



CONSTRUCTION SUMMARY

263 - 3 - The Rideau 2 (42-2) Elev A

Extras at Time of Sale

OPTIONAL LOGGIA
Worksheet Note:

CABINETRY

Inv.1,309	1 - VANITY - ENSUITE BATHROOM - GROUP 3 VIKING 3
Line12397	Note:
8Oct16 / 6Mar17	

CABINETRY - ACCESSORIES

Inv.1,309	1 - OPTIONAL LIGHT VALANCE IN KITCHEN
Line12396	Note:
8Oct16 / 6Mar17	

CABINETRY - APPLIANCES

Inv.1,309	1 - (J09) 66CM "COUNTER DEPTH" FRIDGE CABINET (1 GABLE AND CABINET 66 CM DEEP)
Line12394	Note:
8Oct16 / 6Mar17	

CABINETRY - BASE CABINETS

Inv.1,309	1 - (B05) BASE CABINETS - VIKING - BASE PIE CUT CORNER - LOWER PIANO HINGE CABINET
Line12395	Note:
8Oct16 / 6Mar17	

CABINETRY - VANITY CABINETS

Inv.1,309	1 - (D14) VANITY CABINETS - VIKING - VANITY BANK OF DRAWERS - 55CM MAX - IN MASTER ENSUITE
Line12398	Note:
8Oct16 / 6Mar17	

CEILINGS

Inv.1,043	1 - 9 FOOT CEILING ON SECOND FLOOR
Line10255	Note:
6Aug16 / 6Mar17	

CONSTRUCTION

Inv.1,043	1 - OPTIONAL LOGGIA IF GRADE PERMITS - PURCHASED WITH OFFER IN AGREEMENT OF PURCHASE AND SALE - AS PER SKETCH
Line10256	Note:
6Aug16 / 6Mar17	

COUNTER TOP

Inv.1,309	1 - COUNTER TOP - ISLAND - UPGRADE 3
Line12392	Note:
8Oct16 / 6Mar17	
Inv.1,309	1 - COUNTER TOP - KITCHEN - UPGRADE 3
Line12391	Note:
8Oct16 / 6Mar17	

ELECTRICAL



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Inv.1,043	2 - VALANCE LIGHTING ROUGH-IN ELECTRICAL (PRICE IS PER WALL)
Line10259	Note:
6Aug16 / 6Mar17	
Inv.1,043	1 - PLEASE CENTRE EXISITING STANDARD CEILING LIGHT IN LIVING/DINING ROOM - AS PER SKETCH
Line10272	Note:
6Aug16 / 6Mar17	
Inv.1,043	1 - SWITCH - 2 WAY SWITCH FOR LIGHTING - FOR VALANCE LIGHTING
Line10258	Note:
6Aug16 / 6Mar17	
Inv.1,043	4 - VALANCE LIGHTING UNDER KITCHEN CUPBOARD - DOES NOT INCLUDE SWITCH - PRICE IS PER 4FT SECTION -
Line10260	Note:
6Aug16 / 6Mar17	

FIREPLACE

Inv.1,043	1 - FIREPLACE ACCESSORY - FAN KIT - NOTE: ELECTRONIC IGNITION REQUIRES A 110V SOURCE TO BE RAN BY BUILDER AN EXTRA COST PRICE INCLUDES 110V SOURCE
Line10261	Note:
6Aug16 / 6Mar17	

HARDWOOD FLOORING

Inv.1,043	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - UPPER HALL
Line10263	Note:
6Aug16 / 6Mar17	
Inv.1,043	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - LANDING
Line10262	Note:
6Aug16 / 6Mar17	
Inv.1,309	1 - HARDWOOD FLOORING - STANDARD SERIES - 2 1/4 MERCIER SOLID OAK - MAIN HALL
Line12390	Note:
8Oct16 / 6Mar17	

