

The Skyfire Collection

*Feel right at home
with Green Homes*

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Brick: If brick is shown on the illustration, note that the floor plan area has been increased to include the brick rebate.

Covered outdoor areas, posts and columns are excluded from the floor area square metre total. They are shown in some plans. Most layouts can be customised to include covered patio areas (subject to council coverage requirements).

All images are artist's impression only.





Welcome, feel right at home.

Your smarter, more sustainable future starts here.

At Green Homes, we believe a home is more than just a structure - it's where you grow, create memories, and find comfort.

We build homes designed to nurture generations, prioritise well-being, and provide year-round comfort with remarkable energy efficiency.

Rather than just building to code, everything we do is about providing you and your loved ones a better tomorrow and future-proofing your home so you can leave a legacy for generations to come.

When you choose Green Homes, you choose a healthier, greener future for your family. We're all about providing solutions; together, let's craft a space that doesn't just meet your needs but exceeds them.

Warm regards,

Mick Fabar

Green Homes Group CEO



*Ask us about our
GreenSpec options*



What makes a Green Home unique?



Unlike traditional builds, our homes are designed to be:

- **Healthier:** Superior air quality and moisture control.
- **More Efficient:** Year-round energy savings.
- **Sustainable:** Built using environmentally-conscious practices, products and supply partners.

Our innovative designs and specifications go beyond the New Zealand Building Code, setting us apart from most other builders and giving you peace of mind.

Yes! We can modify all plans to suit your preferences, budget, section size and orientation.



Energy-efficient two-level homes for the whole family



Customise your environment with GreenSpec.

GreenSpec gives you the flexibility to prioritise the green aspects of your new home that matter to you and your family the most, and it's this exclusive approach that sets Green Homes apart.

Each specification builds on the last, allowing you to create the perfect balance of sustainability, comfort and design.

Every building component within GreenSpec has its own “shade of green,” allowing you to choose your level of performance — from a lighter shade that exceeds Building Code, to deeper shades approaching the highest efficiencies and net-zero homes.

For some, this means a warmer, drier home that costs less to run. For others, it means pushing the boundaries of energy efficiency and sustainability. **There is no right answer — only the one that suits you.**

Essential

A smarter foundation for a healthier home.

The Green Homes Essential Specification delivers a home that exceeds NZ Building Code requirements in key performance areas. It is designed to provide solid performance gains without overcapitalising — ideal for those wanting a healthier, more resilient home as a starting point.

Enhanced

Optimise balance, comfort, performance, and value.

The Enhanced Specification builds on Essential by significantly improving thermal performance, indoor air quality, and energy efficiency. Thoughtful material choices and construction techniques are used to strike the right balance between high-end performance and cost efficiency, delivering a noticeable lift in comfort and sustainability while maintaining cost control.

Net Zero

Designed to generate as much energy as it uses.

The Green Homes Net Zero Specification is tailored for clients aiming for energy neutrality. By combining high-performance construction methods, an advanced thermal envelope, energy-efficient systems, and solar integration, this specification minimises environmental impact while maximising long-term resilience.

Distinction

High-performance living, designed with care & intention.

The Distinction Specification is for those seeking a home where comfort, efficiency, and build quality are taken to the highest practical level. Using advanced building methods, superior insulation strategies, and refined energy systems, Distinction delivers a consistently comfortable, quiet, and energy-efficient living environment — approaching semi-passive performance where appropriate for your local climate.

Green Homes focuses on the important parts of sustainability, organises them into a clear system, and works with you to achieve your priorities.



Ready to Rise?

Introducing the Skyfire,
our two-storey collection.

*At Green Homes, we prioritise
flexibility & functionality,
helping you to create a home
that meets your preferences,
without breaking the bank.*



Key Features:

- Attractive contemporary designs
- Ability to mix and match plan layouts
- Versatility for a wider range of home and investment options
- Spacious kitchen, dining and living areas for optimal use of space
- A range of ceiling options - including raking and cathedral
- Enhanced natural light throughout the home
- Energy-efficient design and features

*Our Skyfire Collection offers
a choice of plan sizes and
styles, with options ranging
from 152m² to 280m².*

*We have other plans
available, see your local
design and build consultant.*



3 BED

m² 152

1

3

2.5

1

1

HALO 152

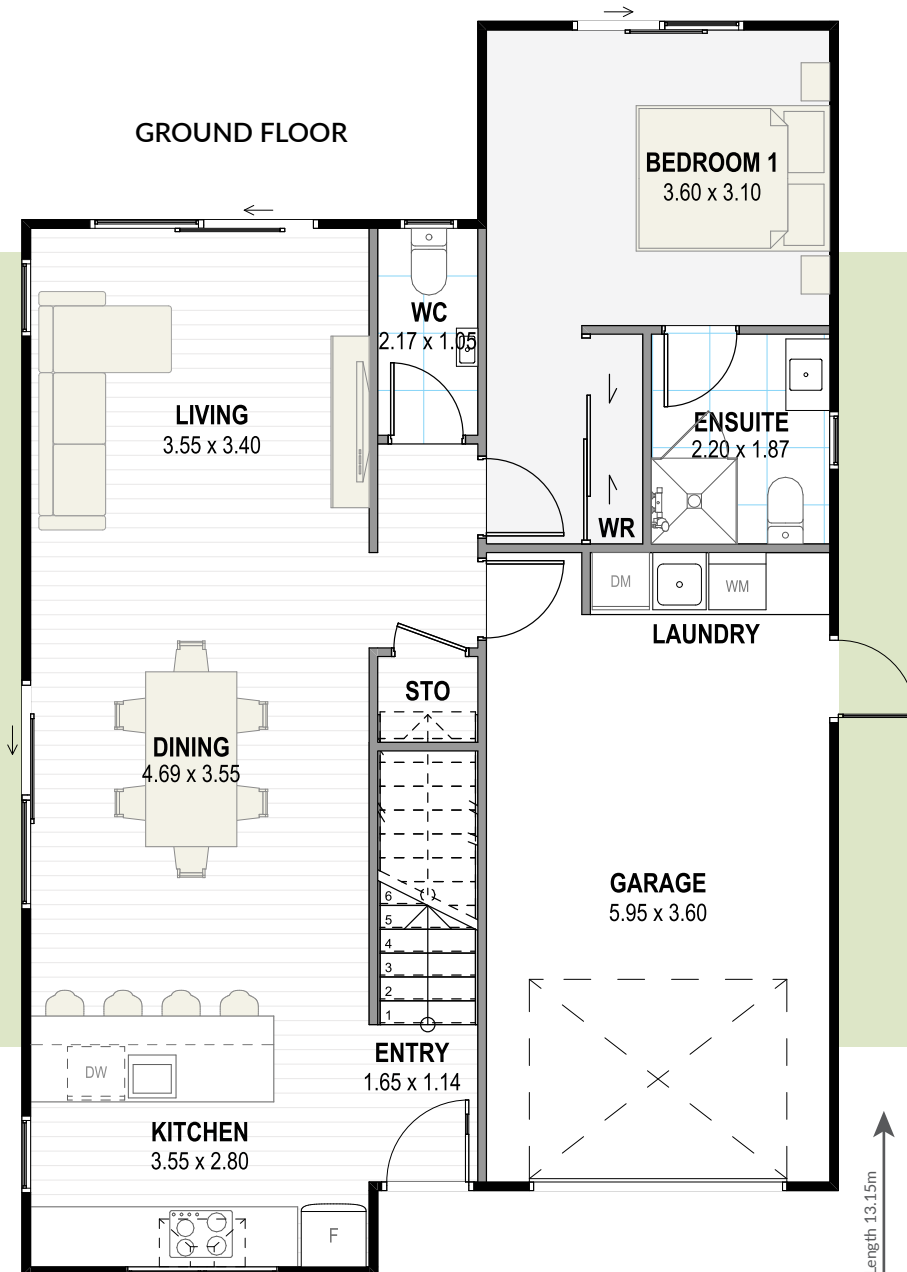
Great flow

A popular two-level plan with a modest footprint, the Halo is ideal for smaller sections.

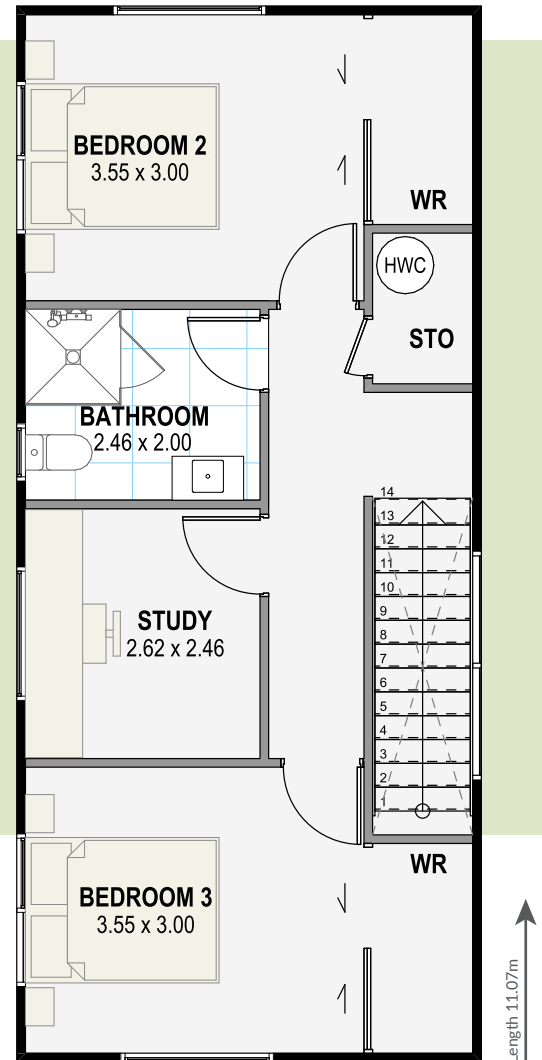
All of your immediate needs are catered for downstairs with an open kitchen and living zone with main bedroom and ensuite on the ground floor. Two sunny, and toasty warm bedrooms with a view greet you upstairs along with a central bathroom.

