-century private pub. Full of period character and a warm vibe, it's the perfect backdrop for a laid-back drinks reception.

In the winter months, fires add a cosy glow, while a snug lounge next door offers a quieter spot for guests who prefer it. Drinks are served from a fireside table indoors or from a vintage cart on the large waterside terrace.



Choose from a wide selection of drink options, including 'pimp my prosecco', mocktails and cocktails, Pimms and ice-cold beers in wheelbarrows.

Guests move freely between the pub, the terrace and the Rose Garden, with the estuary stretching out beyond.

Our music system plays your choices indoors and out, while some couples love the atmosphere live music or entertainers bring.

With canapés doing the rounds and wooden lawn games in the garden, it's a relaxed, fun and special way to move from ceremony to celebration.







Walking through Spring Barn's stunning glass entrance way to the cheers of your loved ones is a standout wedding moment. Whether you've just said your vows here or are stepping in for the first time, the vast and intricate oak frame and estuary views create a 'wow' backdrop for your wedding breakfast, seating 40-260.

Flexible layouts and choice of table shapes and styles mean the space works around your vision and celebration size. Beautiful cut glassware, linens and tableware are all included - the details that tie everything together without you having to think about them.

The large bi-folding estuary windows open the barn up to the outside on warmer days. Heated and air-conditioned, it's comfortable in every season.

There's a large in-room bar, lounge area and dance floor, keeping everyone together as the day flows into evening, while the festoon-lit courtyard with its beautiful brick fireplace draws guests outside as the night gets going.

Even the washrooms are a feature, with a cheeky surprise waiting for your guests inside. Will they be brave enough to hit the big red party button?

Spring Barn can welcome up to 350 for your evening reception.





## Spring Barn Features

40-260 WEDDING BREAKFAST GUESTS

UP TO 350 EVENING GUESTS

STUNNING HAMMERBEAM OAK FRAME

IN ROOM BAR & LOUNGE SEATING

BI-FOLD DOORS OVERLOOKING THE ROSE

GARDEN & ESTUARY

WOODEN DANCEFLOOR

WHITE LED DANCEFLOOR (UPGRADE)

FESTOON-LIT COURTYARD & FIREPLACE

‘WOW’ GLASS ENTRANCE

AIR-CONDITIONING & HEATING

CUSTOMISABLE LIGHTING

WASHROOMS & PARTY BUTTON

# *Hop Barn Receptions*





With its oak beams, Kentish hops and fairy lights, the Hop Barn has a warmth and elegance that makes it a naturally beautiful setting for your wedding breakfast. Light fills the room, estuary views peek in through the French doors, and whether you choose to style the room or leave it in rustic simplicity, it always looks wonderful.

For celebrations of 15 to 70 guests, it's a setting that feels intimate, relaxed and full of character.

As the evening gets going, the Hop Barn and adjoining 16th-century pub together welcome up to 130, or you can combine spaces with Spring Barn next door for an all-out celebration of 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

