



# Piripai Rise

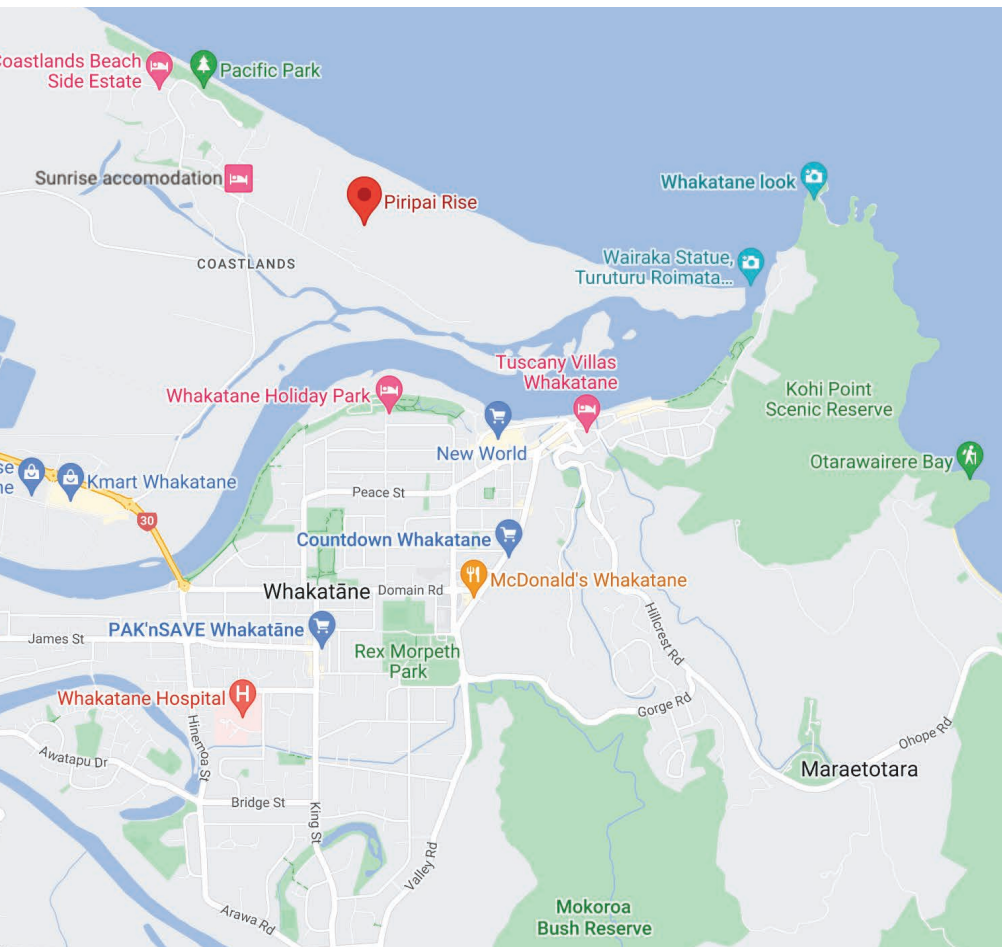
STAGE TWO

— WHAKATANE —



**Jennian**  
HOMES

# About Piripai Rise



## Ideal setting...

Explore your ideal coastal setting at Piripai Rise in Coastlands. Just moments away from Whakatane's urban zone and the Hub Retail Centre, Coastlands has emerged into an immensely popular hotspot with the benefits of being part of a secure, family friendly tight-knit community.

Elevated sites offer a captivating blend of coastal and rural vistas surrounded by premium homes. Enhanced by practical building covenants and direct beach access, this promises to be your dream destination.

