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New Zealand's **Most Awarded** *Master Builders Brand*



again and again
and again in 2025

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Framed for Lifestyle

This smart, site-specific build proves that great design doesn't demand a high price tag. Set against the backdrop of a reserve, the 149sqm home makes the most of its natural outlook, with north-facing living areas and generous glazing that floods the interior with light.

At the front, crisp vertical cladding and clean lines shape a modern, low-profile form that feels both calm and confident, while a recessed entry draws you inward.

Inside, the kitchen, living and dining zones are open, inviting and functional, extending effortlessly to a sheltered patio for outdoor entertaining or relaxing with family and friends.

A showstopping picture window in the dining space offers a framed view to Koa Reserve, bringing in both light and tranquillity.



Manawatu & Whanganui
JENNIAN MANAWATU
Volume/Group Housing
New Home up to \$500,000

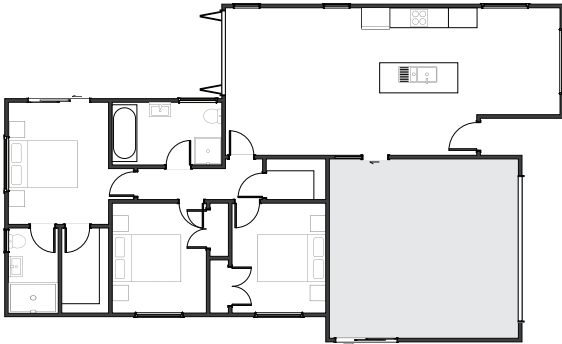
The interior palette is clean and modern – timber-look flooring, soft whites, and dark-toned cabinetry bring warmth and cohesion throughout.

Both bathrooms are stylish and practical, with floating vanities, black fittings, sleek tiling and thoughtful detailing that enhances everyday comfort.

With three double bedrooms, two bathrooms and a double garage, the layout is ideal for a growing household or visiting guests.

Every element — from solar orientation to understated finishes — contributes to a home that's elegant, efficient and designed to stand the test of time.

Floor plan





Manawatu & Whanganui

JENNIAN MANAWATU

Altus Window Systems New
Home \$750,000 - \$1 million



Works a Treat

With this elegant home, dark handsome cladding plus a light, bright interior equals modern and marvellous. It's clear from the outset that this three-bedroom home with two bathrooms, two living rooms and a study is going to be a beauty.

The twin-gabled exterior with black board and batten trimmed with white joinery, soffits and surrounds is smart and commands attention.

Inside, it is every bit as stylish, but reverses the palette.

Crisp white and pale tones are contrasted with dark accents such as the black kitchen island benchtop, bathroom vanity tops, sliding barn door runners and some furniture.

It works a treat.



The sense of volume and airiness is achieved with a high stud throughout and a scissor-truss ceiling over the open-plan kitchen, dining and living zone.

A key must-have of the 233sqm design was an abundance of natural light and the house delivers here too.

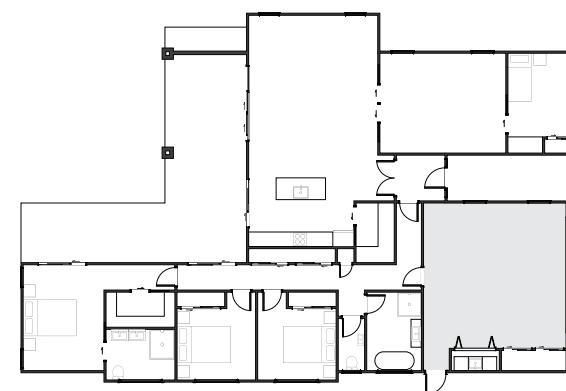
Tall windows and sliding doors that open to wow-factor outdoor living spaces, including a loggia, ensure there's plenty of sun to illuminate and warm.

The main bedroom at the very end of a wing in the L-shaped house has a walk-in wardrobe, ensuite and sliders that connect to the outdoors.

There's plenty more on the expertly constructed property's CV too, including a kitchen scullery, powder room and internal-access double garage with laundry.

Modern, marvellous — and meticulous.

Floor plan





Smarter Living

Behind its clean-lined façade, this 165sqm Display Home is rewriting the rulebook on compact living.

Touted as New Zealand's first fully integrated smart Display Home, it proves that smaller scale doesn't mean fewer features — just smarter ones.

Every square metre of this three-bedroom, two-bathroom home is designed for efficiency and ease.

