



CALDERA
VINEYARD ESTATE

AKAROA
NEW ZEALAND

2026 - 2027
ADVISOR COMPENDIUM



CALDERA



A contemporary luxury resort, set within its own boutique vineyard, on the gentle slopes of a long-extinct volcano, beside a charming seaside village, offering one of the most unique vistas in the world.

Welcome to Caldera Vineyard Estate.

Caldera Vineyard Estate is a destination of rare beauty, overlooking the beautiful seaside village of Akaroa at the heart of Banks Peninsula in New Zealand's South Island. Named after the ancient caldera formed by a long-extinct volcano, the Estate offers a setting for a stay defined by refined luxury and timeless elegance, shaped by Caldera's unique natural surroundings.

Founder and CEO Tony Anderson is proud to present Caldera Vineyard Estate as New Zealand's newest luxury resort destination.



The Caldera Collection



The Caldera Collection unites the luxurious seclusion of Caldera Vineyard Estate, the refined elegance of the Newton Heights apartments, and the coastal retreat of Caldera La Résidence – an exclusive range of 14 sea-view rooms, due for completion in 1 March 2027. Guests residing at any of these accommodations enjoy full access to Caldera Vineyard Estate, delivering a complete and memorable Caldera experience.

CALDERA VINEYARD ESTATE

- The Cellardoor Restaurant (complete)
- The Estate Room (complete)
- The Vintner's Chalet (opening Oct 2026)
- The Winemaker's Chalet (opening Oct 2026)
- The Villas (opening 2027)
- The Wellness Retreat (opening 2028)
- The Great House (opening 2030)

CALDERA AT NEWTON HEIGHTS

- 3 Exclusive apartments (available to book now)
- 3 Premium rooms (available to book now)
- Located a 30-second shuttle ride to / from the Estate
- Full access to all of Caldera Vineyard Estate (excludes the Estate Room)

CALDERA LA RÉSIDENCE

- 14 Luxury rooms (opening 1 March 2027)
- All rooms have sea views or private courtyards
- Located a 90-second shuttle ride to / from the Estate



The Estate

Situated on the slopes of an ancient extinct volcano and set within a fully operational boutique vineyard, Caldera Vineyard Estate overlooks the dramatic contours of Banks Peninsula. Surrounded by established vines, the Estate feels both expansive and quietly sheltered, with a natural sense of calm that comes from its elevated position and sympathetic connection to the land. Caldera offers a layered and considered experience.

The Cellardoor Restaurant and Estate Room are already complete. The Estate will continue to evolve with new premium accommodation offerings. The Vintner's Chalet and The Winemaker's Chalet open in October 2026, followed by six luxury villas in 2027, a wellness retreat in 2028, and the Great House in 2030. These spaces will create a place to relax, unwind and immerse yourself in the fuller exclusive Caldera experience.

Pictured here:
The Cellardoor Restaurant and outdoor area, with the Estate Room located below.



The Cellardoor Restaurant

The Cellardoor Restaurant offers tasteful, understated design with indoor and outdoor seating, within our beautiful boutique vineyard setting. It showcases all of our exceptional wines, alongside a wide selection of local and international varieties.

The restaurant features an extraordinary state-of-the-art kitchen, while the fully openable glass frontage frames sweeping harbour views, providing a stunning backdrop as guests enjoy exquisite local fare designed and prepared by our world-class chefs.



The Estate Room

Caldera's Estate Room is an intimate, elegantly designed space for private dining and relaxed enjoyment of wine. Curated walls of Caldera's own premium wines sit alongside a distinguished selection of leading local and international labels.

A floor-to-ceiling glass frontage opens onto the front lawn, filling the room with natural light and connecting seamlessly to the landscape beyond. From here, views of the gracious vineyard give way to uninterrupted harbour vistas, creating a breathtaking outlook.





Caldera At Newton Heights

A mere 30-second drive from Caldera Vineyard Estate, Caldera at Newton Heights is a luxurious hideaway where elegance meets indulgent comfort. Choose from three beautifully appointed individual apartments, or three premium B&B rooms located throughout the expansive main house.

