



TE AWA RISE

Lot 26

57 Whakahaumako Road

 4  1  2.5  2

Land Area: 535m²

Floor Area: 203m²

Part 1 Renders

Part 2 Plans & Elevations

Part 3 Construction Specification

Part 4 Materials & Finishes

Part 5 Fixtures & Fittings Selections

57 Whakahaumako Road

This beautifully crafted four-bedroom, double-pavilion home has been designed for families who refuse to compromise. The dual-pavilion layout creates a natural separation between the main living areas and the private bedroom wing, delivering a sense of space and flow that makes everyday living feel effortless. An internal, separate laundry and double garage with dedicated bike storage round out a home that is as practical as it is stylish.

Every finish has been chosen to last. Composite timber flooring runs throughout the living spaces, complemented by stone composite benchtops in the kitchen and tiled showers and bathrooms — a level of quality that is felt from the moment you step through the door. This is a home built without compromise, where the details matter.

Lot 26 sits on an elevated, north-facing site within Cambridge's newest community at Te Awa Rise — easy to maintain yet offering ample outdoor space to relax and entertain, including a north-facing outdoor area that captures all-day sun. With a dedicated bridge connecting the neighbourhood to the Te Awa River Ride cycle network and Cambridge town centre, and all the amenities of a vibrant, welcoming town just five minutes away, this is elevated living in every sense

