



SHAYE'S TINY HOMES

Created with Love



**ALL OUR HOMES ARE PROUDLY
DESIGNED & BUILT IN AOTEAROA**





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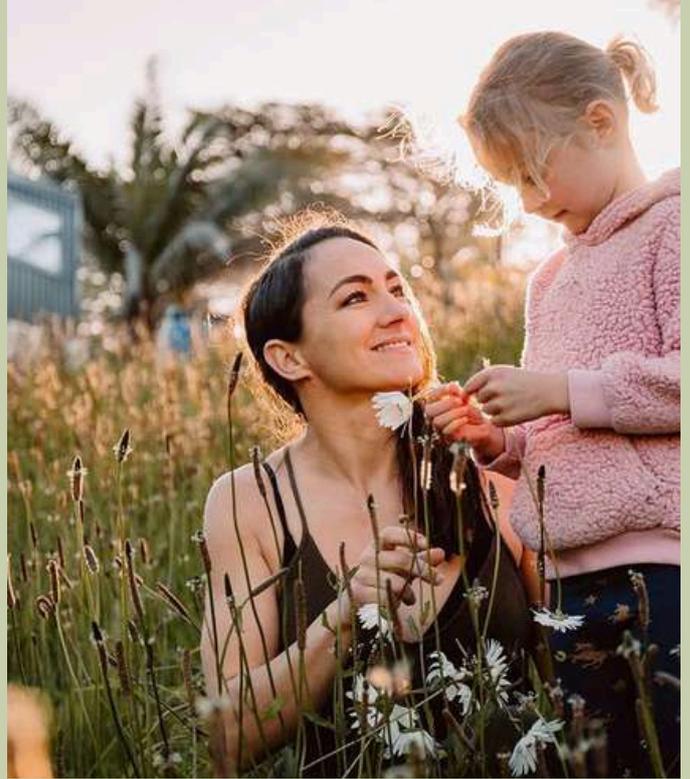


OUR STORY

Shaye's Tiny Homes began in 2013, when founder Shaye Boddington designed and built her first tiny house, Lucy—the little home now featured in our logo. What started as a personal project for an affordable, eco-friendly lifestyle quickly grew into a passion and, eventually, a business.



Shaye's designs balance practicality, beauty, and sustainability. Using modular principles, we make homes that adapt as needs change—whether it's a first step into homeownership, a family-friendly upgrade, or a stylish, low-maintenance retirement option.



Recognising the freedom and happiness tiny living could bring, Shaye teamed up with a skilled group of builders to form Shaye's Tiny Homes. Together, they've grown from a one-woman experiment into a dedicated team producing many exquisitely crafted homes each year—including tiny houses, minor dwellings, and modular pods, all built to the highest standards.



We believe tiny homes are part of the solution to today's housing challenges: they're affordable, energy-efficient, and financially freeing. At Shaye's Tiny Homes, we're proud to help people create spaces that are not only homes—but stepping stones to a better way of living

CUSTOM BUILT

Shaye's Tiny Homes specialise in custom built minor dwellings & tiny homes.

These are designed alongside you as a client and most are based on features used in Shaye's many different tiny home designs. Modular homes with multi-purpose porches are becoming very popular.



TINY HOMES



DIANE

AWARD-WINNING DESIGN

From \$269,000

*Also available as single-story



↔↔ 12m x 3.2m

2 



- DOWNSTAIRS BEDROOM
- UPSTAIRS COSY BEDROOM & TV SNUG
- COMFORTABLE OPEN PLAN LOUNGE
- LUXURIOUS, SPACIOUS BATHROOM
- EXTENSIVE KITCHEN

HAZEL

(BAY WINDOW)*

From \$220,800

*Also available without bay window



8.5m x 2.8m

2 



- HEADHEIGHT WRAP AROUND WALKWAY IN MAIN BEDROOM
- ENTERTAIN TO YOUR HEARTS DELIGHT WITH THE MASSIVE KITCHEN.
- HEAD HEIGHT WALKWAY BETWEEN TWO UPSTAIRS BEDROOMS
- A LARGE COMFORTABLE OPEN PLAN LOUNGE AND LIVING AREA
- LUXURIOUS BATHROOM

