



INFORMATION MEMORANDUM

14b Southey Street

CAMBRIDGE, WAIKATO

Brand new thoughtfully designed duplex home



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Welcome home

A note from Kieran and Olivia van Dorsten



FROM RESIBUILT

A home designed for easy living.

Thank you for taking the time to view 14B Southey Street. As a family-owned Cambridge building company, we care deeply about creating homes that feel considered from the moment you walk in.

This two-bedroom home has been designed around everyday comfort, quality craftsmanship and low-maintenance living. From the practical internal-access garage to the landscaping and carefully selected finishes, our goal is simple: make moving in feel effortless.

Thank you for taking the time to view 14B Southey Street. We are incredibly proud of the care and craftsmanship that has gone into creating this home.

Designed for comfortable, easy living, it brings together quality finishes, practical details and low-maintenance spaces that will stand the test of time.

We hope it feels like home from the moment you walk through the door.

Kieran & Olivia



Kieran & Olivia van Dorsten
Directors, ResiBuilt Limited

Designed for everyday living

A refined palette, practical spaces and an easy connection outdoors



KITCHEN

Bosch appliance package, considered storage and durable finishes.

LIVING

Open-plan kitchen, dining and lounge with natural light.

BEDROOMS

Two well-proportioned bedrooms, including a private ensuite.

BATHROOMS

Two bathrooms with contemporary, low-maintenance finishes.

OUTDOOR LIVING

Private, fenced outdoor area ready to enjoy.

PARKING

Single internal-access garage plus practical site access.

Details that make the difference



Premium does not need to be complicated. It should simply feel right.

The property

14B Southey Street, Leamington, Cambridge.

Legal description	Lot 3 Deposited Plan 630568, Record of Title 1292354
Website	https://www.resibuilt.co.nz/for-sale/
Tenure	Freehold
Floor area	100 sqm (more or less)
Land area	338 sqm (more or less)
Bedrooms	2
Bathrooms	2
Living rooms	1
Levels	1
Garaging	Single internal-access garage
Heating	Daikin high wall heat pump
Chattels included	Fixed floor coverings, Daikin high wall heat pump/air conditioning system, Bosch five-function wall oven, Bosch induction cooktop, Bosch dishwasher, Bosch rangehood, two bathroom extractor fans, 2 x heated

14B Southey Street, floor plan

Two bedrooms | Two bathrooms | Internal-access garage



KEY DIMENSIONS:

Bedroom 1 3.2 x 3.0 m
Bedroom 2 3.0 x 3.0 m
Living 3.5 x 4.0 m
Dining 3.0 x 4.0 m
Total floor area: 100m²

Specifications

EXTERIOR CSR Bricks | Alpine
James Hardie Oblique™
weatherboard cladding | Black

ROOF COLORSTEEL® Corrugate Maxam –
Ironsand

JOINERY APL aluminium joinery | Ironsand

INSULATION Insulated walls and ceiling

HEATING Daikin R32 Zena Vogue high wall heat
pump/air conditioner

KITCHEN Melteca cabinetry in Seasoned Oak
Organic and Snowdrift Naturale

APPLIANCES Bosch appliance package

BENCHTOPS Laminex Formica Laminate | Calacatta
Gold Velour

BATHROOMS Waterware tapware | brushed
stainless steel
Elementi vanities | French Oak Velvet
Raymor Brighton Showers

FLOORING Carpet – Casa Bella Solution Dyed
Nylon | Chino
Hard flooring – Traffic 250 Vinyl |
Antik Oak – Light Natural

CONCRETE Patios and driveway

FENCING Private boundary fencing

EXTRAS Letterbox + clothesline

WARRANTY 10-Year Master Build Guarantee

Cambridge, made easy

A connected location with the best of town and Waikato living close by



TOWN CENTRE

2.3 km | 4-minute drive | 30-minute walk

LAKE TE KOO UTU

3.2 km | 5-minute drive | 41-minute walk

SCHOOLS

Leamington Primary School | 1.8 km
Cambridge Middle School | 3.4 km
Cambridge High School | 4.9 km

CYCLEWAYS

Easy access to Cambridge trails

HAMILTON

Convenient commute via SH1

EXPRESSWAY

Fast regional connections

Distances and travel times are approximate and may vary by route and traffic conditions

Why buy new?