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Part 1

Renders

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Part 2

Plans & Elevations

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Lot 26 — Part 2

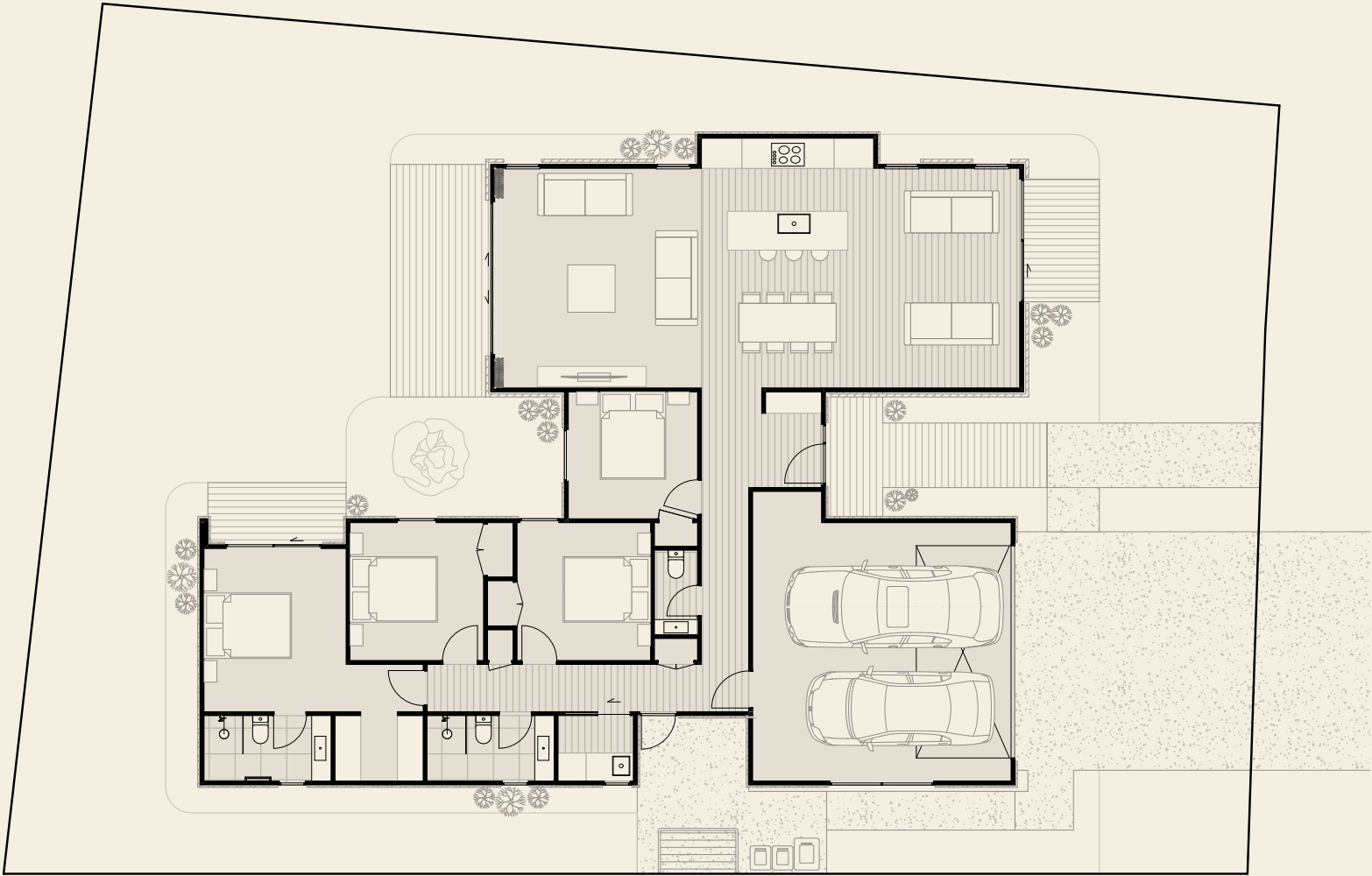
Floor Plan



Site Area: 535m²
Floor Area: 203m²
Roof Area: 213m²

Floor area noted is over cladding.
Areas are rounded.

Finishes, fixtures and cabinetry are shown to provide context and may not accurately represent the final product. Landscaping design, decking and patio areas may be subject to change dependent on site conditions. Floor area noted is over cladding. This plan is conceptual only to provide an indicative layout to prospective clients.



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This architectural floor plan illustrates a residential building with a complex, irregular layout. The plan is divided into several functional zones, including living areas, bedrooms, bathrooms, a dining area, a kitchen, and a parking garage. The overall dimensions are 18,920 units in width and 15,110 units in depth. The plan includes numerous smaller dimensions for individual rooms and corridors, as well as 90-degree angle markers throughout. The layout features a central corridor system connecting various rooms. The right side of the plan contains a large parking area with two cars shown. The top and bottom edges of the plan are marked with a total width of 18,920. The left and right edges are marked with a total depth of 15,110. The plan also shows a staircase and a central utility area.