The second level also boasts a well-sized study (or fourth bedroom) for working or upskilling from home, which we all can certainly appreciate more these days!

GROUND FLOOR



FIRST FLOOR



Width 8.56m

Width 4.87m





3 BED

m² 164

1

3

2

1

1

DEWY DAWN 164

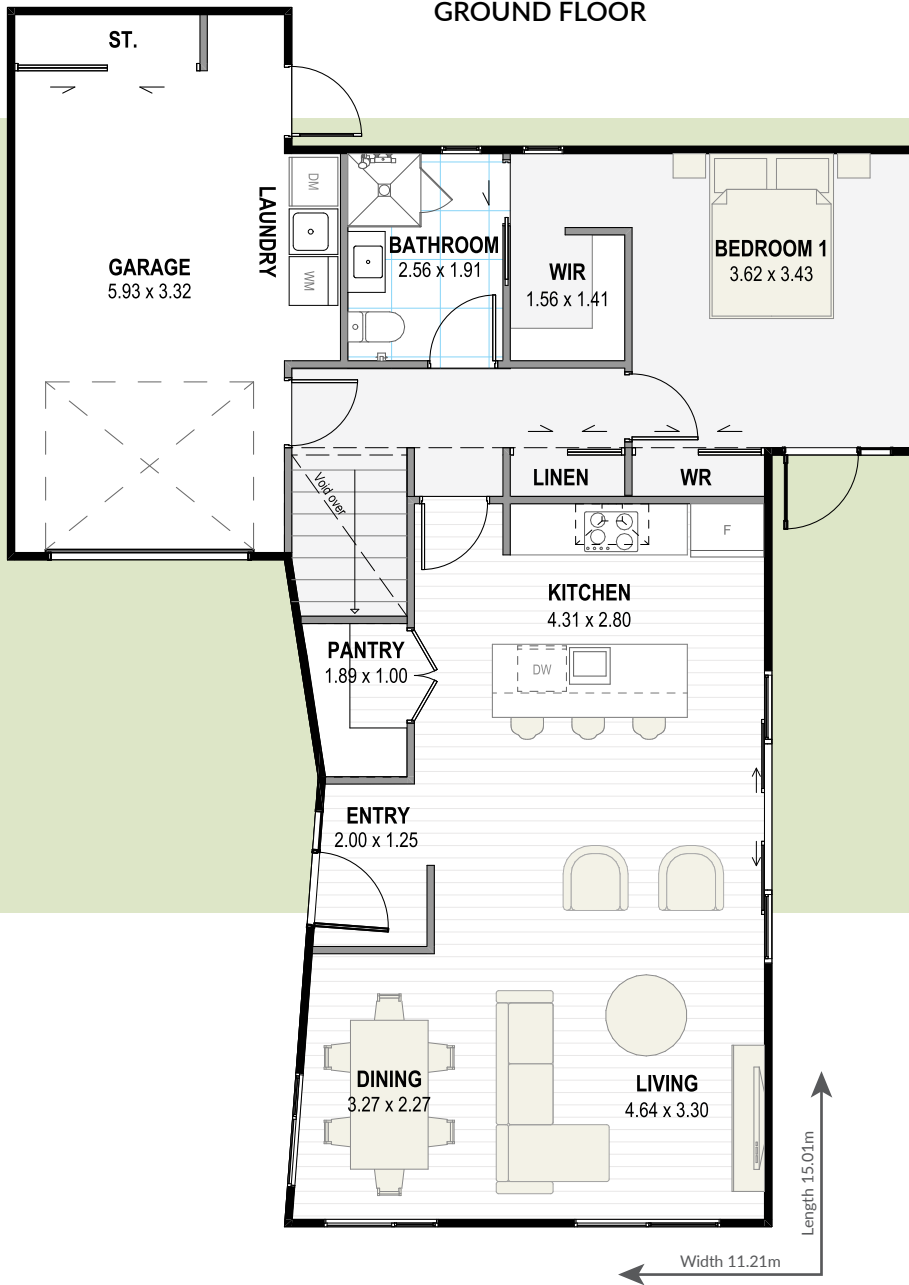
Warm & sunlit

This smart, light and bright design has everything you need in an energy-efficient two-storey family home. With its contemporary style and low pitched roof, the Dewy Dawn is a fetching home making the most of its footprint.

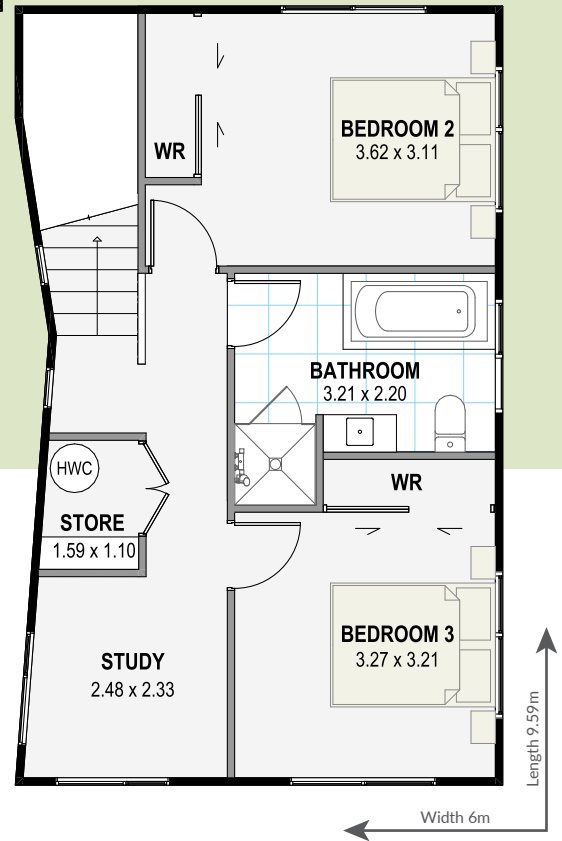
With the open-plan kitchen and living areas, plus main bedroom, and ensuite all on the lower level, you can send the kids upstairs to do their homework in their own study nook so you can while away the rest of the evening, relishing the peace.



GROUND FLOOR



FIRST FLOOR





3 BED

m² 168

 **1**

 **3**

 **2.5**

 **1**

 **1**

TWILIGHT 168

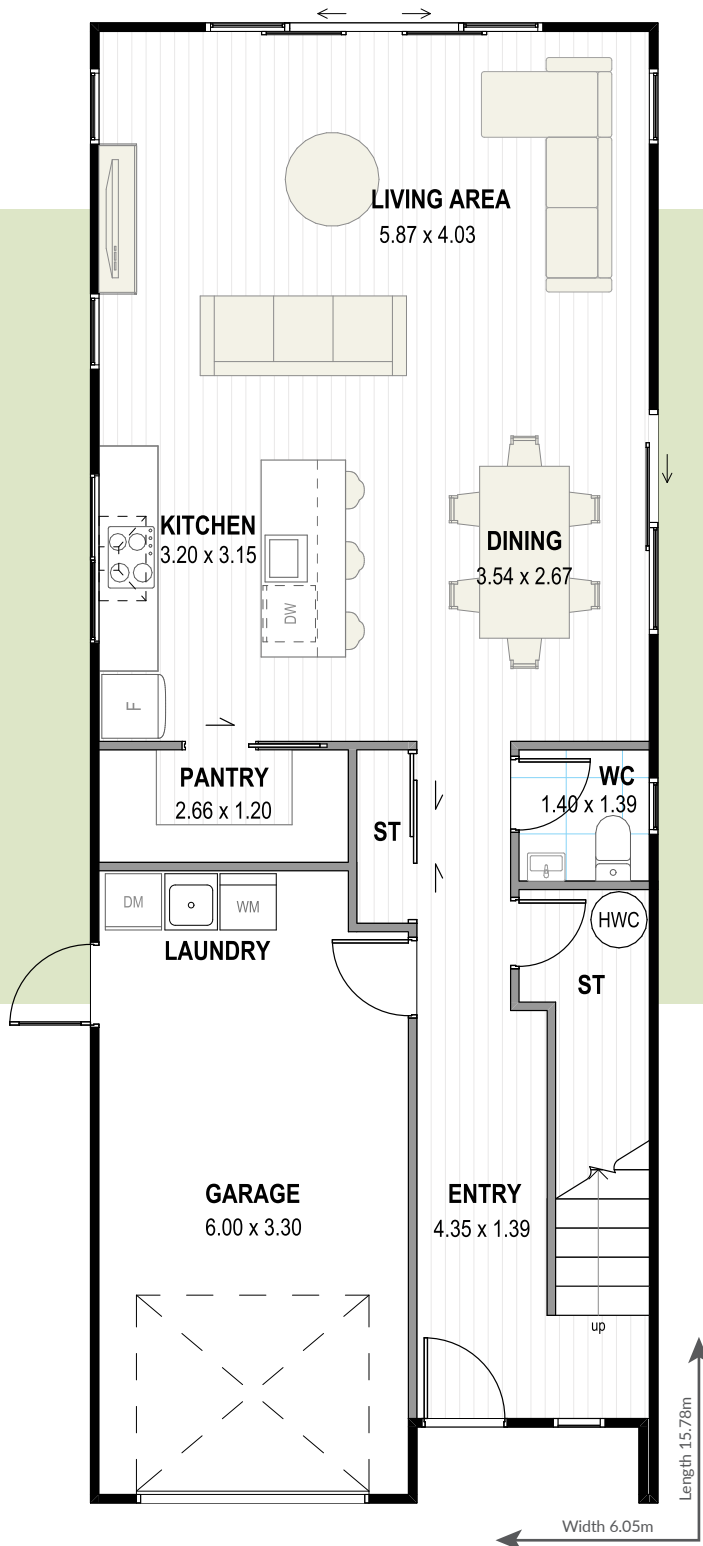
City pad

Our Twilight plan is ideal for narrow sites, and you'll love its irresistible and modern design elements, both inside and out. The first floor encompasses a sun filled open-plan kitchen, a dining and living area that leads onto the terrace – plus it has a convenient butler's pantry, bonus guest toilet and study.

