PROPERTY BROCHURE



26 QUAIL RISE, KAURI

SUE & DAMIEN
PROPERTY TEAM

OWN
REAL ESTATE

26 QUAIL RISE, KAURI

A MODERN HOME IN A WORLD OF ITS OWN...



4.2925 HA	206 SQM	4	2	2	2

PRICE BY NEGOTIATION

Set high to capture the sun and the outlook, this modern 2017 home enjoys a remarkable setting across 4.29ha (more or less) of bush and grounds. The property offers a sense of space and privacy, with native bush surrounding the home and no grazing to manage.

Inside, four bedrooms and two bathrooms, including an ensuite, provide comfortable room for family and guests. Two living areas give you flexibility for everyday living and entertaining, while the open-plan kitchen, dining and living space connects naturally with the outdoors.



Step onto the large deck and take in the panoramic views across the surrounding countryside. It's a setting made for long lunches, quiet mornings and taking a moment to appreciate the landscape.

A double garage and separate implement shed add valuable storage and workspace. With a sunny north-facing position, generous grounds and a well-appointed modern home, this is a distinctive lifestyle property for those who want room to spread out without taking on grazing.

KEY PROPERTY DETAILS

LEGAL DESCRIPTION	Lot 1, Deposited Plan 367703 as shown on Record of Title 275066
CV	$1,120,000
RATES	$3,308.42
DATE BUILT	2017
ZONING	Rural production zone and includes areas identified as an outstanding natural feature and outstanding natural landscape under the district plan
LAND AREA	4.2925ha (more or less)
FLOOR AREA	206sqm
BEDROOMS	4
BATHROOMS	2 (master ensuite features a overhead rainfall shower)
SEPARATE TOILETS	1
LIVING AREAS	2
PARKING	Double garage and ample concreted parking
KITCHEN	Modern kitchen with stone benchtop and scullery
KITCHEN APPLIANCES	5-burner gas hob (gas bottles are rented), dishwasher, wall oven, rangehood
LAUNDRY	Separate
HEATING	7kW wall mounted heat pump (new 2026)
INSULATION	Ceilings and walls
WATER HEATING	Gas califont (45kg gas bottles rented through Vector Gas)
ROOF	Coloursteel
JOINERY	Double glazed aluminium
CLADDING	Linear board
FLOOR	Concrete
WATER SOURCE	Rain collection via x2 25,000L plastic tanks (below the house)
WASTE	BioPod worm-based system, with treated water distributed via subsurface garden irrigation. Serviced annually, most recently in September 2026. For more information see waterflow.co.nz/products/wastewater-products/biopod-systems
SECURITY	Unmonitored, keypad + x1 remote
INTERNET	Wireless broadband

ADDITIONAL DETAILS

- Desirable north-facing aspect and exceptional elevated views
- Expansive, private outdoor decking
- Garage attic stairs with additional storage
- Approx. 3.6m x 4.8m three-sided implement shed with concrete floor
- 2m x 3m garden shed with concrete floor
- Cat6 data cabling throughout bedrooms and living areas
- Established selection of assorted fruit trees
- Sheltered from easterly, southerly and westerly winds
- Native bush setting, peaceful and private surrounds
- Convenient proximity to Kamo, close to Kaurihohore Primary School and school bus route nearby

CHATTELS

- Auto garage door + x2 remotes
- Window treatments
- Waste disposal
- Dishwasher
- Wall oven
- Gas hob
- Rangehood
- Bathroom extractor fans x2
- Fixed floor coverings
- Built-in wall unit (in lounge)
- Ceiling fan x1 (master bedroom)
- Security alarm + x1 keypad & x1 remote
- Water pump
- Garden shed x1
- Heated towel rails x2
- Heat pump + x1 remote
- Gas califont
- Light fittings
- Smoke detectors
- Attic stairs (in garage)
- Chicken house

DISCLOSURES

- The shed is not enclosed and is a farm implement shed
- BioPod waste system has operating guidelines, see waterflow.co.nz/products/wastewater-products/biopod-systems for more information
- To cover ongoing upkeep and future resurfacing, each of the seven parties/owners contribute $1,000 NZD annually into a designated trust account. The arrangement works smoothly and keeps the driveway hassle-free and well-maintained.

PHOTO GALLERY
















WHANGAREI

























> The property offers a sense of space and privacy, with native bush surrounding the home and no grazing to manage.



FLOOR PLAN

This plan is for illustrative purposes only and should only be used as such by any prospective purchaser



BOUNDARY MAP



Boundary lines are indicative only
SOURCE: gismaps.wdc.govt.nz



SUE MAICH & DAMIEN DAVIS

Strongly focused on being at the top of their game, Sue and Damien have been driven to elevate their success and launch OWN Real Estate - a venture embodying their vision for a more personalised, client-focused approach. By stepping away from the constraints of a large corporate brand, Sue and Damien now embrace the independence of their OWN brand, allowing them to harness their principles of adding value to their clients transactions through the very best marketing, attention to detail and outstanding client service.

Equipped with the latest real estate strategies and technology, they are at the forefront of modern property marketing and negotiation. With over 30 years of combined experience and a track record in successful local development projects, they offer unmatched expertise in every transaction.

By their own admission, Sue and Damien run a tight ship. Their team handles the administrative tasks freeing Sue and Damien to do what they do best - seeking out property to sell, forming tight working relationships with their vendors and purchasers, marketing property superbly and negotiating sales.

Nothing is left to chance. Utilising the specific skills of a professional photographer, graphic designer, cleaner, builder, painter and home staging company if required. A home marketed by Sue and Damien is a strategically managed listing, destined to attain the best price in the least amount of time. Much of Sue and Damien’s business now comes by the way of personal referral or repeat dealings with those who have enjoyed and highly regard doing real estate their way.

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