BROOKSFIELD

The Seaside Apartment
101/21 Marriner Street

Sumner, Christchurch



General Information

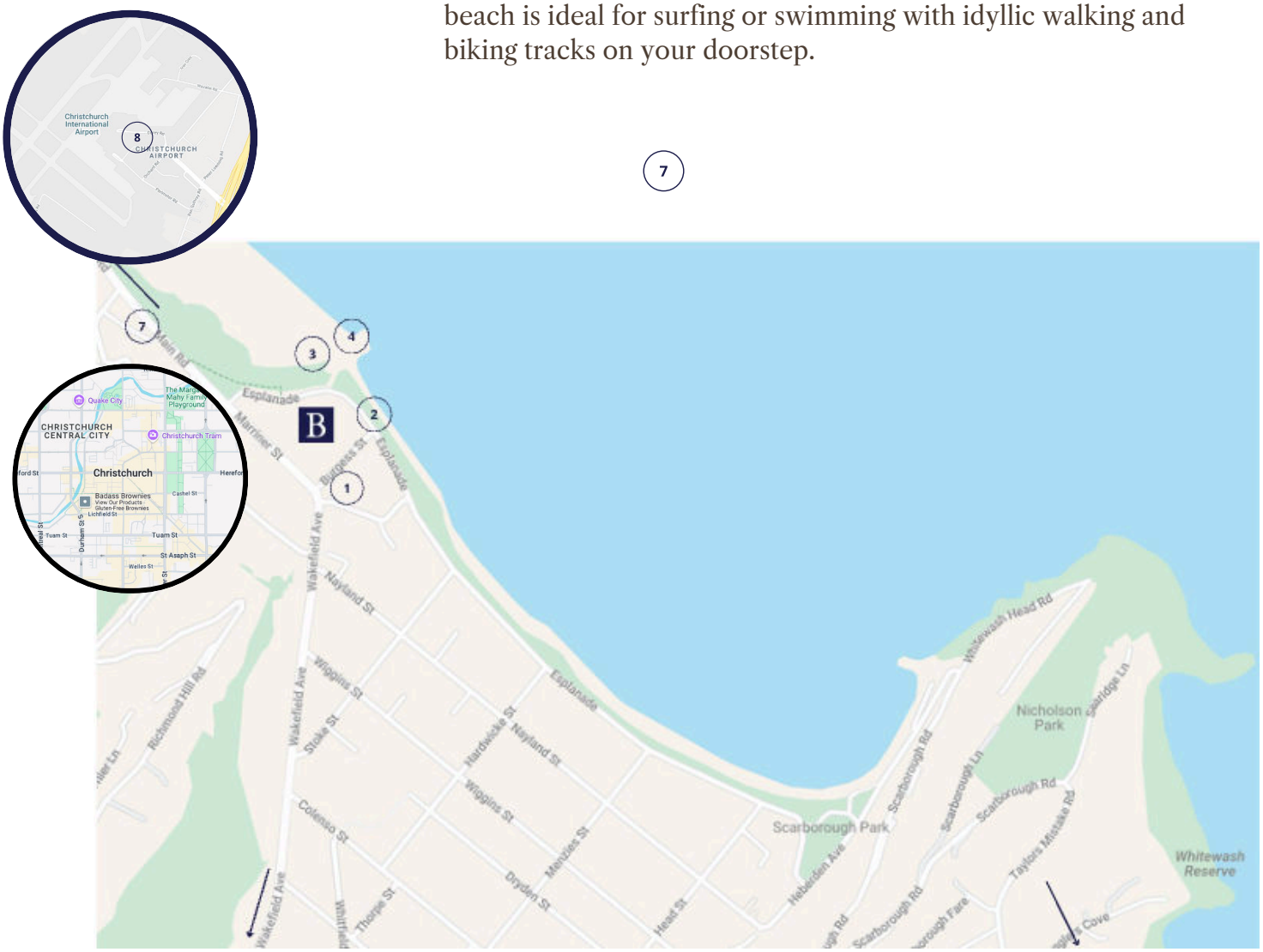
21 Marriner Street, a collection of classically designed homes in Sumner Village

	BEDROOMS	BATHROOMS	CARPORT	SIZE	PRICE
Apartment (101)	2	1.5	1	83	$1,279,000
Townhouse 1	3	2	1	100	SOLD
Townhouse 2	3	2	1	100	SOLD
Townhouse 3	3	2	1	100	SOLD
Coach House	2	1.5	1	83	SOLD

Location

These Brooksfield homes are located in the heart of the quaint seaside village of Sumner. The township surrounds the gently sloping beach which is located 200m away.