Less maintenance. More certainty. A home designed for the way we live now.

01 Modern comfort

Contemporary insulation, glazing and heating for year-round comfort.

02 Low maintenance

New materials and finishes mean less time spent on upkeep.

03 Warranty protection

10-year Master Build Guarantee plus applicable product and appliance warranties.

04 Move-in ready

Turnkey landscaping, fencing and practical essentials included.

05 Modern layouts

Open-plan living, internal access and storage designed for today.

06 Insurance appeal

New construction can simplify some maintenance and risk considerations.

Purchasers should obtain independent legal, financial and insurance advice relevant to their circumstances.

Built by ResiBuilt

A family-owned Waikato building company based in Cambridge



ResiBuilt was founded by husband-and-wife team Kieran and Olivia van Dorsten. Combining construction expertise with strong business management, the team is focused on high-quality homes and an exceptional building experience.

Built with care. Crafted to last.

Registered Master Builder

Licensed Building Practitioner

HazardCo member

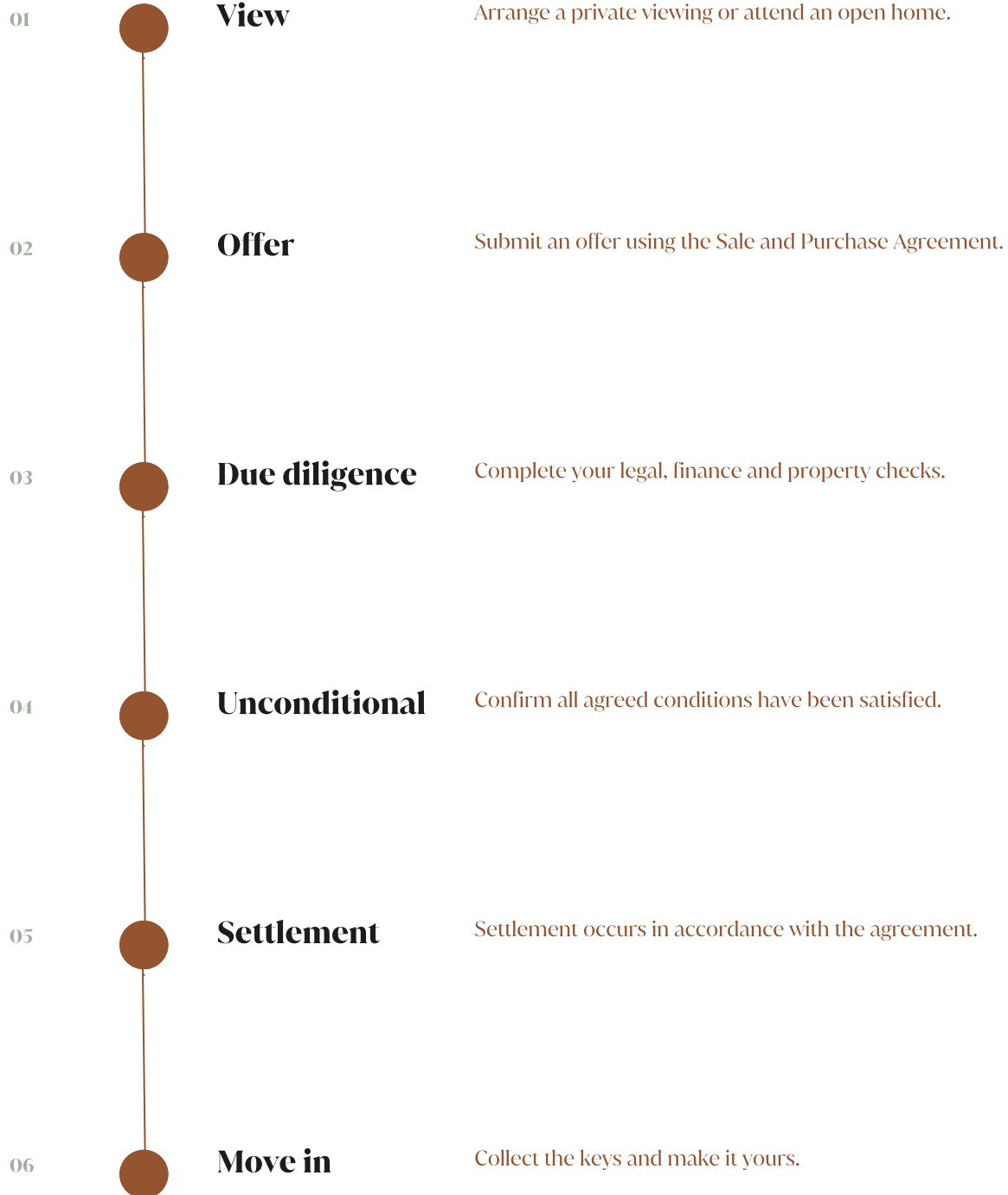
Cambridge-based

OUR VALUES

CRAFTSMANSHIP • INTEGRITY • COMMUNICATION • CARE

Your path to move-in

A clear, simple buying process



Frequently asked questions

Is there a body corporate?

No. The property is held on its own freehold title and there is no body corporate.

What warranties are included?

The 10-Year Master Build Guarantee plus applicable manufacturer and appliance warranties.

Can I customise anything?

As this build is now complete, customisation options are limited. However, if you would like to include any additions or make any modifications, please just ask.

What are the settlement terms?

Settlement will take place on the date agreed in the executed Agreement for Sale and Purchase. Immediate possession is available, subject to the purchaser satisfying any agreed conditions.

Important information

Purchaser acknowledgement and legal disclaimer

This Information Memorandum has been prepared for general marketing purposes only. While reasonable care has been taken in compiling the information, images, plans, dimensions, specifications, completion dates and other details may be indicative, subject to change, or not to scale. Purchasers must rely on their own inspection, investigations and professional advice, and on the terms of the executed Sale and Purchase Agreement and supporting legal documents.

No representation or warranty is made as to the accuracy or completeness of any information except to the extent expressly recorded in a binding agreement. Rental, yield, tax, insurance, finance, travel-time and lifestyle information is indicative only and should be independently verified.

The Record of Title, Code Compliance Certificate, warranties, covenants, easements and settlement requirements should be reviewed by the purchaser and their solicitor before the agreement becomes unconditional.

Some photographs include digitally enhanced lawn for presentation purposes. Hydroseeding has been completed, but the lawn may not yet be fully established.



