



CONSTRUCTION SUMMARY

342 - 4 - The Rideau 6 (42-6) Elev B Opt 5 Bed

Extras at Time of Sale

VENDOR TO SUPPLY AND INSTALL A 5 FT. BY 8 FT. DECK WITH STAIRS TO GRADE

Worksheet Note:

CABINETRY

Inv.1,858	1 - (K14) FASCIA CEILING PANELS FOR CROWN MOLDING (PRICE INCLUDES STANDARD CROWN MOULDINGS)
Line18503	Note:
16May17 / 29Jun17	
Inv.1,858	1 - VANITY - ENSUITE BATHROOM - GROUP 3 VIKING 3
Line18504	Note:
16May17 / 29Jun17	
Inv.1,858	1 - CABINETRY - KITCHEN - GROUP 3 VIKING 3
Line18506	Note:
16May17 / 29Jun17	
Inv.1,858	1 - VANITY - ENSUITE BATHROOM 2 - GROUP 3 VIKING 3
Line18507	Note:
16May17 / 29Jun17	
Inv.1,858	1 - VANITY - ENSUITE BATHROOM 3 - GROUP 3 VIKING 3
Line18509	Note:
16May17 / 29Jun17	
Inv.1,858	1 - VANITY - SHARED BATHROOM - GROUP 3 VIKING 3
Line18510	Note:
16May17 / 29Jun17	

CABINETRY - APPLIANCES

Inv.1,858	1 - (J09) 66CM "COUNTER DEPTH" FRIDGE CABINET (1 GABLE 66CM & CABINET 66CM DEEP)
Line18502	Note:
16May17 / 29Jun17	

CABINETRY - VANITY CABINETS

Inv.1,858	1 - (D14) VANITY BANK OF DRAWERS (55CM MAX) IN MASTER ENSUITE
Line18505	Note:
16May17 / 29Jun17	

CEILINGS

Inv.1,635	1 - 9 FOOT CEILING ON SECOND FLOOR
Line16138	Note:
29Jan17 / 18Apr17	

ELECTRICAL

Inv.1,635	1 - CEILING OUTLET - ON EXISTING SWITCH - EXTRA INTERIOR CEILING OUTLET ROUGH IN NO FIXTURE ON EXISTING SWITCH - CENTERED ABOVE BREAKFAST BAR - AS PER SKETCH
Line16135	Note:
29Jan17 / 18Apr17	



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Inv.1,635	1 - 200 AMP SERVICE - UPGRADE TO
Line16139	Note:
29Jan17 / 18Apr17	

Inv.1,858	1 - HOOD FAN - AIR AV1308 STAINLESS STEEL
Line18500	Note:
16May17 / 29Jun17	

HARDWOOD FLOORING

Inv.1,635	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - LANDING
Line16133	Note:
29Jan17 / 18Apr17	

Inv.1,635	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - UPPER HALL - 5 BEDROOM PLAN
Line16134	Note:
29Jan17 / 18Apr17	

Inv.1,858	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - MAIN HALL
Line18499	Note:
16May17 / 29Jun17	

HEATING AND AIR CONDITIONING

Inv.1,635	1 - GAS LINE - ROUGH IN GAS LINE - STOVE
Line16140	Note:
29Jan17 / 18Apr17	

PAINT AND STAIN

Inv.1,858	1 - STAIN OAK RAILINGS AND STAIRS - RAILINGS - PICKETS - NEWEL POST - NOSING - STRINGERS - TREADS AND RISERS COMPLETE-- STAIN OAK INCLUDING VARNISH-- PRICE IS PER SET
Line18511	Note:
16May17 / 29Jun17	

PLUMBING

Inv.1,635	1 - ICE MAKER ROUGH IN - WATERLINE TO FRIDGE FOR ICEMAKER
Line16137	Note:
29Jan17 / 18Apr17	

WINDOWS - BASEMENT

Inv.1,635	2 - BASEMENT WINDOW - 30 X 24
Line16136	Note: 2 WINDOWS TO BE INCREASED. AS PER SKETCH
29Jan17 / 18Apr17	



INTERIOR COLOUR SCHEME

Purchaser:

YI QUAN CHEN

Telephone Res. / Bus:

(647) 680-8681 /

Decor Advisor:

Daneya Zambri

Lock Date:

16-May-17

Property:

342

Project:

Bradford Capital Holdings Inc.