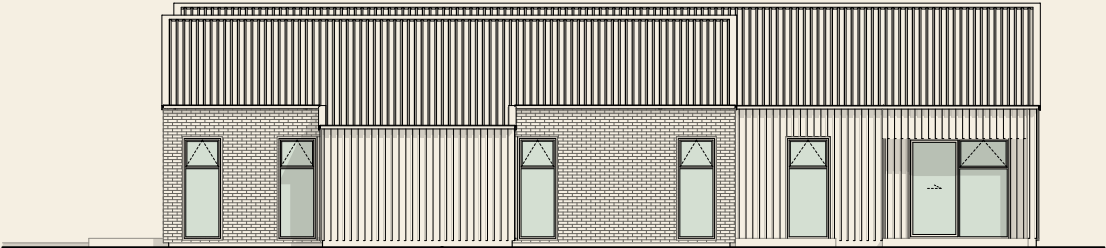
Lot 26 — Part 2

Elevations

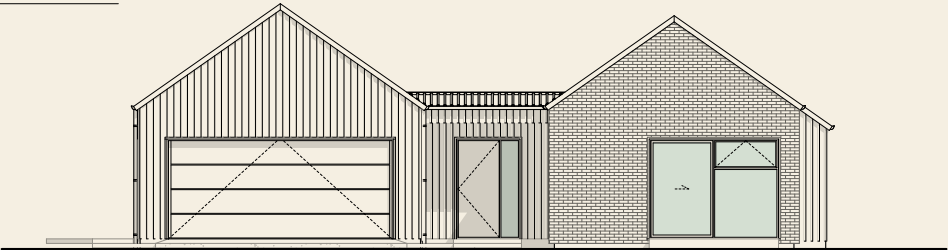
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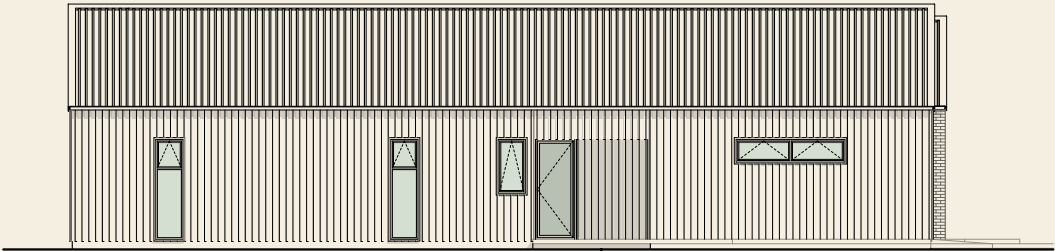
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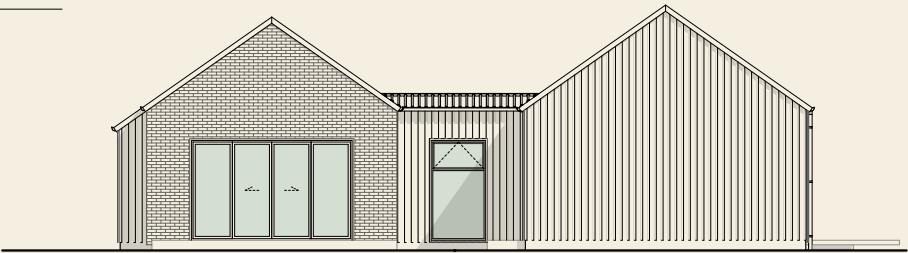
North Elevation
Scale 1:100



East Elevation
Scale 1:100



South Elevation
Scale 1:100



West Elevation
Scale 1:100

Part 3

Construction Specification

The included specifications may change due to availability, build circumstances and the like, from time to time at the operators sole discretion without notice.

Lot 26 — Part 3

Construction Specification

Item	Description	Brand
Floor structure	Standard Raft Slab	
Internal heating and cooling	Ducted system to living and bedrooms with central temperature control	As sourced by builder
External walls	90mm thick SG8 H1.2 timber framing	As sourced by builder
Exterior cladding – Metal	Dimond Styleline	Dimond
Exterior cladding – Brick	Tasman King clay bricks Antique White mortar	Canterbury Clay Bricks
Soffits	9mm fibre cement board, stopped	Villaboard
Roofing	Dimond Styline	Dimond
Roofing - Spouting	150 half round gutter	Dimond
Roofing - Downpipe	Colorsteel to match roofing and spouting	Colorsteel
Window joinery	APL Residential Aluminium Joinery	As sourced by Builder
Windows glass	Double glazed, low E with argon filled Glass	As sourced by Builder
Window handles	APL Urbo range	APL
Window jambs	Standard Pine	As sourced by builder
Internal wall lining	10mm GIB Standard. level 4 finish	GIB
Bathroom walls	10mm GIB Aqualine	GIB
Ceiling Lining	13mm GIB Standard. level 4 finish in living areas & bedrooms, level 5 finish in bathrooms. Square stopped. Paint ceiling flat.	GIB
Skirtings	90 x 10mm Square Pine	As sourced by builder
Architraves	90 x 10mm Single Bevel Pine	As sourced by builder
Insulation	Walls R2.8 90mm Ceiling R7.0 260mm	As sourced by builder

Lot 26 — Part 3

Construction Specification

Item	Description	Brand
Internal doors	Hollow Core	As sourced by builder
Internal door jambs	Pine	As sourced by builder
Internal door handles	Windsor Futura Range	Windsor
Door hinges	To match hardware	As sourced by builder
External front door	Reeded Glass Front Door	As sourced by builder with NT joinery
Front door handle – inside	Verge plain	Windsor
Front door handle – outside	Verge plain	Windsor
Hot water heating	Rinnai Infinity A26 Continuous Flow Gas Water Heater – External	Rinnai
Garage door	Colorsteel powdercoated sectional. Automatic with 2 remotes. Colour to match joinery	As sourced by builder
Cabinetry	Cabinetry to be provided as per cabinetry drawings. Master wardrobe to include white melamine carcass with shelving and hanging rail. Bedroom wardrobes to include shelf and hanging rail.	
Driveway	Concrete – Full Oxide	
Patios	Concrete – Full Oxide	
Decking	Kwila	
Mailbox	Catelina mailbox Flaxpod colour attached to macrocapa post as per Design Guidelines	
Clothesline	Extending or folding system	Hills Extendaline or Paralane
Fencing	1.8m high Type B fencing to all side boundaries in accordance with the design guidelines. The same fencing type shall be used to enclose the service court area, including provision of a gate to the road frontage.	
Landscaping	Assorted native plants and bark (as per Design Guidelines) in any house side gardens. Lawns surrounding the house beyond side gardens, driveway, footpaths, decks, and patio areas.	