All apartments feature deluxe king beds, balconies, and private spa pools for an end-of-day relaxing treat. All rooms feature king beds, ensuite or private bathrooms, and private terraces. Your stay includes a freshly prepared continental breakfast, and a courtesy shuttle connects you to the wider Estate.

Apartments:

- Kereru 2 King Beds • 2 Bedrooms • 4 Adults
- Kingfisher 1 King Bed • 1 Bedroom • 2 Adults
- Takahe 1 King Bed • 1 Bedroom • 2 Adults
- All Apartments: Balcony with private spa pool

B&B Rooms:

- Fantail 1 King Bed • 1 Bedroom • 2 Adults
- Bellbird 1 King Bed • 1 Bedroom • 2 Adults
- Pukeko 1 King Bed • 1 Bedroom • 2 Adults
- All Rooms: Ensuites or private bathrooms

The Vintner's Chalet

The Winemaker's Chalet



The Vintner's Chalet is an elegant two-bedroom retreat nestled on the hillside of Caldera Vineyard Estate, offering a private stay beside the vines. It is thoughtfully appointed with ensuites for both bedrooms, a fully self-contained kitchen, and warm natural finishes throughout. Overlooking both the vineyard and Akaroa Harbour, The Vintner's Chalet offers a peaceful setting to unwind, reconnect, and experience the Estate at a relaxed pace.

The Vintner's Chalet (60sqm) features:

- Two bedrooms both with king beds
- Ensuites for both bedrooms
- Open-plan kitchen / dining, out to deck area
- Vineyard and harbour views
- Exclusive Caldera hand-care products

Sitting comfortably alongside The Vintner's Chalet, The Winemaker's Chalet is a beautiful escape, designed for peaceful stays. It features two bedrooms both with ensuites, a self-contained kitchen, and natural, understated interiors. Surrounded by garden and hillside views, The Winemaker's Chalet offers a quiet and secluded retreat immersed in the natural beauty of Caldera Vineyard Estate.

The Winemaker's Chalet (50sqm) features:

- Two bedrooms both with king beds
- Ensuites for both bedrooms
- Open-plan kitchen / dining, out to deck area
- Hill and natural garden views
- Exclusive Caldera hand-care products

Caldera La Résidence Mid 2027

Caldera La Résidence is a refined collection of 14 beautifully appointed guest rooms, designed to capture the natural beauty and gentle atmosphere of Akaroa village. Each space is thoughtfully designed, with natural timbers, soft muted tones, and layers of texture creating a calm, intimate, and genuinely welcoming retreat for every discerning guest.

Private balconies extend the living space outdoors, with all but one room offering sweeping sea views, allowing guests to experience the unique, ever-changing light and movement of the harbour. Guests enjoy, evening dining at the Estate's Cellardoor Restaurant, and full access to all Caldera Vineyard Estate offerings (excluding the Estate Room) – all just a two-minute courtesy shuttle away.

All rooms feature:

- A king bed and luxurious seated areas
- Private balconies for soaking in the coastal air
- Sea and harbour views (from all but one room)
- Daily continental breakfast served downstairs
- Conference facilities available with catering options





ARTIST'S RENDER

Caldera Villas 2027

A collection of six private villas, to be completed in 2027, will be thoughtfully positioned throughout the vines within Caldera Vineyard Estate. The villas are designed with expansive glass fronts to take in the harbour and vineyard views. The villas are finished in natural timber and stone to blend effortlessly into the landscape, while maintaining

a strong connection to the surrounding landscape, natural environment, and peaceful vineyard setting. Each villa offers a generous living space, two separate bedrooms each with an ensuite, kitchen, pool and spa pool. They are a place of quiet comfort and considered luxury, created for pure indulgence and relaxation.

All villas (100sqm) feature:

- 2 bedrooms, king beds, each with an ensuite
- Generous kitchen and living space
- Outdoor deck with private pool and spa pool
- Full dining experience at Caldera Vineyard Estate

Caldera Wellness Retreat 2028

The forthcoming Wellness Retreat at Caldera Vineyard Estate, opening 2028, will offer a refined sanctuary of therapeutic relaxation. Beautifully designed to prioritise privacy and a deeply restorative experience, it will be a place where every detail is carefully considered to soothe and restore.