LISA

(WITH PORCH)

From \$269,800



↔↔ 12m x 2.8m

3 



- MAIN BEDROOM ON GROUND FLOOR
- 2 BEDROOMS UPSTAIRS EACH WITH HEADHEIGHT WALKWAYS
- LARGE BATHROOM WITH LAUNDRY
- FUNCTIONAL KITCHEN
- BREAKFAST BAR
- SPACIOUS TV LOUNGE
- LARGE PORCH WITH DINING TABLE
- CLEAR RETRACTABLE AWNINGS

SOPHIE

HEADHEIGHT WALKWAYS IN BEDROOMS

From \$219,800



↔↔ 9m x 2.8m

2 



- HEADHEIGHT WRAP AROUND WALKWAY IN BOTH BEDROOMS
- MASSIVE KITCHEN WITH CENTER BUTCHERS BLOCK
- HEAD HEIGHT WALKWAY BETWEEN TWO UPSTAIRS BEDROOMS
- A COSY SEMI PRIVATE TV LOUNGE
- LARGE LUXURIOUS BATHROOM

LARA

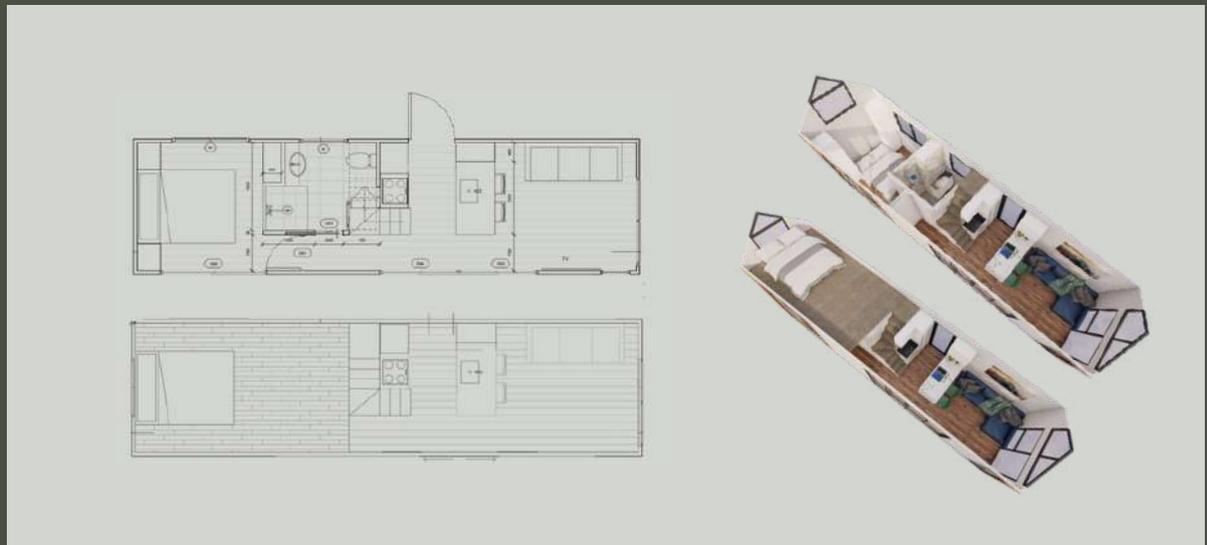
GROUND FLOOR BEDROOM

From \$220,800



↔↔ 10.5m x 2.8m

2 



- GROUND FLOOR BEDROOM
- COMPACT KITCHEN
- UPSTAIRS LOFT FOR STORAGE OR BEDROOM
- COMFORTABLE TV LOUNGE
- LUXURIOUS BATHROOM

JASMINE

SEPARATE LAUNDRY

From \$224,800



↔↕ 10m x 2.8m

2 



- 2 BEDROOMS WITH WRAP-AROUND WALKWAYS
- FULL-HEIGHT WARDROBES IN BEDROOMS
- LARGE KITCHEN
- COMFORTABLE LOUNGE
- LUXURIOUS BATHROOM
- SEPARATE LAUNDRY AREA

TINY HOMES + MODULES

ADD PODS,
DECKS & MORE!