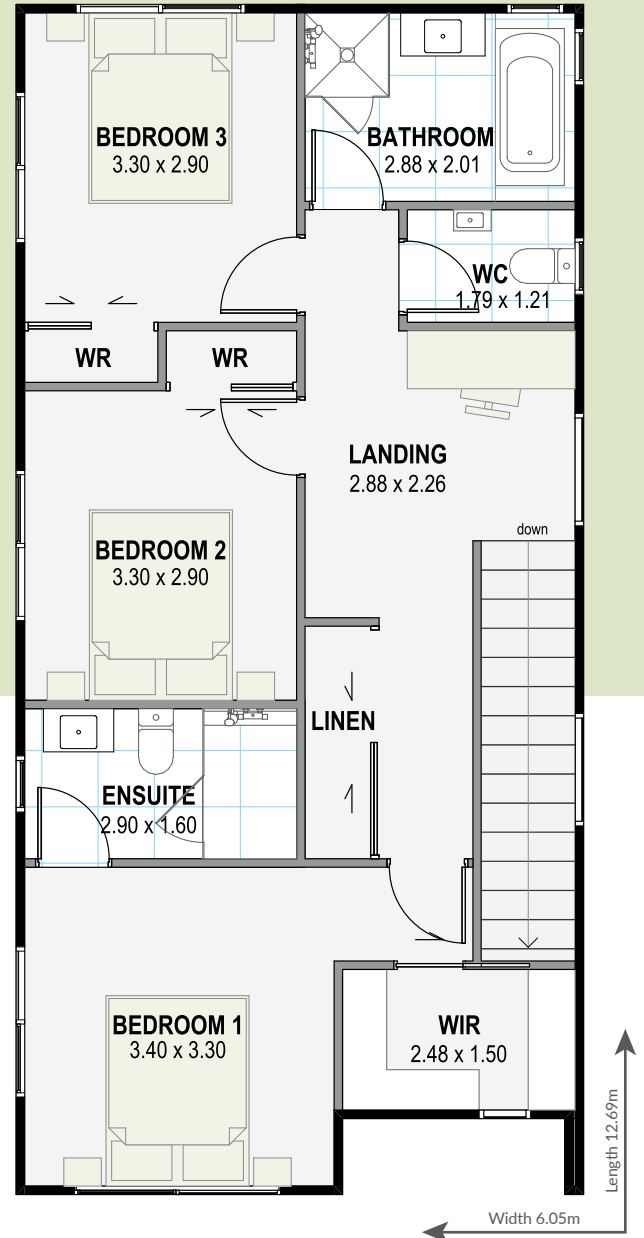


Three upstairs bedrooms featuring a large main (with walk-in robe) will further enhance overall ambient heat as well as reduce running costs in this fabulous home.

GROUND FLOOR



FIRST FLOOR





4 BED

m² 193

1

3

2

1

2

SUNFLARE 193

Sloping site design

The Sunflare is a bright, modern two-storey, three-bedroom home built for family living and front sloping sites. Flooded with natural light thanks to expansive windows, it has an open-plan living area that flows nicely with a bonus study nook on the second floor. A home with presence, personality, and all the room you'll ever need, this home brings together practicality and a fresh, modern energy.

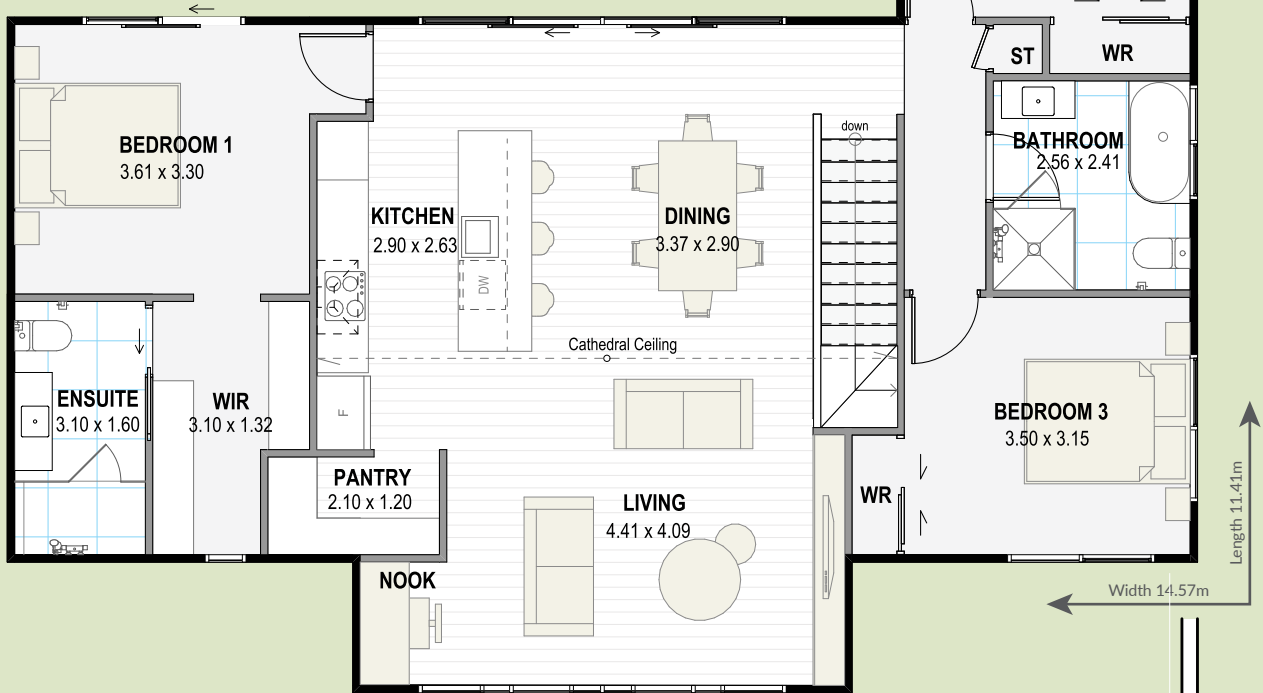
The studio/office on the lower level could also serve as a handy fourth bedroom, or extend to an Airbnb.



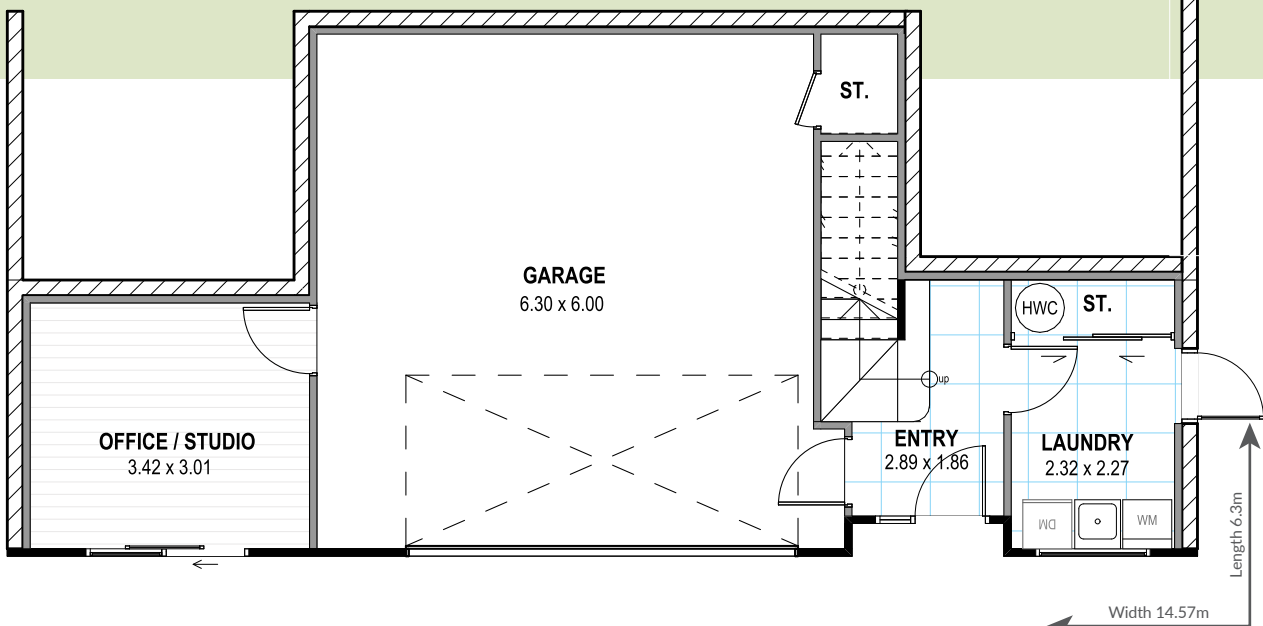


Sunflare 193

FIRST FLOOR



GROUND FLOOR





4 BED

m² 206

1

4

3.5

1

2

ANDROMEDA 206

Striking feature windows

The Andromeda is an elegant home designed to elevate and brighten everyday living, with sweeping interiors and a strong sense of space throughout.

