



CONSTRUCTION SUMMARY

188 - 3 - The Rideau 7 (42-7C) Elev B Opt 5 Bed

Extras at Time of Sale

OPTIONAL 5TH BEDROOM PLAN

Worksheet Note:

CABINETRY

Inv.1,415	1 - CABINETRY - KITCHEN - GROUP 3 VIKING 3
Line13453	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - (A02) UPPER ANGLE CORNER PER UNIT
Line13454	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - +++++DO NOT INSTALL++++ (A13) MICROWAVE CABINET WITH TRIM KIT IN UPPER CABINET BESIDE FRIDGE - AS PER SKETCH PURCHASER TO PROVIDE MICRO/TRIM KIT SPECS ASAP
Line13455	Note: +++++DO NOT INSTALL++++
6Nov16 / 30Jun17	
Inv.1,415	1 - (D14) VANITY BANK OF DRAWERS (55CM MAX) - IN MASTER ENSUITE
Line13464	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - VANITY - ENSUITE BATHROOM - GROUP 3 VIKING 3
Line13463	Note:
6Nov16 / 30Jun17	

CABINETRY - VANITY CABINETS

Inv.1,415	1 - VANITY CABINETS - VIKING - VANITY BANK OF DRAWERS - 55CM - IN SHARED BATH
Line13471	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - VANITY CABINETS - VIKING - VANITY BANK OF DRAWERS - 55CM MAX - BATH
Line13472	Note:
6Nov16 / 30Jun17	

CEILINGS

Inv.1,117	1 - SMOOTH CEILINGS - MAIN FLOOR
Line11126	Note:
21Aug16 / 22Feb17	

ELECTRICAL

Inv.1,117	1 - CEILING OUTLET - ON NEW SWITCH - EXTRA INTERIOR CEILING OUTLET ROUGH IN NO FIXTURE ON NEW SWITCH - CENTERED ABOVE BREAKFAST BAR
Line11123	Note:
21Aug16 / 22Feb17	
Inv.1,117	1 - CEILING OUTLET - ON NEW SWITCH - EXTRA INTERIOR CEILING OUTLET ROUGH IN NO FIXTURE ON NEW SWITCH - CENTERED IN LIVING ROOM
Line11124	Note:
21Aug16 / 22Feb17	



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Inv.1,117	1 - 200 AMP SERVICE - UPGRADE TO
Line11125	Note:
21Aug16 / 22Feb17	
Inv.1,416	1 - PLUG ON SEPARATE CIRCUIT - MICROWAVE
Line13466	Note: ++++++++DO NOT INSTALL ++++++++
6Nov16 / 29Jun17	

HARDWOOD FLOORING

Inv.1,117	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - LANDING
Line11122	Note:
21Aug16 / 22Feb17	
Inv.1,415	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - DINING
Line13446	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - FAMILY
Line13447	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - LIVING
Line13448	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - MAIN HALL
Line13449	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - HARDWOOD FLOORING - UPGRADE 3B - 3 1/4 MERCIER MAPLE SOLID - LANDING
Line13457	Note:
6Nov16 / 30Jun17	

PAINT AND STAIN

Inv.1,415	1 - STAIN OAK RAILINGS AND STAIRS - RAILINGS - PICKETS - NEWEL POST - NOSING - STRINGERS - TREADS AND RISERS - WROUGHT IRON PICKETS - COMPLETE- STAIN OAK - PRICE IS PER SET
Line13459	Note:
6Nov16 / 30Jun17	

STAIRS AND RAILING

Inv.1,117	1 - UPGRADE RAILING - UPGRADE 2 - LEVEL 1 - WROUGHT IRON
Line11120	Note:
21Aug16 / 22Feb17	

TILE

Inv.1,415	1 - TILE - FOYER - UPGRADE 2
Line13450	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - TILE - KITCHEN AND BREAKFAST - UPGRADE 2
Line13451	Note:
6Nov16 / 30Jun17	



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Inv.1,415	1 - TILE - POWDER - UPGRADE 2
Line13452	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - TILE - LAUNDRY - UPGRADE 2
Line13458	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - TILE - UPGRADE 2 - MASTER ENSUITE SHOWER
Line13460	Note:
6Nov16 / 30Jun17	
Inv.1,415	1 - TILE - MASTER ENSUITE - UPGRADE 2
Line13461	Note:
6Nov16 / 30Jun17	

WINDOWS - BASEMENT

Inv.1,117	5 - BASEMENT WINDOW - 30 X 24
Line11119	Note:
21Aug16 / 22Feb17	



INTERIOR COLOUR SCHEME

Purchaser:

MUDASSAR AHMED

Telephone Res. / Bus:

(647) 298-0601 /

Decor Advisor:

Daneya Zambri

Lock Date:

22-Jun-17

Property:

188

Project:

Bradford Capital Holdings Inc.