## Secure your section at today's prices

- Titles awaiting issue
- Varying section sizes from 630 - 795m<sup>2</sup>
- Fully serviced sections
- All homes must be of new construction built with Jennian Homes Whakatane



## Key numbers

**5 minute drive** to Whakatane

**1 hour drive** to Rotorua

**1 hour drive** to Tauranga

**30 minute flight** to Auckland

## Jennian Homes Whakatane

13 Landing Road,  
Whakatane 3120

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[jennian.co.nz](http://jennian.co.nz)

## Nicola Doherty

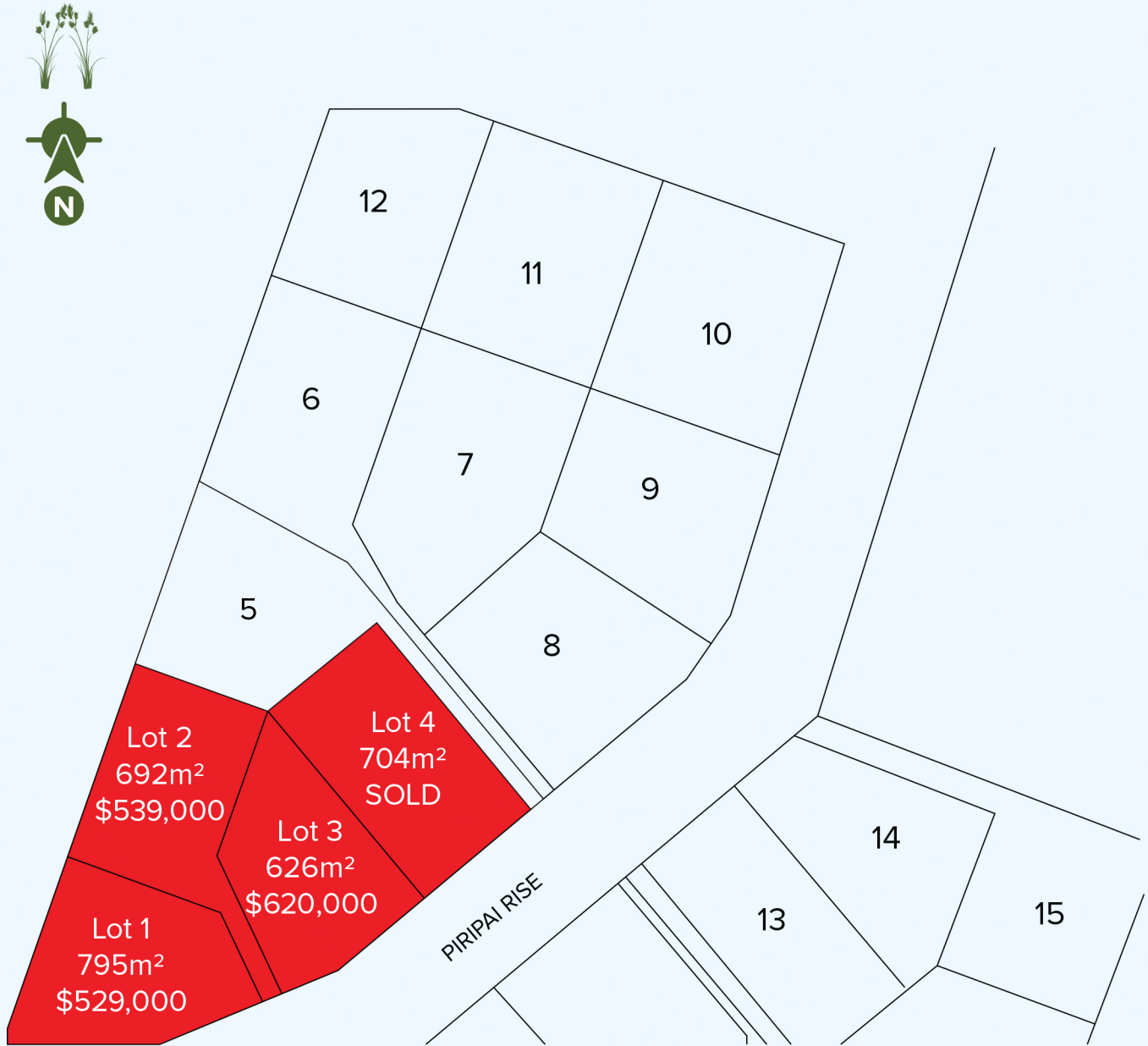
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**Jennian**  
HOMES

Feels like family

# Piripai Rise - Stage 2



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**Jennian**  
HOMES  
*Feels like family*



Jennian Homes Whakatane  
proudly **building**  
**our local community**  
for over 40 years.