Designed for modern lifestyles, it features an attractive trio of feature windows as the front focal point. Connected living areas create a sense of openness, while efficient construction and considered detailing contribute towards better thermal performance.

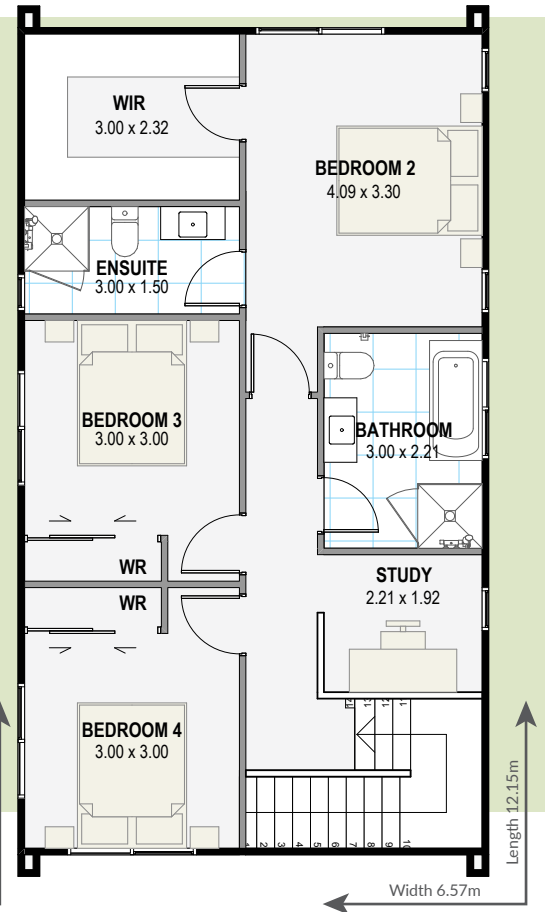
The upper floor includes a handy study, well-appointed bedrooms, and central bathroom plus a large walk-in robe off the main bedroom delivers a sense of refinement and rest.



GROUND FLOOR



FIRST FLOOR





4 BED

m² 213

2

4

2.5

2

2

CLOUDY BAY 213

Elevated site design

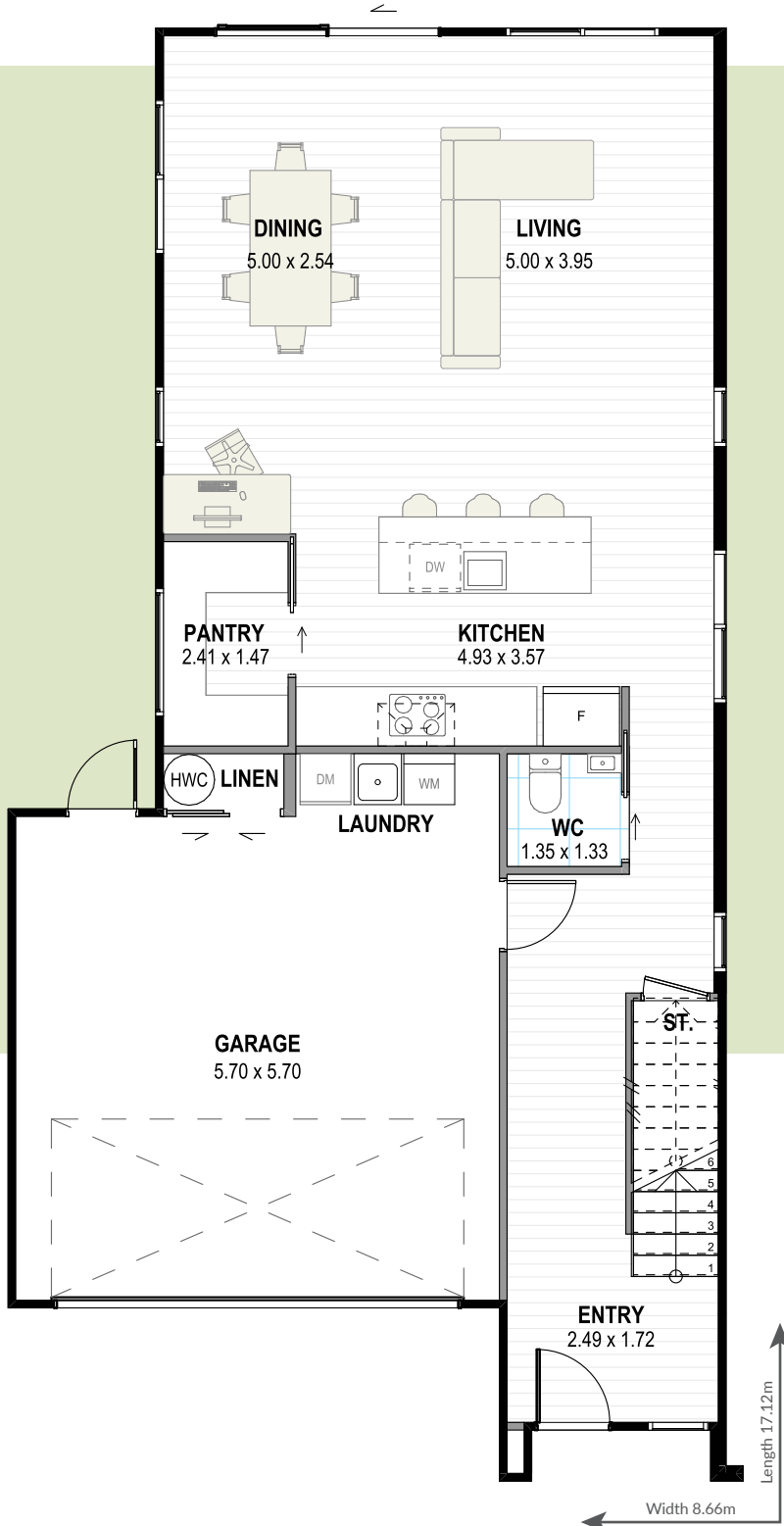
Designed for modern living within a compact footprint, this contemporary two-storey home maximises every metre with smart, efficient planning. The ground floor centres around a light-filled, large open-plan dining and living area connected to a generous kitchen complete with a well-appointed butler's pantry—ideal for easy entertaining and everyday convenience.

Upstairs, the second level offers a thoughtful balance of work, rest, and play with four bedrooms plus a dedicated study and separate media room—creating flexible spaces for productivity and relaxation. Multiple living areas, including a spacious upstairs lounge, give larger families room to relax, recharge, or connect.

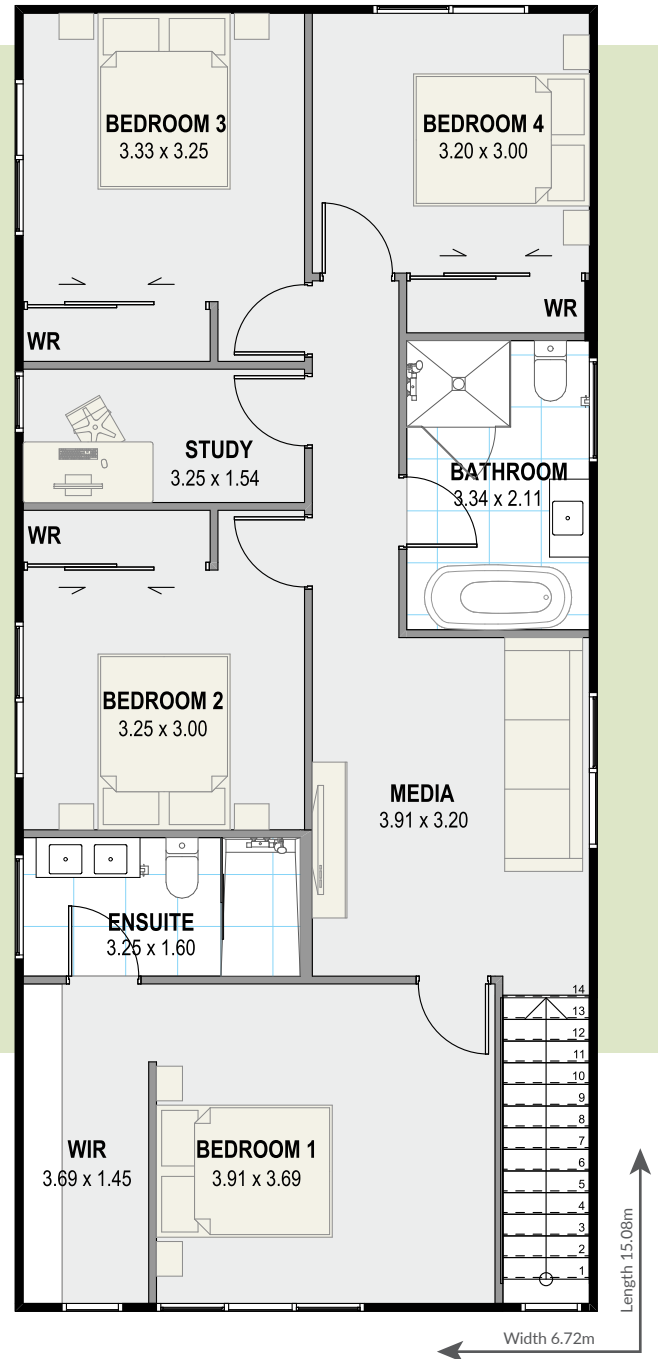
With its attractive and appealing exterior and a layout that delivers both style and practicality, this design is perfectly suited for growing families seeking a refined, future-ready home.