Model and Elevation:

The Rideau 7 (42-7C) Elev B Opt 5 Bed

Plan #:

51M-1063

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

8

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	MANCHESTER MAPLE -OYSTER (UP1)	9677
Laundry Room	MAITLAND - ONTARIO WHITE	171
Powder Room	N/A	
Master Ensuite Bathroom	MANCHESTER MAPLE - SOAP STONE (UP1)	12801
SHARED BATH	BEL WOOD - COCONUT (STD)	9622
BATH	CAMDEN OAK - SHALE GREY (STD)	9622

Comment

(A02) UPPER ANGLE CORNER PER UNIT
(D14) VANITY BANK OF DRAWERS (55CM MAX) - IN MASTER ENSUITE, SHARED BATH AND BATH

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	1876K-52 SPRING CARNAVAL (STD)	
Laundry Room	1573-60 FROSTY WHITE (STD)	
Powder Room	N/A	
Master Ensuite Bathroom	WHITE CARRARA 4924-38 (STD)	
SHARED BATH	P-344 LM INUKSHUK GREY(STD)	
BATH	WHITE CARRARA 4924-38 (STD)	

Comment

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	69-945 MAYFAIR STRADA ASH POL REC POR 12X24 (UP 2)	
Main Hall	SEE HARDWOOD DETAILS	
Kitchen / Breakfast	69-945 MAYFAIR STRADA ASH POL REC POR 12X24 (UP 2)	
Laundry Room	69-945 MAYFAIR STRADA ASH POL REC POR 12X24 (UP 2)	
Powder Room	69-945 MAYFAIR STRADA ASH POL REC POR 12X24 (UP 2)	
Master Ensuite Bathroom	69-800 OTTOMANO IVORY HD POL REC POR (UP2)	
SHARED BATH	MALENA IVORY 46-168 13 X 13 (STD)	
BATH	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	N/A	
	Tub Deck	N/A	
	Tub Deck Skirt	N/A	
	Shower Stall	69-800 OTTOMANO IVORY HD POL REC POR (UP2)	
SHARED BATH		MALENA IVORY 52-191 8 X 10 (STD)	
BATH		MALENA ICE 52-189 8 X 10 (STD)	
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 DETAILS
Living Room	SEE HARDWOOD DETAILS
Dining Room	SEE HARDWOOD DETAILS
Family Room	SEE HARDWOOD DETAILS
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	SEE HARDWOOD DETAILS
Upper Hall	2369 -SUN RIVER -728-SUMAC (STD)
Master Bedroom	2369 -SUN RIVER -728-SUMAC (STD)
Bedroom #2	2369 -SUN RIVER -728-SUMAC (STD)
Bedroom #3	2369 -SUN RIVER -728-SUMAC (STD)
Bedroom #4	2369 -SUN RIVER -728-SUMAC (STD)
Bedroom #5	2369 -SUN RIVER -728-SUMAC (STD)

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

** Refer to Construction Summary



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6. Hardwood

Kitchen	SEE TILE DETAILS
Main Hall	MERCIER MAPLE- GRIZZLY - 3 1/4 PRO (UP 3)
Living Room	MERCIER MAPLE- GRIZZLY - 3 1/4 PRO (UP 3)
Dining Room	MERCIER MAPLE- GRIZZLY - 3 1/4 PRO (UP 3)
Family Room	MERCIER MAPLE- GRIZZLY - 3 1/4 PRO (UP 3)
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	MERCIER MAPLE- GRIZZLY - 3 1/4 PRO (UP 3)
Upper Hall	SEE CARPET DETAILS
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
SHARED BATH	BATH. SINK STANDARD-L4621
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