# 10 Great reasons to choose Jennian Homes Whakatane

## 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 four 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 builder brand in the Registered Master Builders 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 Association 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 four decades. Rest assured that your dream is safe with one of New Zealand’s most experienced franchise builders. Having built more than 20,000 homes for New Zealanders, we’re the name you can trust with your dream home.

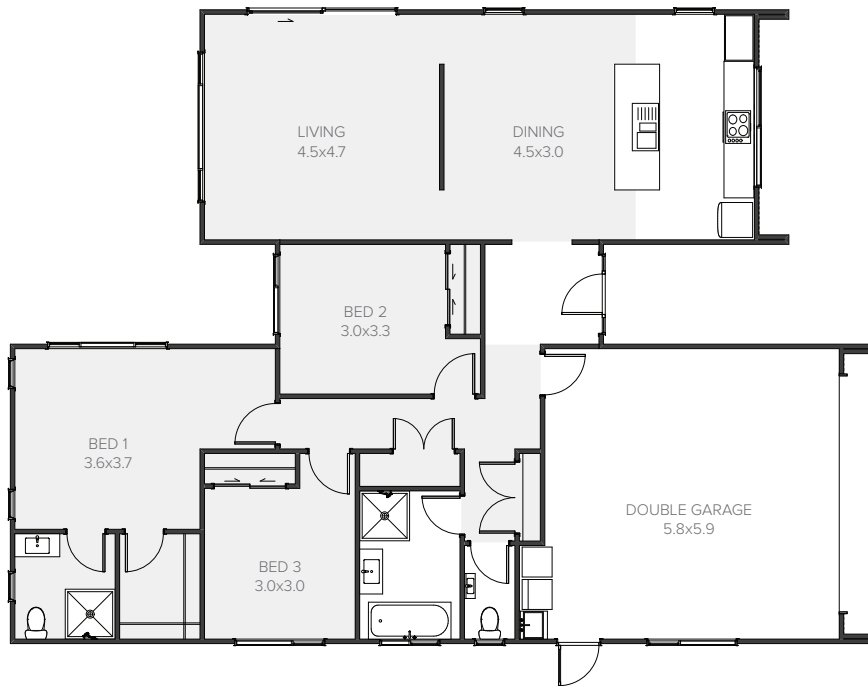


From \$440,000 | 166m<sup>2</sup> | 3 bdrm  
House price only



# George

3 1 2 2 2



Living	129.39m <sup>2</sup>
Garage	37.06m <sup>2</sup>
<b>Total</b>	<b>166.45m<sup>2</sup></b>
Home Width	12.70m
Home Length	17.3m

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)

From \$890,000 | 269m<sup>2</sup> | 4 bdrm

House price only



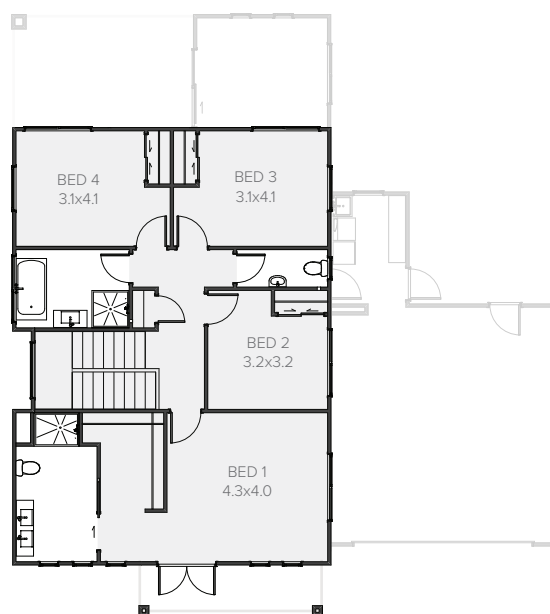
# Rossini

4 2 2 2 2

GROUND FLOOR



FIRST FLOOR



Living	207.22m <sup>2</sup>
Garage	41.26m <sup>2</sup>
Alfresco	20.02m <sup>2</sup>
<b>Total</b>	<b>268.50m<sup>2</sup></b>
Home Width	14.65m
Home Length	16.43m

