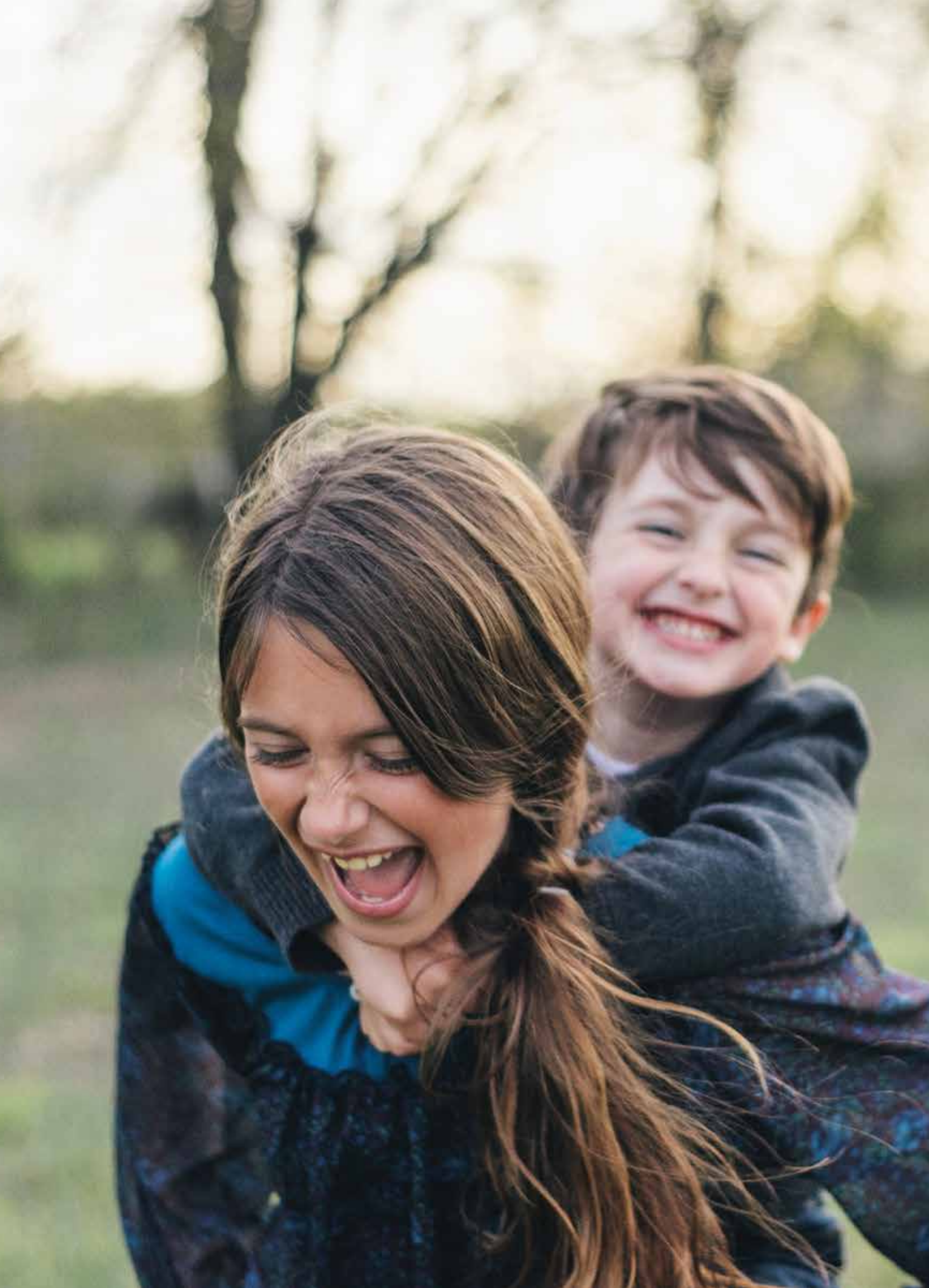




Fletcher Living

Whenuapai

City Fringe | Rural Living



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Introducing a new residential community
with the best of both worlds

Fletcher Living

Five great reasons to live in Whenuapai

1.

Get your garden on

Mature trees in the area and fruiting trees planted in every backyard mean that your garden has a head start.



2.

Well connected

Tucked away but with infrastructure in place to get you to the City, Shore or beach with ease.



3.

A great community

Village green with playground and café, excellent schools, fresh fruit and veg – get to know your neighbours and keep it local.

Tangible Tranquillity

Rural air, country shops,
grassy paddocks, no traffic
and meandering country roads.
It's a slower pace of life
you feel right away.