WHITE

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

10. Railings and Pickets

Railing Type

OAK

Colour

STAIN TO MATCH HARDWOOD

SpindleType

UPGRADE 2 LEVEL 1 WROUGHT IRON

Colour

BLACK

Stringer / Riser

STAIN TO MATCH HARDWOOD

Treads

STAIN TO MATCH HARDWOOD

Comment

Oak Stairs

☒ Yes ☐ No

** Refer to Construction Summary

STAIN STAIRCASE TO MATCH HARDWOOD FLOORS - MERCIER MAPLE- GRIZZLY - 3 1/4 PRO (UP 3)



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4-Dec-16

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		PERLATTO SICILLIA MARBLE	
Hearth		NONE	

Comment

** Refer to Construction Summary



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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:

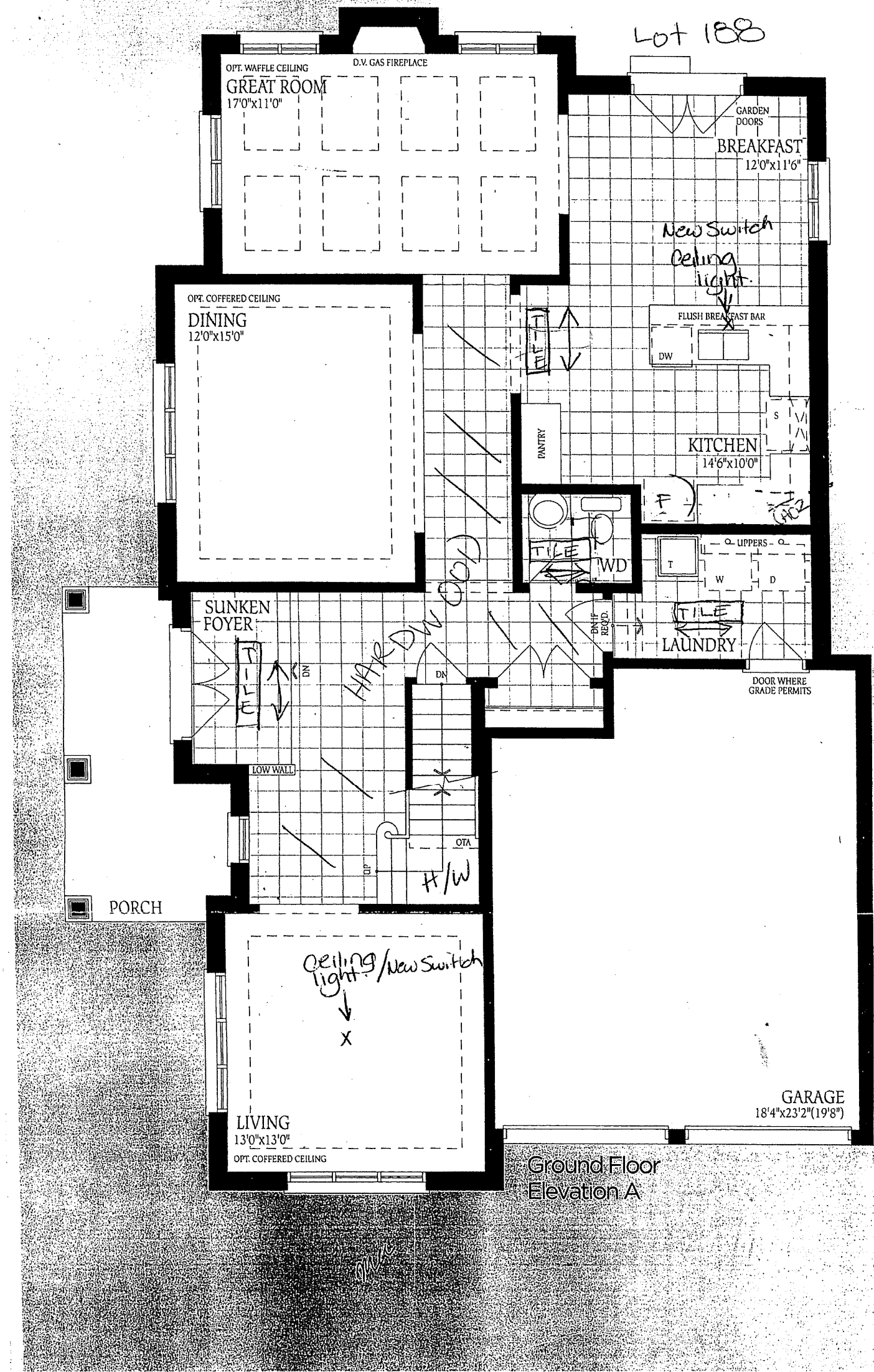
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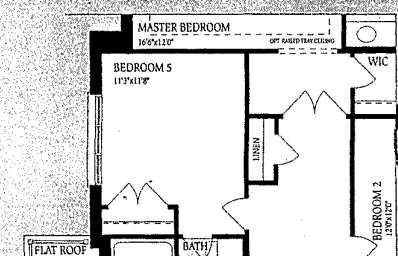
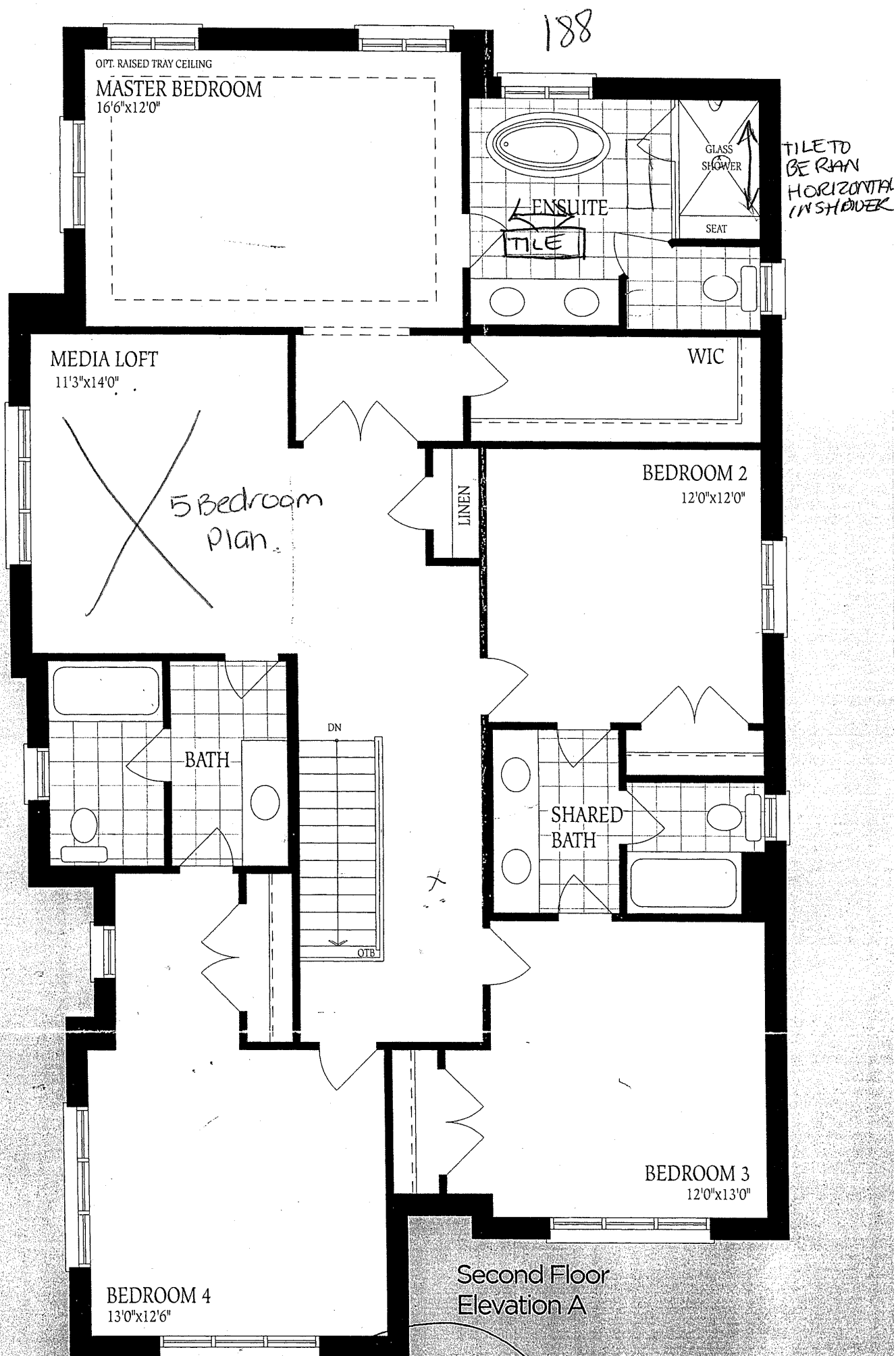