From automated lighting and entertainment systems to in-ground irrigation and voice control, the home responds intuitively to its occupants' needs.

Holiday mode minimises power use when you're away, while a solar array and battery back-up ensure energy independence.

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Manawatu & Whanganui
JENNIAN MANAWATU
GIB Show Home



Impressively, the home generates more energy than it consumes thanks to a combination of full solar, a hot water heat pump, and ducted air-conditioning with an energy-recovery system 50 percent more efficient than standard models.

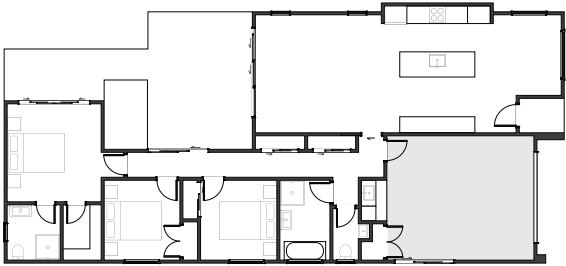
Sustainability continues with composting-bin drawers, a recycled poly-raft floor slab and Accoya grey feature cladding that never requires painting.

A thoughtful floorplan includes generous glazing to add light and warmth, while easy indoor-outdoor flow enhances day-to-day living.

Wrapped in Resene Element Stria cladding, the exterior delivers durability and visual appeal.

This future-forward home leads the way in energy efficiency and shows a modest footprint can pack in innovation and style.

Floor plan



Twin Peaks

With a striking dark exterior and a pair of clean, gabled rooflines, this 180sqm home blends charm with modern simplicity.

Clad in a mix of materials, including natural stone and crisp black finishes reflective of the rural vernacular, it offers instant street appeal in a scenic setting.

Step inside and the mood shifts. White walls, warm timber tones and generous glazing create a sense of calm and openness.

The layout comprises three bedrooms, two bathrooms and an airy open-plan living area designed for ease of flow and family connection.

Sliding doors link to the outdoors, and a series of skylights draws extra daylight deep into the kitchen and dining zone.

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Southern Competition
JENNIAN WANAKA
New Home \$500,000 - \$750,000

The kitchen is light, practical and well positioned, with bench space that opens to the living areas and enjoys sightlines to the deck.

A generous bay window seat is a definite highlight — it takes full advantage of the home's stunning outlook, offering a snug space to unwind with a book or coffee in hand.

Extra practical features give the house even more liveability — a fully insulated garage is more than just storage, it can flex as a gym, games room or extra lounge space.

Designed to make everyday living effortless, this home brings together light, comfort and easy functionality in a well-scaled alpine retreat.

Floor plan



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Nelson / Marlborough / West Coast

JENNIAN MARLBOROUGH

Volume/Group Housing

New Home \$500,000 - \$750,000



Timeless Appeal

Nestled in a serene rural valley, this three-bedroom dwelling pairs clean-lined architecture with characterful details and a layout tailored to the needs of its residents.

Designed for a professional couple, the home includes two main bedrooms at opposite ends of the house — a thoughtful feature that provides flexibility, space and privacy.

Board and batten cladding and a gabled entry offer an updated take on the modern barn, while inside soft grey and white tones evoke calm. Shaker-style cabinetry, textured feature tiles and freestanding vanities add to the charm and personality of the interior.

The single-level house spans 176sqm and includes two bathrooms and a central living space, with views in all directions.



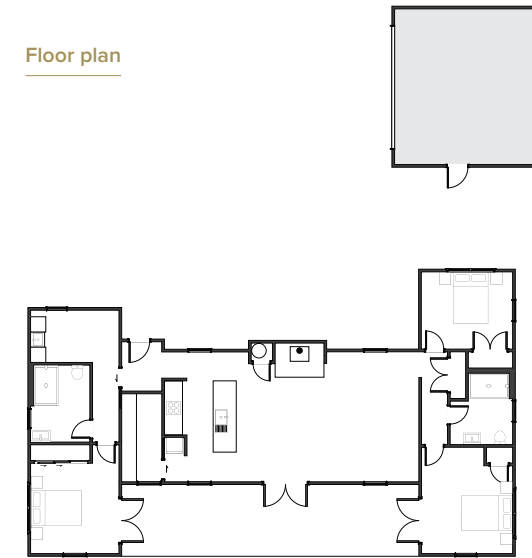
The site's rural location enhances the home's connection to nature, with careful orientation to capture both northern light and vistas across the valley.