Outdoors and seashores

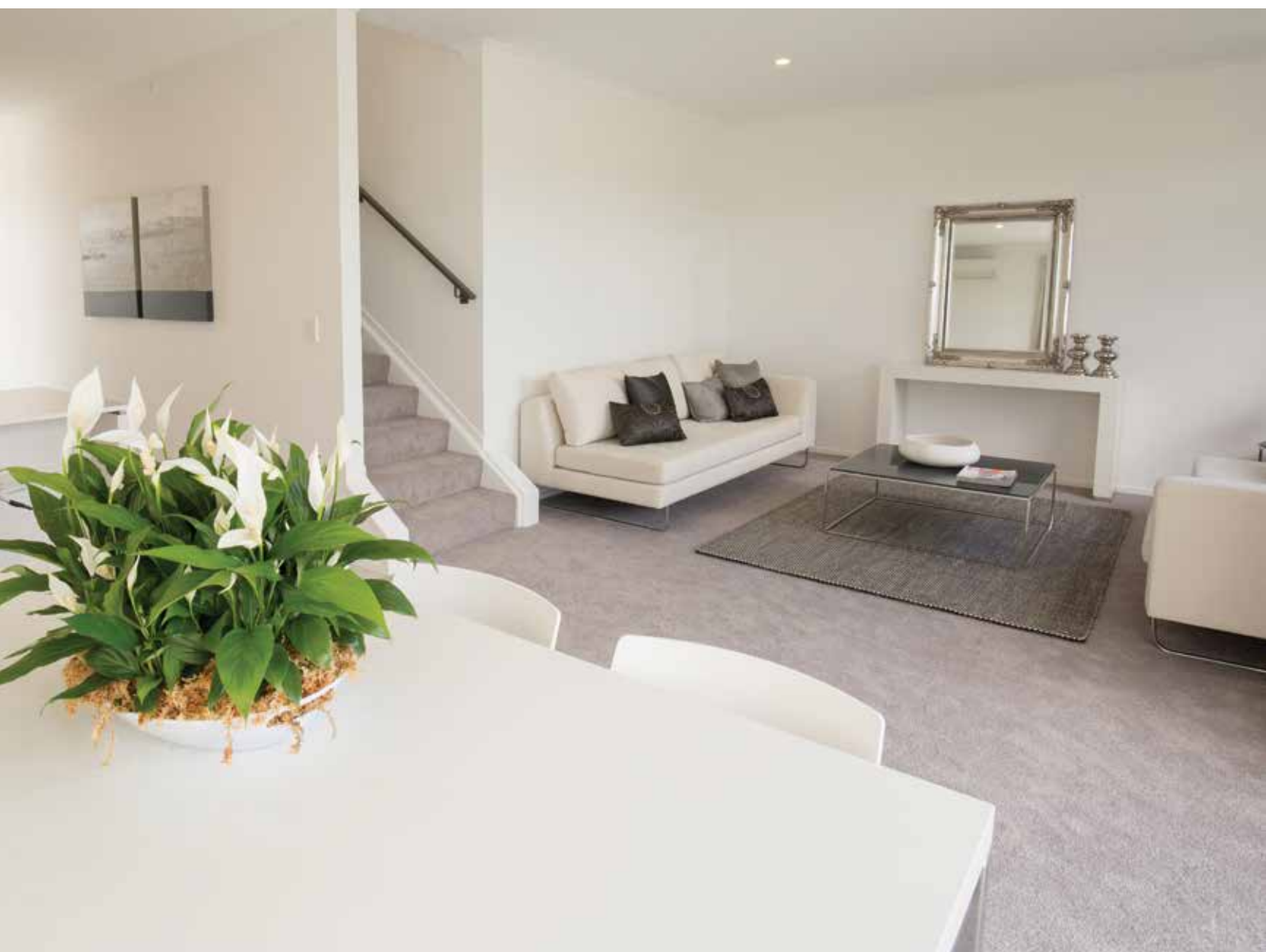
The playground, streetscapes
and mature trees: quality public
spaces encourage you to enjoy
the fresh air. Live it up.



Room to breathe

The rich rural heritage of the surrounding area has influenced the architecture and interesting streetscapes of Whenuapai. Designed by leading architects, low maintenance cladding materials and traditional roof forms have been utilised as a nod to the practical and robust architecture of the farm. Generous multi-purpose spaces allow flexibility of furniture and function. All of the homes offer a private outdoor entertaining space, flowing seamlessly from the main living area.









Ready for you to move in and relax

Simple forms and natural tones

These high quality homes enjoy great levels of natural light, thermal comfort and cross ventilation.

The focus is on light and spacious open plan living, with clever floorplans that provide two to five bedrooms. It's a flexibility of space that we know growing families need.

Construction is sound and the design – open and versatile, but what about the details?

All homes* come complete with:

- Double glazing
- Heat pump
- Alarm system
- Fisher & Paykel appliances
- Caesarstone benchtops
- Starter landscaping including a fruit tree

*Except affordable homes





Good Land

Whenuapai means “Good Land” in Maori, and that’s exactly what it is. The surrounding waterways and rural views really make this spot the pick of the bunch. As the area increases in popularity, so too are the schools, transport options and amenities - Northwest shopping centre is just up the road.



City kid with country vibes?

Create a new life for your family in this blossoming area. Easy motorway access in all directions, rural views and a tight knit neighbourhood. Meet with friends at the village green for a play and stroll home to enjoy the sunset.

Get the best of both worlds, right now. Our homes are ready to move in to today.