INTERIOR COLOUR SCHEME

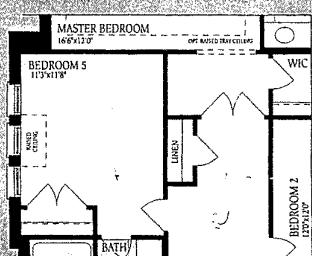
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42' singles

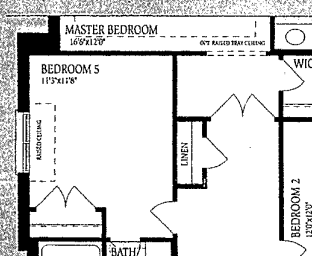




Opt. Second Floor
Elevation A 5 Bedroom



Opt. Second Floor
Elevation B 5 Bedroom



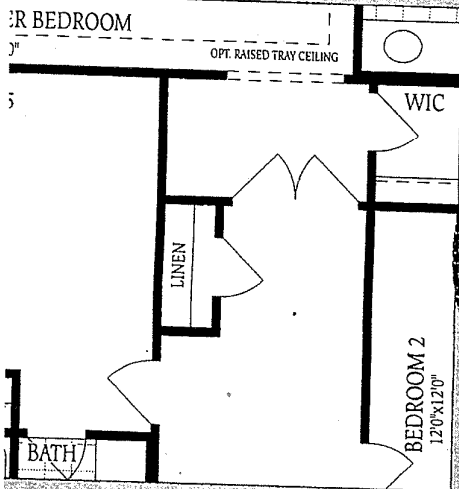
Opt. Second Floor
Elevation C 5 Bedroom

BEDROOM 4

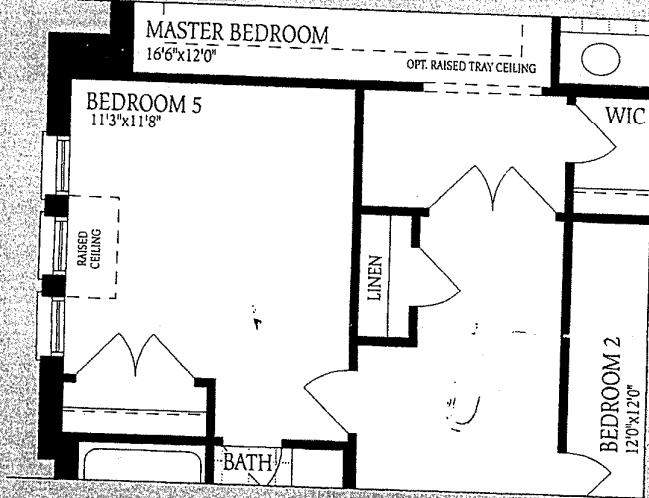
12'0"x12'6"