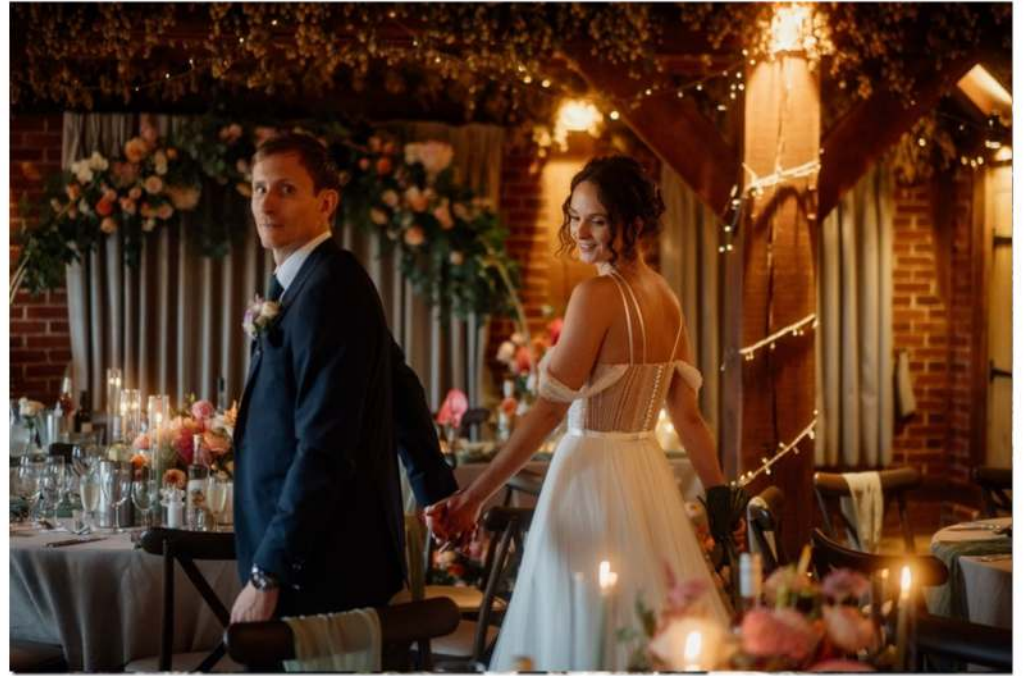
FRENCH DOORS LEADING ONTO

THE ROSE GARDEN & TERRACE

VINTAGE FURNITURE PIECES

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

CENTURY PRIVATE PUB



# Private Pub Reception



For something a little different, our 16th-century private pub seats up to 20 for a wedding breakfast, or 50 for a relaxed grazing-style celebration. Kentish hops, period features and cosy winter fires give it a unique warmth and character - a genuinely special setting for a small and personal occasion.

# Evening Receptions

Host an evening reception for up to 350 guests as your big day flows into an unforgettable night. 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. Keep an eye out for the surprise party buttons too - they're sure to be a guest talking point!

Outdoors, step out into the festoon-lit courtyard, where a large and striking brick fireplace makes it a great spot to gather as the night draws in, perhaps with some tasty s'mores as an extra sweet treat. 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.







# Guest Numbers

HOP BARN CEREMONY | 15-130 SEATED

OAK GAZEBO CEREMONY | 15-260 SEATED

SPRING BARN CEREMONY\* | 130-260 SEATED

HOP BARN RECEPTION | 15-70 SEATED

SPRING BARN RECEPTION | 40-260 SEATED

16<sup>th</sup> CENTURY PUB RECEPTION | 20 SEATED

HOP BARN EVENING RECEPTION | UP TO 130

SPRING BARN EVENING RECEPTION | UP TO 350

16<sup>th</sup> CENTURY PUB EVENING RECEPTION | 50

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

\*Package extra if less than 130 day guests.

# Ways To Celebrate

Every wedding at The Harty Estate is unique, shaped by your story, your traditions and your vision. Whether you're dreaming of a two-day celebration, a twilight barn ceremony, or a wedding that honours your cultural heritage, the estate adapts to you...



# *Two Day Weddings*





Weddings have a habit of flying by! A two-day celebration gives you the time to enjoy it all, with a gathering together the day before, the big day itself, and a slow breakfast the morning after with your favourite people still around you. With guest rooms and cottages sleeping up to 75 on the estate, those closest to you can be right there with you throughout.

The night before sets a wonderful tone, as guests settle into the estate, gather over food and drinks, the excitement builds and any pre-wedding nerves drift away. After a restful night's sleep, your wedding day arrives and it feels longer, richer and more memorable than a single day ever could.





# *Cultural Weddings*

Weddings are deeply personal, and for many couples they're also a chance to honour their heritage and cultural traditions. Our team has years of experience helping couples celebrate in a way that feels genuine and true to who they are, from bespoke timing and meaningful rituals to special décor, and a Fusion Plates menu that brings global flavours to the table with the same care and quality as everything else we serve.



## *Late Available Dates*

Not every couple wants a long engagement, and if you'd rather not wait to say 'I do', we may have just the date for you.

Dates within the next six months come with special rates - a great opportunity to celebrate at The Harty Estate sooner than you might have thought possible.

Everything about your wedding experience stays the same - the spaces, the food, the personal planning support and the same dedicated team to help you bring it all together.

In many ways, a shorter planning window can feel refreshingly simple, so if this feels like you, please get in touch we'll talk you through what's available.

# *Extra Touches*



Your wedding should feel like an expression of you, and there's a lot of fun to be had with the details.

A collection of Harty Estate extra touches help bring your personality to the day, while keeping planning nice and simple - from a memorable arrival on our vintage tractor and s'mores around the fire, to a rustic photo booth, audio guest book and drinks stations stocked with your favourites.