Part 4

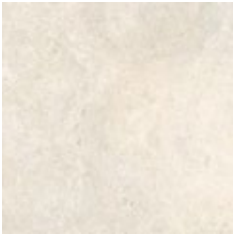
Materials & Finishes

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	Description	Notes	Supplier	Finish	
Cladding	Tasman K68		Canterbury Clay Bricks	Weathered Mortar in Antique White	
Cladding	Iron Sand				
Roofing	Iron Sand				
Gutters & Downpipes	Iron Sand				
Fascia Boards	Iron Sand				
Joinery	Iron Sand				
Soffit	Iron Sand				
Garage Door	Iron Sand				

	Description	Size	Supplier	Finish	
Wall Finishes					
Walls	Wash n Wear – Mt Aspiring Quater		Dulux	Low Sheen	
Walls – WC/ENS	Aquaenamel - Mt Aspiring Quater		Dulux	Low Sheen	
Ceiling	Fast Dry – Mt Aspiring Quater		Dulux	Flat	
Skirting/ Trims	Fast Dry – Mt Aspiring Quater		Dulux	Low Sheen	
Doors	Fast Dry – Mt Aspiring Quater		Dulux	Acrylic Enamel Semi-Gloss	

	Description	Size	Supplier	Finish	
Flooring					
Garage Flooring	Polypropylene Garage Carpet			Crazy	
Carpet	Feltex Okiwi Bay – Red Cedar		Flooring Xtra	Solution dyed nylon	
	SG supply rate				
Laminate Flooring	Odense – Clouded Oak	240mm width	Flooring Xtra	Clouded Oak	
	SG supply rate				
Kitchen					
Benchtops & Backsplash	Ohakune		Primestone	Polished	

	Description	Size	Supplier	Finish	
Joinery Island	Tuscan Oak		PrimePanels	Timberland	
Joinery Back	Melteca Mist		Laminex	Organic	
Kitchen Hardware	Blum Soft Closing				
Kitchen Pulls Tall Units	Toledo 4041	320mm		Bronze	
Master Bedroom					
Joinery	Standard White – Joinery Supply				
Bathrooms					
Bathroom Floor & Wall Tiles	Heritage Nude	600x600mm	European Ceramics	R10	
Grout Colour	Ancient White - 123		Mipei		
Laundry					
Joinery Fronts	Standard White – Joinery Supply				

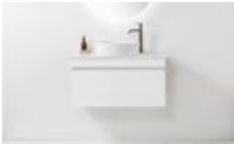
	Description	Size	Supplier	Finish	
Bench Top	Blanco Marquina	Square Edge	Prime Laminare	Matt	
Cabinet Pulls	Lorette Overlay Handle	51mm	Elite hardware	Brushed Nickle	
Splashback	Stick Mosaics		European Ceramics	Matt	

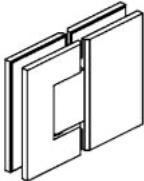
Part 5

Fixtures & Fittings Selections

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	Description	Notes	Supplier	Finish	
Sink	Mercer DV107 Derby Kitchen Sink		Mercer	SS	
Mixer	Greens, Mika Pull Down Sink Mixer		Harrison Bloy	Chrome	
Fridge	Not supplied				
Oven	Oven, 60cm, 5 function, self-cleaning	OB60SD9PB1	Fisher and Paykel		
Cook Top	Induction Cooktop, 60cm, 4 Zones	CI604CTB2	Fisher and Paykel		
Rangehood		HP60IDCHX4	Fisher and Paykel		
Dishwasher	Series 7 Contemporary Dishwasher	DW60UN4B2	Fisher and Paykel		