Despite its modest footprint, the home feels considered and generous, offering all the functionality needed for modern life, without compromising on character.

A freestanding garage sits just beyond the main structure, helping retain a strong architectural profile.

With its clever use of space, gentle aesthetic and bespoke floorplan, this home feels perfectly at ease in its setting — equally timeless and distinctly personal.

Floor plan





A Perfect Illustration

If a picture is worth 1000 words, then this house needs a book. Framed views of Otago Harbour can be enjoyed from all the living areas and two of the three bedrooms in the elevated north-facing home.

Adding to the allure is timber decking spanning from the living space end of the open-plan communal zone to the two sea-facing bedrooms.

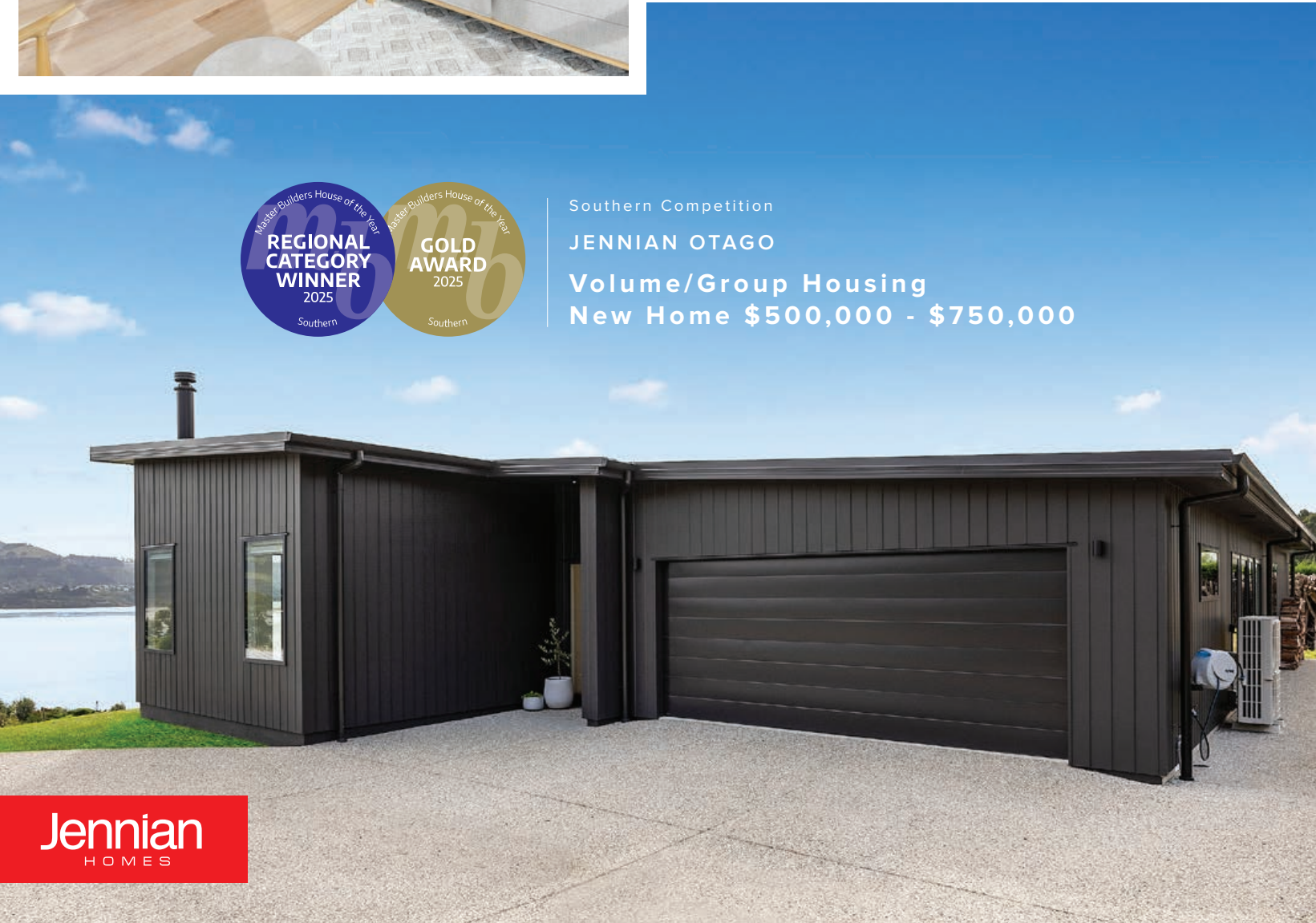
The owners, with a young family, can enjoy grandstand views with their morning coffee or alfresco meals. It's picture perfect.

