



Lee Robinson <lee@calderandco.nz>

Fw: Novation options for SC-23-096283 at 126 Halswell Junction Road

2 messages

Kate Rokosuka <katerokosuka@hotmail.com>
To: "lee@calderandco.nz" <lee@calderandco.nz>

14 March 2025 at 11:02

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From: Pita Rokosuka <pita_rok@hotmail.com>
Sent: Sunday, March 9, 2025 7:44:35 PM
To: lee@calderandco.nz <lee@calderandco.nz>; Kate Rokosuka <katerokosuka@hotmail.com>
Subject: Fw: Novation options for SC-23-096283 at [126 Halswell Junction Road](#)

Hi Lee

I hope you've had a good weekend so far.

Thanks again for the open home you held today mate.
Appreciate your hard work!We have just received this from Solar Zero docs, regarding the transfer of solar ownership
Are we able to add this into the Sales and Purchase Agreement?Thanks
Pita & Kate

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From: noreply@salesforce.com <noreply@salesforce.com> on behalf of Richard Gu
<richard.gu@solarzero.co.nz>
Sent: Sunday, March 9, 2025 7:37:52 PM
To: pita_rok@hotmail.com <pita_rok@hotmail.com>
Subject: Novation options for SC-23-096283 at [126 Halswell Junction Road](#)

Hi Pita,

Thank you for contacting us about the sale of your property at [126 Halswell Junction Road](#). We understand that moving house can be stressful which is why we have a dedicated team here to support you through the process

As promised please find attached original SolarZero agreement, draft transfer agreement and some clauses you may want to use in your sale and purchase agreement.

I have also attached a welcome pack you can provide to potential purchasers or alternatively they can visit our website

<https://solarzero.co.nz/moving-home>
[Selling a home with SolarZero](#)**Transferring the agreement**

As we discussed when transferring your agreement, the new owner will take over the remaining term of your contract [till **10/08/2043**]. There are two ways this can be done depending on your preference, either:

1. New homeowners take over of the contract and the responsibilities of paying the monthly fee [**\$153+GST**]

2. Or you can prepay the remaining term of your contract the prepayment value is approximately [**\$23,444.00 inc GST**] this cost can be incorporated in the sale price of your property, so it is incurred by the purchaser. As the agreement will be prepaid the new owner will not need to pay the monthly solar fee, only the low-rate grid power when not using solar.

Once you have confirmed who is purchasing your property and you have a settlement date can you please pass this information on so that one of our solar specialists can reach out before sending the transfer agreement for signing.

What if we cannot transfer the agreement?

In the case we are unable to transfer your solar agreement there are costs associated with ending the agreement. I have requested these costs from our team and will provide them to you as soon as possible. (typically between \$15K-\$20K)

Please note : Where removal is required under clause 12.c, we will remove the posts, replace fixings, and waterproof the area of the roof where the Energy Hardware was installed (without repainting). You acknowledge that the roof will not be reinstated to its original condition and may incur minor cosmetic damage on installation and removal. Any reinstatement will primarily be to waterproof the post area on the roof so that the roof is watertight after removal, having regard to its age and condition. Where the battery cabinet requires removal you will be responsible for any remediation (ie filling holes, plastering, painting) required, unless we cause additional damage to the Property for which we will make good. In addition to any statutory warranties or guarantees that you are entitled to under applicable law, we will warrant the water proofing for 90 days after the Energy Hardware is removed.

Broadband Cancellation

If you have received any promotional product(s) as part of your broadband services, and cancel or novate your broadband services within 5 years from the date we dispatch the promotional product(s) to you, you will be required to refund us such proportion of the cost of the promotional product as is commensurate with the duration of the unexpired portion of that five year period, as notified to you at the time of receiving the promotional product.

On the 23rd of January 2025 the claw back for your Bonus wash machine will be **\$759.37**

Important details to take note

- Please note that the energy hardware (including solar panels and battery) will still remain the property of SolarZero for the remainder of the term of the Agreement.
- The system is not a chattel of the property and cannot be on sold as it belongs to SolarZero. We have the system registered with the securities website / PPSR, ensuring that SolarZero legally has ownership of the solar system.

- As the contract holder with SolarZero you are liable to pay the monthly solar fee until the account has been transferred or cancelled.

I understand this is a lot of information. If you have any questions, please let me know by responding directly to this email or call me on **0800 11 66 55**.