**RECORD OF TITLE
UNDER LAND TRANSFER ACT 2017
FREEHOLD
Search Copy**




R. W. Muir
Registrar-General
of Land

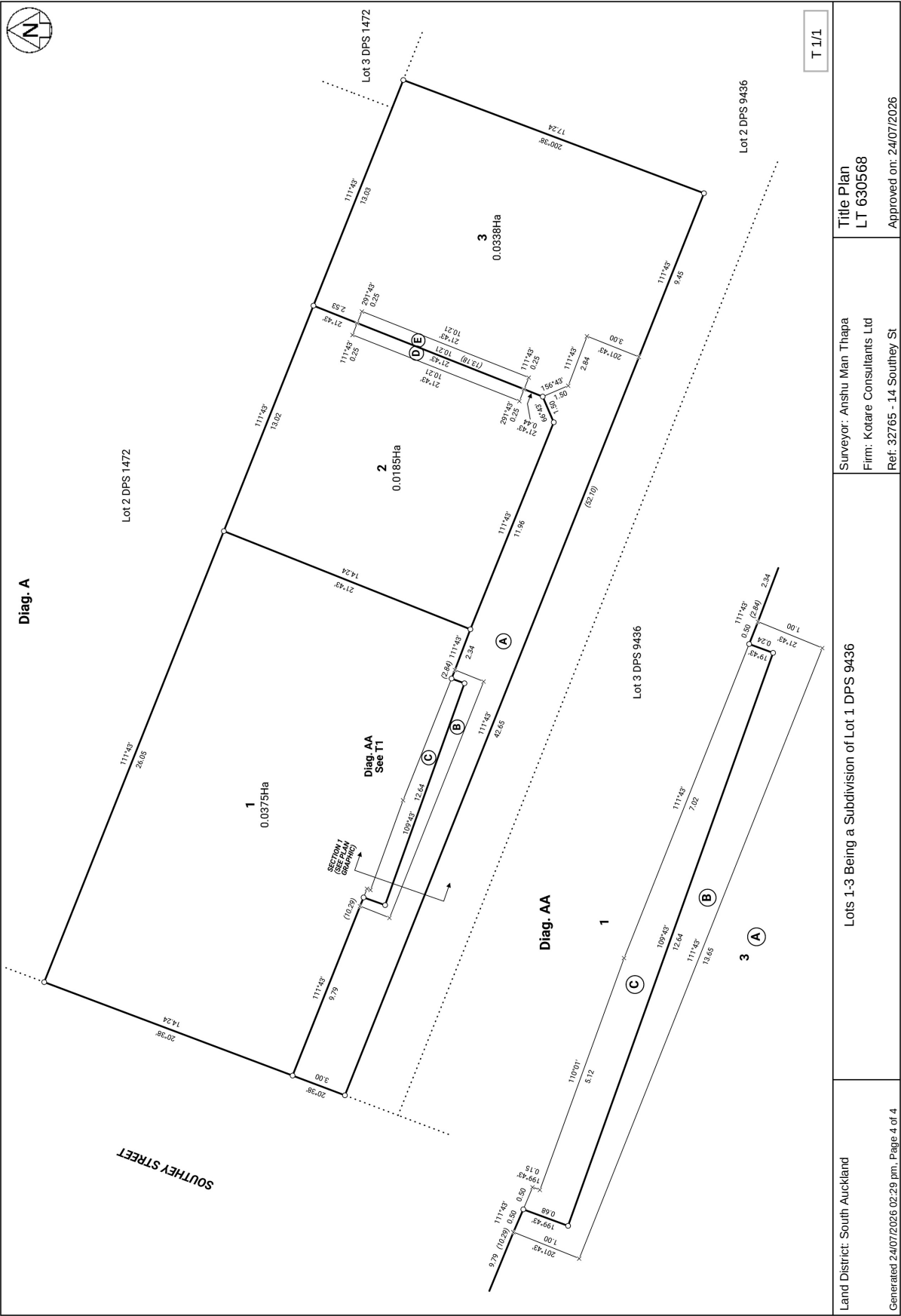
Identifier 1292354
Land Registration District South Auckland
Date Issued 31 July 2026

Prior References
SA6B/366

Estate Fee Simple
Area 338 square metres more or less
Legal Description Lot 3 Deposited Plan 630568
Registered Owners
Hauhake Limited

Interests

13385228.3 Mortgage to Westpac New Zealand Limited - 4.9.2025 at 1:44 pm
13618332.1 Consent Notice pursuant to Section 221 Resource Management Act 1991 - 31.7.2026 at 3:23 pm
Subject to a right of way, a right to drain sewage and water, and a right to convey electricity, gas, telecommunications and water over part marked A and B, and a maintenance right over part marked B all on DP 630568 created by Easement Instrument 13618332.3 - 31.7.2026 at 3:23 pm
Appurtenant hereto is a right of way, a right to drain sewage and water, and a right to convey electricity, telecommunications, gas and water created by Easement Instrument 13618332.3 - 31.7.2026 at 3:23 pm
The easements created by Easement Instrument 13618332.3 are subject to Section 243 (a) Resource Management Act 1991
Subject to a right (in gross) to convey telecommunications over part marked A and B on DP 630568 in favour of Tuatahi First Fibre Limited created by Easement Instrument 13618332.4 - 31.7.2026 at 3:23 pm
The easements created by Easement Instrument 13618332.4 are subject to Section 243 (a) Resource Management Act 1991
Subject to a party wall right over part marked E on DP 630568 created by Easement Instrument 13618332.5 - 31.7.2026 at 3:23 pm
Appurtenant hereto is a party wall right created by Easement Instrument 13618332.5 - 31.7.2026 at 3:23 pm



Land District: South Auckland	Lots 1-3 Being a Subdivision of Lot 1 DPS 9436	Surveyor: Anshu Man Thapa Firm: Ktare Consultants Ltd Ref: 32765 - 14 Southey St	Title Plan LT 630568 Approved on: 24/07/2026
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Make 14B Southey Street yours.

Arrange a private viewing or request the full property document pack.



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