There are many popular eateries, boutique retails stores, and a movie theatre only a short walk from 21 Marriner Street. Sumner beach is ideal for surfing or swimming with idyllic walking and biking tracks on your doorstep.



1. Not Typical Cafe - 50m
2. Sumner Beach - 200m
3. Beach Bar Sumner - 300m
4. Cave Rock - 400m
5. Sumnervale Reserve- 1.8km
6. Taylors Mistake Track - 4.4km
7. Christchurch CBD - 13.2km (19 mins
8. Christchurch International Airport - 22.2km (35min)

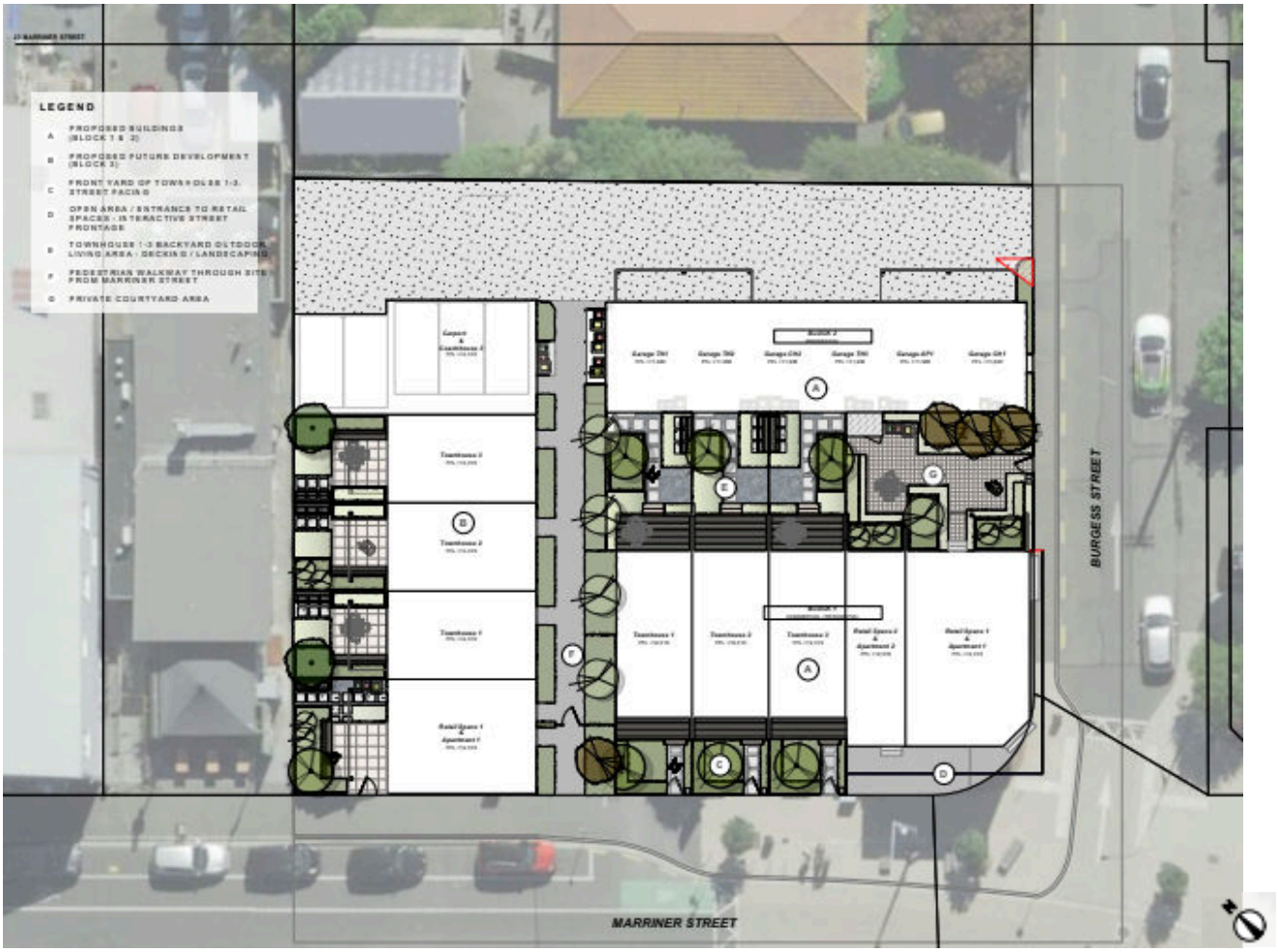
Site Plan

21 Marriner Street

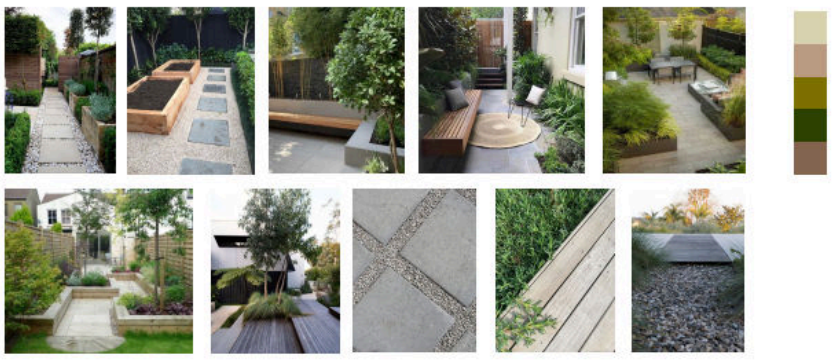
23 Marriner Street



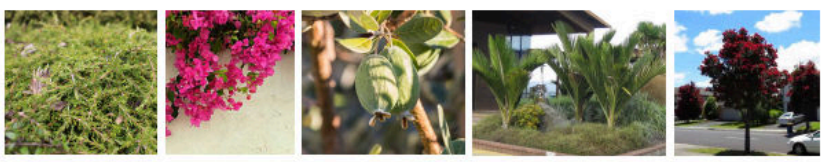
Landscape Plan



OUTDOOR LIVING AREA EXEMPLARS



PLANTING PALETTE

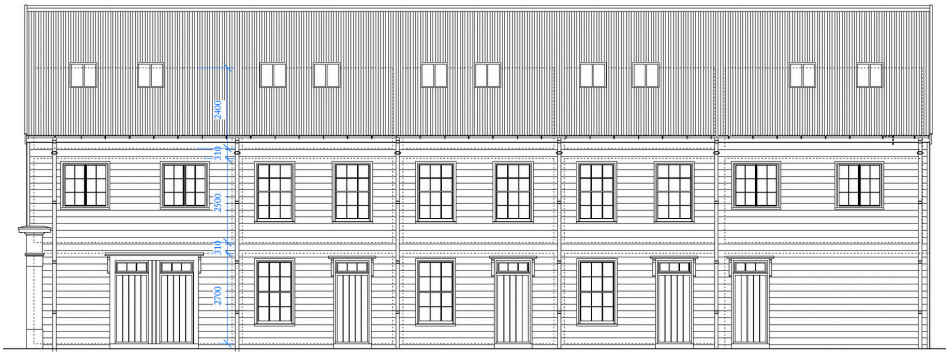


Elevations



Coach House 3

North Elevation



No. 21 Retail Unit TH 1 TH 2 TH 3 Coach House 3

East Elevation



South Elevation



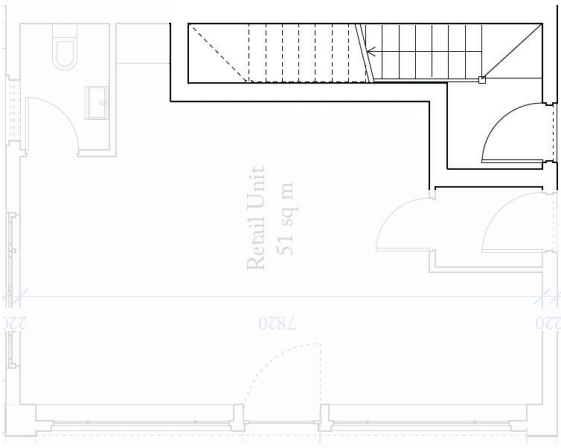
Coach House 3 TH 3 TH 2 TH 1 No. 21 Retail Unit

