



CONSTRUCTION SUMMARY

152N Right - 1 - The Sonoma 2 (SD25-2) Elev C

Extras at Time of Sale

Note:

CABINETRY - KITCHEN CABINETS

Inv.223	1 - KITCHEN CABINETS - UPGRADE 1
Line2052	Note:
25Apr21 / 26Apr21	

Inv.223	1 - KITCHEN - UPGREADE 1 - DEEP FRIDGE UPPER WITH GABLES
Line2054	Note:
25Apr21 / 26Apr21	

CABINETRY - VANITY CABINETS

Inv.223	1 - VANITY CABINETS - MASTER ENSUITE - UPGRADE 1
Line2057	Note:
25Apr21 / 26Apr21	

Inv.223	1 - VANITY CABINETS - MAIN BATHROOM - UPGRADE 1
Line2078	Note:
25Apr21 / 26Apr21	

CONSTRUCTION

Inv.108	1 - 8FT DOORS AND ARCHWAYS THROUGHOUT MAIN FLOOR
Line727	Note:
2Feb21 / 3Mar21	

Inv.108	1 - ROUGH IN GARAGE DOOR - IN CASE GRADE DOES NOT PERMIT
Line731	Note: GRADE PERMITS GARAGE DOOR.
2Feb21 / 3Mar21	

Inv.108	1 - GLASS & MIRROR - FRAMELESS GLASS SHOWER WITH HALF WALL AT VANITY - MASTER ENSUITE
Line732	Note:
2Feb21 / 3Mar21	

COUNTER TOP - GRANITE

Inv.223	1 - COUNTER TOP - GRANITE EDGE - BULLNOSE - KITCHEN AND ISLAND - UPGRADE 2
Line2055	Note:
25Apr21 / 26Apr21	

Inv.223	1 - COUNTER TOP - GRANITE - MASTER ENSUITE - UPGRADE 1
Line2085	Note:
25Apr21 / 26Apr21	

DO NOT INSTALL

Inv.223	1 - DO NOT INSTALL - TOILET PAPER HOLDER - TOWEL BAR - SOAP DISH IN ALL BATHROOMS
Line2071	Note:
25Apr21 / 26Apr21	

ELECTRICAL



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Inv.108	1 - ELECTRICAL - EXTRA INTERIOR CEILING OUTLET ROUGH-IN - NO FIXTURE - ON NEW SWITCH- OVER BREAKFAST BAR - CENTERED
Line730	Note:
2Feb21 / 3Mar21	
Inv.108	1 - ELECTRICAL - SUPPLY AND INSTALL ALL WIRING FOR AIR CONDITIONER - INCLUDING 4 WIRE LOW AND HIGH VOLTAGE AND FLEX CONNECTION
Line733	Note:
2Feb21 / 3Mar21	

HARDWOOD FLOORING

Inv.223	1 - HARDWOOD FLOORING - UPPER HALLWAY - UPGRADE 1
Line2053	Note:
25Apr21 / 26Apr21	

HEATING AND AIR CONDITIONING

Inv.108	1 - HEATING AND AIR CONDITIONING - ROUGH IN GAS LINE - PER APPLIANCE- STOVE
Line729	Note:
2Feb21 / 3Mar21	

PAINT AND STAIN

Inv.223	1 - PAINT AND STAIN - WROUGHT IRON STAIRCASE - STAIN STAIRCASE TO MATCH
Line2051	Note:
25Apr21 / 26Apr21	

PLUMBING

Inv.108	1 - PLUMBING - WATERLINE FOR ICE MAKER HOOK UP - INCLUDES VALVE- FRIDGE
Line728	Note:
2Feb21 / 3Mar21	

SINK

Inv.223	1 - SINK - LONDON - UNDERMOUNT
Line2077	Note:
25Apr21 / 26Apr21	
Inv.223	1 - SINK - RECTANGULAR UNDERMOUNT PORCELAIN - VANITY - EACH - MASTER ENSUITE
Line2086	Note:
25Apr21 / 26Apr21	

STAIRS AND RAILING

Inv.108	1 - UPGRADE RAILING - MAIN TO SECOND FLOOR - UPGRADE 1- WROUGHT IRON
Line724	Note:
2Feb21 / 3Mar21	

TILE - WALL TILE

Inv.223	1 - TILE - WALL TILE - UPGRADE 2 - SHOWER WALLS AND CEILING
Line2063	Note:
25Apr21 / 26Apr21	