Nga mihi,

Richard Gu
Loyalty Specialist | Customer Experience
SZ Servicing Ltd

0800 11 66 55

SZ Servicing Limited, a wholly owned subsidiary of Verofi Limited. Your contract is held by Public Trust as trustee of the solarZero Residential No1 Trust and/or the solarZero Residential Warehouse Trust (owners of the assets); and solarZero Residential Contract Servicer Limited and/or solarZero Contract Servicer Limited (servicer of the assets)

7 attachments



-  **solarZero Sale and Purchaser Agreement Clauses.pdf**
84K
-  **solarZero service - Real Estate Guide.pdf**
3181K
-  **solarZero Transfer and Novation Agreement.pdf**
222K
-  **Home Buyer Guide_Update2024.pdf**
3257K
-  **Home Seller Guide_Update2024.pdf**
2170K
-  **Proposal_1-126_Halswell_Junction_Road (2).pdf**
2468K
-  **solarZero Contract Addendum - Flat 1, 126 Halswell Junction Road Road, Halswell, Christchurch - 2023-05-10.pdf**
363K

Kate Rokosuka <katerokosuka@hotmail.com>
To: "lee@calderandco.nz" <lee@calderandco.nz>

14 March 2025 at 11:06

[Quoted text hidden]

7 attachments

-  **solarZero Sale and Purchaser Agreement Clauses.pdf**
84K
-  **solarZero service - Real Estate Guide.pdf**
3181K



solarZero Transfer and Novation Agreement.pdf

222K



Home Buyer Guide_Update2024.pdf

3257K



Home Seller Guide_Update2024.pdf

2170K



Proposal_1-126_Halswell_Junction_Road (2).pdf

2468K



solarZero Contract Addendum - Flat 1, 126 Halswell Junction Road Road, Halswell, Christchurch - 2023-05-10.pdf

363K



SOLARZERO

REAL ESTATE AGENT GUIDE

A Real Estate Agent's guide to solarZero



solarZero 101

We're going to start by quickly re-capping what the solarZero energy service is all about. In a nutshell - the system installed will deliver cheaper, cleaner energy from your own roof. Excess energy is stored in the smart battery to access at night or in a power cut.



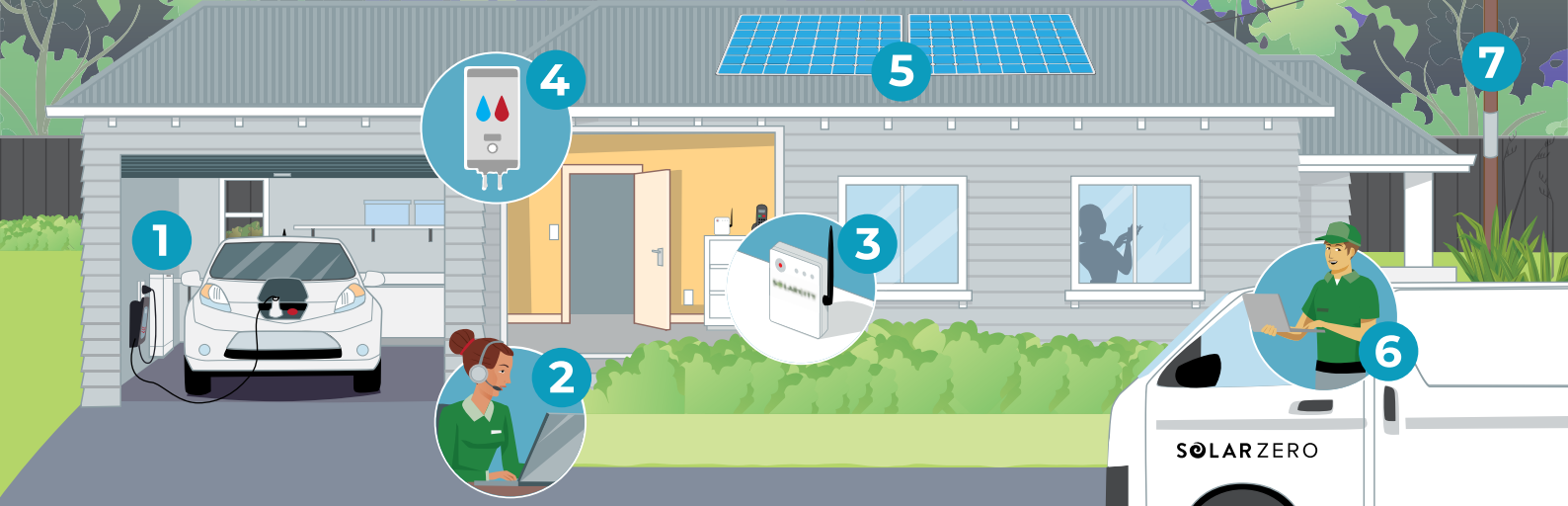
It's cheaper because there are \$0 upfront costs to install solar panels and a smart battery. You also get access to price protected rates from our grid partners. Plus we guarantee you will save from year one.



It's cleaner because you'll be powering your home with solar energy, reducing your carbon footprint and living more sustainably.



It's smarter because of the intelligent smart battery system, which manages and stores your household energy, even when the sun isn't shining. When there is a power cut you can access the back up energy to keep the lights on.



How our solarZero energy service works

Our system will deliver cheaper, cleaner, smarter energy straight from the solarZero panels to your home and smart battery. This is your key to a more energy efficient home.

The image above outlines how the solarZero system works, what equipment comes with it and how to get the most out of it.

1. **The solarZero smart battery** helps you store and manage your household's energy. It also provides backup power during a power cut, so you won't be left in the dark.