West Elevation

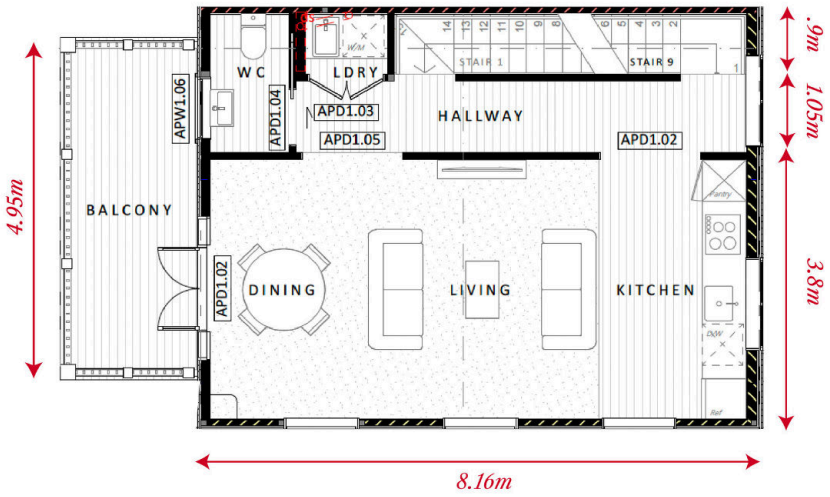
Floor Plans

2 | 1.5 | Garage | 83sqm

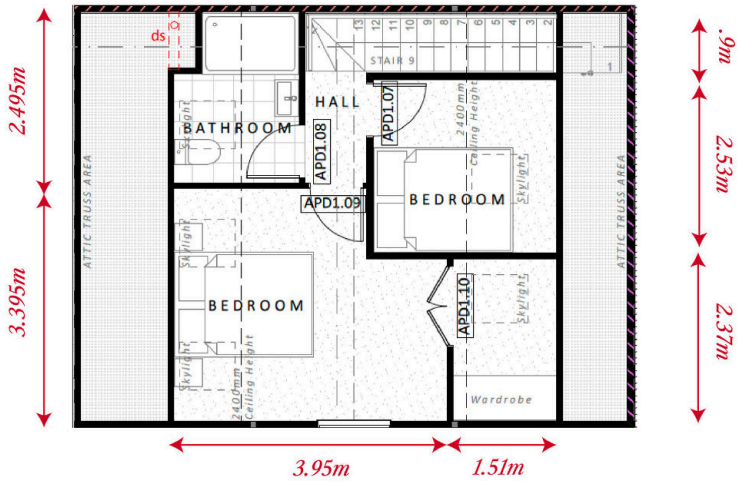
Ground floor



First floor



Second floor





A render of a similar attic bedroom



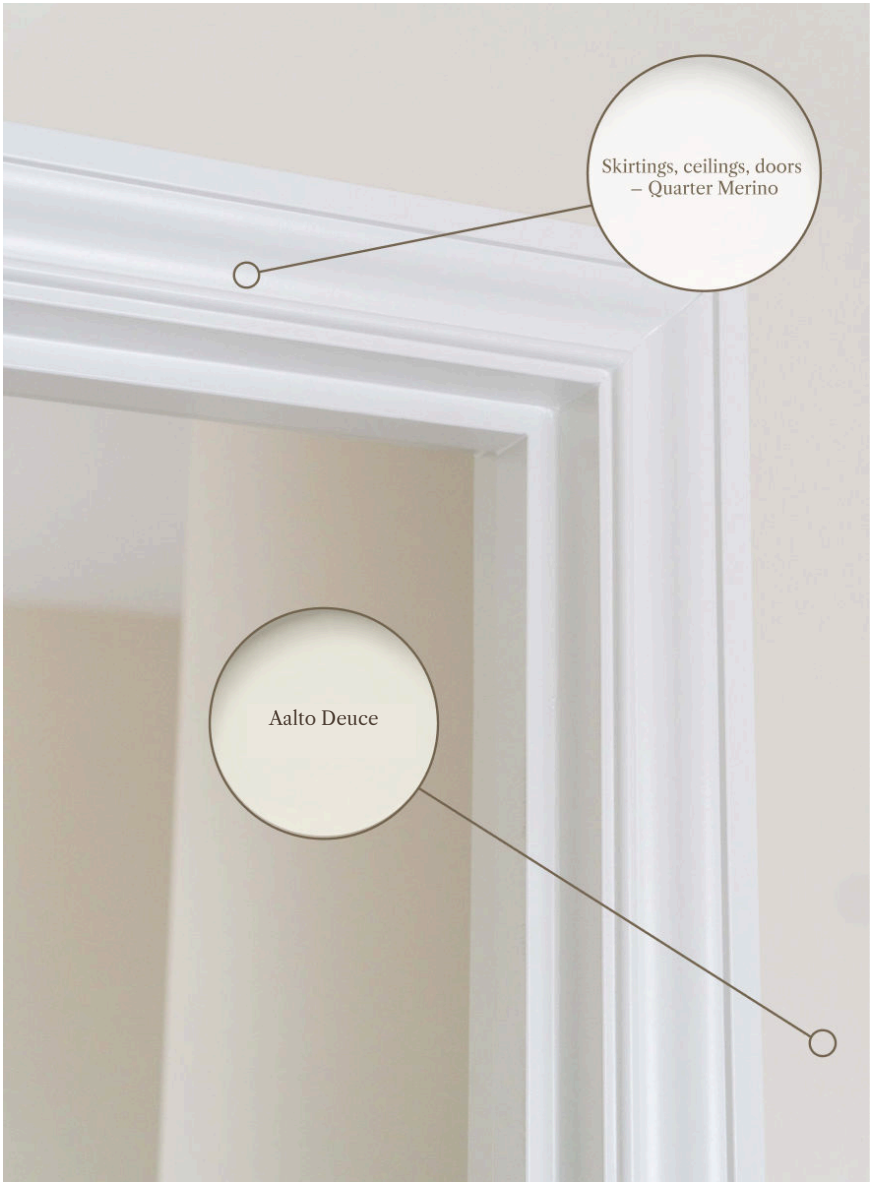
A picture of a similar kitchen

It's all in the details – Standard Interior Spec & Upgrade Options

Colouring & Detailing

Note: All homes are sold as a turnkey package. Everything will be completed prior to handover including window furnishings and landscaping.

The interiors of these homes are designed to complement the exteriors with large skirtings and architraves. The cottage feel is maintained with a neutral colour palette so you can make the home your own. At Brooksfield we believe in using high-quality and sustainable materials, so all of our homes come with low-VOC paint, tiled flooring, wool carpets, and wool insulation as standard.