Expansive glazing ushers in light and warmth along with the vistas. The interior is a study in white with pale timber-look flooring. In the kitchen, texture in the form of white splashback tiles provides interest. Three pendant lights hover above the sleek island.

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Southern Competition
JENNIAN OTAGO
Volume/Group Housing
New Home \$500,000 - \$750,000



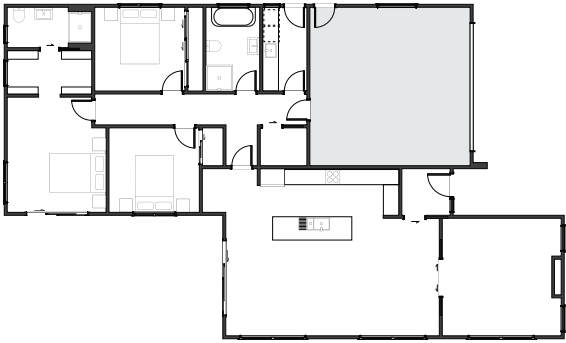
You'll also find a separate lounge, which can be separated from the rest of the communal spaces with twin barn-style sliding doors. For chilly Dunedin winters, there's a log fire in this cosy room, and the house has a ducted heat system.

On the other side of the home, you'll find the third bedroom, separate laundry, storage, double garage and the main bedroom ensuite accessed through a walk-in wardrobe.

Although it enjoys a prime position above the bay, this 200sqm home doesn't dominate its surrounds.

The unfussy, single-level form and dark vertical weatherboards allow the house to become a low-key yet lovely addition to its neighbourhood.

Floor plan



Private Perspective

This new-build offers the perfect balance of privacy and presence. Clad in a contrasting mix of light-toned concrete panelling and dark vertical weatherboard, the home presents a crisp, modern face to the street.

A double-gable form anchors the façade, adding depth and interest. But it's what happens beyond the street view that means the most.

Designed to open up to the sun, the layout makes the most of its north- and west-facing orientation. Living spaces are positioned to capture all-day natural light, creating warm, welcoming zones that flow to the outdoors.

The 235sqm home includes three bedrooms, two bathrooms, two living areas plus study. A bright, open-plan kitchen, dining and lounge form the social core, with large windows drawing in garden views and light.



Mid & South Canterbury
JENNIAN CANTERBURY
Volume/Group Housing
New Home \$500,000 - \$750,000

Clever planning ensures that the home feels spacious without being excessive — every room is functional, beautiful and connected.

Touches of playfulness appear inside too, where bold floral wallpaper adds personality and warmth, contrasting the clean lines and high-quality finishes found throughout.

Tucked away from view but open where it matters, this home exemplifies smart, sensitive design.

Its layered approach — quiet restraint outside, confident character within — proves the best homes understand both their place and their people.

Floor plan





Mid & South Canterbury

JENNIAN CANTERBURY

Bunnings New Home
\$1 million - \$1.5 million



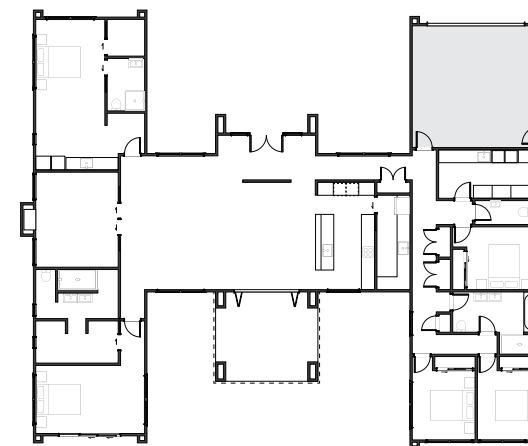
The five-bedroom layout includes a private guest wing complete with its own kitchenette, living area and bathroom – ideal for hosting friends or extended family.

Meanwhile, the main suite has doors that open to the garden and includes a walk-in robe and tiled ensuite with twin vanities and walk-in shower.

Additional highlights include two family bathrooms, a dedicated laundry with ample storage, and a sheltered alfresco zone perfect for outdoor dining.