2. **You have access to a dedicated solarZero support** team who work with you to answer any questions, provide technical support and help reduce your overall energy costs. They'll also supply you with regular updates to maximise your solar energy use.

3. Our solarZero monitoring

(which you can log in to on your smartphone, tablet or computer) allows you to remotely monitor your home's energy use and solar energy generation. Plus, we also monitor the system for you to make sure everything is operating as it should.

4. As part of the solarZero system installation **we wire your hot water cylinder**, so that in the future you'll have the option to have it switched on or off with our solarZero monitoring. The monitoring service will control the schedule so it operates at the optimum hours that best suit your usage.

5. **solarZero owns and manages the solarZero system**, and are responsible for the installation of the solar panels to your roof, the smart battery, and technology to run the system. That means there's no upfront costs to you for the technology or the system hardware.

6. As promised, **we'll manage the system for you for 20 years at no additional cost**. This includes repairs and necessary upgrades.

7. **solarZero gives you members only access to grid power with a price protection rate** for any excess grid energy (plus lines and network charges and GST). With solarZero's energy service, you also get:

- **Enhancements and upgrades** that improve your system over time.
- **Add on broadband at a competitive price** to accelerate your savings.
- **Exclusive rewards and members only benefits** including access to special pricing for a curated range of energy efficient appliances in the solarZero Store.



Here's what our solarZero smart battery will do

As well as storing excess energy generated from solar panels, It will also charge up during the night or when electricity is cheap.

When the sun is shining, it will charge up from any excess solar you produce during the day, and top up from the grid if required in the afternoon ready for the evening peak.

It will discharge to you on demand during the evening peak, again minimising the electricity you need to buy during that peak period.

Note: solarZero will take care of the scheduling of your smart battery. We have taken into account pricing and use at different times of the day to devise a schedule which maximises the savings our smart battery makes for you.

During a power cut.

If there is a grid power outage, you might notice all of the power to your home go out. A second later, any circuits connected to your smart battery will come back on (provided there is charge remaining in the smart battery).

We ensure that there is 10% charge in the battery as standard.

If your smart battery has charge remaining, these circuits will remain live until there is no charge remaining. You can check the state of charge through the solarZero monitoring. During the day, the solar panels will be able to charge your smart battery.

It is wise to switch off anything you don't absolutely need on at this point in order to maximise the time remaining for things you do need.

In a powercut, if you try to draw too much power, anything that draws over 3kW at once, will cause the smart battery to shut off.

If this happens you should switch off these devices and wait for the smart battery to switch back on. A great tip is to make sure your kettle and toaster are turned off during a power cut.



Key solarZero benefits to market

1

The solarZero energy services fee is fixed for 20 years with no increases, except for changes in GST.

2

On average our customers save \$230 in their first year with solarZero, and up to \$17,000 over the 20 year period.

3

solarZero customers get access to price protected rates for any additional energy that they purchase.

4

The new homeowner will receive access to solarZero monitoring so they are able to see how the service is performing in their home - how much energy is being generated, stored or purchased from the grid.

5

Included in the solarZero energy service is a replacement smart battery at around year 10.

6

When there is a power cut customers will still have access to back up energy to keep the lights going.

7

Power prices have increased by over 118% over the last 20 years. The solarZero energy service is fixed for the next 20 years.



How to discuss solarZero with buyers

"This home is being powered by sunshine and you are guaranteed to save money on your annual power bill with solarZero".

"It will be so nice to sit back and relax knowing that your home is powered on sunshine".

"Average savings on your power bill in year one with solarZero is \$230. What would you do with the extra money?"

"The benefit of not owning the solar panels and smart battery is that it gets upgraded as part of the service with no cost to you".

"solarZero is the leading solar power company in New Zealand with over 7,500 customers".

"Do your bit for the environment without lifting a finger".

"Join a growing GridforGood™ energy community, who together are powering their homes with sunshine".

"\$0 upfront costs to install solar panels and a smart battery".

"A dedicated team that helps you optimise your solarZero energy service".



FAQs

As the new homeowner, how do I know that the solarZero energy service is sized correctly for me?

Once you have moved into the home we will get the first 3 months bills from you to ensure that the service is sized correctly. Our team can make any changes from there to make sure it is just perfect for your needs.

What are the advantages of having a solarZero energy service transferred to me?

You are essentially taking over a solarZero energy services contract at a rate that was locked in when the existing homeowner signed up. Imagine if you had locked in the price of power that many years ago. Plus, you will now be powering your home with cheaper, cleaner, smarter energy. As our solarZero energy services fee guarantees savings from year one you are guaranteed to save on your power bills annually.

If I buy a house with solarZero already installed, how long does my contract last?

Our team will tell you how many years are left on the solarZero energy services contract - it will be the years left on the contract from when the original homeowner signed up.

How long does the whole process usually take?

The process currently takes between 1-3 months. This includes taking the new homeowner through the solarZero energy service in detail.