GROUND FLOOR



FIRST FLOOR





4 BED

m² 217

1

4

3

1

2

NORTHSTAR 217

Contemporary living

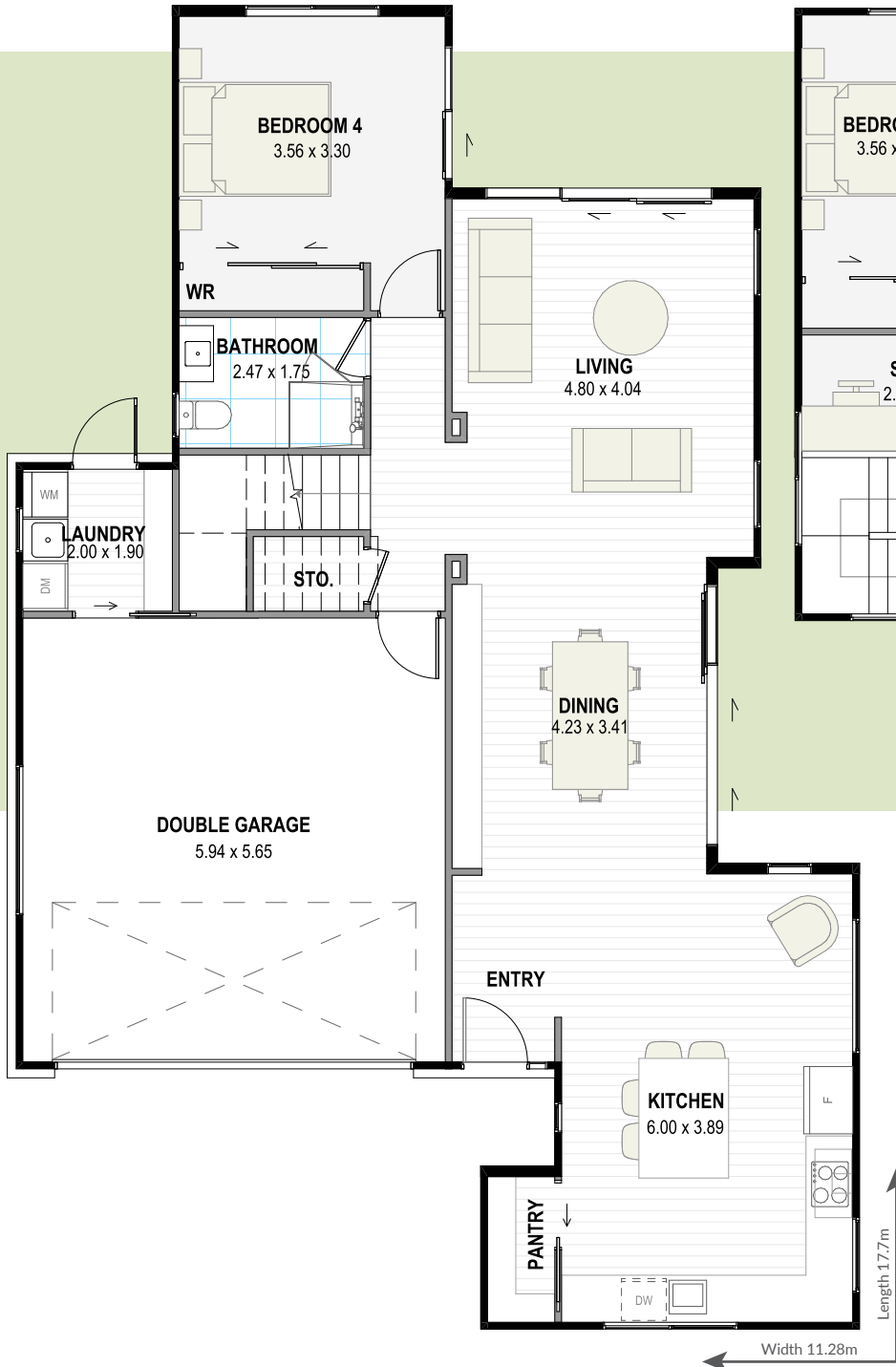
This gorgeous and distinctive plan really offers some secret sauce featuring generous kitchen, dining, and living areas with a walk-in pantry on the ground floor.

Most of the bedrooms are located upstairs, with the main featuring a walk-in robe and ensuite, plus you'll benefit from the handy study or hobby room.

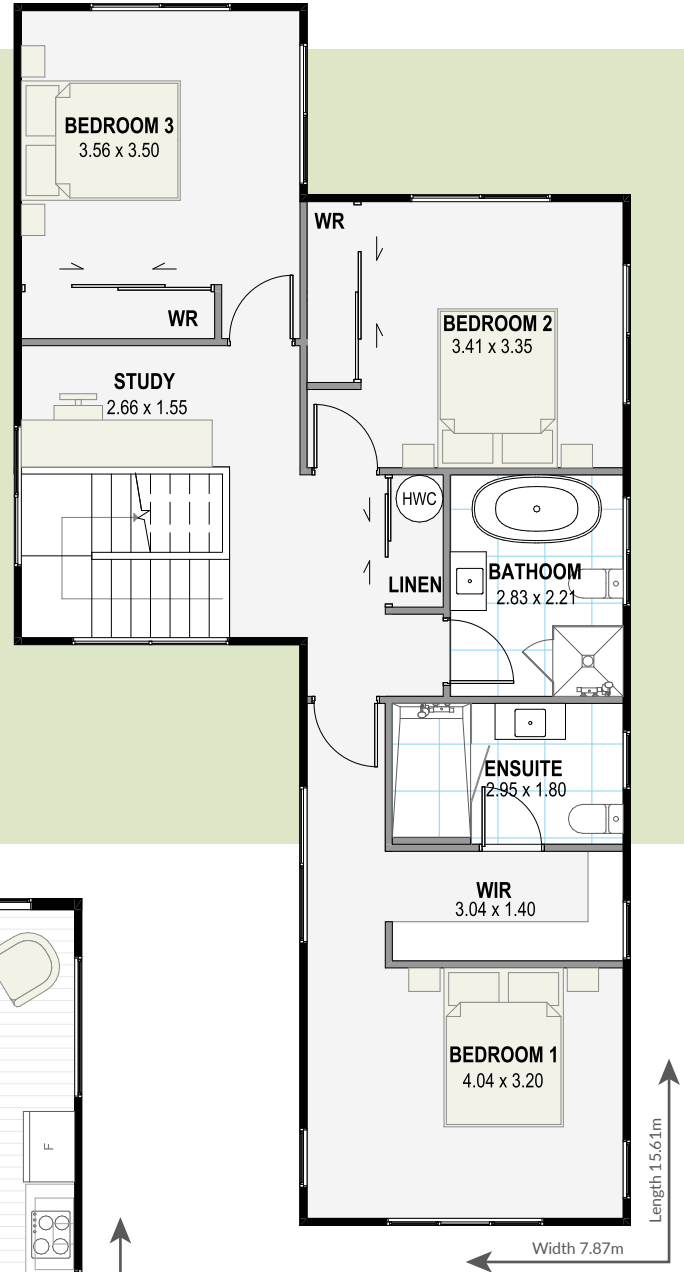
You'll be the envy of your street in this striking, superbly spacious, and intuitively designed home.



GROUND FLOOR



FIRST FLOOR





3 BED

m² 229

1

3

2.5

2

STARBURST 229

Balcony beauty

AS FEATURED ON
FRONT COVER

This captivating home makes the most of light, space, and indoor-outdoor flow. An expansive, fully opening front façade creates an effortless connection to the outdoors, making the roomy living and dining area an entertainer's dream.

The well-appointed kitchen features a full scullery for extra storage and prep space, while a separate laundry keeps daily life running smoothly.

Upstairs, the private main bedroom feels like a sanctuary, complete with its own ensuite and a stunning balcony perfect for morning coffee views or evening unwinding.

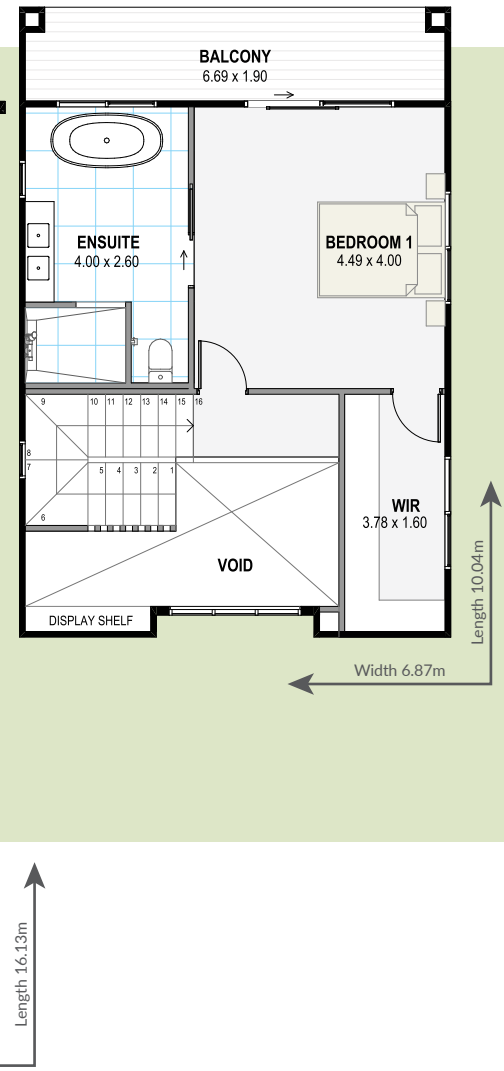
With three bedrooms, thoughtful zoning, and a wonderful atmosphere throughout, this home is ideal for those who love stylish living with room to breathe.