Set against the breathtaking backdrop of Akaroa Harbour and the surrounding bays, the Wellness Retreat will invite guests to unwind in an atmosphere of understated luxury. Here, the rhythm of the water and surrounding landscape come together to create a truly immersive escape, indulging the mind, body and senses.

The Wellness Retreat features:

- Four treatment rooms for personalised therapies
- A serene calm-room for quiet relaxation
- A beautifully appointed sauna
- Two thermal wellness pools, and a revitalising cold pool





ARTIST'S RENDER

The Great House 2030

A grand mansion of striking contemporary design, due for completion in 2030, Caldera's Great House will offer premium accommodation on the edge of the vineyard. The Great House will present every modern comfort, inspiring views of the harbour and surrounding bays, and an irresistible sense of serenity that will invite guests to linger forever.

Designed to accommodate larger groups or families, the Great House will be a hillside haven of natural beauty, gentle birdsong and an abundance of tranquility. Discover every careful detail, exquisite aspect, and personal touch that will ensure your luxury stay at New Zealand's most exclusive resort is a naturally unforgettable experience.

The Great House features:

- Five sleeping quarters, king beds, each with ensuite
- Open-plan living with a chef-level kitchen
- Private wine cellar with local and global labels
- Swimming pool, spa and private gym



The Vineyard

With passion and unwavering dedication, the established but tired vineyard at Caldera Estate has been restored and developed to magnificence. Now a fully operational boutique vineyard, it bears the original mix of Pinot Noir, Malbec, Riesling and Pinot Gris vines, all over 35 years old. Set on the slopes of an extinct volcano, the rich volcanic soil and elevated position create ideal conditions for producing wines considered among the finest in New Zealand.

Guests are invited to wander the vineyard year-round, experiencing the rhythm of the seasons up close. Harvest brings a special energy to the Estate, a time of celebration and connection. The first wine releases of each new season also mark another moment to savour, capturing the essence of the land in every bottle.



The Wine



From its striking location on the slopes of an ancient extinct volcano, Caldera Vineyard Estate crafts unique and distinctive wines. Mineral-rich soils, natural drainage and a unique microclimate combine to produce wines with depth, balance and a strong sense of place, resulting in a range that is both expressive and refined.

The Caldera label is further enhanced by sourcing premium fruit from renowned regions including Central Otago, Waipara and Marlborough. This broader reach allows for a diverse, high-quality collection that reflects the best of New Zealand winemaking and consistently delivers world-class wines.



Akaroa

The seaside village of Akaroa, Banks Peninsula, is an historic French colonial settlement and that picture-perfect place of your imagination. This is a popular tourist destination, right on the edge of the harbour and ringed by the hills of the volcanic landform from which Caldera has taken its name.

Akaroa is a delightful place to wander, explore, and relax. If a little adventure is appealing, you could kayak the harbour; investigate the incredible bays; swim with the dolphins; dive for crayfish; view the rugged peninsula coastline by boat or helicopter; or explore the many hill trails. The city of Christchurch is just a 90-minute drive by road, and a mere 15 minutes by helicopter.



Caldera Vineyard Estate

Published Rates 2026/27

The Chalets | 4 Guests (max)

2 Bedrooms, each with ensuite | 2 King beds | Kitchen

- **Bookings available from 8 June 2026. Chalets open 1 Oct 2026. Minimum 2 night stay.**
- We offer two beautiful chalets: The Vintner's Chalet and The Winemaker's Chalet.
- Each chalet is priced for two guests, with the option to add up to two more guests.

Packages:

Chalet Only (min 2 night stay)

A self-catered stay with the flexibility to cook in your private chalet kitchen, book a table at the Cellardoor Restaurant, or explore Akaroa's charming local venues.

Chalet With Evening-Only Dining Package (min 2 night stay)

Includes dinner at the Cellardoor Restaurant, starting with pre-dinner canapés and a glass of Champagne. Guests arrange their own breakfast and lunch.