TILES



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Inv.223	1 - TILES - UPGRADE 2 - MASTER ENSUITE
Line2066	Note:
25Apr21 / 26Apr21	

WINDOWS - BASEMENT

Inv.108	1 - BASEMENT WINDOW - 30X24 - 2 WINDOWS IN LIEU STANDARD WINDOWS - PER WINDOW
Line725	Note: WINDOW WELLS NEEDED PER WINDOW
2Feb21 / 3Mar21	
Inv.108	1 - ADDITIONAL BASEMENT WINDOW - 30X24 - AS PER SKETCH - IN 3PC ROUGH IN AREA - PER WINDOW
Line726	Note: WINDOW WELL NEEDED - PER WINDOW
2Feb21 / 3Mar21	



INTERIOR COLOUR SCHEME

Purchasers:

FLORIAN OSMANAJ & ZERINA SEJDINI

Telephone Res. / Bus:

/

Decor Advisor:

Lianna Fimiani

Lock Date:

25-Apr-21

Property:

152N Right

Project:

Bradford East Developments Inc.

Model and Elevation:

The Sonoma 2 (SD25-2) Elev C

Plan #:

51M-1137

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☒ Yes ☐ No

Exterior Colour Scheme:

1. Kitchen and Vanities		
	Style and Colour	Hardware
Kitchen / Breakfast	3/4 FLAT PORTUNA (UPGRADE 1)	HC-07
Laundry Room	3/4 FLAT ASH WHITE (STD)	HC-204
Powder Room	N/A	
Master Ensuite Bathroom	SHAKER ONTARIO WHITE (UPGRADE 1)	HC-204
BATH	SHAKER ONTARIO WHITE (UPGRADE 1)	HC-204

Comment

KITCHEN - UPGRADE 1 - CABINETS

KITCHEN - UPGREADE 1 - DEEP FRIDGE UPPER WITH GABLES

2. Counter Top		
	Counter	Edge
Kitchen / Breakfast	5003 BLACK QUARTZ (STD)	DOUBLE BULLNOSE (UPGRADE 2)
Laundry Room	CALCUTTA MARBLE 4925K-07 (STD)	
Powder Room	N/A	
Master Ensuite Bathroom	CEMENT GREY QUARTS (UPGRADE 1)	
BATH	PEARL SOAPSTONE 4886-38	

Comment

3. Ceramic Flooring		
	Selection	Threshold
Entrance Vestibule	NEXUS ICE HIGH DEFINITION 12X24 GLAZED PORCELAIN (STD)	
Main Hall	HARDWOOD	
Kitchen / Breakfast	NEXUS ICE HIGH DEFINITION 12X24 GLAZED PORCELAIN (STD)	
Laundry Room	NEXUS ICE HIGH DEFINITION 12X24 GLAZED PORCELAIN (STD)	
Powder Room	NEXUS ICE HIGH DEFINITION 12X24 GLAZED PORCELAIN (STD)	
Master Ensuite Bathroom	69-947 12X24 MAYFAIR SUAVE BIANCO (UPGRADE 2)	
Master Ensuite Shower Floor	51-028 2X2 SOHO TAUPE MATTE PORCELAIN (STD)	
BATH	NEXUS ICE HIGH DEFINITION 12X24 GLAZED PORCELAIN (STD)	

Comment

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Initials:_____

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INTERIOR COLOUR SCHEME

Purchasers:

FLORIAN OSMANAJ & ZERINA SEJDINI

Property: 152N Right

Telephone Res. / Bus:

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25-Apr-21

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4. Ceramic Wall Tile	Selection	Describe
Master Ensuite Bathroom		
Tub Deck Wall	69-947 12X24 MAYFAIR SUAVE BIANCO (UPGRADE 2)	
Tub Deck	69-947 12X24 MAYFAIR SUAVE BIANCO (UPGRADE 2)	
Tub Deck Skirt	69-947 12X24 MAYFAIR SUAVE BIANCO (UPGRADE 2)	
Shower Stall	69-947 12X24 MAYFAIR SUAVE BIANCO (UPGRADE 2)	

Kitchen Backsplash

NONE

Delete all Ceramic Accessories (Paper Holder;Towel Bar; Soap Dishes)

☒ Yes

☐ No

Comment

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

DO NOT INSTALL CERAMIC ACCESSORIES (PAPER HOLDER, TOWEL BAR AND SOAP DISH) IN ALL BATHROOMS.