Model and Elevation:

The Rideau 6 (42-6) Elev B Opt 5 Bed

Plan #:

51M-1063

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

3

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	CAMDEN MAPLE - SHALE GREY CL (UP 1)	9677
Laundry Room	BELWOOD ONATAIRO WHITE (STD)	9677
Powder Room	N/A	
Master Ensuite Bathroom	MANCHESTER MAPLE - SOAP STONE (UP 1)	9677
ENSUITE 2	MANCHESTER MAPLE - OYSTER (UP 1)	9677
ENSUITE 3 BAT	MANCHESTER MAPLE - OYSTER (UP 1)	9677
SHARED BATH	MANCHESTER MAPLE - OYSTER (UP 1)	

Comment

(J09) 66CM "COUNTER DEPTH" FRIDGE CABINET (1 GABLE 66CM & CABINET 66CM DEEP)
(D14) VANITY BANK OF DRAWERS (55CM MAX) IN MASTER ENSUITE
(K14) FASCIA CEILING PANELS FOR CROWN MOLDING (PRICE INCLUDES STANDARD CROWN MOULDINGS)
(D14) VANITY BANK OF DRAWERS (55CM MAX) IN MASTER ENSUITE

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	WHITE CARRARA 4924 (STD)	
Laundry Room	1573-60 FROSTY WHITE	
Powder Room	N/A	
Master Ensuite Bathroom	WHITE CARRARA 4924-38	
ENSUITE 2	WHITE CARRARA 4924-38	
ENSUITE 3 BAT	WHITE CARRARA 4924-38	
SHARED BATH	WHITE CARRARA 4924-38	

Comment

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	MALENA ICE 46-164 13 X 13 (STD)	
Main Hall	SEE HARDWOOD DETAILS	
Kitchen / Breakfast	MALENA ICE 46-164 13 X 13 (STD)	
Laundry Room	BALLINA GREY 46-140 13 X13 (STD)	
Powder Room	MALENA ICE 46-164 13 X 13 (STD)	
Master Ensuite Bathroom	KEATON ICE 46-173 13 X13 (STD)	
ENSUITE 2	BALLINA GREY 46-140 13 X13 (STD)	
ENSUITE 3	BALLINA GREY 46-140 13 X13 (STD)	
SHARED BATH	BALLINA GREY 46-140 13 X13 (STD)	
MUD ROOM	MALENA ICE 46-164 13 X 13 (STD)	

Comment



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4. Ceramic Wall Tile

Master Ensuite Bathroom		Selection	Describe
Tub Deck Wall		KEATON ICE 52-192 8 X 10	
Tub Deck		KEATON ICE 52-192 8 X 10	
Tub Deck Skirt		KEATON ICE 52-192 8 X 10	
Shower Stall		KEATON ICE 52-192 8 X 10	
ENSUITE 2		BELLINA GREY 52-166 8 X 10	
ENSUITE 3		BELLINA GREY 52-166 8 X 10	
SHARED BATH		BELLINA GREY 52-166 8 X 10	
Kitchen Backsplash			

Delete all Ceramic Accessories (Paper Holder;Towel Bar; Soap Dishes) ☐ Yes ☒ No

Comment

** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED

5. Carpeting

Main Hall	SEE HARDWOOD DETAIL
Living Room	SEE HARDWOOD DETAIL
Dining Room	SEE HARDWOOD DETAIL
Family Room	SEE HARDWOOD DETAIL
Den / Library / Study	SEE HARDWOOD DETAIL
Basement Landing(If Applies)	NA
Lower Landing (If Applies)	N/A
Upper Landing	SEE HARDWOOD DETAIL
Upper Hall	SEE HARDWOOD DETAIL
Master Bedroom	2369 SUN RIVER - 713 SILVER MAPLE
Bedroom #2	2369 SUN RIVER - 713 SILVER MAPLE
Bedroom #3	2369 SUN RIVER - 713 SILVER MAPLE
Bedroom #4	2369 SUN RIVER - 713 SILVER MAPLE
Bedroom #5	2369 SUN RIVER - 713 SILVER MAPLE

Underpad	Type	Area
	10MM (STANDARD)	ALL BEDROOMS
Carpet on Stairs	Capped	Runner - *Upgrade
Comment	NONE	NONE