Chalet With Full Dining Package (min 2 night stay)

Includes self-catered breakfast delivered daily to your chalet, lunch and dinner at the Cellardoor Restaurant, with pre-dinner canapés and a glass of Champagne served before your evening dining.

WINTER SPECIAL PACKAGE: 3 NIGHTS FOR THE PRICE OF 2

1 June 2027 – 31 Aug 2027: Stay three nights and only pay for two.

Package includes dinner at the Cellardoor Restaurant.

Guests arrange their own breakfast and lunch.

The Vintner's Chalet

4 Guests (max)

- 60sqm with full harbour & sea views
- Check in 2.00pm | Check out 11.00am

Season: 1 October 2026

2 – 4 Guests: \$1,800 / night

Pricing is fixed for up to 4 guests

2 Guests: \$2,100 / night

Additional Guests: \$140 / guest / night

2 Guests: \$2,300 / night

Additional Guests: \$230 / guest / night

1 June 2027 – 31 Aug 2027

2 Guests: \$4,200 for 3 nights

Additional Guests: \$395 / guest for 3 nights

The Winemaker's Chalet

4 Guests (max)

- 50 sqm with garden & partial sea views
- Check in 2.00pm | Check out 11.00am

Season: 1 October 2026

2 – 4 Guests: \$1,600 / night

Pricing is fixed for up to 4 guests

2 Guests: \$1,900 / night

Additional Guests: \$140 / guest / night

2 Guests: \$2,100 / night

Additional Guests: \$230 / guest / night

1 June 2027 – 31 Aug 2027

2 Guests: \$3,800 for 3 nights

Additional Guests: \$395 / guest for 3 nights

The Villas | 4 Guests (max)

2 Bedrooms, each with ensuite | 2 King beds | Kitchen

- **Bookings available from 1 Feb 2027. Villas open 1 Oct 2027. Minimum 2 night stay.**
- We offer a premium range of private villas, each with their own swimming pool and spa pool.
- Includes self-catered breakfast delivered daily to your chalet, lunch and dinner at the Cellardoor Restaurant, with pre-dinner canapés and a glass of Champagne served before your evening dining.

All Villas

4 Guests (max)

- 100sqm with full harbour & sea views
- Check in 2.00pm | Check out 11.00am

Season: 1 October 2027

2 Guests: \$3,500 – \$6,500

Additional Guests: \$230 / guest / night

- All rates include 15% GST
- Rates are subject to change
- Bookings via Caldera website
- Refer to website for terms & conditions
- www.calderaestate.com

Caldera At Newton Heights

Published Rates 2026/27

The Apartments

- **Bookings available from 8 June 2026. Minimum 2 night stay.**
- We offer a range of three elegantly appointed luxury apartments.
- Each apartment has its own unique style, all featuring private spa pools and balconies.
- All apartments include a delicious in-room continental breakfast.

	1 June 2026 – 30 September 2026	New offering: From 1 October 2026	01 June 2026 – 30 August 2026
Kereru Apartment 4 Guests <small>(max)</small> 2 Bedrooms 2 King beds Kitchen (min 2 night stay)	\$1,100 / night	\$2,125 / night	WINTER SPECIAL: STAY 3 NIGHTS, PAY FOR 2 Applies to any of our three luxury apartments
Kingfisher Apartment 2 Guests 1 Bedroom 1 King bed Kitchen (min 2 night stay)	\$950 / night	\$1,850 / night	MAKE IT EXTRA-SPECIAL: Add on dinner at Caldera Vineyard Estate's Cellardoor Restaurant, with courtesy shuttle \$170 per person.
Takehe Apartment 2 Guests 1 Bedroom 1 King bed (min 2 night stay)	\$950 / night	\$1,850 / night	

From 1 October 2026:

All bookings will include dinner for two guests at Caldera Vineyard Estate's Cellardoor Restaurant, starting with pre-dinner canapés and a glass of wine. A complimentary shuttle to and from the Estate is also included. Additional guests are welcome to join the dining experience for \$170 per person.