5. Carpeting		
Main Hall	HARDWOOD	
Living Room	N/A	
Dining Room	HARDWOOD	
Family Room	HARDWOOD	
Den / Library / Study	N/A	
Basement Landing(If Applies)	N/A	
Lower Landing (If Applies)	HARDWOOD	
Upper Landing	HARDWOOD	
Upper Hall	HARDWOOD	
Master Bedroom	MOHAWK ALADDIN 2Q555 TIMELESS JOURNEY 928 OVERCAST (STD)	
Bedroom #2	MOHAWK ALADDIN 2Q555 TIMELESS JOURNEY 928 OVERCAST (STD)	
Bedroom #3	MOHAWK ALADDIN 2Q555 TIMELESS JOURNEY 928 OVERCAST (STD)	
Bedroom #4	N/A	
Bedroom #5	N/A	
Underpad	Type	Area
	STD	MASTER, BDRM 2 & 3
Carpet on Stairs	Capped	Runner - *Upgrade
Comment	NONE	NONE
** Refer to Construction Summary		



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25-Apr-21

Plan #: 51M-1137

6. Hardwood

Kitchen	CERAMIC
Main Hall	PIONEERED SOLID WIRE BRUSHED RED OAK 3 1/4" TITAN (STD)
Living Room	N/A
Dining Room	PIONEERED SOLID WIRE BRUSHED RED OAK 3 1/4" TITAN (STD)
Family Room	PIONEERED SOLID WIRE BRUSHED RED OAK 3 1/4" TITAN (STD)
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	PIONEERED SOLID WIRE BRUSHED RED OAK 3 1/4" TITAN (STD)
Upper Landing	PIONEERED SOLID WIRE BRUSHED RED OAK 3 1/4" TITAN (STD)
Upper Hall	PIONEERED SOLID WIRE BRUSHED RED OAK 3 1/4" TITAN (STD)
Master Bedroom	CARPET
Bedroom #2	CARPET
Bedroom #3	CARPET
Bedroom #4	N/A
Bedroom #5	N/A

Comment

7. Plumbing Fixtures

	Sink / Other	Faucet
Kitchen	SINK - KITCHEN - LONDON DOUBLE BOWL	STD
Powder Room	STD	STD
Master Ensuite Bathroom	STD	STD
BATH	STD	STD

Waterline for Fridge ☒ Yes ☐ No

Comment

** Refer to Construction Summary

WATER LINE FOR FRIDGE

Initials:_____



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8. Trim Carpentry

Interior Doors

RIVERSIDE

Front Door Glass Inserts

STD

Door Handles

BLACK

Interior Trim

STD

Comment

** Refer to Construction Summary

INTERIOR HALIFAX SQUARE ROSE BLACK (STD)

EXTERIOR 2001 BLACK (STD)

9. Electrical

Plugs and Switches

☒ White

STANDARD WHITE DECOR

Hood Fan

STAINLESS STEEL

Custom Fan Insert

Appliances

Built in Cooktop

Built in Oven

Gas Stove

Microwave

Comment

☐ Yes ☒ No

☐ Yes ☒ No

☒ Yes ☐ No

☐ Yes ☐ OTR ☒ No

** Refer to Construction Summary

GAS LINE FOR STOVE

10. Railings and Pickets

Railing Type

OAK

Colour

STAINED TO MATCH

SpindleType

WROUGHT IRON (UP1)

Colour

STAINED TO MATCH

Stringer / Riser

STAINED TO MACTH

Treads

STAINED TO MACTH

Comment

Oak Stairs

☒ Yes

☐ No

** Refer to Construction Summary

STAINED TO MATCH HARDWOOD PIONEERED SOLID WIRE BRUSHED RED OAK 3 1/4" TITAN (STD)



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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	COOL WHITE
Second Floor	COOL WHITE

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
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Fireplace Type		GAS	
Mantle Type		M7 SQUARE (STD)	
Colour / Stain		WHITE	
Surround		NERO ASSOLUTO (STD)	
Hearth		NONE	