GARY



↔↕ 12m x 2.8m + additional pod & porch

2 



DESIGN BRIEF:

- MAIN BEDROOM POD WITH WALK-IN WARDROBE
- SECOND GUEST BEDROOM LOFT
- LARGE KITCHEN
- COSY TV LOUNGE
- SPACIOUS PORCH
- SPACE FOR OUTDOOR DINING AREA
- LAUNDRY OFF BATHROOM





ASHLEIGH

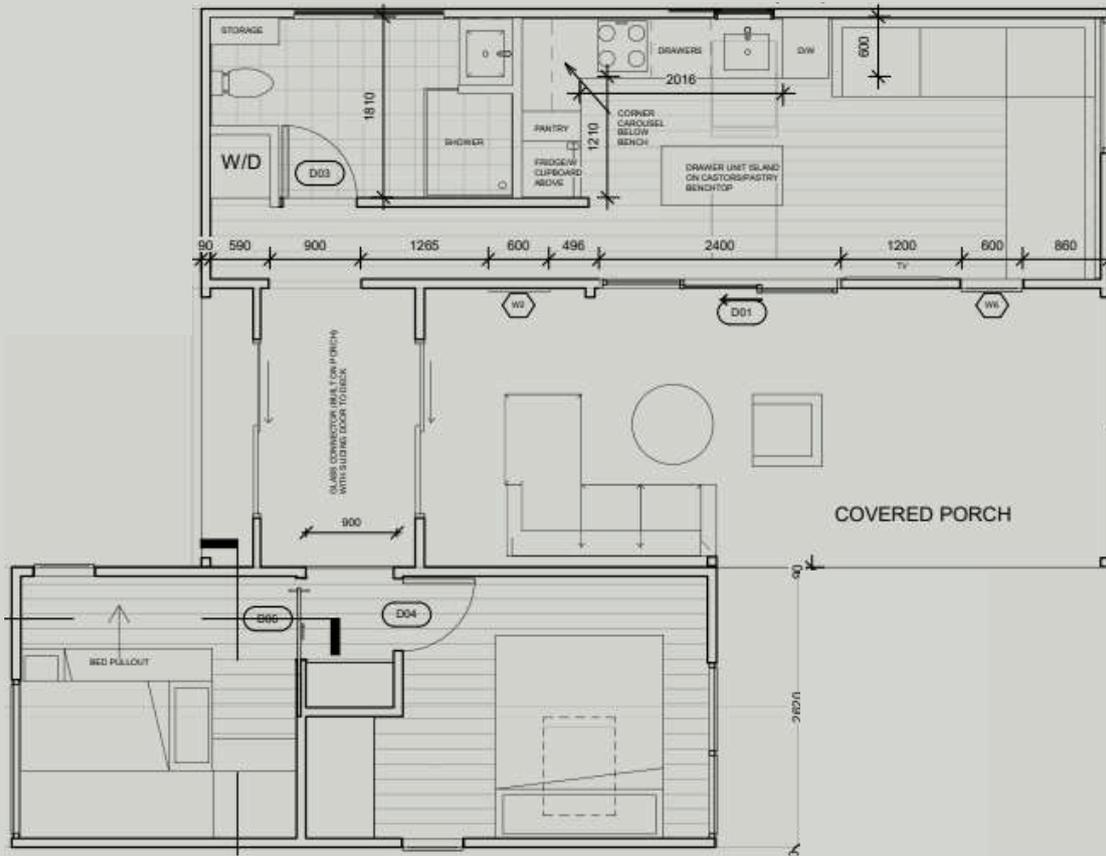


↔↗ 9m x 2.8m + additional porch & pod

2 



- DOWNSTAIRS MAIN BEDROOM
- VERSATILE SECOND BEDROOM
- KITCHEN SUITED TO A BNB
- COSY TV LOUNGE
- SPACIOUS PORCH WITH COSY FIREPLACE
- OUTDOOR DINING AREA
- RETRACTABLE CLEAR AWNINGS
- MATCHING HOT TUB