The homes come with a neutral colour palette for you to make your own

BROOKSFIELD

Specs & Chattles



Specifications

Carpet: Godfrey Hirst NZ wool
Greywacke

Kitchen/Bathroom Tapware:
Villeroy & Boch Avia

Kitchen/Living Floor Tiles:
Forest Nutmeg

Kitchen Handles & Knobs:
Versailles Antique Pewter

Bathroom Floor Tile:
Redcliffes Terracotta
Herringbone

Splash Back:
Square Bone Gloss with
Moon White grout

Skirtings, Architraves, Ceilings:
Quarter Merino

Walls:
Alto Deuce

Door Handle:
Polished Chrome

Shower Tile: Olympia
Shell tile 600x600

Bathroom

Shower: Villeroy & Boch
Avia Shower Handpiece
and Hose

Heated Towel Rail:
Elan 7 Rail Warmer

Heater:
Weiss FH24SS

Appliances and Chattles

Oven:
Bosch Series 4 HBA534BS3A

Cooktop:
Bosch Induction Series 4
60cm PUE611BB5H

Dishwasher:
F&P Tall Single Dishdrawer
Series 7 DD60SCTX9

Range Hood:
Bosch Canopy Range Hood
DWB65BC50A

Heat Pump:
Mitsubishi/Fujitsu/Daikin
Exceeds healthy homes
standards

Smoke Alarms

Window Furnishings

Living Area Blinds:
Roller blinds

Bedroom Blinds:
Venetian blinds

Insulation

Ceiling:
Terra Lana Wool R3.6

Walls:
Terra Lana Wool R2.8

Underfloor:
R1.4 Polystyrene in Concrete
Foundation

Upgrade Options

Mantle with electric fireplace



Pendant Lights



Black



Brass

Wall Customisations

Half-Height Tongue & Groove Panelling



Full-Height Tongue & Groove Panelling



Window Furnishings

Fabric options



Pictured in order above;
100% cotton, cream with green stripe
100% linen beige (curtain only)
100% cotton, cream with blue stripe
100% linen, cream/white

Curtain with rod



Roman blinds



100% cotton, cream with green stripes



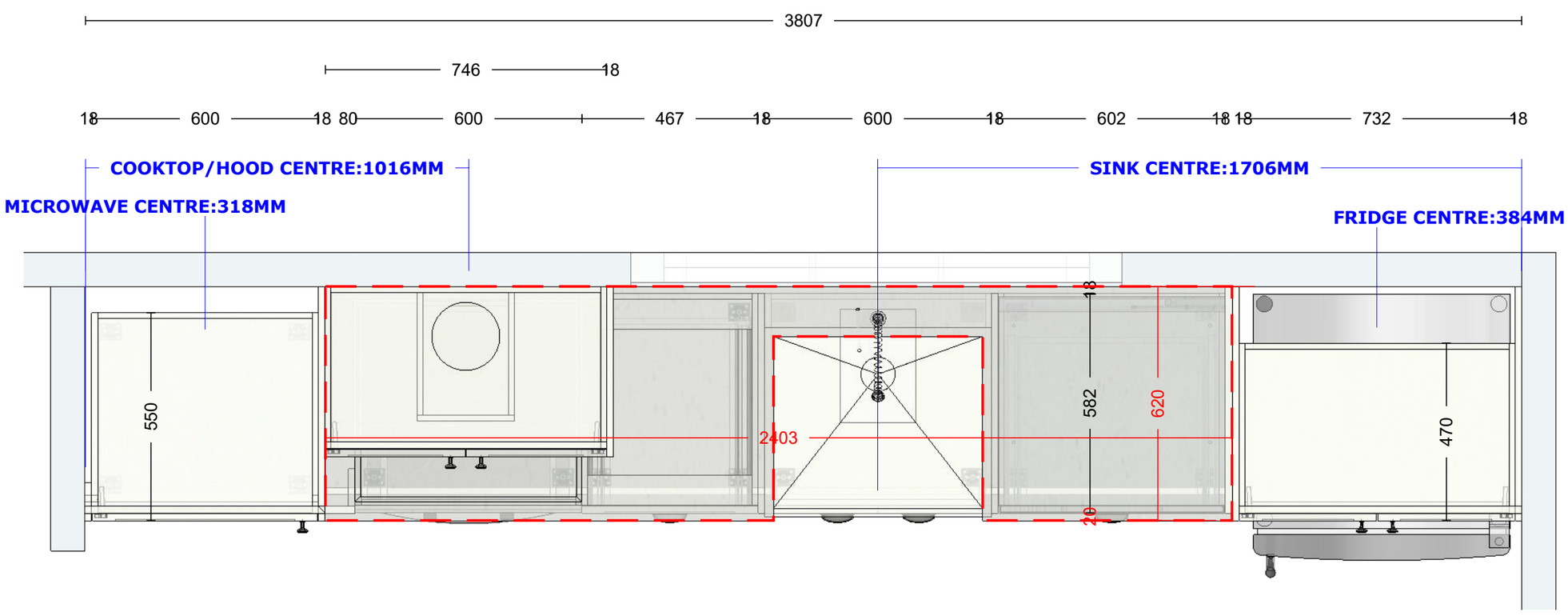
100% linen, cream/white



Kitchen



Kitchen



ISSUE DATE:	REVISION NUMBER:
20/04/2026	*R3*

JOB DETAILS

JOB NUMBER/QUOTE NUMBER:

