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SINGLE FAMILY

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Contents

01 — Modern Farmhouse Perfection	04
02 — Do It Once, Do It Right	08
03 — A Fresh Take On A Classic	12
04 — Nest Move	16
05 — Modern Magic In Riverhead	20
06 — Better Than Before	24
07 — Passive Solar House	28
08 — Minimalism In Kaikōura	32
09 — Back To The Future	36
10 — A Perfect Pairing	40
11 — The Best Of Both Worlds	44
12 — Tops In Taupō	48



01

MODERN FARMHOUSE PERFECTION

MODERN FARMHOUSE

FEATURED PRODUCTS

Oblique™ Weatherboard 200mm

PROJECT DETAILS

LOCATION

Blenheim, Marlborough

PROJECT TYPE

New Home Build

ARCHITECTURAL DESIGNER

Premier Services

BUILDER

Jennian Homes Marlborough





A Blenheim family's modern farmhouse showcases how vertical Oblique™ Weatherboard can deliver contemporary style with timeless appeal and low-maintenance durability.

When Krista and Richard started planning their dream home on a lifestyle block overlooking the Wither Hills, they knew they wanted something special. But what began as a vision for a dark, modern barn evolved into something even better – a light and bright contemporary farmhouse that perfectly balances form and function.

The couple spent three years living in the old farmhouse on the property while developing plans for their new

366m² home with Jennian Homes Marlborough. During the design process, their build consultant showed them an image that made them pivot away from black.

"She showed us an image of a white weatherboard home that completely changed our direction. We began imagining a softer, more timeless white-on-white scheme," says Krista.

The resulting design embraces minimalist principles with clean lines, neutral tones and a strong focus on family living and entertaining. Soaring vaulted ceilings are accented by exposed black steel beams, while extensive outdoor living areas feature an outdoor fire and louvre roof – perfect for Marlborough's indoor-outdoor lifestyle.

When it came to choosing exterior cladding materials, Krista and Richard needed products that would deliver both the aesthetic they wanted and the durability required for their rural location.

"After exploring countless options online and drawing inspiration from James Hardie's gallery, we decided on Oblique™ Weatherboard. Its clean vertical lines gave the home a contemporary edge while also adding a sense of height and balance, which worked perfectly with the wide proportions of our design. It allowed us to maintain



that modern barn feel but with a brighter, more refined character.”

The vertical installation of Oblique™ Weatherboard proved ideal for the home's long footprint, creating visual interest and helping the structure feel taller and more balanced. Painted in Resene Wan White, the weatherboard cladding provides a crisp, contemporary canvas that highlights the home's architectural features while standing up to the region's variable weather conditions.

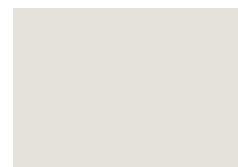
For the couple, choosing Oblique™ Weatherboard meant selecting a product engineered for longevity and ease of care. The Hardie™ fibre cement is resistant to fire, rot resistant and resistant to moisture damage – critical considerations for a rural property surrounded by vineyards. What's more, their chosen cladding product arrived pre-primed and ready for painting, making it a cost-effective choice that simplified the building process.

Inside, the home continues the monochromatic theme with a neutral decor punctuated by warm wood tones and touches of deep green in the main bedroom. The open-plan design creates the kind of gathering spaces the family envisioned from the start.

Surface & Shade



Oblique™ Weatherboard



Resene® Wan White

“We wanted to create a home that would allow our boys to have space to entertain friends. This house truly feels like a place where connections are made and cherished memories are built.”

The couples advice for others embarking on a building journey? Take time to find the right team who understands your vision and can deliver within budget. Their partnership with Jennian Homes Marlborough and careful product selection – including Oblique™ Weatherboard – resulted in a contemporary farmhouse that's built to last and designed for living.

02

DO IT ONCE DO IT RIGHT

MODERN FARMHOUSE

FEATURED PRODUCTS

Axon™ Panel Smooth with Hardie™ Axent™ Trim

Hardie™ Groove Lining

Hardie™ Glaze Lining

PROJECT DETAILS

LOCATION

Gisborne

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER

Dave Gunter, Coastal Designs, Nelson

BUILDER

Landmark Homes Gisborne





For Landmark Homes franchise owner and builder, creating their modern farmhouse in Gisborne meant choosing materials they could trust to do the job right, first time.

When you're a builder planning your own home, the stakes are higher. For Sam and his wife Susanna, building their five-bedroom family home wasn't just about creating beautiful spaces; it was about embodying the kind of quality and attention to detail they bring to every client project.

There were two phrases that guided every decision they made during the build process: "do it once and do it right" and "make sure you utilise the sun."

The couple worked with architectural designer Dave Gunter to design a home that fitted their rural lifestyle with three active sons. Set on a sun-drenched site with sweeping views over their 80-hectare property, the home features open-plan living areas, five bedrooms, multiple outdoor living zones, a mudroom and an infinity pool.

"The big gable roofline gives it a classic, traditional aesthetic," says Sam. "We designed the home ourselves, so thought very carefully about all the details we incorporated."



The home also served as a Landmark Homes showhome for a year, before the family moved in. This meant every finish needed to withstand scrutiny and demonstrate real-world performance.

The couple's main challenge with the building process was finding products that would deliver the look they had in mind within their budget. The Hardie™ fibre cement product range ticked both boxes and matched their "do it once and do it right" ethos.

For the exterior, Sam and Susanna chose Axon™ Panel Smooth with Hardie™ Axent™ Trim in a board-and-batten style, painted in Resene® Milk White. The product's robust, low-maintenance performance made it ideal for the home's classic farmhouse silhouette while delivering the clean, contemporary lines they wanted. As a fibre cement product specifically engineered for New Zealand conditions, Axon™ Panel provides weather resistance and durability – critical for a rural property exposed to the elements.

"Hardie™ fibre cement products fit well with Landmark Homes plan designs," says Sam. "The products suited our house design, bringing contemporary finishes that are hardwearing and paint up well."

Hardie™ Groove Lining became a unifying element throughout the home, used strategically to create visual continuity between indoor and outdoor spaces. The soffits were finished in Hardie™ Groove Lining and painted in Resene® Alabaster, creating a seamless visual bridge between the covered outdoor living zones and the home's façade. Inside, the product brings traditional character to the soaring ceilings in the open-plan kitchen, dining and lounge area.



"Having the open plan kitchen, dining and lounge area and covered outdoor areas in Hardie™ Groove Lining is a stylish feature," says Sam.

For the mudroom, an essential space for life on a working farm, the couple chose Hardie™ Glaze Lining. With a pre-finished white gloss surface that's durable and hygienic, it's perfect for handling the daily assault of muddy boots and wet clothing.

Sam and Susanna's sun-filled home is proof that "do it once, do it right" is an intelligent way to design and build a home that matches how you actually live.

Surface & Shade



Axon™ Panel Smooth with Hardie™ Axent™ Trim



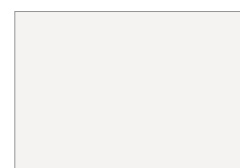
Hardie™ Groove Lining



Hardie™ Glaze Lining



Resene® Milk White



Resene® Alabaster



03

A FRESH TAKE ON A CLASSIC

BARN

FEATURED PRODUCTS

Linea™ Weatherboard 150mm

Hardie™ Groove Lining

PROJECT DETAILS

LOCATION

Redcliffs, Christchurch

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER / BUILDER

Benchmark Homes



A contemporary take on classic farmhouse style, this Redcliffs home combines traditional profiles with contemporary finishes to create a forever home for a growing family.

For Samuel and Georgia, building their fourth home was different from the previous three. This 359m² residence near the sea in Redcliffs wasn't about pushing design trends – it was about creating a timeless family sanctuary that would grow with them and their young children.

“This could be our forever home, so timelessness was a big focus,” explains Samuel. “We didn't want anything too trendy that might date quickly. The goal was a modern take on a classic farmhouse or traditional Kiwi home, something that feels grounded and familiar, but still fresh and up to date.”

The home features four bedrooms, an open-plan living area, a separate media room and additional storage, including a large loft office and art space above the garage. The main bedroom upstairs captures ocean views, creating a peaceful retreat. The layout was deliberately designed to flow seamlessly, with dual outdoor access from the main living area creating indoor-outdoor connection while maximising natural light throughout the day.

A key design strategy was authenticity without compromise. Rather than superficial nods to traditional architecture, Samuel and Georgia sought materials that genuinely reflected classic New Zealand character while delivering advanced durability and ease of care – essential for busy family life.

“We used Linea™ Weatherboard for the entire exterior of the home,” says Samuel. “We chose the 150mm profile, which is traditionally used on smaller, character homes. While the 180mm profile offers a slightly more modern aesthetic, we opted for the 150mm to give the home a subtle nod to traditional New Zealand architecture.”

Painted in Dulux® Appliance White, the weatherboard exterior creates a crisp, timeless appearance that complements the site's coastal setting and the home's farmhouse inspired aesthetic.

For the interior, Hardie™ Groove Lining became the key element for adding warmth and texture throughout. Rather than using it as a single feature, Samuel and Georgia integrated it thoughtfully across multiple spaces: as kitchen and pantry splashbacks, creating visual interest in the entry and laundry, and as a focal point in the main bedroom and bathroom. Painted in Resene® Quarter Rice Cake, the grooved profile brings subtle depth and character to each space.