This home offers a sense of sanctuary without compromising on space, style or function – a refined response to modern rural living.

Floor plan



Space to Share

Set against the alpine backdrop of Methven, this 363sqm home brings together family living and thoughtful design in one highly liveable package.

The layout is anchored by a generous open-plan space that invites connection – from casual dinners to celebratory gatherings.

A pitched ceiling and full-height glazing in the living zone elevate the everyday, offering views across the lawn to the mountains beyond.

The kitchen is equally inviting with a textured island, warm timber cabinetry and a scullery tucked neatly behind. Throughout the house, timber floors, neutral tones and curated details create a cohesive sense of calm.



Showing the Way

Some Display Homes manage the fine balance between refinement and wow-factor, and this is one of the best.

From the street, pavilions with white plaster and dark weatherboard result in a timeless and classic look. Then, you notice the fire engine-red front door, a punch of colour that sets the bar high for the rest of the 218sqm beauty.

Wherever you look you'll see examples of curated colour — a sage-hued powder room, gold accents on the kitchen island and rangehood, and bathroom tiles in organic shades. White interior walls, timber-look floorboards and neutral carpet provide the ideal backdrop.

Thoughtful design separates the communal areas from the sleeping wing, which has four bedrooms, a family bathroom and powder room.



Canterbury Competition
JENNIAN CANTERBURY
GIB Show Home

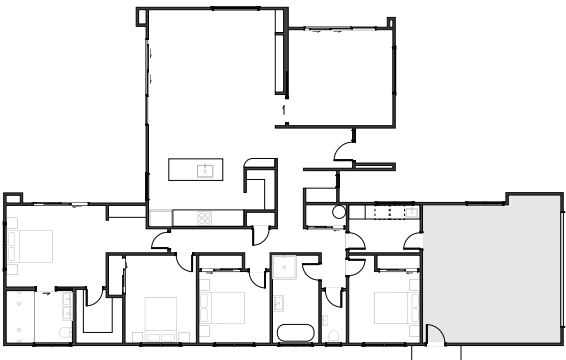
The main-bedroom retreat has more wow-factor — a walk-in wardrobe with a make-up nook, ensuite with double shower, and sliders that spill out to a suntrap patio.

Now to the home's centrepiece: the open-plan living, dining and kitchen zone, which flows to the patio. Sliders and floor-to-ceiling windows flood this space with light.

In the kitchen, sleek timber cabinets, curved edges and premium appliances add touches of luxury.

A separate lounge lends versatility. With a double internal-access garage, separate laundry and kitchen scullery, there's plenty of storage — as well as comfort, sustainability and style.

Floor plan



Making its Presence Felt

Designed to make the most of a challenging narrow site, this 266sqm house is like a gift that keeps on giving.

On the way to the front door, you pass a double garage: Tick.

A smart exterior combines a concrete façade with vertical weatherboards, a soaring pitched roofline, recessed features and angled glazing that both usher in light and make a statement: More ticks.

The pluses keep coming: A high ceiling in the entry draws the eye upward and enhances the sense of space. The long hall that separates the communal spaces from bedrooms, bathrooms and a study is naturally lit with sun tunnels.



Canterbury Competition
JENNIAN CANTERBURY
Altus Window Systems New Home
\$750,000 - \$1 million

At the heart of the four-bedroom home is the spacious kitchen. This anchor of the open-plan living space has a marbled splashback and a curved island with fluted timber and waterfall end, all naturally illuminated by a skylight.

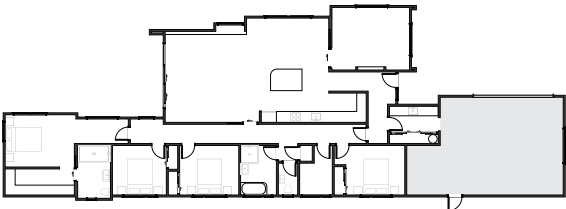
Additional light is invited in through strategically placed windows and sliders that open to a stretch of decking. These, and walls in muted organic hues, maximise the connection between indoor and outdoor living.

The main-bedroom suite at the end of the hall has access to more sunny decking and a patio.

Additional pluses in the house include a separate media room, laundry and powder room.

Jennian Homes Canterbury has crafted a home tailored to meet its owners' needs. It's practical, comfortable and aesthetically appealing. That's three more ticks.