GROUND FLOOR



FIRST FLOOR





4 BED

m² 243

2

4

3

1

2

NEBULA 243

Alfresco entertaining

The Nebula's stylish and airy layout combines intuitive design with everyday practicality including a lovely mezzanine lounge, a study, alfresco area and drive-through garage.

The ground floor is centred around uninhibited living and entertaining areas that connect effortlessly, while the upper level is dedicated to comfortable bedrooms and contemporary bathrooms, creating a sense of space and ease for modern family life.

This refined two-storey design is crafted to deliver light-filled living and enduring comfort. Expansive living spaces are carefully arranged to capture natural light, while a well-considered building envelope supports year-round thermal efficiency. Upstairs, well-sized bedrooms and beautifully appointed bathrooms provide a private, serene retreat with an additional living room.



GROUND FLOOR

FIRST FLOOR





4 BED

m² 248

2

4

3.5

1

2

HORIZON GLOW 248

Modern & accommodating

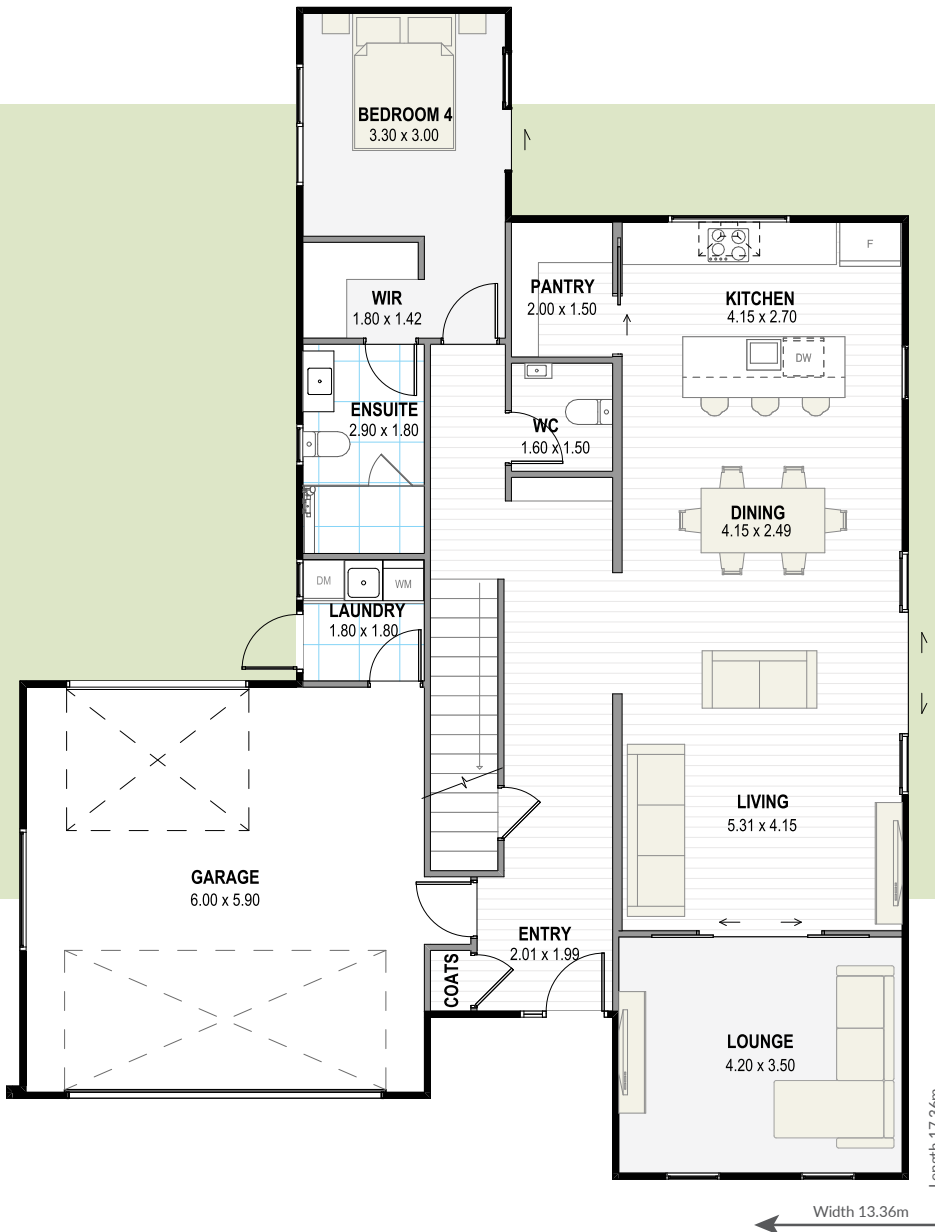
Special, spacious, and stately this fabulous home will comfortably accommodate larger families with ease.

A large, elongated kitchen with butler's pantry and two sunlit living areas, with one opening onto a large terrace will impress at your next soirée! The Horizon Glow is quite unique because it also provides a secluded ground floor sleeping space with private ensuite towards the rear of the home, while still providing accessible amenities for visiting guests.

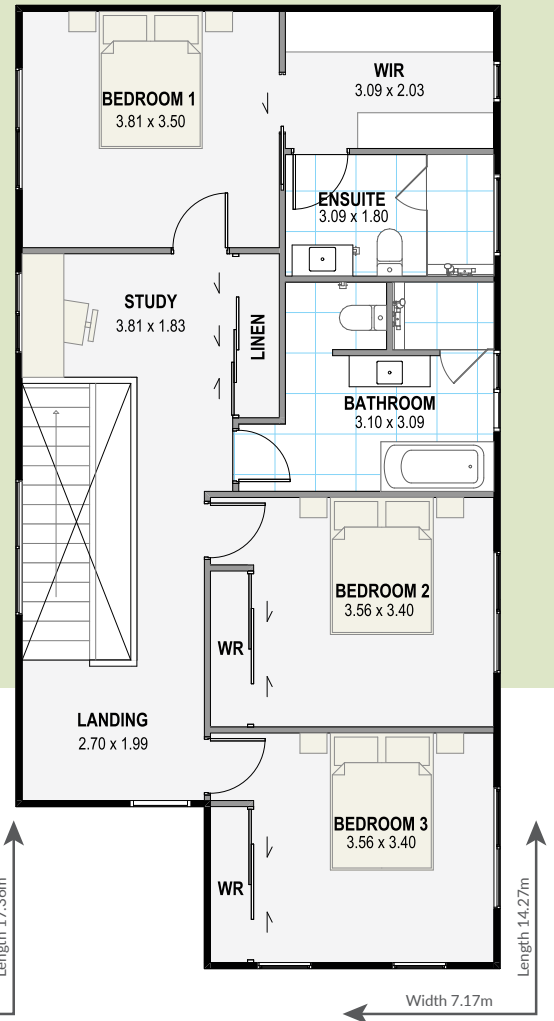
It boasts four sizeable bedrooms, three bathrooms and four toilets in total with a convenient and quiet upstairs study area – plus a bonus separate laundry.



GROUND FLOOR



FIRST FLOOR





4 BED

m² 256

2

4

3

2

COMET 256

Gorgeous mezzanine

This stylish and majestic home ticks all the boxes! Well-appointed bedrooms and bathrooms downstairs branch onto a roomy kitchen with flowing living and dining areas - fab for hosting parties.

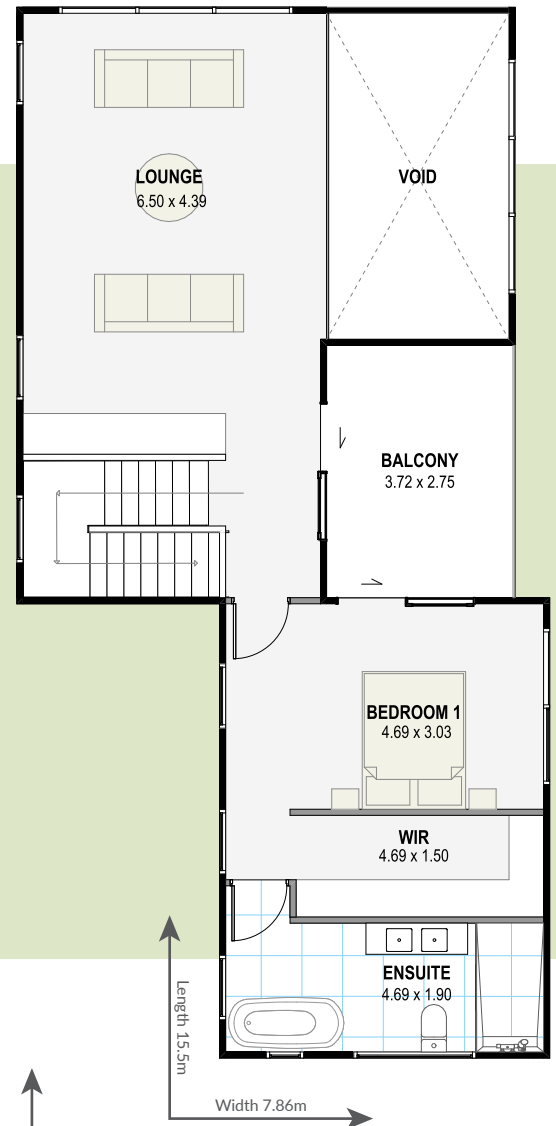
Be the envy of your friends and family with private and warm second level living - without any disturbance from the kids below. The Comet boasts all the usual conveniences plus its own well-sized lounge, gorgeous mezzanine, and balcony area. This is also the perfect home for accommodating out of town guests.