We love the way these products bring subtle detail and warmth while still being incredibly hardwearing and easy to care for.”

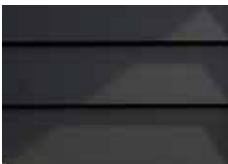


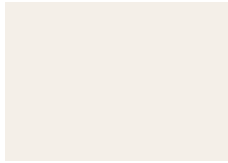




When asked what makes this their forever home, Samuel emphasises that it's not any single standout feature. "From the layout to the finishes, it all works together to create a home that feels cohesive, calm and just right for our family."

The carefully selected Hardie™ fibre cement products contribute to this sense of wholeness, providing authentic character through traditional profiles while delivering the durability and low-maintenance performance that today's families need.

Surface & Shade

	
Linea™ Weatherboard	Hardie™ Groove Lining
	
Dulux® Appliance White	Resene® Quarter Rice Cake

04

NEST MOVE

MODERN FARMHOUSE

FEATURED PRODUCTS

Stria™ Cladding Smooth 405mm

PROJECT DETAILS

LOCATION

Hobsonville

PROJECT TYPE

New Home Build

ARCHITECTURAL DESIGNER

Michael Cooper Architects

BUILDER

Sentinel Homes







Industrial minimalism meets empty-nester dreams for a home that's cosy on the inside and uber-cool on the outside.

After their children left home, Kim and Neil agreed it was time to shake up their living arrangements. They wanted a new home that was specifically designed for empty-nester living, which means lots of room for guests and entertaining, minimal maintenance and the option to earn extra income. Their chosen location was Hobsonville, in the north-western corner of Auckland.

Architect Michael Cooper was engaged to bring Kim and Neil's vision to life. Working closely with his clients, he designed a home with high ceilings, open-plan living, a covered patio, underfloor heating and a stand-out industrial-style internal staircase. Nearly a quarter of the floorplan is dedicated to a self-contained

apartment, so there's rental income potential and superb accommodation for guests.

To ensure the home achieved its low-maintenance goal, Michael selected Stria™ Cladding Smooth for the exterior. An ultra-sleek premium cladding made from fibre cement, Stria™ Cladding Smooth can be painted any colour, including dark shades, which are a major exterior decorating trend right now. The couple's home is painted in Resene® Element, a sophisticated earthy charcoal.

Stria™ Cladding Smooth has distinctive deep grooved lines and can be installed horizontally or vertically, introducing an interesting design feature to the walls of any structure. For the couple's home, Michael elected to use it vertically,



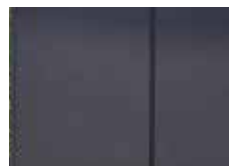
Stria™ Cladding Smooth has deep grooved lines that play with light and shade, adding visual interest to minimalist structures."

creating a wide pinstripe effect that makes the building seem taller.

"We loved the clean, linear look of Stria™ Cladding Smooth," says Kim. "It's extremely durable and, unlike many cladding products, it can be painted black. That flexibility allowed us to create a bold, modern finish that really elevates the overall design."

The Stria™ Cladding Smooth exterior works well with concrete floors and is a perfect foil for the feature brick work used both inside and out. While the home has a stripped-back industrial minimalist style, comfort wasn't sacrificed for this design statement. "I'm really proud when people say, 'Wow, it feels so homely'," says Kim.

Surface & Shade



Stria™ Cladding Smooth



Resene® Element

The bush outlook from the Hobsonville location was part of the attraction for Kim and Neil, as was having a covered outdoor area. "Our last build didn't have a covered patio, so we knew this time round we wanted something we could sit under to shelter from the weather and the sun," says Neil.

They created an outdoor area of two parts – a dining space and an area completely given over to relaxation. "We often put a screen up to make it a bit cosier and provide privacy from the next-door neighbours."



05

MODERN MAGIC IN RIVERHEAD

MODERN BACH

FEATURED PRODUCTS

Linea™ Weatherboard 180mm
Stria™ Cladding Smooth 405mm

PROJECT DETAILS

LOCATION
Riverhead

PROJECT TYPE
New Build Home

ARCHITECTURAL DESIGNER
Lifestyle Architecture

BUILDERS
Sentinel Homes

CLADDING INSTALLER
Taylor Superclad



Overlooking a river in North Auckland, this modernistic family home makes a bold statement against the verdant green of its rural setting.

Scott and Amber had lived in the Riverhead area for more than 10 years and were keen to stay local, so that their sons could remain close to their school and friends. But they had big dreams that their existing home couldn't support. The best way forward was to find a site and build from scratch.

When Scott and Amber discovered their land, it felt like they'd hit the jackpot. Sweeping down towards the river, it offered elevation and views. Best of all, it was big enough to accommodate the family's plans for a basketball court and swimming pool.

After securing the site, the couple took their dream to architectural designer Steve Loza, who created the five-bedroom, three-level home of their dreams.

"He heard us, could see our vision and delivered exactly what we were after," says Scott.

Scott and Amber wanted a clean, modern aesthetic, so they followed their architect's recommendation for Stria™ Cladding Smooth for the top and bottom levels, and Linea™ Weatherboard for the middle.

The deep-grooved vertical lines of Stria™ Cladding Smooth emphasise the height and clean lines of the multi-storey home. The use of Linea™ Weatherboard, installed horizontally, is a nod to Kiwiana tradition. All three levels are united with dark Dulux® Mt Hutt paint, which complements the home's rural setting.

"We were going for something modern, so there are a lot of straight lines, hard edges and black."

Painting a home black is not a decision to be taken lightly, because some forms of cladding warp and deform with heat when they're painted dark colours. However, Hardie™ fibre cement is thermally stable, meaning it can be painted any colour the homeowner chooses.

Another benefit that comes with Hardie™ fibre cement is low maintenance and it's also resistant to fire, rot resistant and resistant to moisture damage.



While we were building, someone told us, 'It will take you three times as long, cost you twice as much, and you will only do it once. But we only exceeded our budget because we kept adding things, so we probably will do it again!'"

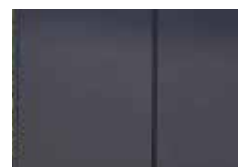
Amber and Scott are pleased that their choice of cladding gives them more time for fun. They love to spend their weekends entertaining friends by the pool and shooting hoops with the boys, rather than doing home maintenance.

Looking back at their project, the couple say they'd do it all again because the end result was exactly what they had wanted.

Surface & Shade



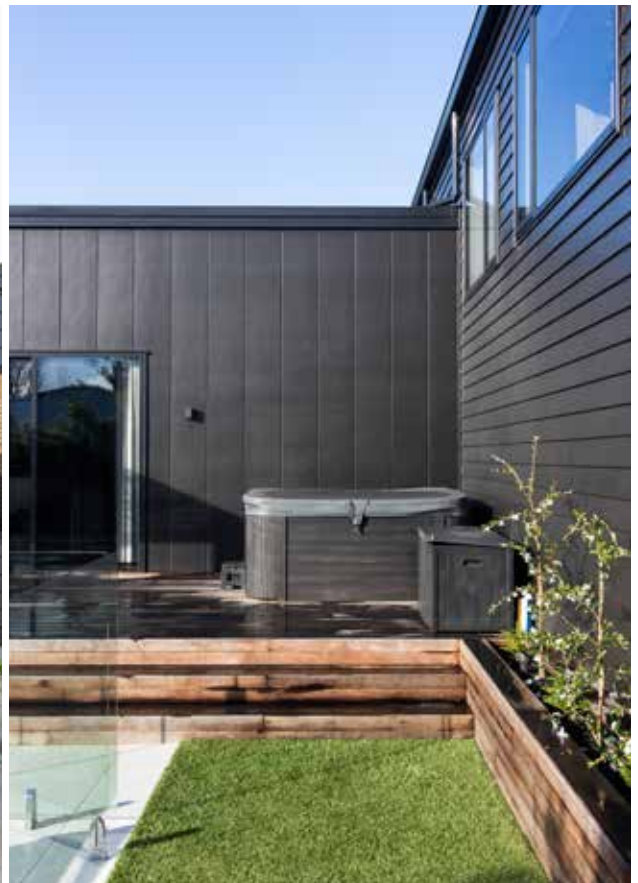
Linea™ Weatherboard



Stria™ Cladding Smooth



Dulux® Mt Hutt



06

BETTER THAN BEFORE

BOX MODERN

FEATURED PRODUCTS

Axon™ Panel Brushed Concrete

PROJECT DETAILS

LOCATION

Pegasus, Canterbury

PROJECT TYPE

Renovation, Re-clad

BUILDER

Ryan Ferguson Builders







Seven years of stress ended when failed cladding was replaced with durable Hardie™ fibre cement cladding, transforming a Canterbury home inside and out.

When cladding failure threatened their beloved Box Modern home in Pegasus, a Canterbury couple faced a future of stress and uncertainty. They'd chosen the contemporary design specifically for how it complemented

the Canterbury landscape, but the original cladding had failed, leaving them unable to fully enjoy their property.

The homeowners' brief to builder Ryan Ferguson was to make the recladding process as effortless as possible and for their home to look like it did before, but better. Ryan quickly identified the perfect solution – a future-proofed reclad using Hardie™ fibre cement cladding that would restore both their home and their peace of mind.

"The original cladding was a product failure, so we had to cut that out, reframe the external walls and jump in with James Hardie's cladding system," says Ryan.