HEATING AND AIR CONDITIONING

Inv.1,043	1 - GAS LINE - ROUGH IN GAS LINE - STOVE
Line10264	Note:
6Aug16 / 6Mar17	
Inv.1,043	1 - AIR CONDITIONER - 2.5 TON
Line10266	Note:
6Aug16 / 6Mar17	

PAINT AND STAIN

Inv.1,309	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
Line12389	Note:
8Oct16 / 6Mar17	

PLUMBING



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Inv.1,043	1 - ICE MAKER ROUGH IN - WATERLINE TO FRIDGE FOR ICEMAKER
Line10269	Note:
6Aug16 / 6Mar17	
Inv.1,043	1 - SHOWER - HAND HELD SHOWER MOEN 9796/T944- MASTER ENSUITE TUB
Line10270	Note:
6Aug16 / 6Mar17	
Inv.1,309	1 - SINK - KITCHEN - UNDERMOUNT SINK - PACIFIC
Line12393	Note:
8Oct16 / 6Mar17	

STAIRS AND RAILING

Inv.1,043	1 - UPGRADE RAILING - UPGRADE 2 - LEVEL 1 - WROUGHT IRON- GREY
Line10271	Note:
6Aug16 / 6Mar17	

TILE

Inv.1,309	1 - TILE - KITCHEN AND BREAKFAST - UPGRADE 3
Line12403	Note:
8Oct16 / 6Mar17	



INTERIOR COLOUR SCHEME

Purchasers:

YURIY VOYNICHENKO & NADIYA OLEKSIYI VC

Telephone Res. / Bus:

(416) 346-9271 /

Decor Advisor:

Inna Semikolenniha

Lock Date:

13-Nov-17

Property:

263

Project:

Bradford Capital Holdings Inc.

Model and Elevation:

The Rideau 2 (42-2) Elev A

Plan #:

51M-1063

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

#7

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	SLAB PVC SUNFLOWED SEED (STD)	9677
Laundry Room	MAITLAND ONTARIO WHITE (STD)	12801
Powder Room	N/A	N/A
Master Ensuite Bathroom	SLAB MAPLE OYSTER CL (UP 1)	9677
Shared Bath	BELWOOD ONTARIO WHITE (STD)	149
Ensuite 2	MAITLAND COCONUT (STD)	181

Comment

(J09) 66CM "COUNTER DEPTH" FRIDGE CABINET (1 GABLE AND CABINET 66 CM DEEP)
(B05) BASE CABINETS - VIKING - BASE PIE CUT CORNER - LOWER PIANO HINGE CABINET
OPTIONAL LIGHT VALANCE
(D14) VANITY CABINETS - VIKING - VANITY BANK OF DRAWERS - 55CM MAX - IN MASTER ENSUITE

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	3141 - EGG SHELL (UP3)	SINGLE STRAGHT
Laundry Room	1573-60 FROSTY WHITE	
Powder Room	N/A	
Master Ensuite Bathroom	6698-46 PALOMA POLAR	
Shared Bath	P-345LM INUKSHUK TAUPE	
Ensuite 2	KALAHARI TOPAZ 4588K-07	

Comment

SINK - KITCHEN - UNDERMOUNT SINK - PACIFIC

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	BALLINA GREY 46-140 13 X13 (STD)	
Main Hall	SEE HARDWOOD DETAILS	
Kitchen / Breakfast	REGAL TAUPE POLISHED 17.7X17.7 (UP 3)	
Laundry Room	BALLINA GREY 46-140 13 X13 (STD)	
Powder Room	BALLINA GREY 46-140 13 X13 (STD)	
Master Ensuite Bathroom	KEATON ICE 46-173 13 X13 (STD)	
Shared Bath	KEATON CARBON 46-175 13 X 13 (STD)	
Ensuite 2	BALLINA CREAM 46-142 13 X13 (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	
SHARED BATH ENS 2	KEATON CARBON 52-193 8 X 10	
	BELLINA CREAM 52-168 8 X 10	
Kitchen Backsplash	N/A	