Comment

** Refer to Construction Summary



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Plan #: 51M-1137

14. Heating and Air Conditioning

Air Conditioning

Gas Provisions Dryer

Comment

** Refer to Construction Summary

Gas Provisions Stove

Gas Provisions Barbecue

INSTALL AND SUPPLY WIRING FOR A/C - 4 WIRE LOW AND HIGH VOLTAGE AND FLEX CONNECTION

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:	FLORIAN OSMANAJ & ZERINA SEJDINI	Property:	152N Right
Telephone Res. / Bus:	/	Project:	Bradford East Developments Inc.
Decor Advisor:	Lianna Fimiani	Model and Elevation:	The Sonoma 2 (SD25-2) Elev C
Lock Date:	25-Apr-21	25-Apr-21	Plan #: 51M-1137

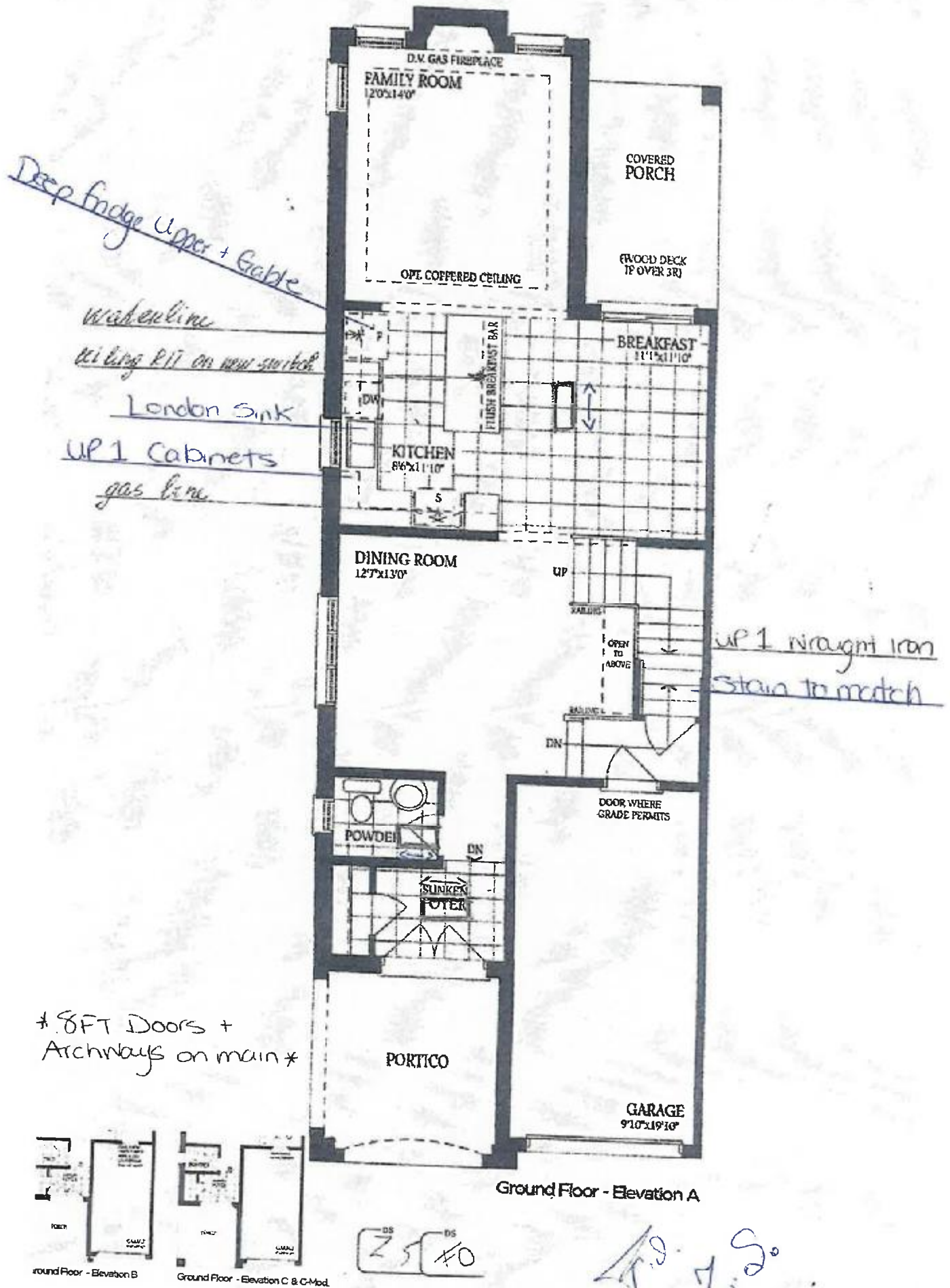
The Sonoma 2

ELEVATION A - 1895 SQ.FT.