Axon™ Panel Brushed Concrete was the ideal product for the reclad because it enhanced the sharp, crisp lines of the home. The panels' finish is reminiscent of softly brushed concrete, creating a smooth, contemporary appearance from a distance that is unexpectedly tactile



Getting everything done in a timely manner with a great result felt amazing. It also felt good that we were able to give them a happy retired life. Now they only have to worry about keeping their lawn green!"

Surface & Shade



Axon™ Panel Brushed
Concrete



Watty® Grey Ember

up close. While the result may give the impression of extensive artisan work, James Hardie's embedded texture technology creates beautiful consistent textures without the need for expensive labour.

Having worked with Hardie™ fibre cement products before, Ryan was particularly impressed by the option for big sheet sizes. The panels are available in 1200mm wide sheets in common wall heights up to 3600mm, meaning minimal joints and maximum coverage. The panels are also pre-sealed and ready to paint, making finishing fast and easy.

"We were able to clad quickly, and be more efficient and sustainable because there was less waste. The texture is really cool – it gives them the Box Modern aesthetic and works well with the deck."

With a 15-year product warranty, there are no more quality headaches for these homeowners. And because

the cladding is made from low-maintenance Hardie™ fibre cement, it can be painted any colour.

The homeowners had to move out while the work was done, but Ryan says they were a dream to work with.

"They made the place feel like a home, even though we kicked them out while we did the repairs. They were very kind homeowners with a full fridge, which made the build process enjoyable, and why I still pop by! They kept the morale high and were excited to see their home being repaired."

After so many years of stress and uncertainty, dropping the scaffolding and removing the shrink wrap was a special moment for everyone on site.

"Our only regret is that we didn't build it sooner!" the homeowner concludes.



07

PASSIVE SOLAR HOUSE

BOX MODERN

FEATURED PRODUCTS

Oblique™ Weatherboard 200mm

Hardie™ Groove Lining

PROJECT DETAILS

LOCATION

Napier, Hawke's Bay

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER

Dean Baldock, The Architecture People,
for eHaus

BUILDERS

Welch Builders & Construction



This hillside Napier residence demonstrates how passive house principles and strategic material selection can deliver a high performance home with striking good looks.

With their three daughters grown and living away from home, Jee and Peng had been considering downsizing when they discovered an exceptional north-facing site with commanding views across Napier's landscape.

"Out of curiosity, we went to visit the piece of land the following weekend, and were besotted by the magnificent views. We immediately decided to pay a deposit on a north-facing site," says Jee.

The couple assembled a team specialising in sustainable, high-performance design. They were keen to work with eHaus, specialists in passive house design and construction, and use innovative techniques and sustainable materials to create a high-performance energy-efficient home. The eHaus approach prioritises airtight construction, superior insulation, controlled ventilation and solar orientation to minimise energy consumption while maximising comfort – a methodology gaining significant traction among New Zealand designers seeking to future-proof homes against rising energy costs and climate concerns.

Architectural designer Dean Baldock, an eHaus partner, designed Jee and Peng's two-level, three-bedroom house. With distinctive floor-to-ceiling picture windows positioned to capture views and optimise passive solar gain, the home's reflects the Box Modern aesthetic, which is characterised by clean geometric forms, flat or low-pitch roofs, and strong horizontal and vertical lines.

For the exterior cladding, Dean specified Oblique™ Weatherboard across much of the upper level. The Hardie™ fibre cement product's ability to be installed both horizontally and vertically offered crucial design flexibility, allowing him to emphasise the building's geometric forms and create visual interest through directional changes.

This finish colour flexibility addresses an increasing challenge for designers pursuing contemporary aesthetics. Dark cladding colours have become a defining trend in New Zealand architecture, helping homes recede into

landscapes or create dramatic contrast. However, darker tones absorb significantly more heat, causing traditional timber weatherboards to warp, cup and deteriorate prematurely. Hardie™ Fibre cement's dimensional stability means designers can specify dark palettes without compromising envelope performance, which is particularly important in passive house construction where maintaining airtightness and thermal efficiency is critical.



When combined with the right paint system, Oblique™ Weatherboard can be used with a darker finish and that helps create a modern look. With the ability to install vertically, it also supports modern aesthetics and versatility, whilst remaining durable against our dynamic climate."

Surface & Shade



Oblique™ Weatherboard



Hardie™ Groove Lining



Dulux® Colorsteel®
FlaxPod®



The interior layout reflects both current lifestyle needs and future adaptability. The upper level includes the main bedroom and a second living area with a kitchenette to provide independence and privacy when guests are staying. Downstairs, an open-plan living and dining space opens to a covered patio with heating for year-round use. The ventilated “closed kitchen” is another distinctive design feature.

“It’s like an enlarged scullery. We call it the chef’s kitchen and it has a sliding door to close it off. It is made for Chinese cooking which usually has strong aromas. We can stop them from wafting through the house as much as possible,” says Jee.

Nothing has been left to chance. The home is pre-wired for an internal lift, should it be needed in the future. It also has solar panels on the roof and a 5000-litre water tank to provide self-sufficiency in an emergency. Hardie™ Groove Lining features on the soffits, its vertical lines echoing the double post design of the sheltered outdoor living areas and tying in visually with the overall aesthetic. The Hardie™ fibre cement material ensures these exposed

horizontal surfaces maintain their integrity in Hawke’s Bay’s variable climate without the maintenance demands of timber alternatives.

For architects and designers pursuing passive house certification or simply seeking to deliver high-performance homes, material selection directly impacts long-term building performance. The durability and low maintenance requirements of Hardie™ fibre cement cladding align with passive house principles by ensuring the building envelope maintains its integrity over decades, not just years.

Jee and Peng couldn’t be happier with their new home. “We love the views, the warmth and the functionality.” When asked if they would do anything differently if they were to build again, their answer was simply: “No.”

08

MINIMALISM IN KAIKŌURA

JAPANDI

FEATURED PRODUCTS

Axon™ Panel Grooved 133mm

Hardie™ Groove Lining

PROJECT DETAILS

LOCATION

Kaikōura

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER

Moa Design

BUILDER/DEVELOPER

SP Building & Renovation





Recovery from Kaikōura's devastating earthquake leads to an inspiring Japan-meets-Scandinavia home that's tailored for family life and destined to win architectural praise.



Julia and Hamish, long-time residents of Kaikōura, turned the destruction of the 2016 earthquake into an opportunity to build a new home that balances high-end minimalist style with everyday functionality. Partnering with Moa Design of Christchurch, they came up with a house concept that complements Kaikoura's distinct landscape, while prioritising family-friendly spaces and a strong indoor-outdoor connection.

Originally, the couple had planned to repair their severely damaged bungalow. However, for future safety and peace of mind. They decided to clear the site and start from scratch, turning their misfortune into an opportunity to create something truly amazing.

The architectural style they chose for their new house is known as 'Japandi', because it blends Japanese minimalism with cosy Scandinavian liveability. Japandi design favours natural materials, clean lines and muted colours to create tranquil, functional spaces that focus on simplicity, light and best-practice ergonomics.

"The style is consistent with the trend of Australian and New Zealand rural and beach living, yet uniquely suited to Kaikoura's distinct landscape and culture," says Julia.

Hardie™ fibre cement products played a crucial role in shaping the home's aesthetic and structural integrity. In consultation with their designer and builder, Julie and Hamish selected Axon™ Panel Grooved 133mm for the exterior, due to its durability and clean, minimalist lines. Painted in Dulux® Te Kūiti, a near-black, this cladding harmonises beautifully with the surrounding landscape.

For the interior, Hardie™ Groove Lining was selected for its texture and resilience. Painted in Dulux® Okarito, it adds a soft, natural finish that complements the alpine views outside, while providing a long lasting, easy-to-maintain surface that will survive family life.

The design of the home puts a strong emphasis on family gathering spaces with seamless indoor-outdoor flow. Extensive covered decking, framed by Axon™ Panel Grooved 133mm, provides a resilient, weather-resistant area for year-round socialising and outdoor family activities. A service window from the butler's pantry opens directly onto the deck, making it easy to serve food and drinks - a brilliant feature for a family that loves to entertain.

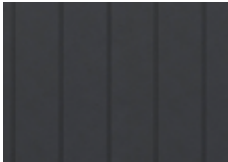


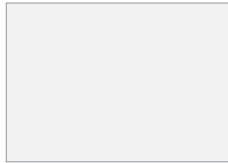


Throughout the home, natural light has been maximised. The bedrooms get the benefit of morning sunlight, while large windows in living areas bring the surrounding landscape into focus, turning natural views into a dynamic part of the interior like ever-changing artworks.

This inspiring project highlights the versatility of Hardie™ fibre cement products for creating robust homes with a distinctive design difference. Both Axon™ Panel Grooved 133mm and Hardie™ Groove Lining are ideal choices for contemporary builds, especially in challenging environments.

A growing number of architects, builders and materials specifiers recognise these products as adaptable solutions that meet the evolving demands of residential design.

Surface & Shade

	
Axon™ Panel Grooved 133mm	Hardie™ Groove Lining
	
Dulux® Te Kūiti	Dulux® Ōkārito



09

BACK TO THE FUTURE

MID-CENTURY MODERN

FEATURED PRODUCTS

Oblique™ Weatherboard 200mm and 300mm

PROJECT DETAILS

LOCATION

Richmond, Nelson

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER

Karsten Architecture

BUILDERS

Stonewood Homes



With arresting good looks and a harmonious connection to the landscape, this Mid-Century Modern home is optimised for playing, relaxing and socialising.

