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MOHAKA 191

The Mohaka is one of our favourite family-oriented plans, in fact one of our Project Managers built it!

It's also perfect for those who want to live, work and play from home.

If your kids get a bit boisterous you'll love that the extra living area and master bedroom with ensuite affords you the privacy you may crave. If your work office is downsizing and you need to work from home more the dedicated study will come in super handy, otherwise it could be a 4th bedroom.

A savvy design, its size accommodates an open plan kitchen, dining and lounge, with one extra family room, 3 bedrooms, 2 bathrooms and an office rather well - all while also suiting narrow sections!

KEY FEATURES:



Above Code
Insulation



Energy Efficient
Appliances



Perimeter Edge
Insulation

DID YOU KNOW?



By having an energy efficient home you could save over \$30,000 off a standard term mortgage!



WHY GREEN HOMES?

Green Homes New Zealand are Design and Build experts and the only residential builder in the country who's ISO 50001 compliant for Energy Management.

We specialise in constructing quality pre-designed or custom built, energy efficient, healthy and comfortable homes for all Kiwis. We can also design to Homestar or Lifemark standards for improved performance and liveability, truly future proofing your home for decades to come.



GREEN HOMES NEW ZEALAND builds more environmentally friendly and healthier homes that are easier on the earth, the bank account and the eye! We debunk the commonly held myth that constructing in a sustainable manner is always more expensive for the average Kiwi family, in fact our energy efficient homes can save you tens of thousands off your mortgage over an average term.

Upon request we also build to Homestar standards, and can incorporate Lifemark rated universal design principles to increase safety, usability and potential return on investment. We can truly future proof your home for all ages and stages of life.

DID YOU KNOW?



Up to 80% of the heat from your foundation is lost through the sides which is why as a standard spec we include perimeter-edge foundation as part of our overall insulation.

The NZ Building Code is below the standards required in most IEA countries with comparable climates. Green Homes New Zealand builds well above the building code as a standard specification.

By having an energy efficient home you could save over **\$30,000** off a 30 year term mortgage (interest at 5% with a conservative estimate of saving \$50 a month).

Just widening the doorways in your home can in a small way help future proof your home for the needs of ageing. This upgrade can add less than **\$100** to your overall build price!

According to the NZ Green Building Council R-values, which are a measure of heat loss from our ceilings, walls and floors, NZ is **50% worse** than many countries.

Installing one of standard solar systems could save you on average around **\$700 a year** in energy costs and you could pay this off in around ten years with your savings.

Did you know a Homestar 6 rated home can reduce your power bills by **\$800** a year?

A Lifemark designed home immediately caters for a large majority of the market therefore increasing the desirability, demand and ROI

Did you know a traditionally designed house caters for only 65% of the population? A Lifemark designed rate 3 house caters for 95%, Lifemark 4, 98% and a Lifemark 5, 99.5%

**DOWNLOAD
OUR EBOOK**



Green Homes are warmer, drier and healthier to live in

You can save around **\$800** a year on power costs in an energy efficient home

Universal Design standards reflect how adaptable, safe and usable a home is