PMR (020)

CIENT/BUILDER:

PlaceMakers Christchurch

SITE ADDRESS:

Block 3-Apartment 1,
21 Marriner Street

ALL DIMENSIONS ARE SUBJECT TO VERIFICATION ON JOB SITE AND ADJUSTMENT TO FIT JOB CONDITIONS

GENERAL NOTES:

BENCHTOP
* PMR Supply

SINK INSERT
* PMR Supply

CABINETRY
* 18mm Panelform-Kendal-Warm White (Melteca Warm White Satin)

HINGES
* Blum Soft-close

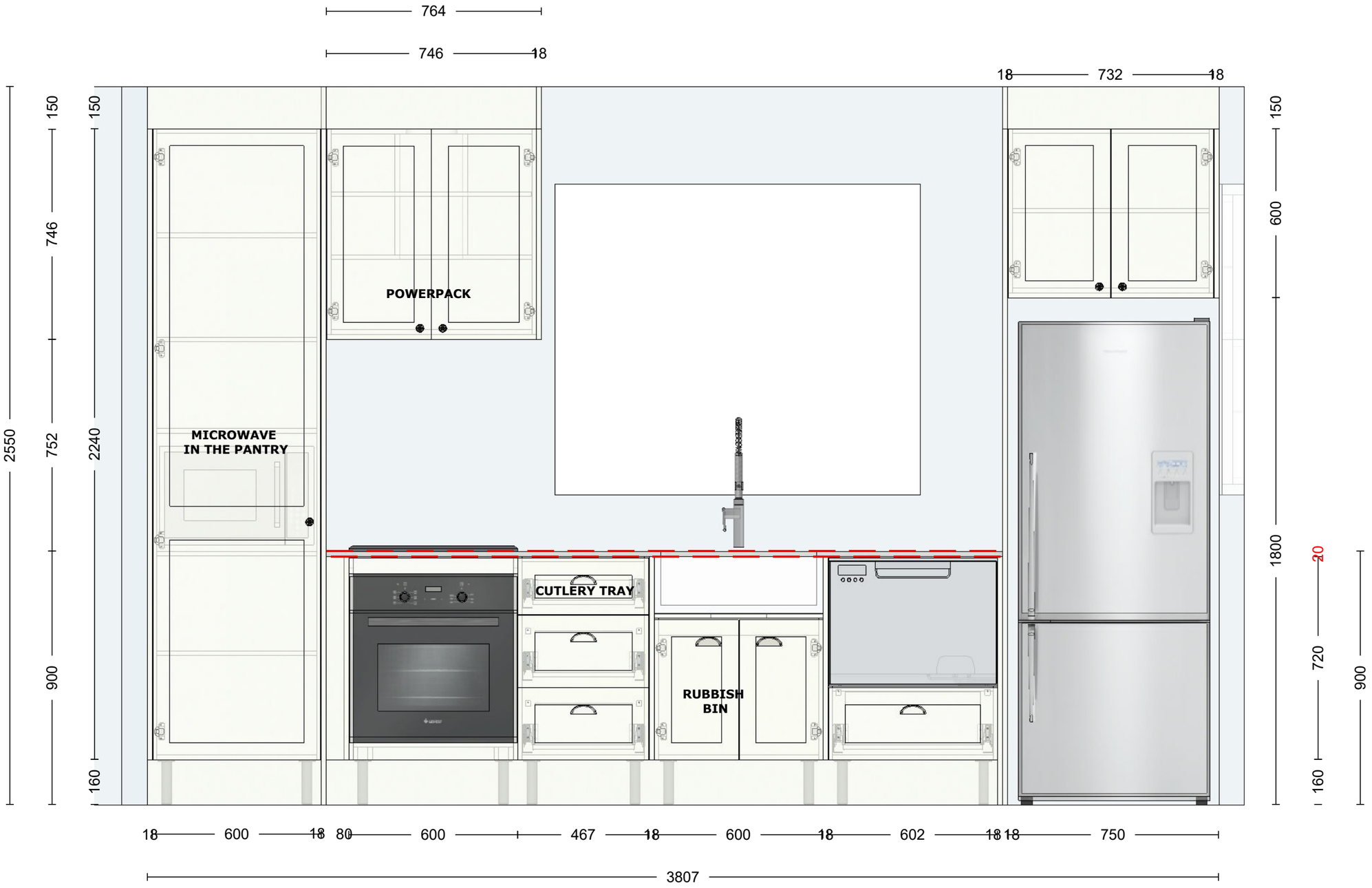
RUNNERS
* Hafele Alto Soft-close

HANDLES
* Elite Hardware 2048 & 3801 (Antique Pewter)

RUBBISH BIN
* Hafele Hideaway 503.55.488

03.KITCHEN TOP VIEW (with Wall Cupboards)

PMR (020)	SHEET: Page 3



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04.KITCHEN FRONT VIEW (with Wall Cupboards)

PMR (020)

SHEET:

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Your Specialist Property Management Team

We Look After Your Property Like It's Our Own

At Brooksfield Property Management, we don't overload our portfolio. That means extra care for every property and peace of mind for every owner.

Our extensive experience means that we provide bespoke property management tailored to each owner and tenant. You're never treated like a number. Instead you'll experience individual care, genuine communication, and a human approach grounded in trust and respect from our property managers.

With Brooksfield, you'll experience our warm, approachable style that builds lasting trust and long-term returns.

Real People, Real Care

Our point of difference is simple – we look after your investment like it's our own. That means:

- Personal communication
- Fast, thoughtful responses
- Respect for your property and your tenants
- A commitment to long term value and relationships

Our Team



Ngaire Baker
Senior Property Manager



Richard Milbank
Property Manager



Anna Meikle
Property Management
Residents Assoc.
Accounts &
Administration

0800 548 454 www.brooksfield.co.nz pm@brooksfield.co.nz

About Brooksfield