Brent and Tara had a clear vision for their dream home: a Mid-Century Modern contemporary design that would stand the test of time, while providing a welcoming space for their growing family.

Central to achieving this vision was their choice of Oblique™ Weatherboard - a cladding material that not only delivers striking aesthetics but also offers durability and flexibility.

Having built before, the couple knew the importance of choosing materials that could handle challenging environmental conditions while maintaining their aesthetic edge. Hardie™ fibre cement cladding was a non-negotiable choice, as its resistant to fire, rot resistant and resistant to moisture damage – It's also engineered to stand up to harsh environments - factors that are crucial for a coastal setting.

Set on a hill with panoramic views, Brent and Tara's home combines bold geometry with fluid indoor-outdoor flow. They chose vertical installation of Oblique™ Weatherboard in 200mm and 300mm profiles to achieve Mid-Century Modern's signature simplicity, asymmetry and compatibility with nature. The façade has striking depth and texture, enhanced by Resene® Porter's deep, moody finish, which contrasts with the landscape for maximum eye appeal.

Inside, the home is designed to amplify natural light, with large windows capturing sea views while reinforcing the connection to the outdoors. The wraparound deck and alfresco spaces extend the living areas, featuring a swimming pool, an outdoor oven, and a fire pit - a favourite spot for gathering with family and friends.



We love the look of the product. It's also robust and durable, and will last a very long time while being low maintenance," says Tara.

"We loved creating the perfect home that's designed for our family – our children and our future grandchildren. It has the ability to meet all our needs long into the future."

While the project took longer than expected, due to geotech issues, the results speak for themselves. Now, as they sit on their sheltered deck, enjoying the home they meticulously planned, there's only one thing Tara would change.

"Our only regret is that we didn't build it sooner!" she concludes.

Surface & Shade



Oblique™ Weatherboard



Resene® Porter



10

A PERFECT PAIRING

MODERN FARMHOUSE

FEATURED PRODUCTS

Oblique™ Weatherboard 200 and 300mm

PROJECT DETAILS

LOCATION

Te Kauwhata

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER

Nixon Homes

BUILDER

Nixon Homes







A low-maintenance empty-nester home with a contemporary country lodge vibe that fits its rural location.

With their kids all grown up, Greta and Andrew decided it was time for a change of scene and an updated house. The pair wanted to build a low maintenance, energy-efficient home that would ensure they had plenty of quality time and space to enjoy family visits, country living and their menagerie of pets. Familiar with the landscape between Cambridge and Auckland, Greta and Andrew found a spectacular rural site near the village of Te Kauwhata. “Greta loved the site and the township straight away, so the decision to buy was simple. It’s allowed us to have a native bush outlook on the living side of the house, and an indoor-outdoor area facing out across the farmland and hills,” says Andrew. Having two new

builds already under their belt, the couple chose to avoid complication by selecting a plan based on a Nixon Homes show home.

This strategy allowed them to tweak the design and features to suit their lifestyle, but still have the comfort of a fixed price build. The result is a four-bedroom masterpiece centred around two living spaces that open to the outdoors. To achieve the contemporary lodge look they were after, as well as low maintenance going forward, the couple chose Oblique™ Weatherboard as the primary cladding for their home. Finished in Resene® All Black, the weatherboards are laid vertically and alternate between 200mm and 300mm profiles for a stunning visual effect.



Accent areas of cedar weatherboards give the home extra character. Thanks to an automated louvre system, the couple can admire their sleek weatherboard finishing year-round, regardless of weather. “We had seen the weatherboard used in a variety of different houses around Cambridge and in magazines,” says Andrew. “We loved the clean lines and contemporary look that allowed us to complement the cedar shiplap panels we had previously decided we wanted as part of the overall look of the house.”

The road appeal is the couple’s favourite part of the house. They love the subtle-but-sophisticated finish of natural timber coupled with the clean lines of black-painted vertical weatherboards.

“The house is exactly how we imagined it, with the mix of cedar and Oblique™ Weatherboard and the shaped driveway from the gates. We compromised on the total house size to make sure we could have the additional exterior finishes and features that we get to enjoy daily.”

The couple now spend their evenings sitting on the deck with a bottle of wine, watching the sun hit the top of the trees around the surrounding hills. There are no plans to leave and plenty of landscaping projects ahead to keep idle hands busy.

Surface & Shade



Oblique™ Weatherboard



Resene® All Black



11

THE BEST OF BOTH WORLDS

MODERN FARMHOUSE

FEATURED PRODUCTS

Axon™ Panel Smooth

PROJECT DETAILS

LOCATION

Waikato

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER

Chilton + Mayne Architecture

BUILDER

CHT Developments



An impressive low maintenance family home with a custom design that's optimised for upscale country living close to the city.

Lance's new family home in Waikato is a bright, white standout in its neighbourhood. Designed to offer the best of both worlds – superior aesthetics and easy maintenance - the house combines contemporary good looks with the durability and low-upkeep features of Hardie™ fibre cement cladding products.

Lance's overall objective was to create a home that balances proximity to town with a liberating sense of distance from city life. The site he found near Hamilton has the space required to keep his sons active with areas for basketball and rugby practice. While the design he commissioned from Chilton + Mayne Architecture supports both family time and individual space, with four bedrooms, two lounges and an open-plan kitchen and dining area.

A key design ambition was to achieve a board-and-batten look for the exterior. While he initially considered plywood, Lance found more durable, low maintenance solution in the form of Axon™ Panel Smooth by James Hardie. This versatile panel provides the foundation for the board and batten aesthetic, plus it comes with an ability to withstand durability challenges, its resistant to fire, rot resistant and resistant to moisture damage. Inside the home Axon™ Panel Smooth was used to create a board-and batten feature wall around the fireplace.

The fibre cement composition of Axon™ Panel Smooth means less time spent on upkeep, allowing more time for family activities, sports practice and relaxation. Engineered to resist New Zealand's diverse weather conditions, Axon™ Panel Smooth helps the home to stay beautiful and functional for years. Its versatility, being suitable for both exterior and interior applications, supports a cohesive design aesthetic throughout the property. With the exterior painted in Resene® Black White, Lance says guests have no problem finding the house because of the way it stands out from others in the street. "It's always easy to find. I just say, 'the white house'," he remarks. The design of the home includes

“

His choice of fibre cement exterior cladding by James Hardie helps to ensure he doesn't interrupt valuable relaxing time with home maintenance tasks.”





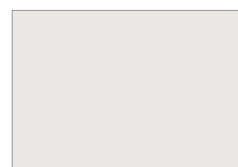
ample outdoor entertainment options. There's an outdoor TV and fireplace, swimming pool and sauna, providing an incredible setting for fun and family gatherings. Integrated media and sound systems connect the outdoor area, media room and pool house, enhancing the overall living experience.

Lance's favourite spot is sunbathing by the pool, where he can enjoy the seamless connection of indoor and outdoor living spaces. His choice of Hardie™ fibre cement helps to ensure he doesn't interrupt valuable relaxing time with home maintenance tasks.

Surface & Shade



Axon™ Panel Smooth



Resene® Black White

12

TOPS IN TAUPŌ

MODERN FARMHOUSE

FEATURED PRODUCTS

Stria™ Cladding Smooth 405mm

PROJECT DETAILS

LOCATION

Taupō

PROJECT TYPE

New Build Home

ARCHITECTURAL DESIGNER

AZero Essential Architecture

BUILDER

Generation Homes





Designed for modern living, this stylish sanctuary pairs traditional and modern architectural elements with sleek, low maintenance materials.

Heather's modern farmhouse in Taupō is a tribute to contemporary style and effortless living, made possible with Stria™ Cladding Smooth. From the moment she arrives home, Heather is greeted by the clean lines and striking façade, where the deep-grooved texture of Stria™ Cladding Smooth adds depth and character to the home's exterior.

This is the second home Heather has built. After a positive experience 12 years ago, she jumped at the chance to build again, this time opting for a house and land package with Generation Homes. The location was ideal - nestled in a new development with views of Mt Tauhara, and close (but not too close) to a shopping centre, gym and cafés.

Designed with a pavilion-style layout, the home balances functionality with aesthetic appeal. The separate wings for living and sleeping areas provide a sense of openness while ensuring privacy.

"It's a lovely use of the footprint," says Heather. "You can welcome people in while keeping your sleeping area separate from your entertaining space."

Key to achieving the home's modern farmhouse look was Stria™ Cladding Smooth. Recommended by Heather's design team at AZero, this fibre cement solution gives the home a sophisticated appearance. Beyond aesthetics it enhances the home's durability, ensuring its street appeal will remain intact for years to come.

"Stria™ Cladding Smooth is low maintenance and, as I have a very busy job and lifestyle, I needed something that only requires a light touch. The light colouring creates a beautiful contrast to the dark fencing and adds a bit of drama. The vertical lines draw the eye up to the grandeur of the raked roofing."

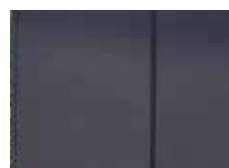
Inside, Heather's personality is reflected in bold and stylish design choices. High ceilings enhance the sense of space, while dark accents create sophistication.