THE FOLKS

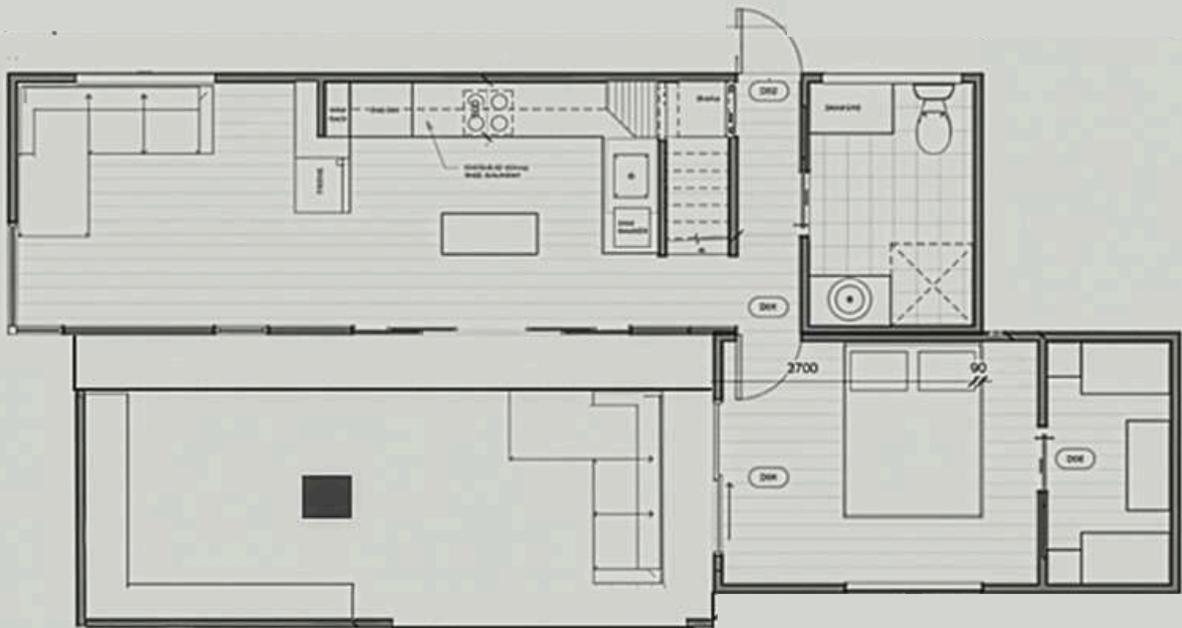


↔↕ 10.5m x 2.8m + additional pod & porch

2-3 



- A BIG PLAYROOM WHICH CAN CONVERT TO A SPARE ROOM FOR GUESTS WITH FULL HEAD-HEIGHT WALWAY
- ONE KIDDIES BEDROOM
- ONE DOWNSTAIRS BEDROOM WITH WALKIN WARDROBE
- BACK DOOR
- BIG KITCHEN
- COSY TV LOUNGE
- SPACIOUS PORCH WITH FIREPLACE