If you want the best homes, you need the best architects. That's why our homes are designed in London by renowned Ben Pentreath Architects.

Why do we exist?

Established in 2019, Brooksfield began property development with a simple goal - create beautiful homes that people love. We do not use 'cookie cutter' designs. Each one of our developments is tailored to the site, suburb, and surroundings. We build Classical and Georgian buildings and homes, as well as traditional cottages.

Over the past few years, we have fine-tuned our builds and are constantly looking for ways that we can better our designs to include more beautiful architectural details, durability, and affordability.

What makes Brooksfield homes different?

We believe that your home should bring a sense of pride every time you arrive home. We challenge ourselves to maximise space and inclusions in every home to suit contemporary lifestyles.

Inside every Brooksfield home you'll find stone bench tops, tiled bathrooms, low-VOC paints and double glazed windows to name just a few of our premium features. It's all part of our commitment to creating beautiful and sustainable homes that exceed people's expectations without costing the earth.





Brooksfield
Expression Of Interest

This EOI form is non binding. This form allows you to put a property on hold while you think about it, without having someone else buying it in the specified time below.

Name:

Phone No:

Email:

Address of property:

Indicated price:

End date of hold:

Client Acknowledgement:

I / We acknowledge and understand that in the event of a Backup EOI being signed and submitted on the above property, I / We have
Until the end date as stated above to
either:
(a) to proceed forward by making a conditional offer.
(b) not to proceed forward, thus ending our hold on the above property.

The property will become available to the stock list, or the subsequent order of Backup Hold(s) after option (b).

Signed:

BROOKSFIELD



BROOKSFIELD

0800 548 454 www.brooksfield.co.nz vinny@brooksfield.co.nz