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 DETAIL
Dining Room	SEE HARDWOOD DETAIL
Family Room	SEE HARDWOOD DETAIL
Den / Library / Study	SEE HARDWOOD DETAIL
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	SEE HARDWOOD DETAILS
Upper Hall	SEE HARDWOOD DETAILS
Master Bedroom	2369 SUN RIVERE 717 VALLEY OAK
Bedroom #2	2369 SUN RIVERE 717 VALLEY OAK
Bedroom #3	2369 SUN RIVERE 717 VALLEY OAK
Bedroom #4	2369 SUN RIVERE 717 VALLEY OAK
Bedroom #5	N/A

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

** Refer to Construction Summary



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Plan #: 51M-1063

6. Hardwood

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

Comment

7. Plumbing Fixtures

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

Waterline for Fridge ☒ Yes ☐ No

Comment

MASTER ENSUITE TUB - MOEN 9796/T944

Refer to Construction Summary



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Decor Advisor:

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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

GREY

Stringer / Riser

STAIN TO MATCH HARDWOOD

Treads

STAIN TO MATCH HARDWOOD

Comment

Oak Stairs

☒ Yes ☐ No

STAIN TO MATCH MERCIER RED OAK - ACORN BROWN *

* 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

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 PurchasedAs Per Plan N/A ☐☐☐	Family Room PurchasedAs Per Plan N/A ☐☒☐	Other Room - Specify PurchasedAs Per Plan N/A ☐☐☐
Fireplace Type		D.V GAS	
Mantle Type		M1 STANDARD	
Colour / Stain		PAINTED WHITE	
Surround		NERO MARBLE	
Hearth			

Comment

FIREPLACE ECCESSORY FAN KIT *

* 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:

Signature:_____

Date: _____

Signature:_____

Date: _____



INTERIOR COLOUR SCHEME

Purchasers:

YURIY VOYNICHENKO & NADIYA OLEKSIYI VC

Property: 263

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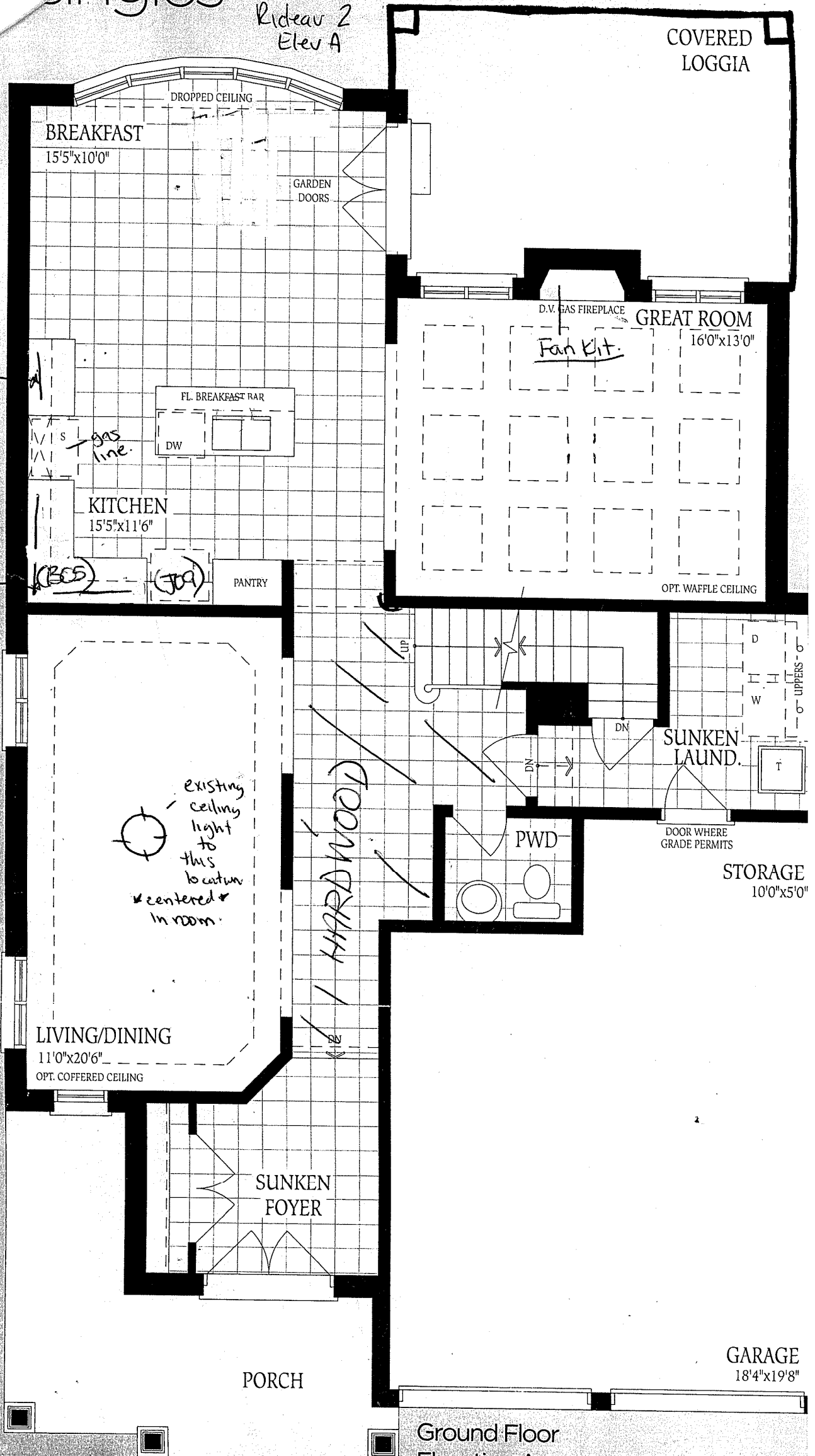
Singles

Lot 263
Rideau 2
Elev A

Valance
light
P/I

Includdy
lighting
for under
cabinets.