"I love the high, gabled ceilings that make all the spaces feel open and airy. The drama is not left behind in the media room – black walls and ceilings create a total cinema experience."

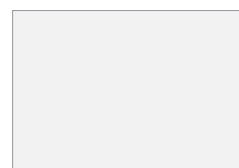
However, it's in the outdoor areas that Heather is truly able to chill out and refresh.

"The outdoor space is private and will be a lovely retreat once more greenery grows and the landscaping is complete. Having a quiet and green oasis to relax in after work and in the weekends is a must. The patio decking is an extension of the living room and flows effortlessly from one area to the other. The grounds are very low maintenance, which is in keeping with the style of the build."

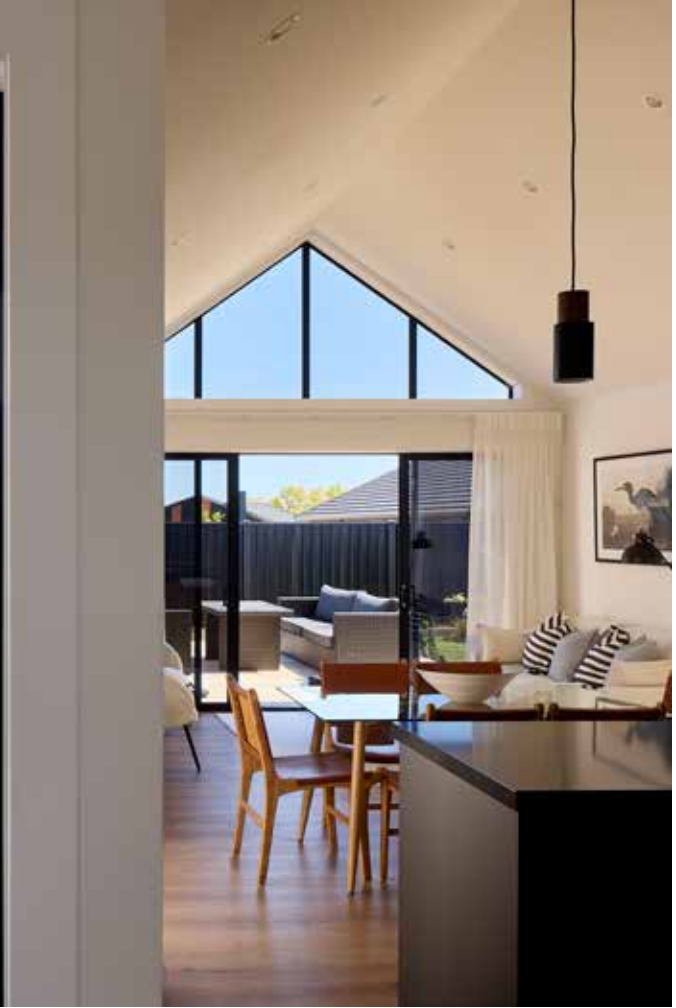
Surface & Shade



Stria™ Cladding Smooth



Dulux® Ōkārīto





THE RESIDENTIAL DESIGN BOOK

SINGLE FAMILY

Flip to experience our Residential Single Family case studies



THE RESIDENTIAL DESIGN BOOK

MEDIUM DENSITY

Flip to experience our Medium Density Residential case studies



THE RESIDENTIAL DESIGN BOOK

MEDIUM DENSITY

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Contents

01 — Barry Parkville	04
02 — Rhythm Howick	08
03 — Skyloft	12
04 — Coastal Complex	16
05 — An Answer for Auckland	20
06 — Practicality and Style for First Home Buyers	24
07 — Design Flexibility Through Product Diversity	28
08 — Bright and Bold	32
09 — Cambridge St.Kilda	36
10 — Smart Density for a Growing Density	40



01

BARRY PARKVILLE

BOX MODERN

FEATURED PRODUCTS

RAB™ Board

Oblique™ Weatherboard 200mm

Stria™ Cladding Smooth 405mm

PROJECT DETAILS

LOCATION

Auckland

PROJECT TYPE

Multi-unit Residential

ARCHITECTURAL DESIGNER

Kanye Kang,
Dreamhome Design

BUILDER

Dreamhome Group





Answering Auckland's demand for affordable housing, this multi-unit development in Flat Bush is designed for superb liveability and low maintenance.

The Dreamhome Group recently completed the impressive Barry Parkville project, a multi-unit development situated in the South Auckland suburb of Flat Bush. Located on the edge of Barry Curtis Park, one of Auckland's largest nature reserves, this modern development features 50 units, elegantly styled with a Scandinavian touch.

The architect behind this project, Kanye Kang, has designed the units to maximise natural light, comfort, functionality and easy maintenance, aligning with the needs of today's home buyers.

For the Parkville development, Dreamhome Group specified three Hardie™ fibre cement products. RAB™ Board 6mm, Oblique™ Weatherboard 200mm, applied vertically and Stria™ Cladding Smooth 405mm, also installed vertically.



RAB™ Board pre-cladding is an all-in-one bracing, airtight and fire resistant fibre cement sheet. It allows early close-in, so that interior construction work can begin before the exterior cladding is installed. This speeds up construction and reduces costs, two factors that are essential for a successful multi-unit development.

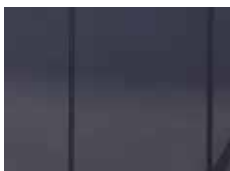
Oblique™ Weatherboard and Stria™ Cladding Smooth were chosen for several reasons. Firstly, they're designed for ease of installation, which saves time and money on large-scale projects. Secondly, their high durability and resistance to weather ensure long-term performance, making them an ideal choice for homes aimed at busy urban people. Thirdly, the efficient design of Hardie™ fibre cement products supports maximum usability of floor space, a critical consideration in multi-unit projects.

Additionally, the range of textures and finishes offered by Hardie™ cladding products provides great flexibility in achieving the desired aesthetics – including dark paint finishes, which can be safely applied to fibre cement cladding products. To cap it all off, the Hardie™ fibre cement products make it easier to comply with stringent building codes through their technical support, CodeMark Certifications and BRANZ Appraisals, assisting smooth council approvals.

The Barry Parkville development offers a variety of housing options, from two-bedroom apartments to four bedroom homes, catering to a wide range of buyers. The development is situated next to Barry Curtis Park, granting residents immediate access to over 50 kilometres of natural wetlands, native bush, walking and cycling trails. And because the residents of Barry Parkville have low maintenance homes, they'll have more time to enjoy the park next door.

Homes at Barry Parkville epitomise modern, functional living in a beautiful natural setting. Dreamhome Group's choice of Hardie™ fibre cement products has been instrumental in achieving the project's goals of speed, performance, space efficiency and design versatility.

Products



Stria™ Cladding Smooth



Oblique™ Weatherboard



RAB™ Board

02

RHYTHM HOWICK

BARN

FEATURED PRODUCTS

Axon™ Panel Smooth

Axon™ Panel Grooved 133mm

Oblique™ Weatherboard 200mm

RAB™ Board

PROJECT DETAILS

LOCATION

Auckland

PROJECT TYPE

Townhouses

ARCHITECTURAL DESIGNER

Wan Bin Sun, Artitect Design

BUILDER

3 Eyes Construction







Located in central Howick, this freehold townhouse development consists of six units designed and built with the needs of first-time buyers, downsizers and investors in mind.

Rhythm Howick is a standout project in Auckland's new housing landscape, representing a fusion of contemporary design and best-practice construction. The project's Gold award at the NZCBIA Excellence Awards serves as validation of its high quality standards. This recognition confirms that the careful selection of materials and thoughtful design choices have created living spaces that are not only highly

desirable, but also exemplify superior craftsmanship and durability.

The homes offer three bedrooms, including a master ensuite, and 2.5 bathrooms. They also feature high 2.7m ceilings, which enhance the sense of space and light. A significant factor in the success of Rhythm Howick is the choice of building materials, with James Hardie's products playing a central role. The developers, 3 Eyes Construction, selected Hardie™ fibre cement building products for their ability to meet the architect's vision, as well as the challenging demands of multi-unit housing projects.

The architectural design of Rhythm Howick is elevated by the versatility of James Hardie's products. The combination of Axon™ Panel Grooved 133mm and Oblique™ Weatherboard 200mm gave the designer, Wan Bin Sun from Artitect Design, the flexibility to create an edgy, contemporary aesthetic that distinguishes these homes in a competitive market.

Hardie™ fibre cement products also supported Wan Bin's vision of a sleek black exterior. These materials can be painted in darker shades without compromising performance. They are engineered to stand up to harsh NZ weather conditions, resistant to fire, rot resistant and resistant



to moisture damage, which provide long-term peace of mind for homeowners. The exterior was finished with Resene® Paint using CoolColour™ technology, which helps the homes to stay cool in summer by reflecting more heat.

Meeting New Zealand's stringent building codes was another crucial factor in the choice of materials. The inclusion of James Hardie's JHETGO30V Fire-rated boundary Wall and RAB™ Board systems ensured standards compliance, providing reassurance to both builders and future residents. These products are engineered to meet or exceed the highest standards, making them ideal for a development of this calibre.

Time efficiency was also a significant benefit of choosing Hardie™ fibre cement products. Axon™ Panel and Oblique™ Weatherboard are straightforward to install, and the use of RAB™ Board allowed early close in, so that interior work could progress at the earliest opportunity.