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)

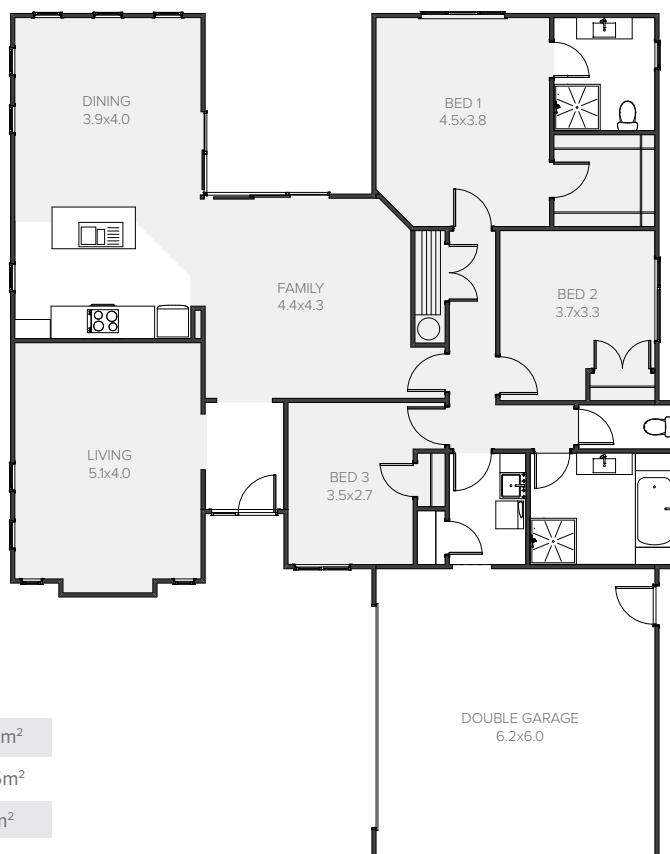
From \$560,000 | 220m<sup>2</sup> | 3 bdrm

House price only



# Cook

3 2 2 2 2



Living	177.01m <sup>2</sup>
Garage	43.25m <sup>2</sup>
Alfresco	6.65m <sup>2</sup>
<b>Total</b>	<b>220.26m<sup>2</sup></b>
Home Width	14.40m
Home Length	18.54m

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)