Floor plan





Nelson / Marlborough / West Coast

JENNIAN NELSON BAYS

Volume/Group Housing

New Home \$500,000 - \$750,000



Scissor-truss ceilings add to the open, airy ambience in the open-plan area that includes an ultra-modern kitchen with pale-green cabinetry and finger tiles. With a good-sized scullery, there's plenty of space for food prep and storage.

Alfresco dining is easy, given the dining room extends to the covered area, which also has a scissor-truss ceiling.

The main bedroom is spacious with a tiled ensuite accessed through a walk-in robe, and a guest room also has its own ensuite.

The other two bedrooms are served by a nearby family bathroom and separate toilet.

The laundry, which repeats the stylish white-and-green palette of the kitchen, is spaciouly practical. This house really is a not-so-little ray of sunshine.

Floor plan



Sunny Disposition

Here's a light-filled home that dazzles — even in one of the country's sunshine capitals. In fact, however you view this 266sqm Nelson property, it shines.

For a start, the four-bedroom, three bathroom house, clad in plaster and weatherboard, has been designed to make the most of its slightly elevated site.

The streetscape, softened by landscaping, is all muted tones, mixed textures and a smart-pitched roofline.

The design accommodates triple garaging, without making it a focus.

Inside, natural light floods into full-length windows, skylights and sliders, and onto pavers and a stretch of decking, part of which forms the floor of a stylish portico.



Polished Gem

A home's calibre isn't measured by its scale or number of rooms. Rather, it's the quality of design, detail and craftsmanship that matters and in this house, all three have been executed with great skill and care.

Although it has just two bedrooms, the north-facing house is roomy.

The 233sqm floorplan allows plenty of space for an especially large and opulent main-bedroom suite in its own wing. This, with a tiled ensuite, walk-in wardrobe and deck accessed through sliders, is the owners' private oasis.

A second cleverly designed area with a snug, guest room and bathroom sets the home up for myriad ways of living and using the extra space. That's smart.

REGISTERED MASTER BUILDERS
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Nelson / Marlborough / West Coast

JENNIAN NELSON BAYS

Bunnings New Home

\$1 million - \$1.5 million



The light-flooded central living area with kitchen, dining and lounge has raked ceilings, polished-concrete floors and widespread glazing, including sliders that flow onto decking and patios.

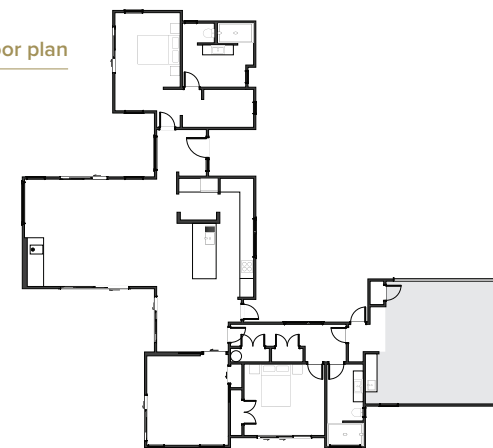
Concrete is used to beautiful effect elsewhere: blocks become feature walls and a bench/hearth supports the solid-fuel fire.

With a double garage, ample storage and green views from almost everywhere you look, the design covers every interior base.

The outside has been lavished with equal attention. Coloured steel and timber cladding are perfect partners for the single-level country house with monopitch roof.

In this two-bedroom beauty, you'll find twice the levels of charm and sophistication.

Floor plan



Southern Splendour

Here's a heavenly coastal retreat in the scenic southeast corner of the country. With decks and glazing that face sun and sea, this is a sanctuary with light, warmth and astonishing views of a long arc of white-sand beach.

There's also a separate one-bedroom self-contained unit for guests or visiting family and friends. This, along with the two other bedrooms and the living space, enjoy the million-dollar vistas from inside and from the northeast-facing decking. Bliss.

To the house itself: a schist feature wall beckons visitors into the entrance, which in turn leads to the open-plan communal space with raking ceiling, glazed doors and floor-to-ceiling windows.

It's the glorious heart of the 220sqm home, off which everything else flows.



Southern Competition
JENNIAN SOUTHLAND
Altus Window Systems New Home
\$750,000 - \$1 million

Monopitch ceilings and high-level windows not only invite in natural light, they also engender a sense of airiness and volume.