** Refer to Construction Summary



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16-May-17

6. Hardwood

Kitchen	SEE CERAMIC DETAILS
Main Hall	RED OAK 2 1/4 PRO - ACORN BROWN (STD)
Living Room	RED OAK 2 1/4 PRO - ACORN BROWN (STD)
Dining Room	RED OAK 2 1/4 PRO - ACORN BROWN (STD)
Family Room	RED OAK 2 1/4 PRO - ACORN BROWN (STD)
Den / Library / Study	RED OAK 2 1/4 PRO - ACORN BROWN (STD)
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	RED OAK 2 1/4 PRO - ACORN BROWN (STD)
Upper Hall	RED OAK 2 1/4 PRO - ACORN BROWN (STD)
Master Bedroom	SEE CARPET DETAILS
Bedroom #2	SEE CARPET DETAILS
Bedroom #3	SEE CARPET DETAILS
Bedroom #4	SEE CARPET DETAILS
Bedroom #5	SEE CARPET DETAILS

Comment

7. Plumbing Fixtures

Powder Room	BATH. SINK STANDARD-L4621
Master Ensuite Bathroom	BATH. SINK STANDARD-L4621
ENS 2	BATH. SINK STANDARD-L4621
ENS 3	BATH. SINK STANDARD-L4621
SHARED BATH	BATH. SINK STANDARD-L4621
KITCHEN	KITCHEN STANDARD- 7545C

Waterline for Fridge ☒ Yes ☐ No

Comment

** Refer to Construction Summary



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8. Trim Carpentry

Interior Doors

STD

Front Door Glass Inserts

STD

Door Handles

STANDARD-3820 STN

Interior Trim

STANDARD

Comment

** Refer to Construction Summary

9. Electrical

Plugs and Switches

☒ White

Hood Fan

HOOD FAN - AIR AV1308 STAINLESS STEEL

Custom Fan Insert

Appliances

Built in Cooktop

☐ Yes ☒ No

Built in Oven

☐ Yes ☒ No

Gas Stove

☐ Yes ☒ No

Microwave

☐ Yes ☐ OTR ☒ No

Comment

** Refer to Construction Summary

HOOD FAN - AIR AV1308 STAINLESS STEEL

10. Railings and Pickets

Railing Type

OAK

Colour

STAIN TO MATCH HARDWOOD

SpindleType

STANDARD OAK

Colour

STAIN TO MATCH HARDWOOD

Stringer / Riser

STAIN TO MATCH HARDWOOD

Treads

STAIN TO MATCH HARDWOOD

Comment

Oak Stairs

☒ Yes ☐ No

STAIN TO MATCH HARDWOOD ACORN BROWN MERCIER RED OAK

* Refer to Construction Summary



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11. Crown Mouldings

Entrance Vestibule	NONE		Kitchen/Breakfast	NONE	
Main Hall	NONE		Den/Library	NONE	
Living Room	NONE		Lower Landing	NONE	
Dining Room	NONE				
Family Room	NONE				

Comment

** Refer to Construction Summary

12. Wall Paint

Main Floor	WARM GREY
Second Floor	WARM GREY

Smooth Ceilings First Floor ☐ Yes ☒ No

Comment

** Refer to Construction Summary

13. Fireplace

	Living Room	Family Room	Other Room - Specify
	PurchasedAs Per Plan N/A	PurchasedAs Per Plan N/A	PurchasedAs Per Plan N/A
	☐ ☐ ☒	☐ ☒ ☐	☐ ☐ ☒
Fireplace Type		D.V GAS	
Mantle Type		M1 STANDARD	
Colour / Stain		PAINTED WHITE	
Surround		NERO MARBLE	
Hearth		NONE	

Comment

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14. Heating and Air Conditioning

Air Conditioning	Gas Provisions Stove
Gas Provisions Dryer	Gas Provisions Barbecue
Comment	
** Refer to Construction Summary	

15. General Comments

** Refer to Construction Summary

Disclaimers and Notes

Purchaser
Initials

1) Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.

2) Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.

3) The Purchaser acknowledges that after Interior Colour Selection form is signed and dated, a \$250 admin fee will be applicable for changes, deletions or alterations other than re-selection due to unavailability.

4) The Purchaser acknowledges reading and accepting the "Bayview Wellington Homes Decor Centre Disclaimers" form. This document contains other miscellaneous disclaimers.