From \$565,000 | 182m<sup>2</sup> | 3 bdrm

House price only



# Seabreeze

3 1 2 2 2



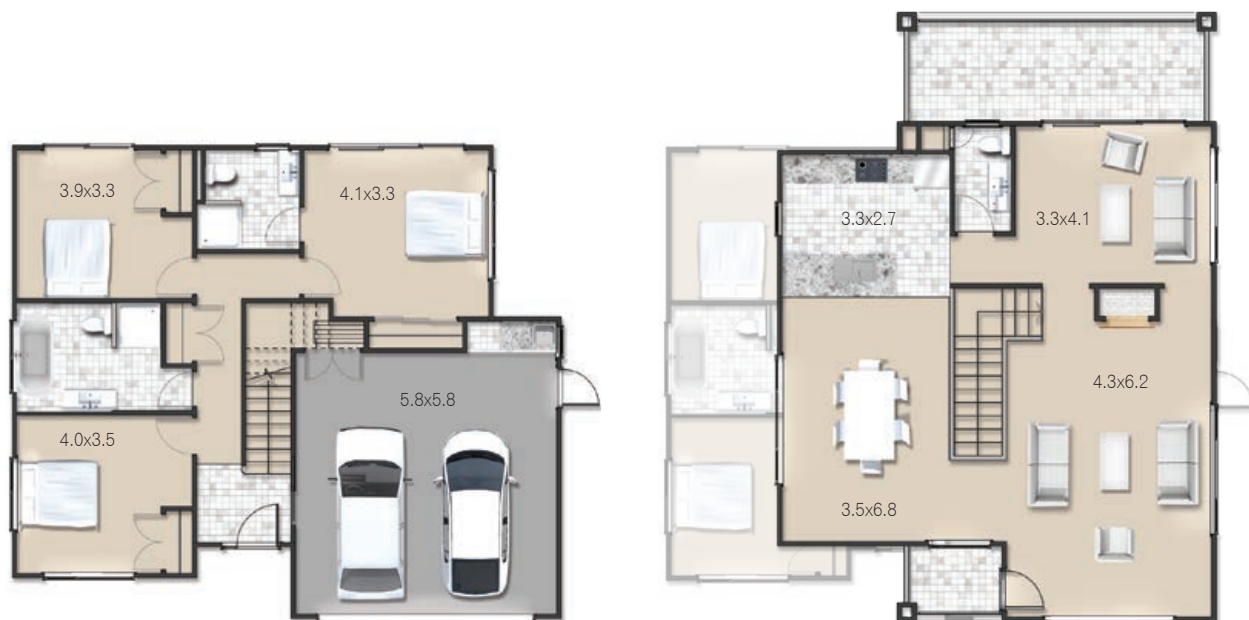
Living	143.78m <sup>2</sup>
Garage	37.88m <sup>2</sup>
<b>Total</b>	<b>181.66m<sup>2</sup></b>
Home Width	8.90m
Home Length	21.60m

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)

From \$690,000 | 215m<sup>2</sup> | 3 bdrm  
House price only



# Gold



Living	161.85m <sup>2</sup>
Garage	36.66m <sup>2</sup>
<b>Total</b>	<b>214.99m<sup>2</sup></b>
Balcony	16.48m <sup>2</sup>

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)

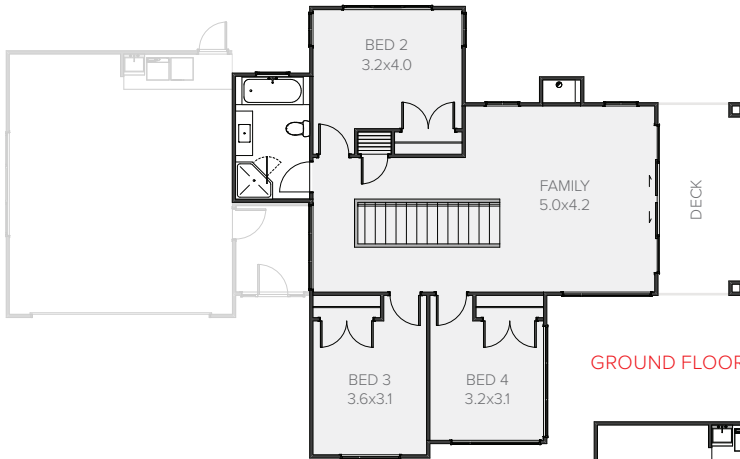
From \$850,000 | 258m<sup>2</sup> | 4 bdrm  
House price only



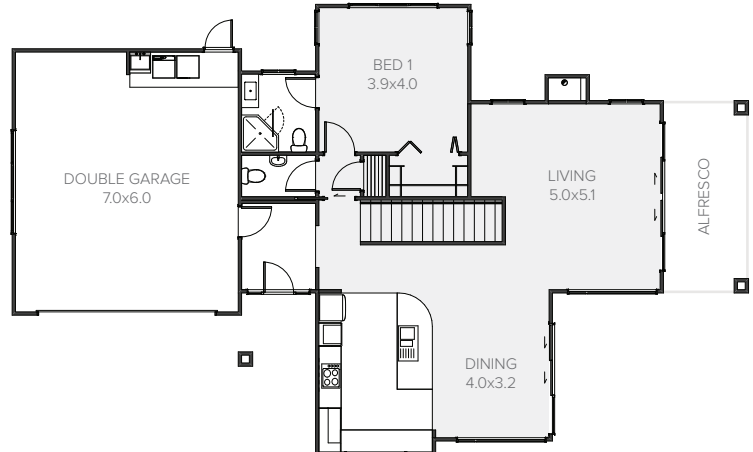
# Uptown

4 2 2 3 2

## FIRST FLOOR



## GROUND FLOOR



Living	189.72m <sup>2</sup>
Garage	44.10m <sup>2</sup>
Alfresco	23.92m <sup>2</sup>
<b>Total</b>	<b>257.74m<sup>2</sup></b>
Home Width	12.19m
Home Length	19.90m