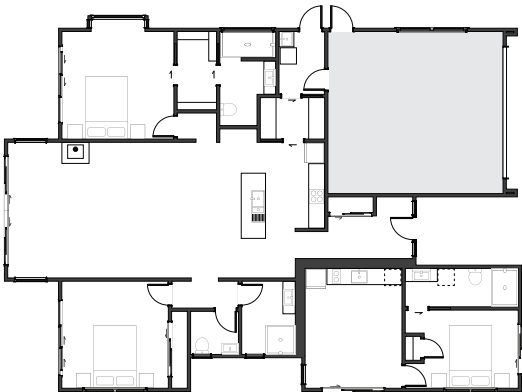
The two bathrooms, one a main-bedroom ensuite, have floor-to-ceiling tiles in natural tones.

The house is clad in plaster with schist detail, so it eases nicely into its environs.

It's also practical. Take the double garage with an internal access that leads to the laundry and then to the kitchen's walk-in pantry, for instance.

Groceries can be brought straight from the car to storage. Once they've been put away, it's a few steps to the open-plan space where the residents can sit in comfort and enjoy nature's coastal splendour.

Floor plan





Auckland / Northland / Coromandel Competition

JENNIAN FRANKLIN

GIB Show Home



Designed with modern family life in mind, the home includes a separate media retreat, a private study and three generous bedrooms, positioned away from the main living zone for added peace and privacy.

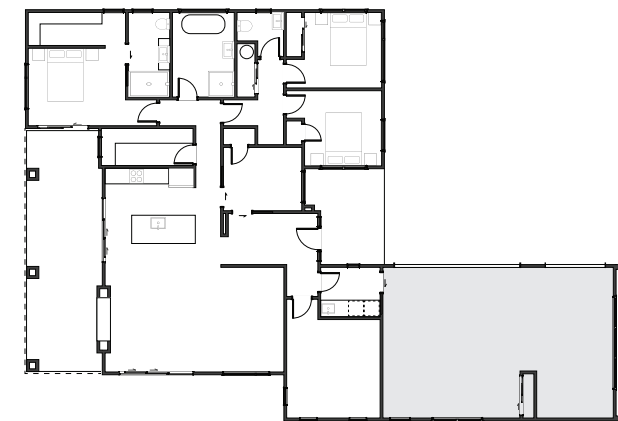
The main suite connects directly to the deck, creating an easy indoor-outdoor flow.

One final surprise lies overhead: a versatile loft, accessed via a smart ladder stair and lit by cleverly-placed windows.

Whether used as a hobby room, work space or teenager's escape, this flexible addition elevates the home's functionality, without compromising its minimalist aesthetic.

Both practical and beautiful, this serene sanctuary is made for everyday ease.

Floor plan



A Home in Harmony

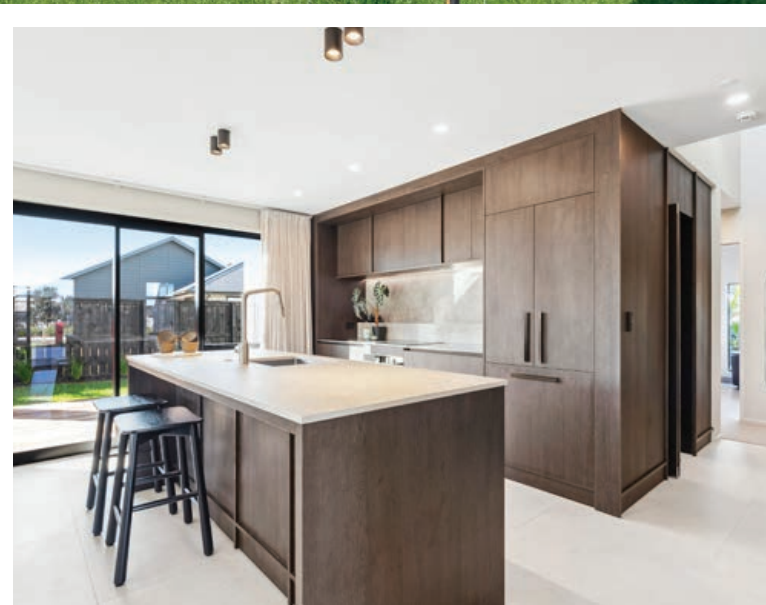
A contemporary interpretation of Japanese and Scandinavian style (Japandi), this Display Home balances clean architectural lines with soft, natural textures to create a warm and welcoming retreat.

