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JENNIAN HOMES RODNEY
Motiti Rise House and Land Packages



About Motiti Rise...



Key numbers

- 18 mins** to Omaha beach
- 10 kms** to Matakana Village
- 23 mins** to Tawharanui Regional Park
- 1.3 kms** to Warkworth Town Centre

Location..

Warkworth is a fast-growing hub to a wide residential, rural and coastal region located 57 kilometres (a comfortable 50 minute drive) north of Auckland's centre.

The Pūhoi to Warkworth Road of National Significance, Ara Tūhono, due for completion in mid 2022 will improve travel times to and from Auckland city.

Easily accessible via State Highway 1, Warkworth serves as the gateway to the many villages and beaches along the Matakana and Kowhai Coasts.

The structure plan for Warkworth refines the staging and timing of development in

the region and will identify the mix and location of housing, employment, retail, commercial and community facilities.

The Motiti Rise development is part of this plan and is conveniently located within an easy walk to Warkworth's Riverside Shopping precinct including Park Reserves, and just minutes' drive to restaurants, wineries, Omaha and the Matakana Coasts beautiful beaches.

What's On Offer?

Jennian Homes Rodney is excited to offer five soon to be built easy living spacious free standing homes.

These homes will be built to Jennian's

high standards and quality that has seen them regularly recognised as New Zealand's 'Most Awarded Builder' at the annual Registered Master Builders Awards.

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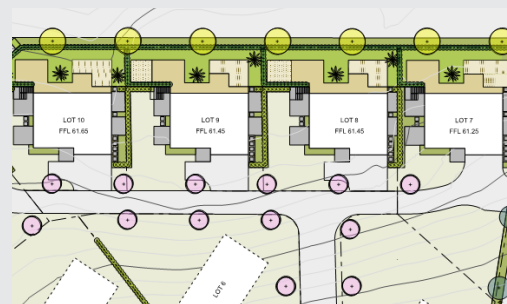
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The details...



Facts and figures...

Floor area	212m ² (approx. and subject to final consented plans)
Land area	Lot 1 - 483m ² section Lot 7 - 604m ² section Lot 8 - 456m ² section Lot 9 - 460m ² section Lot 10 - 458m ² section
Bedrooms	4
Bathrooms	2
Living rooms	2
Levels	2
Garaging	2 (pre-wired for EV charging)



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Motiti Rise - Standard Specifications

Rodney

*subject to change

Exterior Cladding	<ul style="list-style-type: none">• H3.2 180mm Pine Bevel Back Weatherboards or James Hardie Linea Weatherboard (based on product availability)
Soffits	<ul style="list-style-type: none">• Soffits - 4.5mm horizontal lined with• Hardiflex lining with PVC joints
Windows	<ul style="list-style-type: none">• All units are double glazed, excluding garage• 35mm APL/ASL residential suite powder coated• Installed in accordance with E2 AS1, or to cladding manufacturers specifications• Installed to soffit height• Support bars to all floor level openings and other openings over 600mm wide
Front Doors	<ul style="list-style-type: none">• Aluminium Parkwood TGV entrance door with Windsor #7100 Combo Handle and Lock set
Garage Door	<ul style="list-style-type: none">• Dominator Valero Smooth Sectional door complete with whisper quiet auto opener"and two remotes
Interior Linings	<ul style="list-style-type: none">• Ceilings - 13mm standard GIB• Steel ceiling battens direct fixed to trusses at 600crs• Walls - 10mm standard GIB• 10mm GIB Aqualine to wet areas
Interior Trim	<ul style="list-style-type: none">• 90 x 18mm Pine single bevelled skirting• 90 x 18mm Pine single bevelled skirting to wet areas• 55mm GIB square stop
Interior Doors	<ul style="list-style-type: none">• Hollow Core pre-hung doors 810mm flat panel doors• Hardware: Windsor Apex Brushed Nickel handles with matching hinges• WB Door Magnet 25x7mm 1180 to all cupboard, wardrobe and double hung doors. (Cavity slider hardware - Windsor Cavity-Suite Round)
Paint	<ul style="list-style-type: none">• Resene Paint• Exterior - one coat Resene Primer / Undercoat and two Resene top coats• Interior walls - one coat Resene Sureseal and two top coats of Resene Zylone Sheen top coats• Ceilings - one coat Resene Sureseal and two top coats of Resene ceiling paint" (flat)• Wet Areas - one coat Resene Sureseal and two top coats of Resene Lustacryl• Doors and Trim - one coat Resene Acrylic primer undercoat and two top coats" of Resene Lustacryl (semi gloss finish) or Resene Enamacryl (gloss finish)