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)

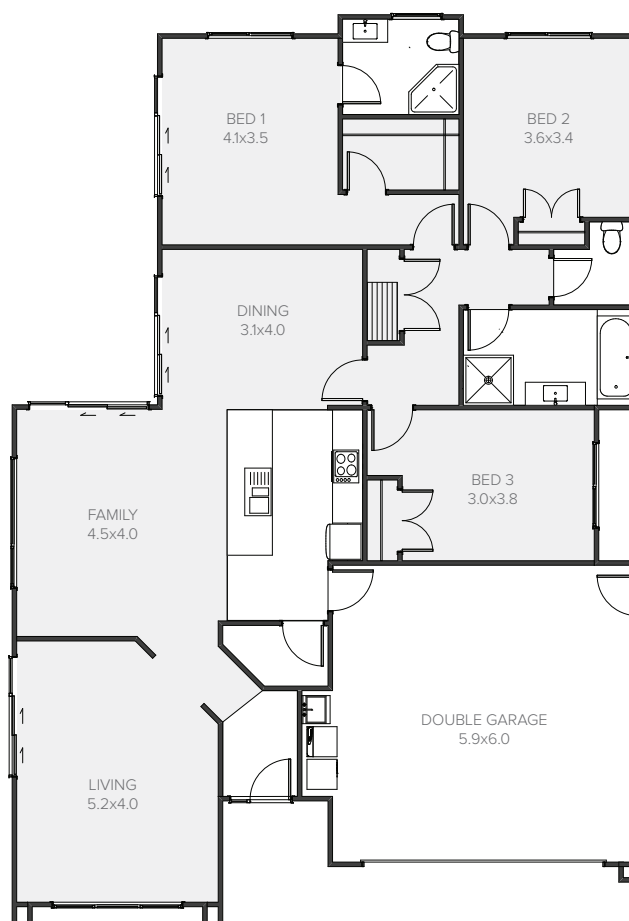
From \$500,000 | 193m<sup>2</sup> | 3 bdrm

House price only



# Mead

3 2 2 2 2



Living	154.26m <sup>2</sup>
Garage	38.38m <sup>2</sup>
<b>Total</b>	<b>192.64m<sup>2</sup></b>
Home Width	12.74m
Home Length	18.43m

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)

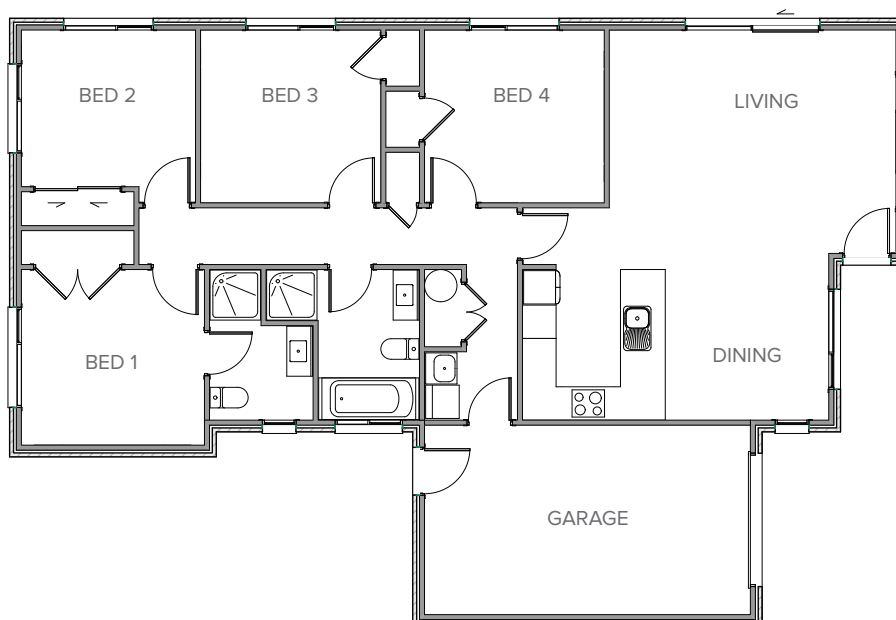
From \$380,000 | 133m<sup>2</sup> | 4 bdrm