	Description	Size	Supplier	Finish	
Basin	Moon Kordura Counter Top Basin		Harrison Bloy	White	
Vanity	Bath Co/ Solid Surface 1 drawer	1200mm	Harrison Bloy	White	
Mixer	Pin Wall Mixer & Spout		Harrison Bloy	Chrome	
Mirror	Ambience Backlit Mirror SKU: 9418	1200x700m m	Newtech		
Towel Rail	Genesis Towel Warmer		Heirloom	Chrome	
Toilet	Enya BTW Toilet Suite		Harrison Bloy	White	
Toilet Roll Holder	Heirloom Centro Toilet Roll Holder		Harison Bloy	Chrome	

	Description	Size	Supplier	Finish	
Shower Head	Watersino Pin Shower Rail		Harrison Bloy	Chrome	
Shower Mixer	Pin Shower Mixer (small faceplate)		Harrison Bloy	Chrome	
Shower Drain	Tiled Insert Channel Shower Drain TBC by builder		As supplied by builder	Chrome	
Shower Glass Hardware			Opus Glass Hardware	Chrome	
Bathroom Fan			As supplied by builder		

	Description	Size	Supplier	Finish	
Basin	Moon Kordura Counter Top Basin		Harrison Bloy	White	
Vanity	Bath Co/ Solid Surface	1200mm	Harrison Bloy	White	
Mixer	Pin Wall Mixer & Spout		Harrison Bloy	Chrome	
Mirror	Ambience Backlit Mirror SKU: 9418	1200x700mm	Newtech		
Towel Rail	Genesis Towel Warmer		Heirloom	Chrome	
Shower Head	Watersino Pin Slide Rail		Harrison Bloy	Chrome	
Shower Mixer	Pin Shower Mixer (small faceplate)		Harrison Bloy	Chrome	

	Description	Size	Supplier	Finish
Shower Drain	Tiled Insert Channel Shower Drain 1000		As supplied by builder	Chrome
Bathroom Fan			As supplied by builder	

Powder Room

Toilet Roll Holder	Heirloom Centro Toilet Roll Holder		Harrison Bloy	Chrome	
	Enya BTW Toilet Suite		Harrison Bloy	White	
Basin	Moon Kordura Counter Top Basin		Harrison Bloy	White	
Vanity	Bath Co/ Solid Surface	900mm	Harrison Bloy	White	
Mixer	Pin Wall Mixer & Spout		Harrison Bloy	Chrome	
Mirror	Ambience Backlit Mirror SKU: 9416	900x700mm	Newtech		
Hand towel	Centro Towel Rail 220	220mm	Harrison Bloy	Chrome	

	Description	Size	Supplier	Finish	
Tub	Mercer DV108 Loxley		Mercer	S/Steel	
Mixer	Watersino Pin Gooseneck Kitchen Mixer		Harrison Bloy	Chrome	

	Description	Size	Supplier	Finish	
Entry Door Handle	Nido – Verge Longplate Entrance Set – Diamond Knurl		Windsor	Brushed Nickel	
Interior Door Handles	Futura Apex Lever Set		Windsor	Brushed Nickel	
Door Hinges	Hinge SS Loosepin Radius 89x60x2mm		Windsor	Brushed Nickel	 NZ HARDWARE IMAGE COPYRIGHT
Door Stop	Doorstop Skirting Concealed Fix		Windsor	Brushed Nickel	

	Description	Size	Supplier	Finish	
Light Switches and Power Sockets	Legrand Excel Life white		Legrand		
Recessed Downlights	R771 - 92mm R773 - Raking Celings		Halcyon		
Exterior Recessed Downlights	Front door downlight		Halcyon		
Exterior Wall Lights	Q504056		Ambius		
Kitchen Island Pendant	3 x Fabian 220mm led pendant SKU: 23763		Lighting Direct	Black	

Thank you

TE AWA RISE

Te Awa Rise

Keri Rua Road, Cambridge, Waikato



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