Space maximisation was a priority in this project as well. The slim profiles of Hardie™ cladding systems, combined with the high-stud ceilings, contribute to a feeling of spaciousness inside each home.

Rhythm Howick exemplifies how modern urban living can be achieved through the combination of quality materials and innovative design. The decision to use Hardie™ fibre cement products was central to the project's success.

Products



Axon™ Panel Smooth



Axon™ Panel Grooved 133mm



Oblique™ Weatherboard



RAB™ Board



03

SKYLOFT



JAPANDI

FEATURED PRODUCTS

Oblique™ Weatherboard 200mm

RAB™ Board

ExoTec™ Facade Panel

PROJECT DETAILS

LOCATION

Auckland

PROJECT TYPE

Multi-unit Residential

ARCHITECTURAL DESIGNER

Xinwei Gu WDA Studio

BUILDER

V-Pro Construction

Purpose-built to meet the needs of first home buyers, the Skyloft multi-unit development utilised three products from James Hardie to achieve its cost and durability objectives.

Skyloft in Burns Avenue, Takapuna, is an excellent example of how responsible residential development can create attractive homes to address an urgent market need. In this case, affordable smaller homes for first home buyers in the Auckland market. Xinwei Gu, the architect for the project, was excited to be making a difference for an important group of home buyers.

“The intention of Skyloft was to provide more small-sized homes instead of larger multi-unit terrace houses, in order to minimise the cost per household and meet the demands of first-time homebuyers.”

To stay within project budget without compromising the quality and longevity of the structure, Xinwei designed the building using prefabricated steel columns and beams, a composite steel deck and concrete floor systems. From the outset, his preferred cladding was Hardie™ fibre cement.

“Compared to other claddings that offer similar performance, such as aluminium cladding, Hardie™ fibre cement products have a reasonable cost, making them more accessible to developers and homeowners. Specifying the cladding also assisted with fire safety compliance.”

“As the building didn’t need a fire sprinkler system, fire aprons were designed on the exterior walls between each floor to meet the fire protection regulations. This approach necessitated the use of a lightweight, non-combustible cladding system, which James Hardie was able to provide.”

Low-maintenance performance and stability were two other reasons for the cladding selection, in this case Oblique™ Weatherboard and ExoTec™ Facade Panel. Hardie™ fibre cement cladding products are not affected by temperature

change, can be painted in a large variety of colours including darker shades.

“For apartment buildings, it’s important to minimise the maintenance on the exterior walls. The low maintenance requirements of Hardie™ fibre cement claddings make them an excellent choice for this purpose.”

Another Hardie™ fibre cement product that assisted the Skyloft project was RAB™ Board pre-cladding, an all-in-one bracing, airtight and fire resistant fibre cement sheet.

“The RAB™ Board product allows the interior construction work to begin before the exterior cladding is installed, speeding up the overall process and reducing cost.” During the design phase of Skyloft, Xinwei accessed James Hardie’s comprehensive specification system and detail library. These resources allow designers to fully understand product performance and construction requirements. They also make it easier for building consent authorities to approve technical drawings.

“For Skyloft I didn’t need to contact James Hardie for technical support, because everything I needed was available online. For other projects we have called on James Hardie’s technical support – they reply to our emails and provide guidance over the phone. We’re always happy with the level of support we receive.”

Products



Oblique™ Weatherboard



ExoTec™ Facade Panel



RAB™ Board



04

COASTAL COMPLEX

MODERN CLASSIC

FEATURED PRODUCTS

Exotec™ Facade Panel

Oblique™ Weatherboard 200mm

PROJECT DETAILS

LOCATION

Ōrewa

PROJECT TYPE

Multi-unit Residential

ARCHITECTURAL DESIGNER

Centreway Star Development

BUILDER

Graver Construction





Helping to address Auckland's need for affordable homes, this multi-unit development balances durability with contemporary coastal aesthetics.

Located in the heart of Ōrewa, this carefully planned multi-unit project blends construction pragmatism with the coastal appeal of the Hibiscus Coast. Consisting of nine dwellings built as two blocks, the homes range in size from 48 to 152m². Eight of the nine are three-storey buildings, offering expansive views designed to attract new homebuyers.

Led by Shane Chen, founder and director of Graver Construction, the project team knew from the start that the cladding would need to withstand the harsh beachside environment, where extreme weather, salt air and high UV levels can prematurely age materials. Durability, however, was not their only focus; they also aimed to make the homes visually appealing to buyers.

“We wanted to create contemporary homes that complemented the coastal vibe of the area, but it was equally important to ensure they were durable and low maintenance,” Shane reflects on the project's vision.

The developer's original vision was to create high-end terrace houses with a smooth, natural flow, inspired by the movement of waves. Shane knew that achieving this type of look would require the creative use of various exterior wall materials.

“I use James Hardie's products in almost every project. I love combining them to create visual effects - it's fun and makes our work enjoyable.”

The final result met everyone's expectations: a blend of Exotec™ Facade Panel and Oblique™ Weatherboard, enhanced by classic brick and metal accents, creating a bold, layered aesthetic with texture and modern flair.

“The geometric shape of the Exotec™ Facade Panel adds a strong sense of modernity. From a distance, it looks like a piece of modern art,” Shane explains. “It blends with the surrounding seascape without being intrusive.”

Another visual advantage of this cladding combination is how the materials interact— the vertical Exotec™ Facade Panel meets the horizontal lines of the Oblique™

Weatherboard, creating dynamic shadow effects that shift throughout the day. This facade feature gives the buildings a constantly changing, eye-catching character.

“Our goal was to evoke the feeling of flowing waves. To achieve this, Exotec™ Facade Panel was used extensively in neat rows, creating an angled fold in the middle of each unit. This folding effect captures the rhythm and movement of waves, avoiding the rigid, stagnant feel often associated with terrace houses. I believe the use of Exotec™ Facade Panel was successful, adding a unique simplicity, sophistication and elegance to this beachfront development.”

Given the location, the complex will likely face harsh weather year-round—from wind and rain during tropical storms to the intense heat of summer droughts. For the



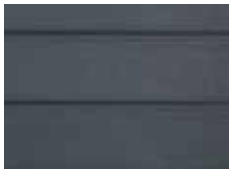


project to succeed in the long term, it was essential that the cladding withstand these climate conditions without losing its integrity.


“Considering the project’s proximity to the sea, we needed cladding that was easy to maintain, durable, and provided peace of mind in extreme weather. Based on these criteria, Hardie™ fibre cement cladding was the clear choice.”

This Ōrewa project shows how consumer demand aligns with forward-thinking development concepts, high construction standards and modern materials. By using Hardie™ fibre cement products, Shane Chen and his team have delivered homes that enhance the local landscape, appeal to buyers and are built to last.

Products



Oblique™ Weatherboard



Exotec™ Facade Panel





05

AN ANSWER FOR AUCKLAND

JAPANDI

FEATURED PRODUCTS

Oblique™ Weatherboard 200mm

Stria™ Cladding Smooth 405mm

PROJECT DETAILS

LOCATION

Auckland

PROJECT TYPE

Multi-unit Residential

ARCHITECTURAL DESIGNER

Ar+Ts Architectural Design

Field Consultants

BUILDER

Field Homes

This multi-unit development answers the NZ government's call for diverse and compact housing options within city suburbs that offer good transport, shopping and schools.

Nestled in the vibrant Auckland suburb of Ōwairaka, this project offers five beautifully designed, modern homes. Ranging from 83m² to 135m², these homes are available in two, three and four-bedroom layouts, catering to a diverse range of lifestyles. They're ideal for young professionals seeking proximity to the city, growing families looking for easy access to amenities, and downsizers wanting a more manageable living space without sacrificing comfort or design.

This development is part of a government initiative to enhance housing availability in areas where infrastructure supports a growing population. It not only meets the demand for affordable homes, but also enriches established neighbourhoods by creating vibrant, connected communities.

Field Homes, as both developer and builder, embraced this opportunity to meet market demand while upholding their steadfast commitment to quality. Rather than merely fulfilling basic requirements, Field Homes aims to create homes that are built to last, using premium materials and high construction standards.

Given Auckland's unique climate - characterised by rainstorms, strong winds and intense UV exposure - Field Homes carefully selected materials that combine aesthetic appeal with weather resistance. Kevin Tian, Managing Director, found Oblique™ Weatherboard and Stria™ Cladding Smooth to be the perfect fit for these homes.

"We chose Oblique™ Weatherboard and Stria™ Cladding Smooth for their sleek, modern look and exceptional durability," Kevin explains. "The clean lines and versatility complement the contemporary design vision for this project, while their resilience to weather and low-maintenance needs ensure lasting quality."

Field Homes' use of Hardie™ fibre cement products reflects their dedication to delivering homes that are both stylish and built to endure. Hardie™ fibre cement products are widely recognised for withstanding harsh conditions.

What's more, they can be painted in popular darker shades like black and charcoal - currently in high demand among home buyers.

"Hardie™ fibre cement offers excellent protection against the elements, requiring minimal upkeep - an essential feature for us. We wanted future homeowners to feel confident their homes would remain weather-tight and durable for years to come."

A key priority for Field Homes was partnering with a trusted manufacturer known for quality. The reliability and robust warranties that James Hardie provides made them an ideal partner for this project.