Valance
light
P/I



Ground Floor
Elevation A

Rideau 2

ELEV. A
2910

ELEV. B
2925

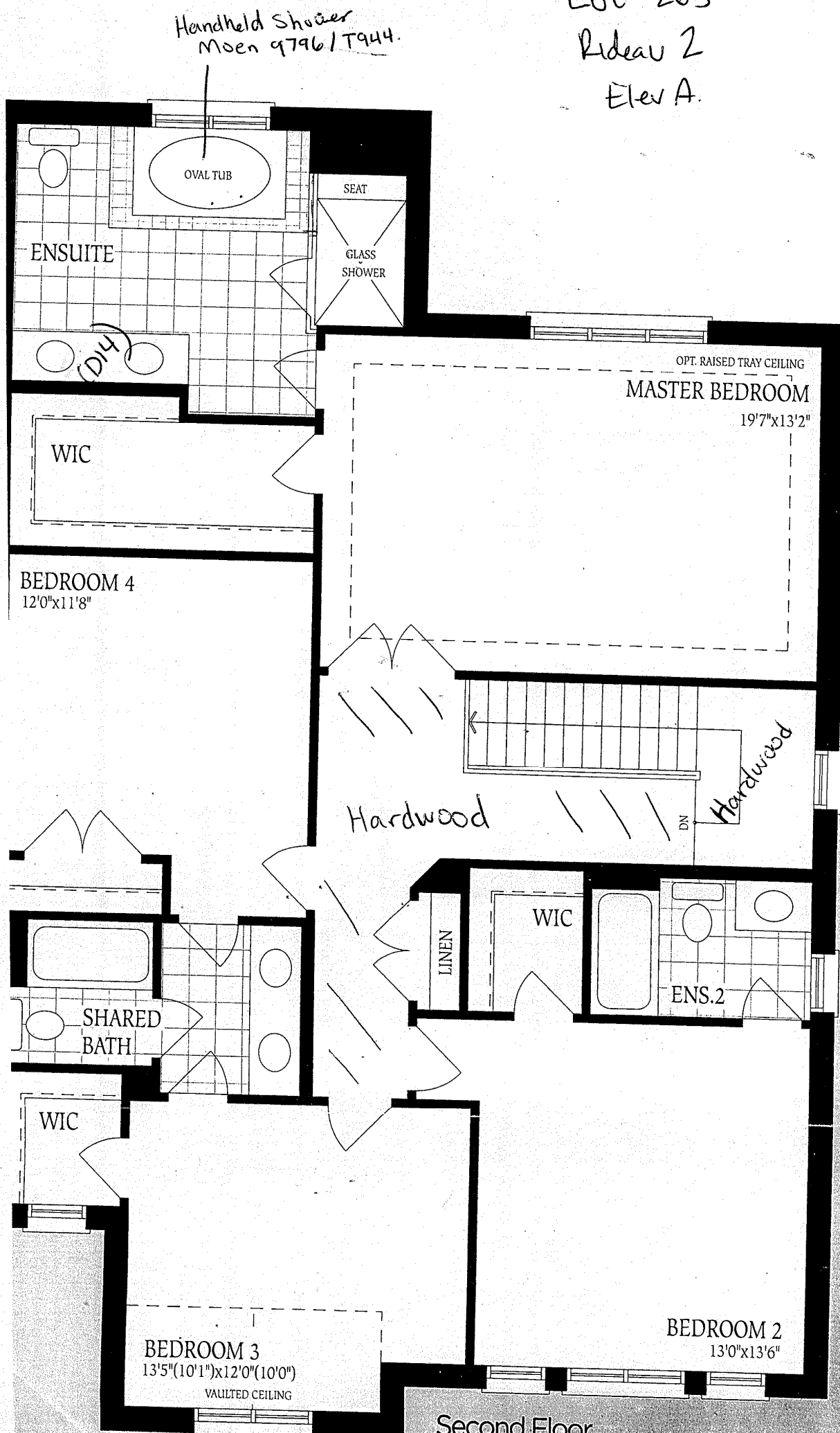
ELEV. C
2935

SQ.FT.