GROUND FLOOR



FIRST FLOOR





4 BED

m² 258

3

4

2.5

2

2

ECLIPSE 258

Multiple living areas

Make a bold statement on your street in this attractive home with perfectly proportioned aesthetics.

The kitchen and entertaining areas are superbly roomy encompassing two lounges with a private main bedroom and ensuite at the end. The highlight and focal point of the Eclipse is the fabulous mezzanine living room giving the whole house an airy feel on both levels.

With privacy at a premium - enjoy a choice of three lounges in total!



GROUND FLOOR

FIRST FLOOR





4 BED

m² 267



2



4



2



1



2

SIRIUS 267

Hill-side haven

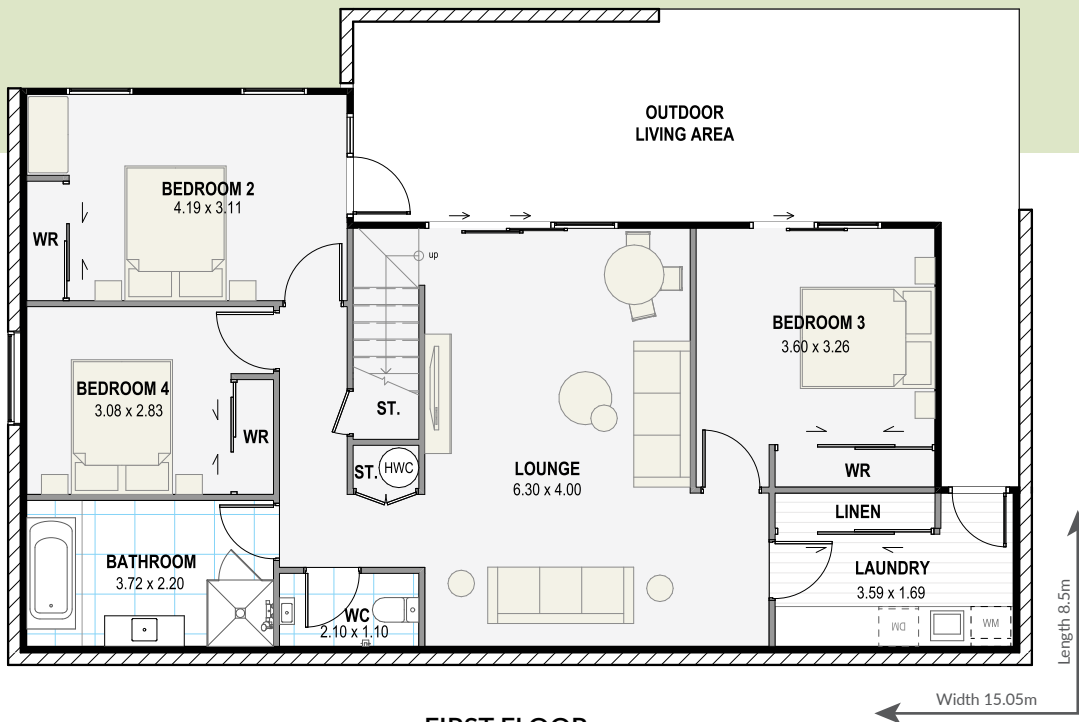
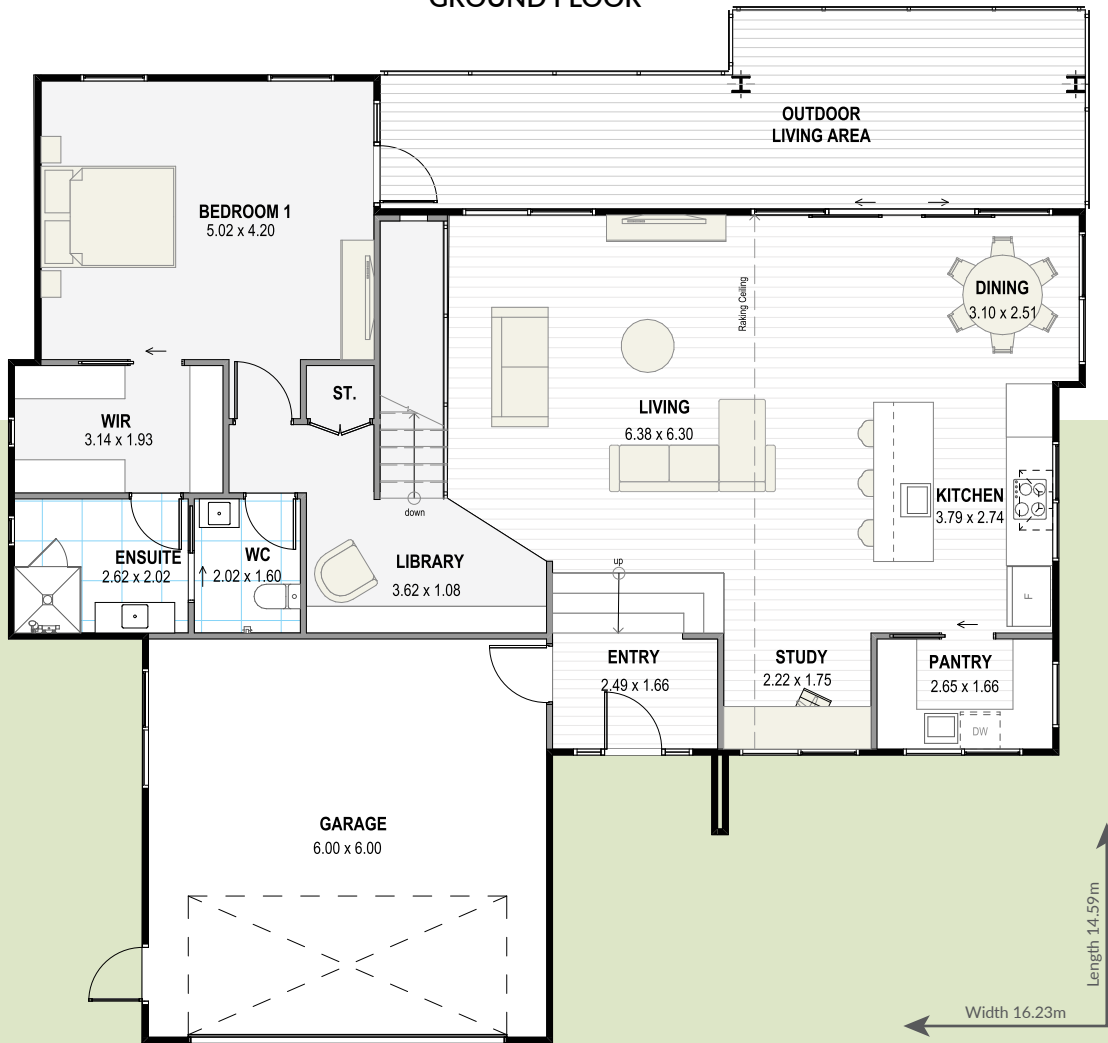
A modern and versatile home design, the Sirius is defined by its expansive interiors and clever use of flow featuring an extra lounge, study, library, and large deck area. Kitchen and dining areas merge effortlessly for everyday family time and entertaining, supported by thoughtful orientation and thermal performance that both enhance well-being in every season.

Generous spaces provide flexibility for entertaining and daily living, while the upper floor features nicely designed bedrooms and bathrooms that deliver both comfort and functionality in equal measure.

Blending contemporary elegance with an intelligent layout, this two-level home offers an experience that feels bright, warm, and welcoming. This plan is ideal for sloped sections.



GROUND FLOOR



FIRST FLOOR



5 BED

m² 279

3

5

3.5

2

MOONSTONE 279

Illuminated living

Balancing contemporary style with thoughtful functionality, this two-level plan offers a light-filled, spacious environment suited to modern lifestyles. The Moonstone's open and cohesive living zones, kitchen and butler's pantry evoke culinary magic, socialising and unwinding. The private upper floor provides beautifully proportioned bedrooms and bathrooms – and just look at the main bedroom's layout!

A sitting room creates a calm retreat at the end of the day for peace away from the main living spaces. It also has the potential for a self-contained space for relatives.

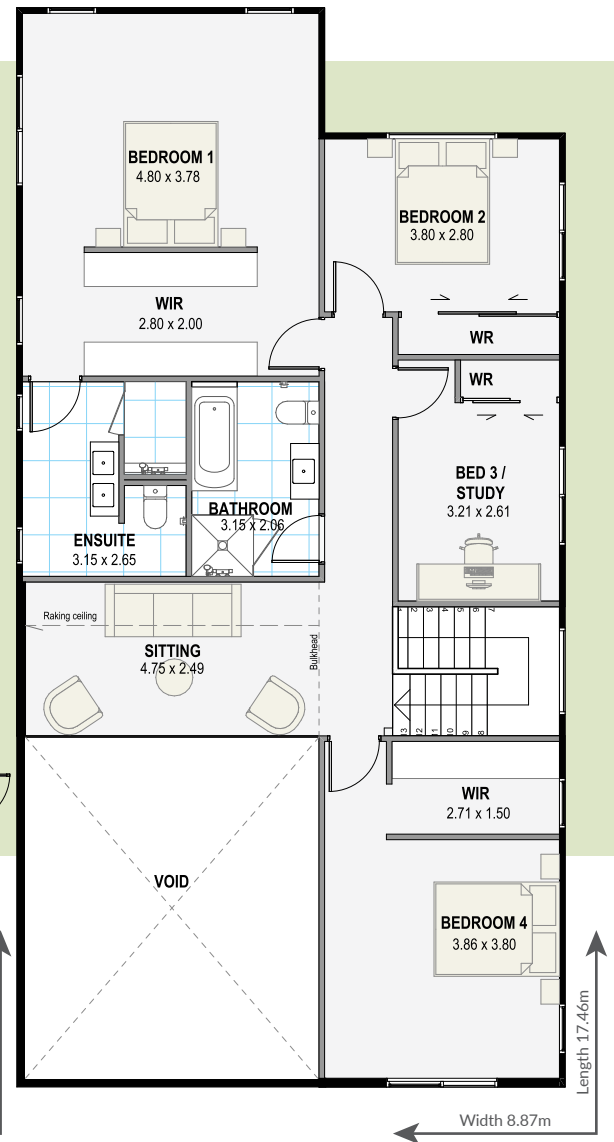
Pairing astute aesthetics with practical performance, this design's light-filled living zones form the heart of the home, enhanced by smart design principles that promote energy efficiency and year-round comfort.



