



**20 Haddington Court, 10 William Street, Herne Bay, CT6 5EJ**  
**£480,000**



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Twenty Luxury Two-Bedroom Apartments | Completion Summer 2026

Discover Haddington Court, an exclusive collection of beautifully designed apartments that seamlessly combine contemporary London sophistication with the relaxed elegance of coastal living.

Set across four stylish floors, each residence has been thoughtfully crafted to the highest specification, where exceptional attention to detail defines every finish. From sleek, modern kitchens and quality flooring throughout to luxurious fitted carpets, every home is delivered move-in ready – perfect as a seaside retreat, an elegant permanent residence, or a rewarding investment opportunity.

Designed to embrace indoor-outdoor living, Haddington Court offers private gardens to selected ground-floor apartments and generous terrace balconies to upper-floor homes, creating light-filled spaces that capture the fresh coastal air and tranquil surroundings.

The developers' vision is simple yet distinctive: to create luxury lifestyle living that feels effortlessly refined, comfortable, and timeless.

Apartment Features

## Description

Living/ Kitchen 31.5sqm

Bedroom One 14.2sqm

Bedroom Two 14sqm

### Agent Notes

"The Parties acknowledge that any computer-generated images (CGIs), visual renderings, or illustrations provided are for general guidance only. Such CGIs are intended to offer an indicative representation of the external and internal appearance of the property/development and may include stylistic, artistic, or illustrative elements. They do not constitute exact or final depictions. Actual materials, finishes, layouts, colours, dimensions, and design details may vary from those shown in the CGIs. No warranty, representation, or guarantee is given that the completed works will precisely match any CGI provided."

### Tenure Leasehold

### Specification Highlights

#### Where Attention to Detail Defines the Difference

At Haddington Court, every element has been thoughtfully considered to deliver exceptional quality and lasting style. These luxury two-bedroom apartments combine refined craftsmanship, contemporary design, and practical comfort — all ready for you to move in and enjoy from day one.

### Interiors

**Elegant Living Spaces:** Light-filled rooms finished in white matt create a fresh, timeless canvas.

**Flooring:** Amtico Oak flooring flows seamlessly through living areas, complemented by luxury Cormar carpets to bedrooms for warmth and comfort.

**Doors & Joinery:** Oak finished doors, white satinwood skirting, and architraves add a refined finish throughout.

### Kitchens

Designed and fitted by Gardiner of England with fully integrated appliances for a sleek, modern aesthetic with Miele appliances.

High-quality glass splashbacks and durable worktops combine practicality with contemporary design flair.

### Bathrooms & En-suites

Beautifully appointed with sanitaryware including fluted vanities, Marble tiling, and chrome fittings.

Backlit mirrors and underfloor heating add a touch of hotel-style luxury.

### Lighting & Electrical

Recessed LED lighting and screwless polished chrome switches enhance the clean, modern interiors.

All apartments include video entry systems for peace of mind and convenience.

### Comfort & Energy Efficiency

Designer radiators and Heat Mat electric underfloor heating ensure year-round comfort.

Efficient heating and hot water solution.

### Outdoor Living

Private gardens to ground-floor apartments and decked terraces or balconies to upper floors provide perfect spaces for relaxation and entertaining.

Each detail at Haddington Court reflects the developers' commitment to craftsmanship, style, and comfort — delivering homes that feel both luxurious and effortlessly liveable.

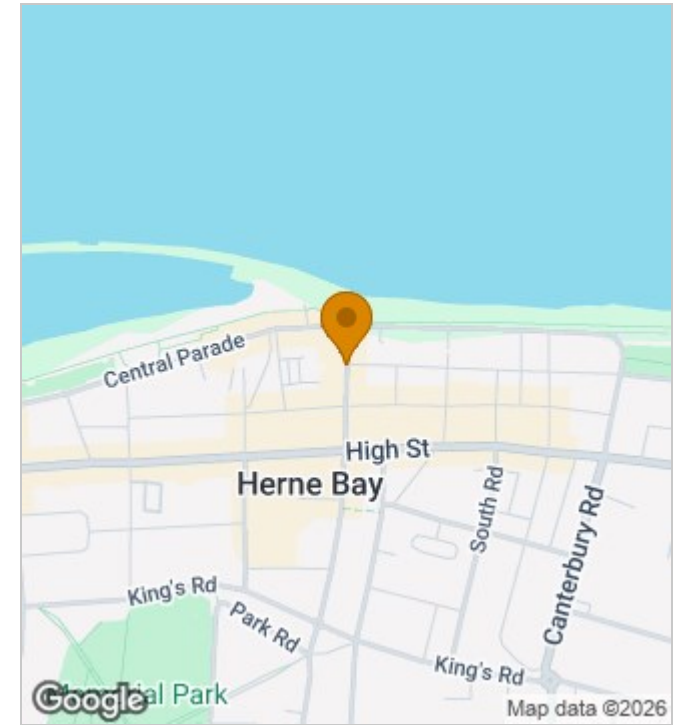
\* Full specification list can be provided - This may be subject to change.





Third Floor

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### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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