Its mono-pitch roofline and elegant bricked gable give it presence from the street, while a considered floorplan makes it equally impressive within.

A skylight above the entrance fills the foyer with natural light, drawing you toward the heart of the home.

Here, the open-plan kitchen, dining and living area feels expansive yet intimate — a space defined by neutral tones, warm materials and soaring ceilings.

A double fireplace (one side in the lounge, the other facing the covered alfresco area) provides year-round comfort and style.





H is for Happy

Curb appeal makes a great start. This gabled, pavilion-style home clad in brick and contrasting dark vertical weatherboard promises much. It doesn't take long to confirm the rest of the property is just as good.

Inside, the three-bedroom, two-bathroom H-shaped home is spacious, sunny and full of stylish and family-friendly elements.

The communal wing, entirely devoted to an open-plan space with kitchen, dining room and sitting room, is warm, bright and airy.

A scissor-truss ceiling and sliders that connect to a long patio, some of it covered with louvres, usher in natural light and invite the owners outside for alfresco meals and relaxing in the fresh Wairarapa air.

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Wellington & Wairarapa

JENNIAN WAIRARAPA

Volume/Group Housing

New Home \$500,000 - \$750,000



The link that contains the entrance and leads to the sleeping quarters also has a cosy office/media room accessed through stylish barn-style sliding doors.

These rooms act as a bridge between the communal zone and the wing with the bedrooms, double garage with laundry, powder room and family bathroom.

Among the three large bedrooms is the main suite with walk-in wardrobe, ensuite and its own patio accessed through sliding doors.

The main bathroom is tiled and has a freestanding bath.

At 198sqm, this house has plenty of space for everyone and, thanks to smart design and Jennian Homes Wairarapa's skills, a true feeling of home.

Floor plan



Coastal Retreat

Imagine a life where the gentle rhythm of the nearby ocean sets the pace. This isn't just a house; it's a meticulously crafted coastal retreat.

From the minute you arrive at the 213sqm four-bedroom display home, just moments from Papamoa Beach, the home exudes understated elegance.

Pale brick and classic weatherboard create a timeless aesthetic, while a welcoming boardwalk guides you to a sheltered entrance — an invitation to discover the exceptional within.

The ground floor unfolds into an expansive open-plan living zone. Picture sun-drenched mornings in the stylish white-and-wood kitchen, enjoying breakfast at the peninsula bar with views stretching beyond. This level seamlessly integrates dining and relaxing spaces, both indoors and out.



Bay of Plenty & Central Plateau Competition

JENNIAN TAURANGA
GIB Show Home



A separate formal lounge and convenient powder room add to the practicality.

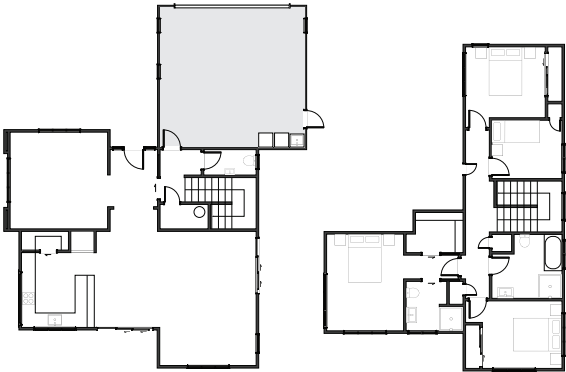
Ascend to the upper level and discover a thoughtfully designed layout.

To one side, two generous bedrooms, a tiled family bathroom and an office. And, to the other side, the pièce de resistance: a private main suite wing.

This is your haven: bathed in natural light from windows on three sides, there's a luxurious tiled ensuite, a dressing room and a sage-hued ribbed feature wall behind the bed.

Every detail has been executed to perfection, creating an easy, breezy coastal lifestyle you've always dreamed of.

Floor plan





40+ years

We have been building the homes New Zealanders love for more than 40 years, so you can rest assured you're in safe hands when you choose Jennian Homes.



Peace of mind

Jennian Franchisees offer a 36 month defects warranty. That's a whopping 24 months longer than the current industry standard. For you, that's real peace of mind.



100% kiwi

Jennian only deals with New Zealand's leading building suppliers and manufacturers. We are proud to be 100% kiwi owned and operated.



Community wellbeing

Community wellness and the health of all New Zealanders is very important to us and we are proud supporters of the Heart Foundation, amongst other initiatives.



Feels like family

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For more information visit jennian.co.nz





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