JENNI

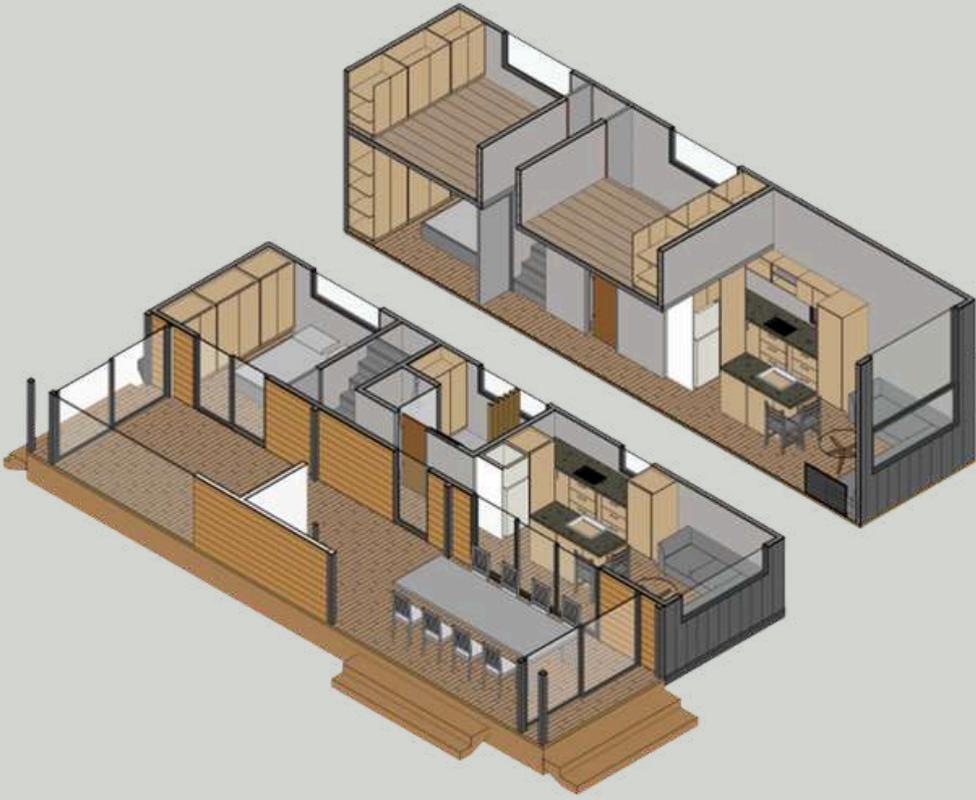


↔↕ 12m x 2.8m + additional luxury porch

2 



- DOWNSTAIRS MAIN BEDROOM
- SPARE BEDROOM & OFFICE UPSTAIRS
- BIG KITCHEN
- DECK WITH SLIDING GLASS DOORS
- COZY TV LOUNGE
- FIREPLACE AREA
- SUN LOUNGE
- UNDERFLOOR HEATING
- TRIPLE GLAZING
- THERMALLY BROKEN JOINERY



MINOR DWELLINGS

IMPORTANT NOTE

SOME CLIENTS LEASE LAND AND SO WANT THEIR MINOR DWELLING BUILT ON A TRAILER TO FIT UNDER VEHICLE CLASSIFICATION — IF THIS IS YOUR SCENARIO, CHAT TO THE TEAM ABOUT HOW THIS CAN BE DONE.