This Interior Colour Selection is final and approved by:

Signature:_____ Date: _____



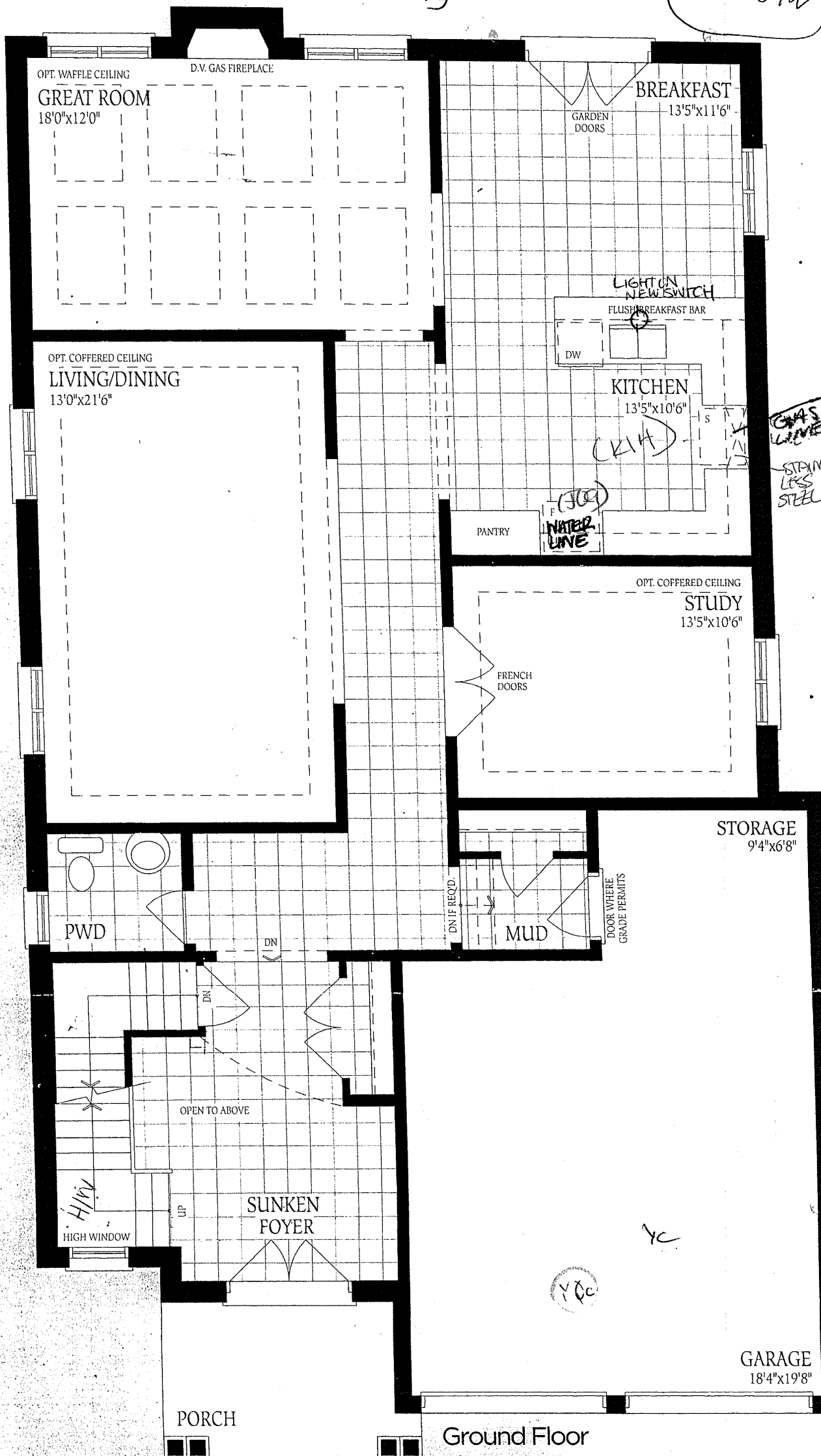
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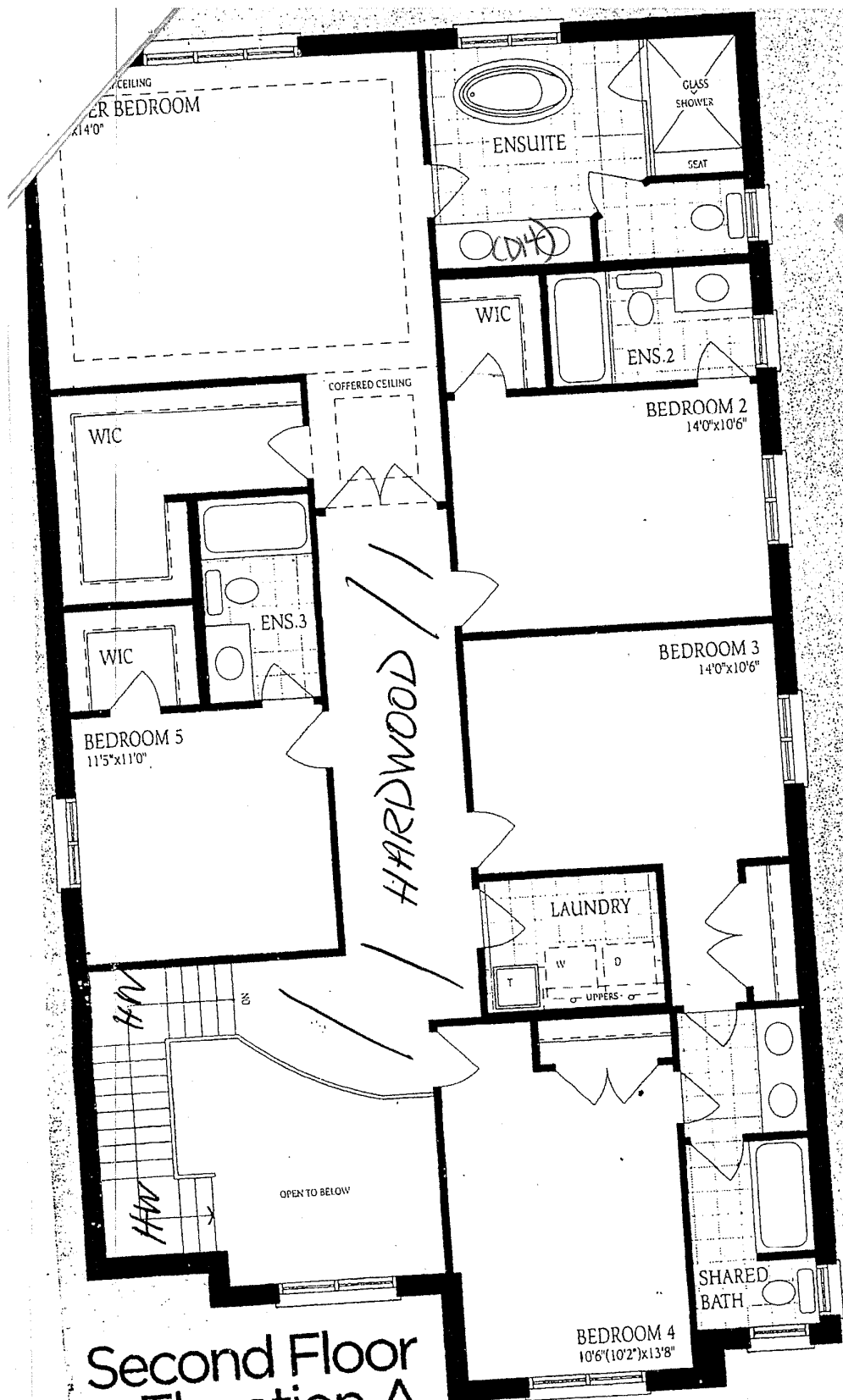
2 singles