GROUND FLOOR



FIRST FLOOR





6 BED

m² 280

 2

 6

 3

 2

AFTERGLOW 280

Curved feature wall

Designed for large families who adore space and style, this impressive design offers six bedrooms, three bathrooms, and flexible living throughout. The Afterglow features a generous open-plan living and a dining area that flows seamlessly to the alfresco dining space, creating the perfect setting for relaxed gatherings or lively entertaining.

A well-appointed kitchen anchors the heart of the home, complete with a discrete pantry, scullery, with laundry and storage zone tucked neatly out of sight. A striking curved feature wall adds architectural flair and gives the home its unmistakable X-factor.

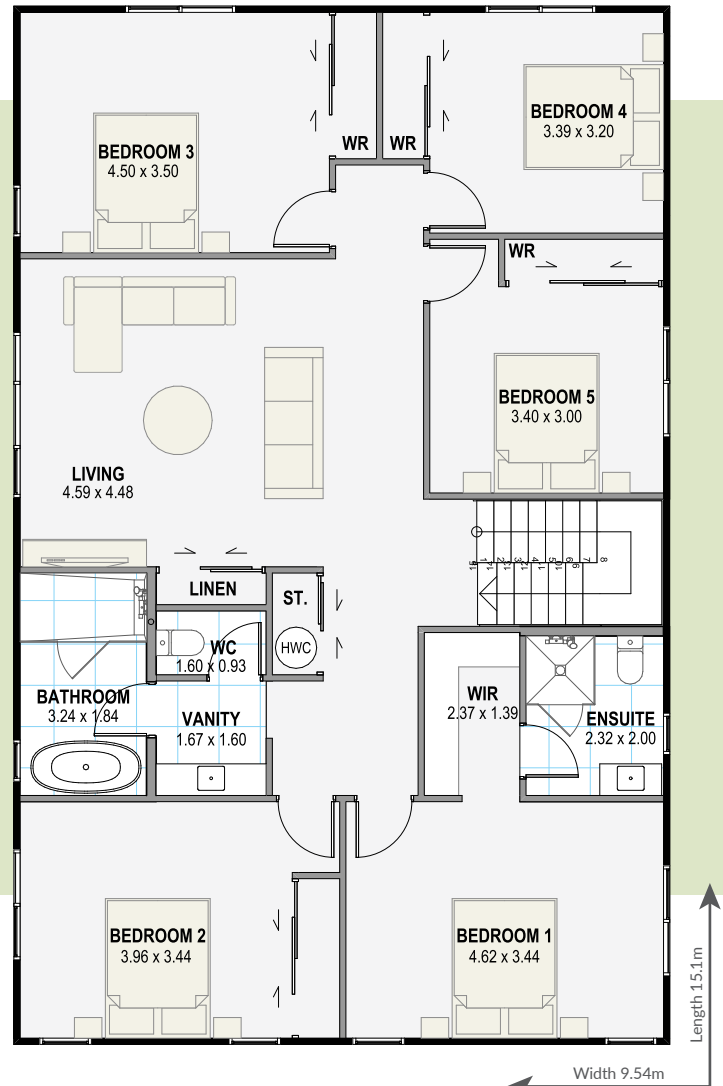
With two separate living areas, plenty of room to retreat or come together, and thoughtful zoning across both levels, this home is designed to support busy family life with ease and style.



GROUND FLOOR



FIRST FLOOR



Our *Essential* Specification

Our core level of specification - The 'Essential' exceeds the Building Code, offering you a comfortable, cost and energy-efficient home, built to last for generations to come.

EXTERIOR AND STRUCTURE

* Indicates options defined by your specifications and plans

** Location dependent

NB. Some specifications will differ according to regional climate and environmental zones as stipulated by the New Zealand Building Code

- Insulated concrete floor
- Wall framing with timber treatment where required by the NZ Building Code
- Advanced framing system to NZ Building Code - includes insulated framing to the exterior corners with engineered roof truss solution
- Choice of approved exterior finishing materials incorporating plaster, brick, or a choice of vertical or horizontal weatherboard. Feature finishes upon request
- Colorsteel® long run roofing or tiles and metal gutter and fascia system and downpipes
– other materials on request
- Double glazed, Low E, Argon Gas and or Thermally Broken as standard. Climate zone dependent as some options are included to ensure total compliance.
- Colorsteel® sectional garage doors, insulated where the 'insulated garage' option is selected, complete with garage door opener and 2 remote controls
- R7.2 ceiling insulation, double layered recycled Glasswool **
- Exterior wall insulation:
North Island - 90mm exterior wall framing R2.6 insulation, or 140mm exterior wall framing R3.2 insulation
South Island - 90mm exterior wall framing R2.8 insulation, or 140mm exterior wall framing R4.1 insulation (enhancement options available)

HOME INTERIOR

- Raised door height to 2.2m high - Poly Core infilled doors (not available in all areas)
- Designer insulated interior doors with choice of style and lever handles
- 13mm Gib® ceiling system with metal batten system
- Aqualine wet areas Gib® board to all bathrooms and laundry
- Square set wall corners and ceiling junctions. Softline corners and scotia/cornice upon request
- Wardrobe fitout and shelving included to wardrobe and cupboards
- Heating as per plan, inverter heat pump/air conditioning with fireplaces and gas appliances upon request
– upgrade to ducted heating and air exchange systems options available
- Full painting and decorating with Resene® low VOC paints including the garage
- Floor coverings - heavy duty carpets to the living areas and bedrooms with upgrades to type and underlay as requested
- Option for use of tiles, vinyl planking or timber laminate where permitted by code, in kitchen, laundry and wet areas and or living areas upon request
- Polished concrete floors upgrade quoted upon request
– not available in all areas.



KITCHEN AND BATHROOMS

- Designer kitchen complete with engineered stone surface tops to allowance
- Walk-in pantry included in this sum* if required, (not all plans have a walk-in pantry)
- Bin recycling station under bench*
- Bosch built-in multifunction energy rated oven – or upgrade to Miele
- Bosch built-in ceramic hob unit with induction or gas choices available
- Bosch multifunction dishwasher, fully installed
- Fully-ducted, multispeed rangehood
- WELS rated mixer tapware throughout your home with choice of tap design available
- Designer built-in laundry*
- Aqualine wet area Gib® board to all wet rooms (when in enclosed area)
- Heated towel rail in each bathroom
- Exterior vented fan directly over the shower cabinets
- Tiled shower to ground floor in ensuite with glass shower screen* – plan specific with slider rail, shower head & mixers
- Acrylic shower in bathroom complete with doors and slide rails shower head*
- Wall hung vanity unit, your choice of either polymarble or vitreous china tops and choice of cabinetry

OTHER

- High pressure hot water system – solar and heat pump options available
- 3 exterior taps*
- Full sewer and storm water connections to a serviced site
- Full water, phone and fibre optic connections where site available
- LED efficient lighting throughout the home
- Pre-wiring for future solar, and EV charging
- Interior colour consultancy
- Site specific testing such as geotechnical, percolation, or seepage tests where a requirement carried out as requested

PEACE OF MIND

- Building consent and inspection fees
- 10 Year Master Builders Guarantee
- Builders risk contract works insurance
- ISO 50001 construction management audits
- Mutually agreed build time

OPTIONS AVAILABLE - *chat to your local design & build team*

- PVC window frame upgrade available
- Insulation to interior walls*
- R4.1 insulation to exterior walls (requires 140mm framing upgrade)
- Polished concrete floors
- Ducted heating system
- Alternative heating systems including underfloor hydronic
- Solar photovoltaic panel systems with/without battery back up
- Fully insulated walls and doors, including carpet in garage
- Gas or induction appliances
- Security alarm system options
- Home automation
- Lifemark® Universal Design rating and certification
- Flooring upgrades available
- Homestar Certification

(not all options shown)

ASK US ABOUT GREENSPEC



Choose your look

A variety of styles can be applied to our home plans, please book a time to discuss these options further with your local Green Homes design team.



Ceiling options

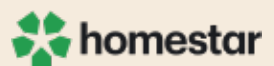
We'd like to offer you a few more choices so you can personalise your new home to suit your exact needs. In two-storey homes, a raked ceiling is not available where there is a floor above.



Build your sustainable future.

Are you ready to create a home that feels right from the start, one designed with your family's future in mind?

Get in touch to begin your journey to a smarter, healthier home.



OPTIONS AVAILABLE

Branches across New Zealand

Call: 0800 33 00 00

Visit: greenhomesnz.co.nz

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