SIANE

SINGLE-STORY VERSION OF DIANE

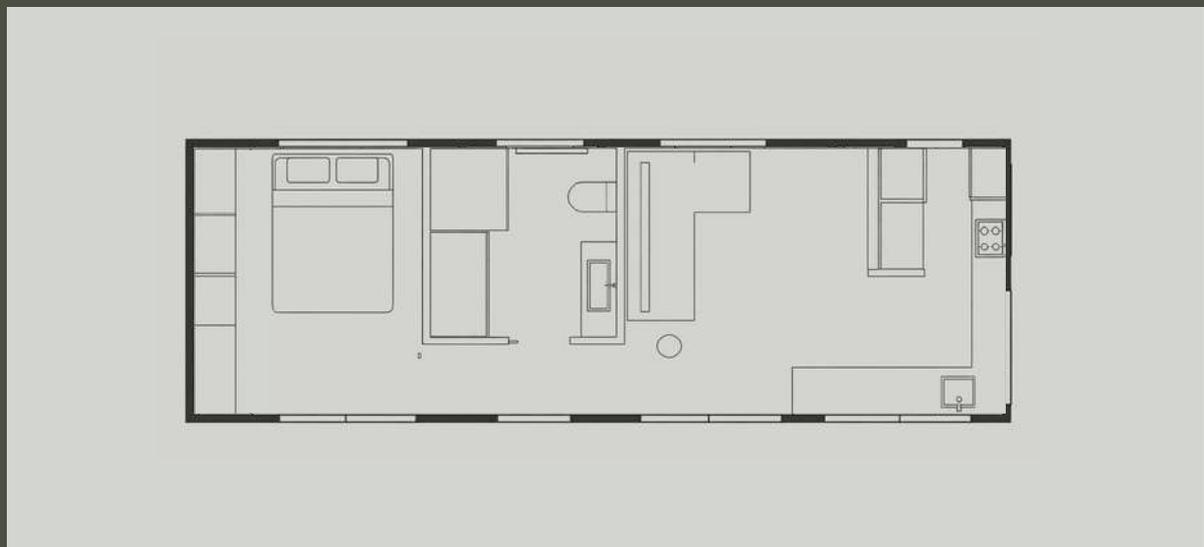
Code-compliant minor dwelling

From \$269,000



↔↔ 12m x 3.4m

2 



- SPACIOUS OPEN PLAN LOUNGE WITH FIREPLACE
- SLEEK DESIGN
- PLENTY OF STORAGE
- MODULAR OPTIONS AVAILABLE

TYLER

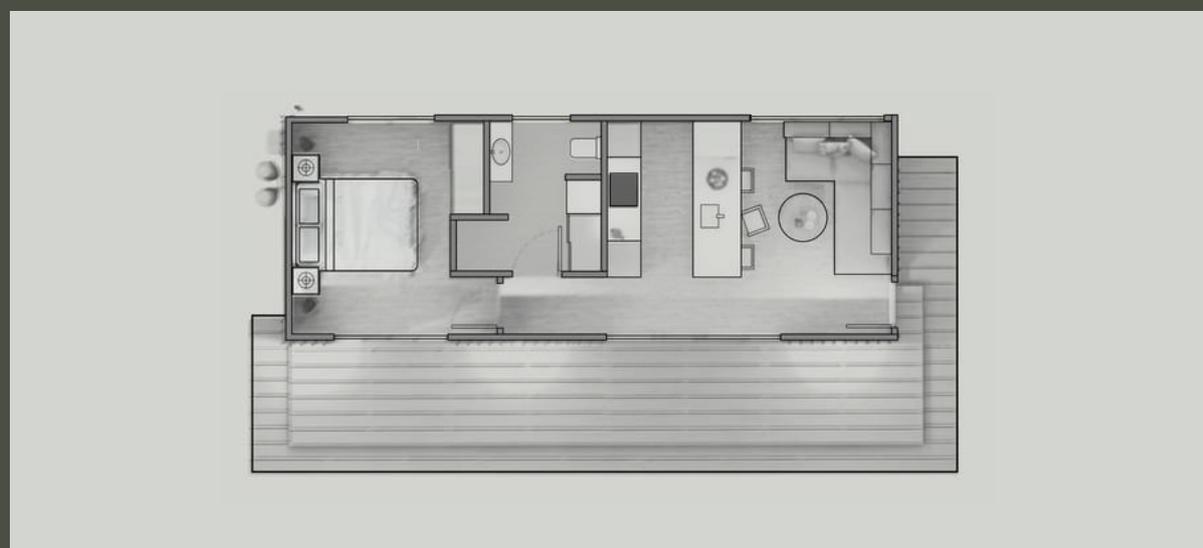
BUDGET-FRIENDLY LUXURY

From \$219,000



↕↕ 10.5m x 3.8m

1 



- OPEN PLAN KITCHEN AND LIVING AREA
- WRAP AROUND WALKWAY IN MAIN BEDROOM
- LARGE BEDROOM
- AMPLE WARDROBES
- SPACIOUS BATHROOM