"We value James Hardie's commitment to quality and durability, which aligns perfectly with our own values at Field Homes. Their products' resilience in New Zealand's challenging environment, along with their stylish finish and low-maintenance requirements, make them a great choice for residential projects like ours."

This Ōwairaka development showcases how thoughtful design, modern aesthetics and careful material selection can successfully align with government housing initiatives, creating higher-density living without compromising on aesthetics or comfort.

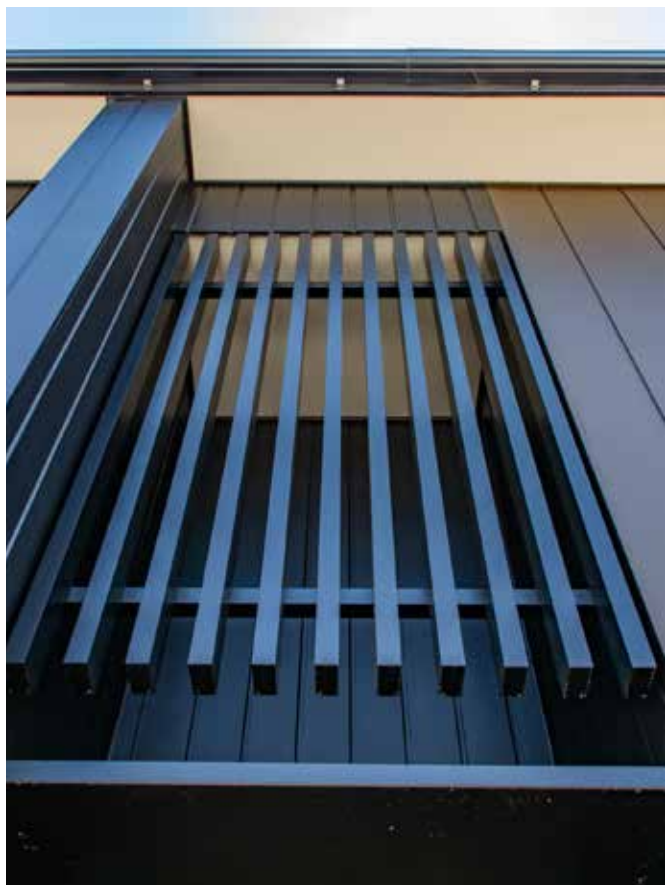
Products



Oblique™ Weatherboard



Stria™ Cladding Smooth



06

PRACTICALITY AND STYLE FOR FIRST HOME BUYERS

BOX MODERN

FEATURED PRODUCTS

Axon™ Panel Brushed Concrete

Oblique™ Weatherboard 200 and 300mm

PROJECT DETAILS

LOCATION

Ōrewa

PROJECT TYPE

Townhouses

ARCHITECTURAL DESIGNER

Centreway Star Development

BUILDER

Graver Construction





This five-home development demonstrates how thoughtful design and quality cladding can deliver affordable, family focused housing with striking visual appeal.

With young families and first-home buyers facing increasing challenges in today's housing market, this five-home development offers a compelling solution that doesn't compromise on quality. Designed by Axial Architecture, the project showcases how medium-density housing can provide both practical family living and visual sophistication.

The development features two distinct home configurations. Units 1 to 4 offer 162–167m² of living space, each with four bedrooms, double garages and 2.5 bathrooms. Unit 5 provides additional space at 186m² and features four bedrooms, two living areas, 3.5 bathrooms and a single garage.

“The project is aimed at young families and first-home buyers, offering functional layouts alongside generous living spaces,” explains Wei Shen of Axial Architecture. “With excellent sea views and additional on-site parking spaces, the development provides both convenience and lifestyle appeal.”

A key design strategy for this residential project involved creating visual variation across the development while maintaining cohesion. The Axial team achieved this through the strategic use of Hardie™ fibre cement cladding, with different applications creating individuality for each home.

“The use of Hardie™ fibre cement cladding was carefully considered to allow variation across the development,” notes Wei. “Lot 5 features Axon™ Panel Brushed Concrete as the predominant cladding, giving the home a bold and textured appearance. In contrast, Units 1 to 4 rely mainly on Oblique™ Weatherboard 200mm and 300mm, installed vertically for a sleek, modern facade, with Axon™ Panel used selectively as accent elements to add depth and visual interest.”

The selection of James Hardie's products was driven by multiple practical considerations, particularly the fire-rated external wall requirements and the need for low-maintenance solutions suitable for the target market.

“Hardie™ fibre cement cladding offers an excellent balance of durability, cost-efficiency and performance,” explains Wei. “For this development, the low maintenance requirements made it highly suitable. The project features fire-rated



We've consistently found James Hardie's technical support to be highly reliable,” says Wei. “Across projects at both Axial and previous practices, their team has been responsive, offering practical guidance and reviewing unique design elements to confirm that our concepts are feasible and meet technical standards.”

external walls, and James Hardie's fire systems are BRANZ Appraised and widely understood by builders, which simplified the construction process.”

The Axial designers were particularly pleased with the Axon™ Panel Brushed Concrete finish. It provides a sophisticated, textured aesthetic similar to traditional lightweight concrete with a coating, but at a significantly lower price point.

The technical support provided throughout the project reinforced Wei's confidence in specifying James Hardie's products for challenging applications.

The development represents a successful model for delivering quality, affordable family housing that meets Auckland's perennial need for affordable, aesthetically-pleasing housing.

Products



Oblique™ Weatherboard



Axon™ Panel Brushed Concrete





07

DESIGN FLEXIBILITY THROUGH PRODUCT DIVERSITY

BOX MODERN

FEATURED PRODUCTS

Oblique™ Weatherboard 300mm

Linea™ Weatherboard 180mm

Axon™ Panel Smooth

RAB™ Board

PROJECT DETAILS

LOCATION

Manly, Whangaparāoa

PROJECT TYPE

Townhouses

ARCHITECTURAL DESIGNER

Nara Group and AR PRO

BUILDER

Indelible Homes





For this stand-out 12-house development in Manly, James Hardie's diverse product range was key to achieving a modern box-style aesthetic vision for innovative terrace housing.

The Coastal Rise development in Whangaparāoa presented an intriguing design challenge: how to apply a contemporary bach feeling to terrace housing while creating a cohesive development that didn't feel repetitive or constrained by typical terrace housing limitations.

For this project, architect Akash Narayan knew it was essential to use materials that could deliver both visual variety and design unity across the 12 homes. Each 127m² residence needed to feel part of a considered whole, while also maintaining its own character within the coastal setting.

"Our goal was to offer a cohesive development," explains Akash. "The aim was for a Box Modern style aesthetic applied to terrace housing. We wanted to separate design elements and create visual blocking to achieve this contemporary coastal look."

The desired balance of character and unity was enabled by James Hardie's comprehensive product range, which allowed the development's aesthetics to move beyond the limitations typically imposed by single-product specifications. By incorporating three Hardie™ fibre cement cladding products - Oblique™ Weatherboard installed vertically, Linea™ Weatherboard and Axon™ Panel Smooth – the design team were able to create the varied textures, lines and visual elements essential to his architectural vision.

This multi-product approach enabled sophisticated visual layering. The vertical application of Oblique™ Weatherboard creates strong contemporary lines, Linea™ Weatherboard

provides contrasting horizontal elements and Axon™ Panel Smooth delivers the clean surfaces that define modern coastal architecture. These choices were supported by RAB™ Board pre-cladding, an all-in-one bracing, airtight and fire-resistant fibre cement rigid air barrier.

“The range of different materials allows us to broaden our design scope, rather than being limited to certain profiles,” explains Akash. This flexibility proved crucial in achieving the project’s nuanced beach-house look.

In addition to design flexibility, James Hardie’s products offered unsurpassed technical support. Akash and his team found that James Hardie’s comprehensive technical backing enabled them to push design boundaries while maintaining construction efficiency.

For regulatory challenges, including fire constraints typical of terrace housing developments, James Hardie’s technical team provided solutions that kept the project moving forward without compromising the design vision. The high level of technical collaboration available proved to be a standout feature of working with James Hardie.

“James Hardie’s technical team is easily one of the best we have worked with - nothing but good things to say from our end,” reports Akash.

For architects and builders working on developments where aesthetic cohesion and individual character must coexist, this project demonstrates the value of partnering with manufacturers who offer both product range and technical expertise to deliver sophisticated outcomes in challenging coastal environments.

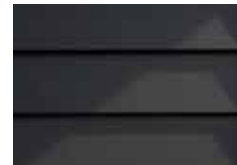


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Products



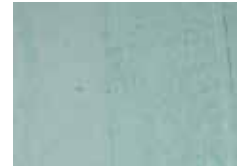
Oblique™ Weatherboard



Linea™ Weatherboard



Axon™ Panel Smooth



RAB™ Board



08

BRIGHT AND BOLD

BARN

FEATURED PRODUCTS

Axon™ Panel Grooved 133mm

Hardie™ Flex Eaves Lining

PROJECT DETAILS

LOCATION

Palmerston North

PROJECT TYPE

Multi-unit Residential

ARCHITECTURAL DESIGNER

Boon Ltd

BUILDER

Latitude Homes







Axon™ Panel Grooved 133mm plays a major part in the creation of contemporary, brightly coloured homes for high density social housing with a difference.

Meaning ‘how beautiful it is’ in Māori, Papaioea is potentially the most uplifting social housing development New Zealand has ever seen. Built for the Palmerston North City Council, the stylish, brightly-coloured units are eco-friendly and have 4-star Lifemark certification, which means they are equipped to meet tenants’ lifetime mobility and agility needs.