Motiti Rise - Standard Specifications

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Carpets	<ul style="list-style-type: none">• Belgotex 100% solution dyed nylon carpet• Sovereign Ultra 10mm luxury grade underlay
Tiles	<ul style="list-style-type: none">• Tiling to kitchen, WC, en-suite, bathroom & entrance as specified in plans• Tiling to floors and splashbacks as specified on plans
Toilets	<ul style="list-style-type: none">• Robertson Uno BTW CC Toilet suite
Tapware	<ul style="list-style-type: none">• Elementi Uno tap ware• Elementi Splash Plus slide shower
Showers	<ul style="list-style-type: none">• Clearlite Millenium 1000 x 1000
Vanities	<ul style="list-style-type: none">• Clearlite Cashmere Classic wall hung• Clearlite Mahia Mirror Cabinet
Baths	<ul style="list-style-type: none">• Clearlite Matisse 1655mm
Laundry	<ul style="list-style-type: none">• Elementi Lavare Eco door model tub
Wardrobes	<ul style="list-style-type: none">• Master and/or walk-in fitted with Regency Kowhai wardrobe organiser in Elm. Other Wardrobes fitted with Regency Hibiscus Wall Hung organiser
Kitchen	<ul style="list-style-type: none">• Plan specific design from standard kitchen range.
Appliances	<ul style="list-style-type: none">• Fisher and Paykel appliances - stainless steel finish• 600mm Ceramic Cooktop• 600mm Under bench Built-In , 85L 5 Function Oven• 900mm Rangehood Stainless Canopy• Dishwasher 600mm Stainless Steel
Other Inclusions	<ul style="list-style-type: none">• Resource Consent fees• Development or reserve contributions• Reports - geotechnical, topographical OTHER• Engineering design - site related engineering design• Seaspray or geothermal zone requirements• Earthworks, earth removals or earth moving• Extra foundation works - engineering, piling, bridging• Power / Phone Plinths• Water meter fees and/or connection to existing provider• Site works - vehicle crossing, drives, decks, paths, patios• Fencing or retaining walls• Landscaping or planting• Letterbox

Motiti Rise - Standard Specifications

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Guarantees & Services

- Building Consent Allowance
- Master Build Standard 10 year Guarantee

Inclusions

- All required scaffolding for construction of the home
- Working drawings based on flat site ready for construction
- Waste bin for construction refuse and construction toilet

Floors

- Rib raft engineered design foundation

Frame Treatment

- All wall and roof framing to be H1.2

Frames

- 90 x 45 KD Radiata Pine machine stress graded
- All framing building code - generally 600crs for horizontal GIB fixing

Trusses

- Standard plan trusses designed to HIGH wind zone
- Pre-consent plan will be included in the working drawings
- Truss framing all H1.2
- Bottom chord restraints to be strongbacks

Insulation

- Pink Batts installed to all external walls and ceilings
- Ceiling R3.6c
- Walls R2.2w

Roof

- Longrun Corrugated Colorsteel ZR8 Endura

Plumbing

- Aquatherm reticulation piping for hot and cold water
- HWC - 250 Ltr - Mains pressure
- 2 Exterior hose taps
- Drainage and stormwater allowance

Electrical

- Installed as per electrical plan
- Downlight LED HPM DLS9001
- Switches and plugs HPM Excell Life (ED SERIES)
- Exterior fans to bathrooms
- Services (Power/Water/Phone)

Fascia/Guttering

- Continuous Colorsteel metal fascia & guttering system
- 80mm down pipes

10 Great reasons to choose Jennian Homes

1. The Jennian 100% completion promise

The Jennian Homes Completion Promise states that “All Jennian Franchisees and the Franchisor pledge to complete the construction of your home to practical completion to meet the terms and conditions of your contract”. Other builders feel they need to make a big deal out of this. We just do it, as we have done consistently for over three decades.

2. No surprises

Watch out for low-ball Provisional and Prime Cost sums. Your Jennian franchisee can provide you with a fixed-price contract with quotes on everything above the floor slab—up front. You'll know exactly what your dream home will cost before you sign the contract.

3. New Zealand suppliers of quality products

Beware of cheap materials from overseas suppliers that could cost you a lot more over the life cycle of your home. We deal with trusted New Zealand market-leading brands and suppliers, ensuring that everything that goes into your home is quality and backed by New Zealand market-leading brands and warranties.

4. Most awarded

Jennian Homes is New Zealand's most awarded group of franchise builders in the RMB House of the Year awards. You can rest assured that all Jennian houses are built to an award-winning quality standard.

5. Industry-leading maintenance follow-up

Jennian Franchisees exceed the industry standard and now offer a truly industry-leading 36 Month Defects Warranty* for your increased protection and peace of mind. That's a whopping 24 months longer than the current industry standard.

6. The best residential building contracts

We have worked with the Registered Master Builders Federation to achieve a building contract resulting in progress payments that equal the physical progress of the construction of your home. We only need your money to build your home. Other builders will often ask for more—you should ask why.

7. Future-Proof building

Put simply, future-proof building means having a home that is better to live in today and worth more in the future. We are industry leaders in pioneering the focus towards homes that are safer, warmer, healthier, more energy efficient and more comfortable to live in now and into the future.

8. Superior customer experience - forever

Building your home should be one of the greatest experiences you will ever have. We'll ensure that you're kept completely informed throughout the adventure and we'll keep in touch long after you've moved in to your dream home.

9. Uncompromised quality

It can be the hidden things behind the walls that reflect the true quality of your home. The Jennian specification ensures that your home has quality plumbing, frames, insulation and wall linings.

10. Become part of an iconic family

Jennian franchisees have been around for over three decades. Rest assured that your dream is safe with one of New Zealand's most experienced franchise builders. Having built more than 10,000 homes for New Zealanders, we're the name you can trust with your dream home.

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Industry leading finance solutions to make the most of your money.



Looking for the quickest and easiest way to a brand new home **at the best price?**

Jennian Homes has the perfect solution for you.

Offering **Turn Key** House and Land packages with New Build Finance, with exceptionally low deposits and no further payments until the build is complete!* Turn Key packages are a popular option when it comes to building as it's a faster build process and provides more certainty around pricing, giving you more confidence. If you're after a more flexible solution and would prefer to choose your own section or want more design input into your home, New Build also offer **Progress Payment** Loans. Again with exceptionally low deposits and no repayments until the build is complete.*

*Terms and conditions apply.

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Contact us today!

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