Lot 263

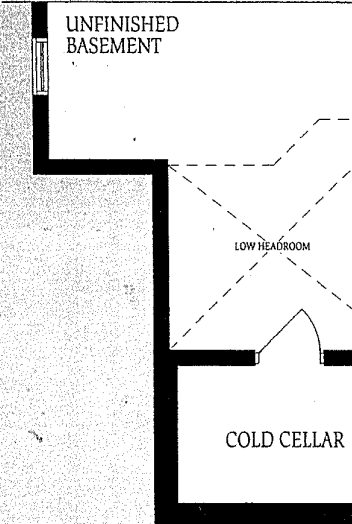
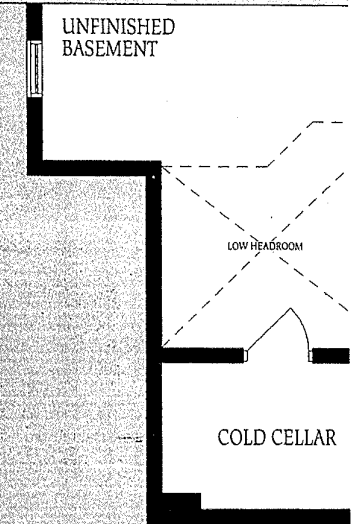
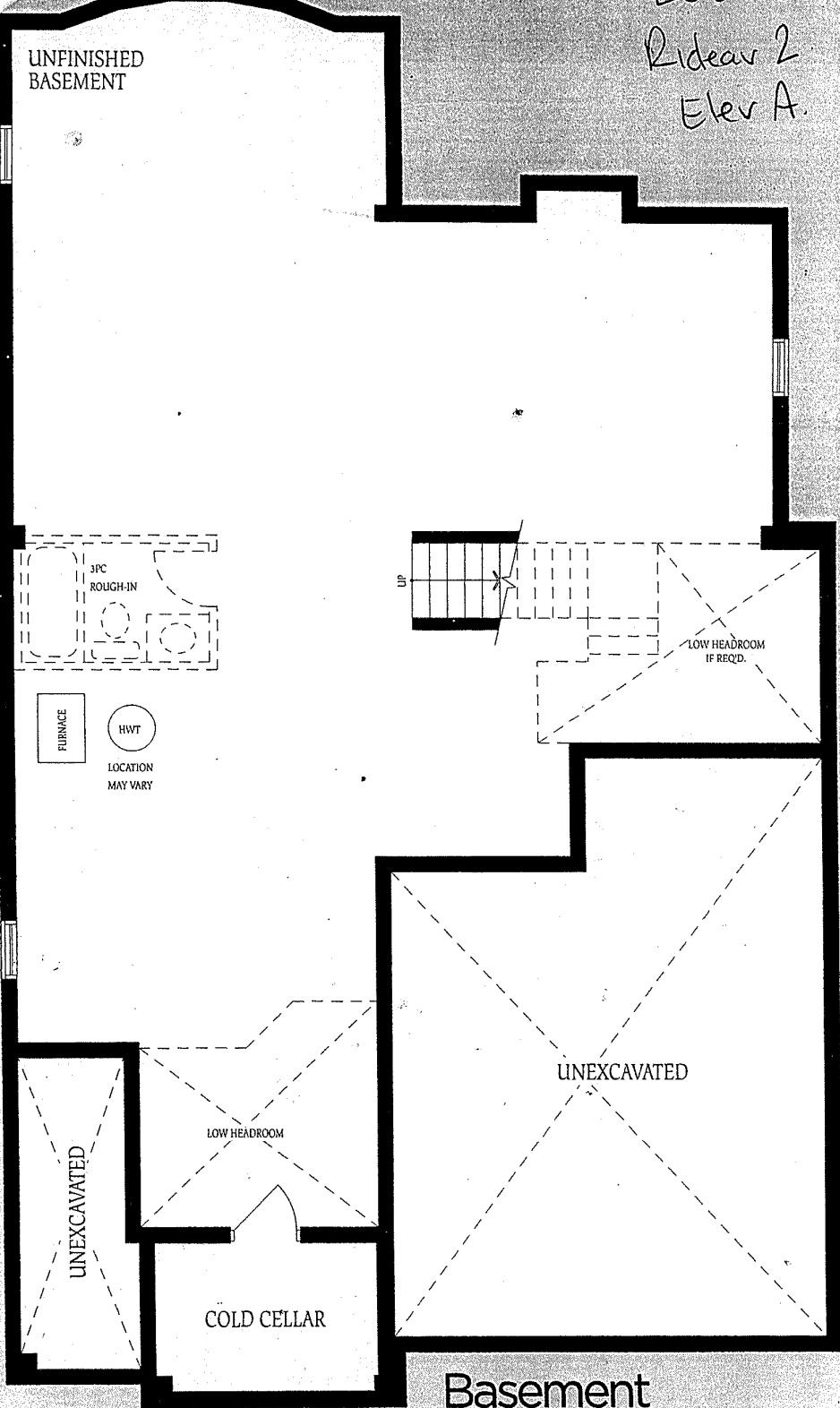
Rideau 2

Elev A.



Second Floor

Lot 263
Rideau 2
Elev A.



Basement
Elevation A