# Wedding Planning

Wedding planning should be enjoyable, and with the right team behind you, it really is. Our team have decades of collective experience. They know the estate inside out - the spaces, the flow, the suppliers, the small details that make a big difference. They bring that knowledge and genuine care to create the biggest day of your life.

You'll have up to three personal planning meetings, a menu and wine tasting evening, and our dedicated planning portal, which keeps everything neatly in one place. We've also curated a list of our most trusted suppliers if you need it, or you're welcome to choose your own.

On the day itself, your Wedding Coordinator becomes your Venue Host, and a Wedding Assistant is on hand for styling. The people who've been with you through the planning are there with you at the end of it, and that makes a real difference.



# Wedding Dining

Field to Fork, Plot to Plate &  
Grain to Glass



Food is at the heart of every great wedding, and that's something we take real pride in. With a working Kitchen Garden, family farmland and a farming heritage spanning three generations, your wedding menus are rooted in the estate.

'Field to Fork' brings home-farmed beef and wild game to your plate. 'Plot to Plate' celebrates the fresh, seasonal produce from our Kitchen Garden. And 'Grain to Glass' tells the story of our Harty-grown grains, distilled by the local Copper Rivet Distillery into award-winning artisan spirits.

With estate-born ingredients supplemented by the best of Kent and quality producers, our wedding feasts are sure to wow you and your guests.

Your wedding breakfast offers three courses with three choices per course, all selected after your menu and wine tasting evening - one of the parts of wedding planning our couples most look forward to.

For those who want fewer wedding formalities, relaxed sharing platters and grazing options are also available.





Throughout the day, you and your guests can tuck in to canapés, Kentish hog roasts, stone-baked pizzas, fajitas, dessert bars 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, in three deconstructed tiers displayed on our vintage dresser.

This same quality and choice extends to the bar, with Kitchen Garden cocktails and a great selection of Kentish wines, ciders and beers, as well as branded favourites. The non-alcoholic options are just as considered - refreshing mocktails, alcohol-free cocktails, beers and wine, plus fresh Kent juices - and more.

And the food doesn't have to be a one-day memory. As a forever wedding couple, you'll have VIP booking for our special pop-up dining and stay occasions - a chance to relive your memories and enjoy the estate in the married years ahead.



# 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.





Five Waterside rooms sit above the estate's 16th-century private pub, sleeping up to 10 guests. Rooms 2-5 look out over the gardens, estuary and wild wetlands, certainly some of the finest views on the estate!

Suite 5 offers a super-king sleigh bed, private lounge and spa bath for two, and is one of two Honeymoon Suite options for you to choose from on your wedding night.

# Coach House Rooms



An additional six rooms can be found in The Coach House, 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

The morning of your wedding is all part of the excitement. Each of you has your own beautiful space to get ready in, with your wedding party around you. Add a brunch platter and bubbles, get the tunes on, and the celebrations have well and truly begun.





Choose from The Garden Lodge, set on the edge of the Kitchen Garden with a private terrace, or the accessible The Courtyard Lounge to the rear of Spring Barn, with its indoor routes connecting directly to the ceremony spaces for when the moment arrives.

Both beautiful rooms have illuminated mirrors and handcrafted hair and makeup stations, a hair washing chair, a lounge and a dressing area for that big outfit reveal.

The perfect places to settle the nerves and start the fun.





# 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  
Nicola Dawson Photography  
Steve Barber Photography  
Peter Reynolds Photography  
Matt Trott Photography  
Daniel Luke Wedding Photography  
Danny Jack Photography  
Matt Ebbage Photography  
Kim Williams Weddings  
Paul Fuller Kent Photography  
Rob Power Photography  
Scott Kendall Photography  
Assassynation  
Rebecca Douglas Photography  
B Photography  
Ross Hurley Photography  
Unscripted Photography  
Hollie Carlin Photography  
Lemonade Pictures  
Anna Rose Photography  
Michelle Cordner Photography  
Idyllic & Co  
J's Perfections Weddings & Occasions  
All You Need Wedding Styling  
Flowers & Sparkle Wedding Florist  
Chic Weddings and Events  
Wedding Stationery By Chris

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[weddings@thehartyestate.co.uk](mailto:weddings@thehartyestate.co.uk)



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