House price only



## Edward 4

4 1 2 2 1



Living 112.17m<sup>2</sup>

Garage 21m<sup>2</sup>

**Total 133.17m<sup>2</sup>**

Home Width 10.7m

Home Length 16.2m

For 'Not included' items on Specification Sheet:  
Allow between \$80,000 - \$130,000 (site dependant)

# Standard Specifications Proven Range

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## Plans

- Draughting costs include:
- 1 x Scheme Plan
- 1 x Preliminary Plan
- Working drawings

## Provisional Costs

- Services (power, water, phone) - to be determined per site.
- Site Works / Excavation

## Floors

- Firth Rib Raft floor or poured concrete ring footing with blockwork foundation walls and mesh reinforced concrete slab as per NZS 3604:2011 and current H1 calculations

## Frame Treatment

- All walls internal and external H1.2

## Frames

- By Carters
- 90x45 Radiata Pine SG8 throughout
- 2420 stud height (not including extra top plate)
- 2150 joinery trim height generally
- Stud width to building code - generally at 600 crs for horizontal GIB fixing
- 2 rows of nogs on all standard plans
- Lintels generally hy90 with hyONE used where necessary

## Trusses

- By Carters
- Standard plan trusses designed to High windzone and 0.5kPa snow load
- Truss framing all H1.2
- Bottom chord restraints to be strongbacks

## Internal Mid Floors

- Kopine 20mm Ultralock
- Glue and screw fix
- Joists to be SG8 pine to NZS 3604:2011 and hyJOIST where required.

## Internal Stairs

- 15 risers as standard in 2 storeys
- 300mm deep treads with 20mm bullnose
- Generally 1000mm wide
- Carpet quality
- Painted radiata handrail
- Paint quality clear stringers

## Insulation

- Pink Batts Ultra installed to all external walls to Building Code H1 calculations
- Insulation to external garage walls

## Roof

- Gerard Satin metal tile or Longrun Colorsteel (plan specific)

## Plumbing

- Aquatherm reticulation of hot and cold water
- 3 hose taps to be located as close as possible to other plumbing works.

# Standard Specifications Proven Range

Jennian Homes Whakatane

## Electrical

- Installed as per electrical plans
- Energy efficient or LED lamps and fittings used
- Extractor fans to bathrooms.
- Panasonic Heat Pump specific for room size
- Option for upgrade to fully ducted heat pump system

## Fascia Gutter

- Colorsteel metal fascia
- Colorsteel guttering and Marley white downpipes.

## Exterior Cladding

- James Hardie 180 Weatherboard installed with air cavity (Same applied to Window Heads - plan specific)
- Jennian branded breathable building wrap
- Mid range selection clay bricks with 50mm cavity as standard.
- Other options available on design build

## Soffits

- Soffits - 600mm
- Verges - 450mm
- Hardisoffit lining. Paint quality.