The B&B Rooms

- **Bookings available from 8 June 2026. Minimum 2 night stay.**
- We offer a range of three premium bed and breakfast rooms in our main house.
- All rooms have access to a fire-lit balcony with a barbecue, and a separate shared spa pool.
- All include a full cooked breakfast, served either in the main dining room, or on the balcony.

	1 June 2026 – 30 September 2026	New offering: From 1 October 2026	01 June 2026 – 30 August 2026
Fantail Room 2 Guests 1 Bedroom 1 King bed Ensuite (min 2 night stay)	\$585 / night	\$685 / night	WINTER SPECIAL: STAY 3 NIGHTS, PAY FOR 2 Applies to any of our three premium rooms
Bellbird Room 2 Guests 1 Bedroom 1 King bed Ensuite (min 2 night stay)	\$525 / night	\$635 / night	MAKE IT EXTRA-SPECIAL: Add on dinner at Caldera Vineyard Estate's Cellardoor Restaurant, with courtesy shuttle \$170 per person.
Pukeko Room 2 Guests 1 Bedroom 1 King bed Private Bathroom (min 2 night stay)	\$500 / night	\$585 / night	

- All rates include 15% GST
- Rates are subject to change
- Bookings via Caldera website
- Refer to website for terms & conditions
- www.calderaestate.com

From 1 October 2026:

All bookings include early-evening canapés and a glass of wine for two guests at Caldera Vineyard Estate's Cellar Door Restaurant. Guests also receive priority dinner reservations at the restaurant, available for \$170 per guest. All restaurant bookings include a complimentary shuttle to and from the Estate.

Caldera La Résidence

Published Rates 2026/27

14 Luxury Rooms | 2 Guests

• **Bookings available from 8 June 2026. Opens March 2027. Minimum 2 night stay.**

- Caldera La Résidence offers a curated collection of beautifully designed guest rooms.
- Every room has its own distinct character and outlook, from sweeping sea views to peaceful courtyard settings.
- All rooms feature private balconies, creating a quiet outdoor space to relax and unwind.
- Guests enjoy in-room tea and coffee facilities, along with a daily continental breakfast served in the guest lounge.
- Every stay includes a complimentary bottle of Caldera Estate wine.
- Completing your experience is nightly dinner for two guests at Caldera Vineyard Estate's Cellar Door Restaurant, including pre-dinner canapés, a glass of wine, and courtesy shuttle.

Bookings available from 8 June 2027

Caldera La Résidence opens 1 March 2027

Dining at the Cellardoor Restaurant:

The Full Caldera Vineyard Estate Experience

Your Caldera La Résidence booking includes a nightly dinner for two guests at Caldera Vineyard Estate's Cellardoor Restaurant. Your evening begins with pre-dinner canapés and a glass of wine, followed by a beautifully curated dining experience created by our chefs using locally sourced ingredients. A complimentary shuttle to and from the Estate is also included.

3 Rooms with sculpted stone baths and full harbour views or private courtyard

\$2,000 – \$2,200 / night

11 Rooms with either full harbour views or private courtyards

\$1,700 – \$1,900 / night

- All rates include 15% GST
- Rates are subject to change
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Meet Your Hosts

Tony

Founder & CEO
Caldera Vineyard Estate & The Caldera Collection

Tony Anderson is a businessman, property developer, entrepreneur, winegrower, and owner of Caldera Vineyard Estate. Inspired by the profound sense of place he experienced when first visiting the estate, Tony draws upon decades of industry experience, business success, and travel to shape the future for the fuller Caldera Collection.

With vision centred on quality, authenticity, and hospitality, committed to establishing Caldera Vineyard Estate as leading global destination celebrating natural beauty, character, and unique spirit of region.



Gail & Brendon

Managing Directors
Caldera at Newton Heights & Caldera La Résidence

Having called Akaroa home for many years, Gail and Brendon are managing directors of Caldera at Newton Heights and Caldera La Résidence. Coming from a farming background, they share a deep connection to the harbour, hills, and relaxed rhythm of this seaside village. Their affection for the area stems from its natural beauty and enduring sense of community.

Passionate about sharing Akaroa with visitors from all corners of the world, they take genuine pride in introducing its unique character. This results in meaningful, memorable experiences that leave a lasting impression for every guest.





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