The Papaioea project was designed by the BOON architectural practice in New Plymouth and constructed by Latitude Homes in stages. Stages 1 and 2 featured Axon™ Panel Grooved 133mm as the primary cladding material; Stage 3 has also added Hardie™ Flex Eaves Lining into the mix.

All units at Papaioea have an open-plan design, double-glazing and an outdoor electricity port, for the charging of electric vehicles and mobility scooters. But the most memorable element of the design is Axon™ Panel Grooved 133mm painted in a large variety of colours - including the darker modern colours.

The bright paints used to finish the exterior cladding give the total project a contemporary, cheerful appearance. The colours also assist residents with way-finding, which can be a challenge with multi-unit projects when all units are the same shape, size and colour. As a modern fibre cement product, Axon™ Panel Grooved 133mm is resistant to heat and UV damage, so it can safely be painted any colour - including black.



"Specifying Axon™ Panel Grooved 133mm gave us the freedom to paint the cladding any colour we liked, which gives units individuality while still providing a strong identity across the whole project."

"Specifying Axon™ Panel Grooved 133mm reduced the overall footprint of each unit. If we'd selected brick, we would have needed a bigger cavity - another 120mm - within the walls. Over the total project, that sort of saving really adds up."

From a construction point of view, choosing Axon™ Panel Grooved 133mm rather than brick for cladding allowed the project to proceed without delays. Graham Wellington of Latitude Homes in Central Palmerston North explains:

"The Manawatū region's been getting a lot of rain recently, which slows brick layers down. I've noticed a trend towards different cladding systems because of the weather we've been having. When we're working with Hardie™ fibre cement products, we can make progress in the rain if we need to."

It also supports flexibility in the building schedule with a 90-day window for painting once it's installed.

"Once it's up, it can be exposed to the weather for up to three months before painting. Again, this benefit is really useful when you're getting a lot of rain days."

It's also ideal for applications where the end result needs to have aesthetic appeal, minimal ongoing maintenance and a long lifespan. It's designed to fit common wall frame sizes and is available in both grained and smooth vertical shiplap profiles.

The Papaioea project won the 'Housing – Multi Unit' award at the 2020 Western Architecture Awards.

"We wanted a monolithic look that has a bit of character, which is provided by the vertical shiplap style of Axon™ Panel Grooved 133mm," says Krystal Cudmore of BOON. "Specifying Axon™ Panel Grooved 133mm gave us the freedom to paint the cladding any colour we liked, which gives units individuality while still providing a strong identity across the whole project."

Cost also contributed to the choice of Axon™ Panel Grooved 133mm for the Papaioea project; not just initial construction cost, but lifetime cost including maintenance.

"Being a long-lasting, durable product that's impact-resistant, dimensionally stable and low maintenance."

Another Axon™ Panel Grooved 133mm benefit is its ability to support the maximisation of floor space within a structure, which has helped the Palmerston North City Council make the most of every square metre of land available for the housing project.

Products



Axon™ Panel Grooved 133mm



Hardie™ Flex Eaves Lining



09

CAMBRIDGE ST KILDA

MODERN CLASSIC

FEATURED PRODUCTS

Linea™ Weatherboard 180mm

Stria™ Cladding Smooth 405mm

Secura™ Flooring

PROJECT DETAILS

LOCATION

Cambridge

PROJECT TYPE

Duplex

ARCHITECTURAL DESIGNER

Aaron Guerin, Director — LAD Architecture

BUILDER

Synergy Designer Homes





The quarter acre dream is still within reach at the St Kilda subdivision in Cambridge. In this newly developed subdivision, an average section is 1,600m², which is twice the size of today's average suburban sections for sale in Hamilton and Cambridge.

The high spec two-story Wetlands Duplex features Linea™ Weatherboard and Stria™ Cladding Smooth on the exterior, with Secura™ Flooring on the interior of the upper floor. The materials were selected for their high quality, providing an 'up market and high end' feel.

The requirement for architecturally designed homes that allow easy and comfortable modern day living on large sections – without breaking the bank – and without compromise.

"We didn't want to compromise on the claddings and fixtures," says Aaron Guerin, Director of LAD Architecture. "Linea™ Weatherboard and Stria™ Cladding Smooth are showcase products and possess unique features that

complement the cedar panelling also used on the home's exterior."

Linea™ Weatherboard was installed as the predominant cladding, with Stria™ Cladding Smooth used on the lower floor as a striking feature. The broad, clean lines of Stria™ Cladding Smooth create a bold and dynamic finish, making it ideal for this contemporary design home. The claddings are painted in a modern dark grey colour scheme.

In addition to design flexibility, Hardie™ fibre cement claddings provide build benefits. The lightweight sheets are gun nailable and easy to work with.



“The builders can lift and fix the sheets quickly and easily, providing significant benefits labour-wise,” explains Guerin.

During construction James Hardie's technical team were on hand to provide support to the build. James Hardie also provided installation training prior to works commencing, which Guerin says will help ensure the home meets the expectations of customers and Synergy Designer Homes own high standards.

The flooring for the upstairs master bedroom also provided building efficiencies.

Secura™ Flooring is an all in one product - it can be tiled directly without the need for underlay, saving further time and money on the build.

The moisture resistant sealer is an easy way to protect against moisture damage to interior floors. Guerin says “The waterproofing element has provided us with security during the build and it provides long-term benefits in terms of its durability.”

Its durable construction gives a squeak-free, solid feel under carpet, tiles or vinyl. The acoustic properties of

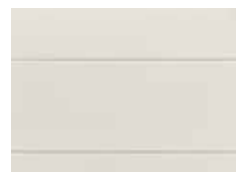
the flooring, coupled with its stability and rigidity, are ideal for this high spec home.

“We pride ourselves on design, detail, and finish – and James Hardie's products fit the brief well,” says Guerin.

Products



Linea™ Weatherboard



Stria™ Cladding Smooth



Secura™ Flooring

10

SMART DENSITY FOR A GROWING CITY

BOX MODERN

FEATURED PRODUCTS

RAB™ Board 6mm

Stria™ Cladding Smooth 405mm

Linea™ Weatherboard 180mm

PROJECT DETAILS

LOCATION

Sandringham, Auckland

PROJECT TYPE

Townhouses

ARCHITECTURAL DESIGNER

K & J Architecture Design

BUILDER

Metafuture Construction





This eight-home development shows how medium-density housing can deliver quality, character and practical performance while addressing the need for affordable urban housing.



As Auckland continues to grow, so does the demand for well-designed medium-density housing. This eight-home development in central Auckland represents a thoughtful response to that challenge, delivering quality housing that maximises land use without compromising on design or liveability.

Designed by K & J Architecture Design and constructed by Metafuture Construction, the project features two distinct configurations. Lot 1 is a smaller standalone home with its own entrance, while Lots 2 to 8 share a common driveway.

For Kevin Chen of K & J, a key design consideration was creating visual interest and variation across the development while maintaining cohesion. His design team achieved this through the strategic selection of Hardie™ fibre cement cladding products, with each product contributing distinct texture and character to the overall composition.

“Stria™ Cladding Smooth was applied both vertically and horizontally on different facades to create texture and variation in the architectural expression. Its deep grooves and clean lines help achieve a modern, contemporary look while maintaining durability,” says Kevin. “Linea™ Weatherboard 180mm was used on the residential portions to achieve a more traditional weatherboard appearance with strong shadow lines, giving warmth and character to the design while keeping maintenance low.”

The design team’s preference for Hardie™ fibre cement products was also driven by practical considerations that are essential for medium-density housing developments.

“We specify Hardie™ fibre cement cladding products because they offer consistent quality and proven performance in New Zealand’s climate,” explains Kevin. “Their products provide a clean, modern look while meeting durability and compliance standards. We find that Hardie™ cladding systems are well-engineered and easy to integrate with various architectural styles.”

Space maximisation was another critical factor in the product selection. In medium density developments where every millimetre counts, the efficiency of the cladding system directly impacts usable interior space. James Hardie’s solutions allowed the team to meet structural and performance requirements without excessive wall thickness.

Kevin and his team also specified the RAB™ Board 6mm rigid air barrier for this housing project. Used behind the cladding, it provides excellent structural bracing, makes the building airtight and provides weather protection prior to exterior cladding installation for up to 180 days.




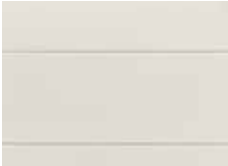

These performance characteristics are crucial for multi-unit developments where building envelope integrity is paramount. Throughout the design and build, the K & J team had unlimited access to James Hardie's technical experts.

“The technical support throughout the project was excellent,” says Kevin. “Their team are knowledgeable, responsive and provide clear guidance throughout the design and construction stages. They are always willing to assist with details.”

The ability to easily comply with building codes was another significant advantage. For housing projects that can't afford holdups, having cladding systems with established compliance pathways streamlines the approval process and gives all parties confidence in the build quality.

This medium-density housing development represents a successful model for delivering affordable housing that meets Auckland's evolving needs. The project demonstrates that developers can create homes that contribute positively to the city's urban fabric while providing stylish, comfortable, low-maintenance living for residents.

Products

	
Linea™ Weatherboard	Stria™ Cladding Smooth
	
RAB™ Board	