The Fletcher Living Advantage

Creating desirable communities is the vision that drives Fletcher Living.

EXPERIENCE

We've been building homes in New Zealand for over 100 years – we direct all that experience into creating quality homes that Kiwis love.

NO NEED FOR PROGRESS PAYMENTS

We sell completed homes so there's a deposit on purchase, with a balance on settlement – one of the simplest ways to buy a brand new home.

DETAIL IS KEY

Our homes are built with real care and attention – and you'll find plenty of standard items in our homes that other builders might call 'extras'.

TRUST

We have a trusted reputation for designing and building low maintenance, high quality, reliable homes – ensuring genuine peace of mind for our homeowners. We're also backed by Fletcher Building, one of New Zealand's largest companies.

WE MAKE IT PERSONAL

Our team manages the total construction process to ensure every detail is completed to the highest standard.

QUALITY

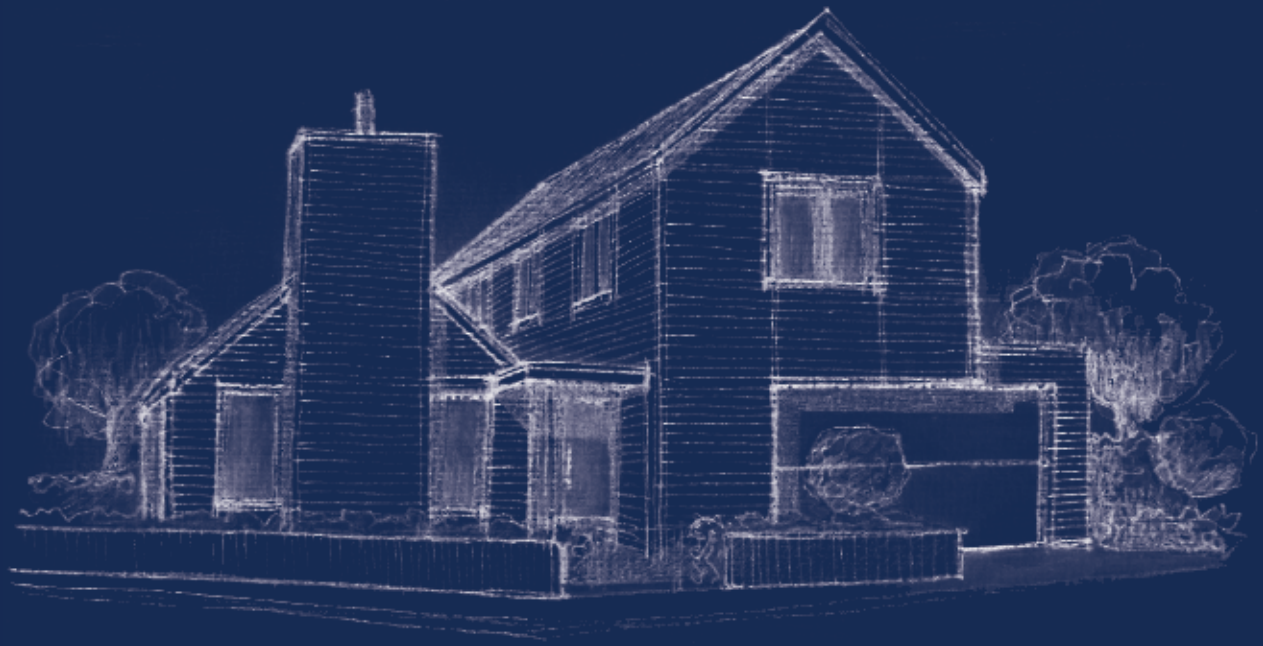
We use high quality, low maintenance, locally sourced materials and top quality fixtures throughout your new home.

10 YEAR GUARANTEE

We're only prepared to sell what we build ourselves and all our homes come with a 10 Year Master Build Guarantee.

SHOWHOMES

Plans and specs for homes can be confusing. We sell finished homes that you can actually walk through and get a real feel for the space, the flow and the look.



Meet the Architects

The idyllic rural setting and fertile land were rich sources of inspiration during the design stage. We carefully selected three outstanding architects that could each contribute distinctively to an elegant new community.

CONTEXT ARCHITECTS

Context is an award-winning architectural practice working both nationally and internationally. The 60-strong team works across all sectors of architecture and are particularly passionate about creating great looking homes, affordable, that are a pleasure to live in. Context have designed some of New Zealand's largest new communities, as well as smaller boutique developments.

JASON BAILEY ARCHITECTS

Jason Bailey specialises in high quality bespoke residential design. Each project is approached as a unique assignment, with specific regard to the client brief and the context of the site. The Jason Bailey team comprises a diverse collective of designers and architects. With an open-plan studio environment that fosters collaboration and interaction.

SHANAHAN ARCHITECTS

Shanahan Architects is a small practice that specialises in residential buildings. A large range of housing types are undertaken and in all cases, the comfort and liveability of their homes are of prime concern. In all of our buildings, we endeavour to create the best living environment possible.