## Windows

- Aluminium Joinery
- All units double glazed, including garage to H1 standard.
- Residential suite powder coated
- Installed in accordance with E2/AS1, or to cladding manufacturers specifications
- Support bars to all floor level openings and other openings over 600mm wide

## Front Doors

- TGV Aluminium entrance door with a single cylinder Gripset with Schlage digital lock (sidelights specific to plan)

## Garage Doors

- Dominator Montana Door includes auto opener and 2 remotes
- Insulated sectional garage door with powder coated tracks

## Interior Linings

- Ceiling - 13mm Standard GIB
- Metal ceiling battens, direct fixed to trusses at 450 centers
- Walls - 10mm Standard GIB
- Ceilings and Walls - 10mm GIB Aqualine to wet areas<sup>2</sup>
- Bath front 4.5mm Hardiflex for tiling

## Interior Trim

- 60x10mm Rad pine architrave and 90x10mm Rad pine skirtings as standard
- 55mm GIB cove or square stop
- 40mm bevel scotia to cupboards and wardrobes

## Interior Doors

- Grooved panel pre-hung doors
- Hardware: Windsor Lever handles
- Doors hung in two piece pine jambs with 60mm architrave

## Paint

- Resene Trade series
- One colour acrylic to walls
- One colour flat acrylic to ceilings
- Enamel to trims and doors and wet areas

# Standard Specifications Proven Range

Jennian Homes Whakatane

## Tiles

- 300 x 200mm builders range
- Tile allowance: 1 row along top of each vanity 3 rows on bath (depending on tile chosen)
- Floor tiles or vinyl/floating floor to all areas indicated as such on floor plan from the Jennian range

## Carpet

- Belgotex or Malmo carpet (Proven range)
- Installed with 11mm foam underlay

## Toilets

- Elementi Uno back to wall toilet suite with square cistern and soft close lid

## Tapware

- Robertson Elementi Range

## Showers

- Athena Lifestyle 2-sided moulded wall shower to main bathroom
- Fully tiled shower to ensuite
- Splash 3 function Satin Jet shower slide
- Fully tiled options available

## Vanities

- Athena Cara Syrtari wall hung vanity
- Polished edge 900mm high mirrors to same width as vanity (not supplied to basins in toilets)
- Athena Mini Menuet wall hung basin to toilet, if applicable

## Baths

- Contro free standing 1800 or Cassini free standing 1690

## Laundry

- Aquatica Laundry Tub - includes soap dispenser.

## Wardrobes

- \$4,500 PC Sum - Custom made master wardrobe with one shelf and rail to all other bedrooms

## Kitchen

- \$30,000 PC Sum - for plan specific design
- Laminex/30mm stone Top
- 1 ½ bowl sink
- \$1,450 PC Sum - glass or tile splashback

## Appliances

F&P - Gourmet Package - stainless steel finish

- 90cm Induction cook top with 5 zones C1905DTB4
- 60cm, 11 function, self-cleaning oven OB60SD11PX1
- 90cm integrated insert rangehood HP901DCHX3
- Integrated double dish draw DD60D19
- Waste Disposal GD75IA1

Or

Smeg Integrity Package

- 10 Function, 79L Pyro Built in Oven SOPA6301TX
- 90cm T Shape Wall Canopy Rangehood STB90LEDSS
- 14 place Setting Under bench S/S Dishwasher DWAU6314X2
- 4 Zone Touch Induction Cooktop - Multizone S12M7643B
- 3/4 HP Waste Disposal GAWD34

Other appliance packages available



# Standard Specifications Proven Range

Jennian Homes Whakatane

## **PC Sums Site and Plan Specific (not included)**

- Council Fee
- Resource Consent applications or fees
- Development or Reserve Contributions
- Reports - geotechnical, topographical or other
- Engineering design - site related engineering design
- Legal consultation or fees
- Drainage Works
- Seaspray or geothermal zone requirements
- Excavation, earthworks, earth removal or earthmoving
- Extra foundation works - engineering, piling, bridging
- Power / phone plinths
- Water meters, sewer and stormwater applications, fees and/or connections to existing providers
- Site works - vehicle crossing, drives, decks, paths, patios
- Concrete and pathways
- Fencing or retaining walls
- Decking, landscaping or planting
- Clothesline or letterbox
- Window dressings - blinds or curtains.

# Secure your slice of paradise



Secure your slice of paradise today and craft the home you've always dreamed of.

Give Nicola a call at Jennian Homes Whakatane.

## Talk to Nicola today!

### Jennian Homes Whakatane

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