Second Floor Elevation A

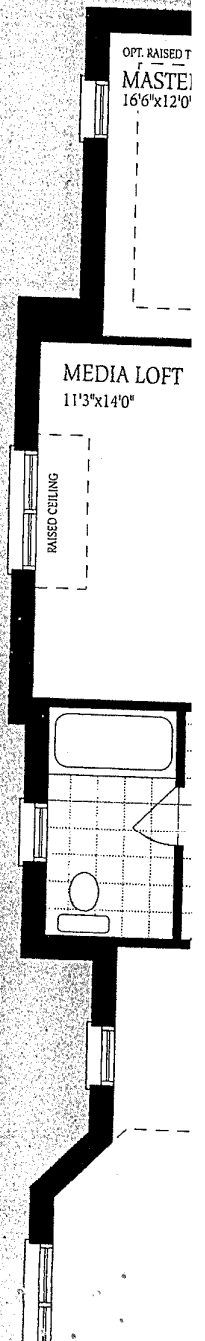
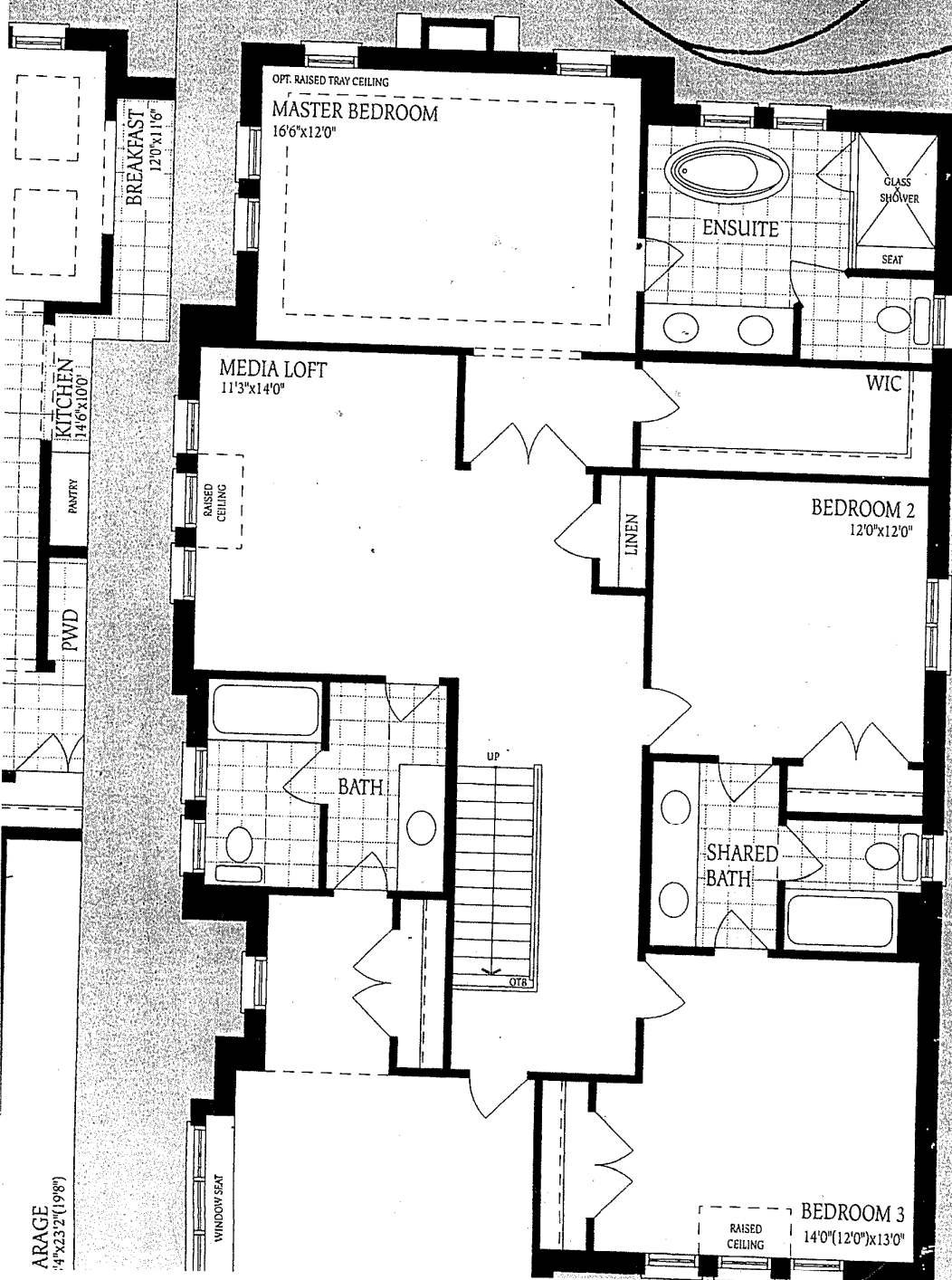
188



Second Floor
A 5 Bedroom



Opt. Second Floor
Elevation B 5 Bedroom



LIVING
13'0"x13'0"

OPT. COFFERED CEILING

GARAGE
18'4"x23'2"(19'8")

Ground Floor
Elevation A

188

UNFINISHED
BASEMENT

30x24
on All windows

LOCATION
HALLWAY

DOOR

STAIRS

LOW HEADROOM
IF REED

LOW HEADROOM

COLD CELLAR

UNEXCAVATED

Basement
Elevation A

UNFINISHED
BASEMENT

COLD CELLAR

Basement
Elevation B

UNFINISHED
BASEMENT

COLD CELLAR

Basement
Elevation C

OPT. COFFERED CEILING
GREAT ROOM
17'0"x11'0"

OPT. COFFERED CEILING
DINING
10'0"x10'0"

SUNKEN
FOYER

PORCH

LIVING
10'0"x10'0"
OPT. COFFERED CEILING

Ground Floor
Elevation

The
cons
of flc
floor