ROSEY

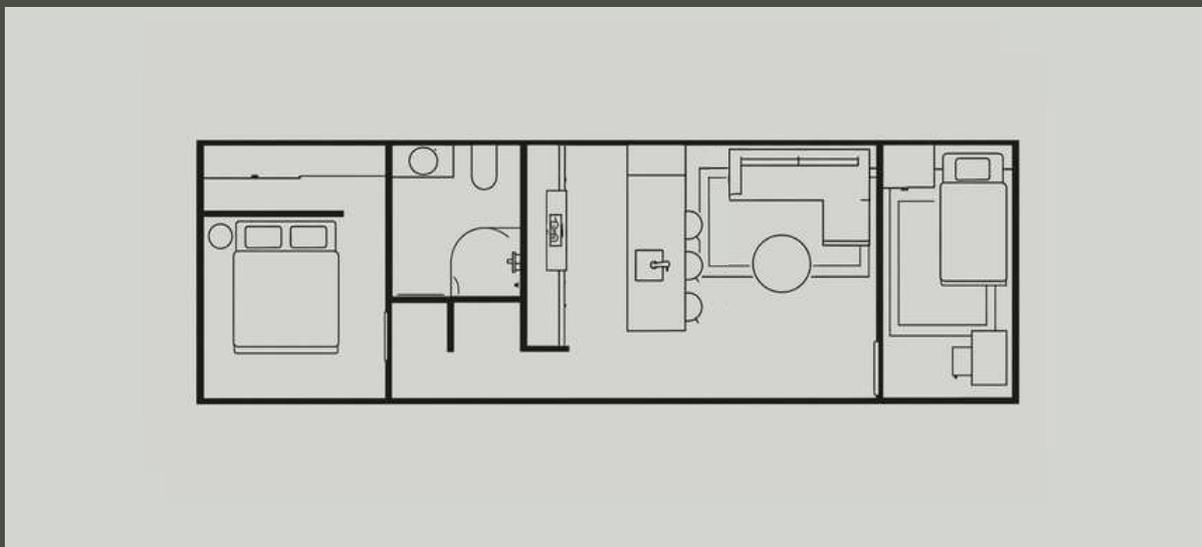
WALK-IN WARDROBE

From \$279,800



↔↕ 12m x 4m + porch

2 



- MAIN BEDROOM WITH WALK-IN WARDROBE
- SECOND GUEST BEDROOM WITH DESK
- GENEROUS KITCHEN
- COSY TV LOUNGE
- PORCH & FIREPLACE (OPTIONAL)
- MODULAR OPTIONS AVAILABLE

LARA

Modular minor dwelling



'Future proofing' door allows for adding a pod in the future



Home Features

- 1 bedroom with full-height wardrobe
- Attic/loft with pull-down stairs
- Beautiful lounge
- Large kitchen
- Spacious bathroom
- Laundry area
- Office nook
- Space for fireplace



LARA + 1 MODULE



LARA + 2 MODULES



BUILD TO SHELL STAGE

If you are worried about budget, or you feel you want to be part of the build process for your own house, we offer the option of purchasing a shell. In this way you can at least, be secure in the knowledge that the main structure is safe, dry and built to best practice by extremely qualified builders.



GRACE CLASSBY - AUCKLAND

"IT'S BEEN A YEAR SINCE WE BUILT AND MOVED INTO OUR BEAUTIFUL SOPHIE DESIGN, AND WE'RE STILL JUST AS IN LOVE WITH IT AS THE DAY WE MOVED IN (PROBABLY MORE!)"

“

MUILENG GOH - NORTHLAND

"I HAD A BEAUTIFUL AND RICH EXPERIENCE BUILDING AND CO-CREATING WITH SHAYE AND HER AMAZING TEAM AT SHAYE'S TINY HOMES."

“

DANIEL RIDDAY - NORTH ISLAND

"OUR TINY HOUSE WAS A 'HOME' RIGHT FROM THE BEGINNING, AS DURING THE DESIGN PROCESS (AND THE BUILD AS WELL) WE FELT LIKE OUR REQUESTS WERE HEARD AND RESPECTED."

“



WE'RE HERE TO HELP

Starting out on your tiny house journey can be daunting but we have all the advice and help you could need.



NEED SOMEWHERE TO PARK?

We help connect booked clients with landowners across New Zealand who lease suitable spaces.

Our network keeps growing as we find more beautiful, tiny-home-friendly locations. This support service is available exclusively to confirmed Shaye's Tiny Homes clients.

SETTING UP YOUR HOME

We will give you all the advice you need to make your journey as smooth as possible.

- Land prep
- Haulage
- Supports, tie downs and bracing.
- Off grid information
- Toilet types
- Sewage and gray water systems
- Council matters





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