Rideau - 6
Elev - 13

lot 342



Ground Floor
Elevation A



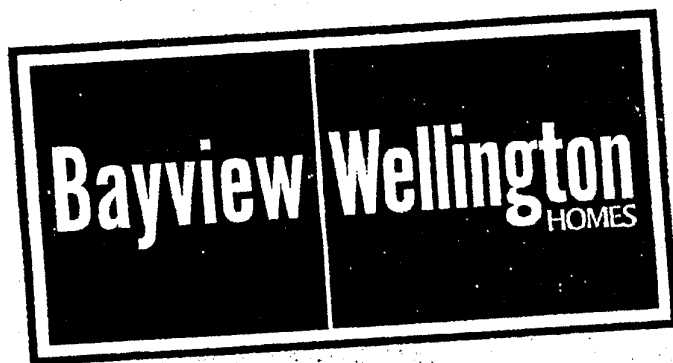
Lot 342

Bideau-G
Elev - 13

Second Floor
Elevation A
droom 4 Bath

YOC YC

Architectural controls and the
all method for the calculation
is concept only. Actual usable
by O.B.C. E. & O. E. Oct 2014



Lot 342

30x24

[illegible]

The basement floor plan shows a large rectangular area labeled "UNEXCAVATED" on the right. To the left of this area is a smaller section containing a "COLD CELLAR" at the bottom and a "DRAINAGE DITCH" at the top. A small inset in the top left corner shows a detail of a "DITCH" with a cross-section. Dashed lines indicate the boundaries of the excavated areas.

Basement plan showing excavated and unexcavated areas. The plan includes a kitchen, living room, dining room, and bedrooms. The excavated areas are indicated by dashed lines and include the kitchen, living room, dining room, and bedrooms. The unexcavated area is indicated by a solid line and includes the basement floor.

Rideau - 6
Elev - 13



42