ELEVATION B - 1893 SQ.FT.

ELEVATION C - 1904 SQ.FT. -

ELEVATION A - 1895 SQ.FT.
ELEVATION B - 1893 SQ.FT.
ELEVATION C - 1904 SQ.FT. - Lot 152 right

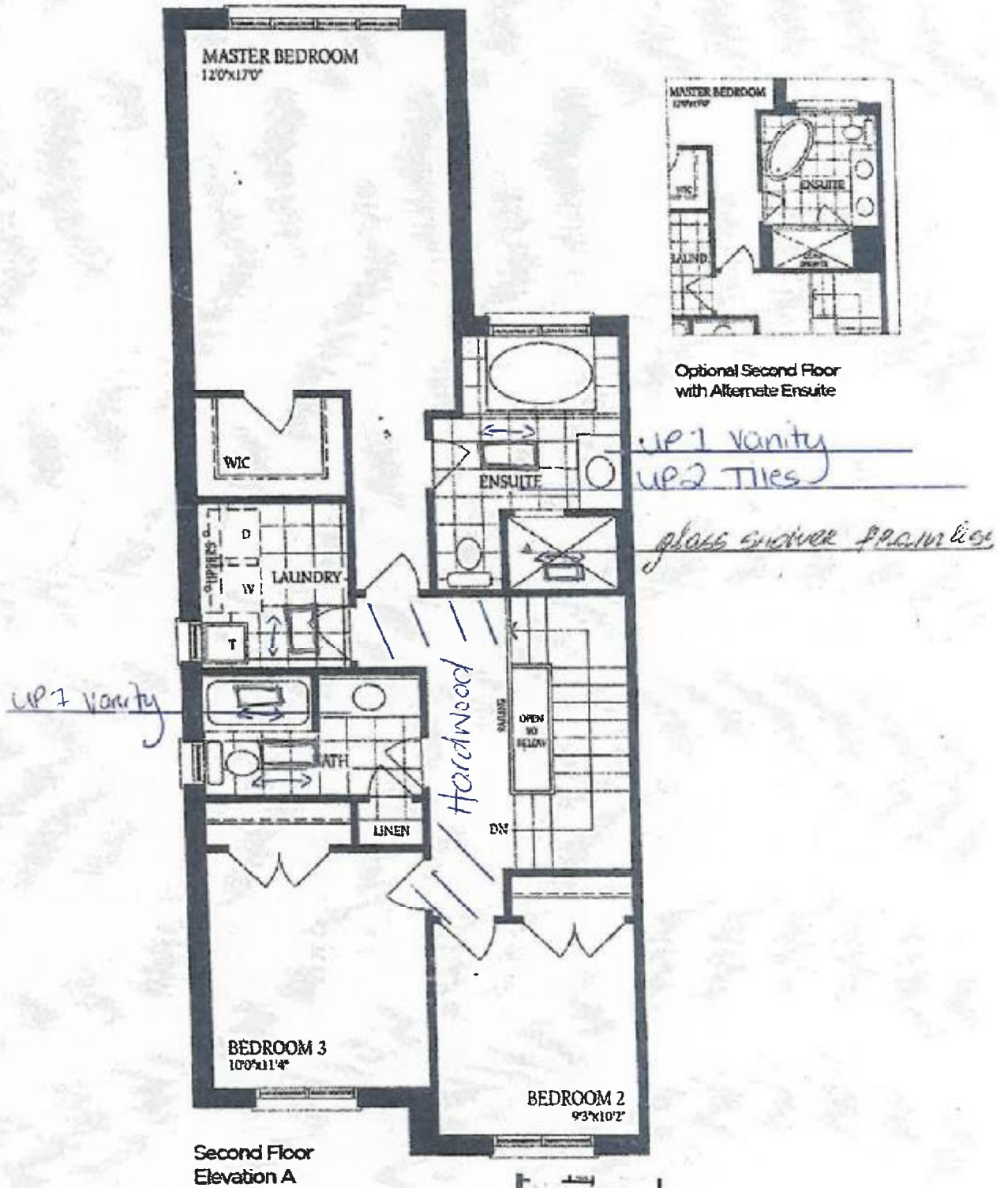


The Sonoma 2

ELEVATION A - 1895 SQ.FT.

ELEVATION B - 1893 SQ.FT.

ELEVATION C - 1904 SQ.FT. -- dot 152 Right



2.5 F.O

40 25

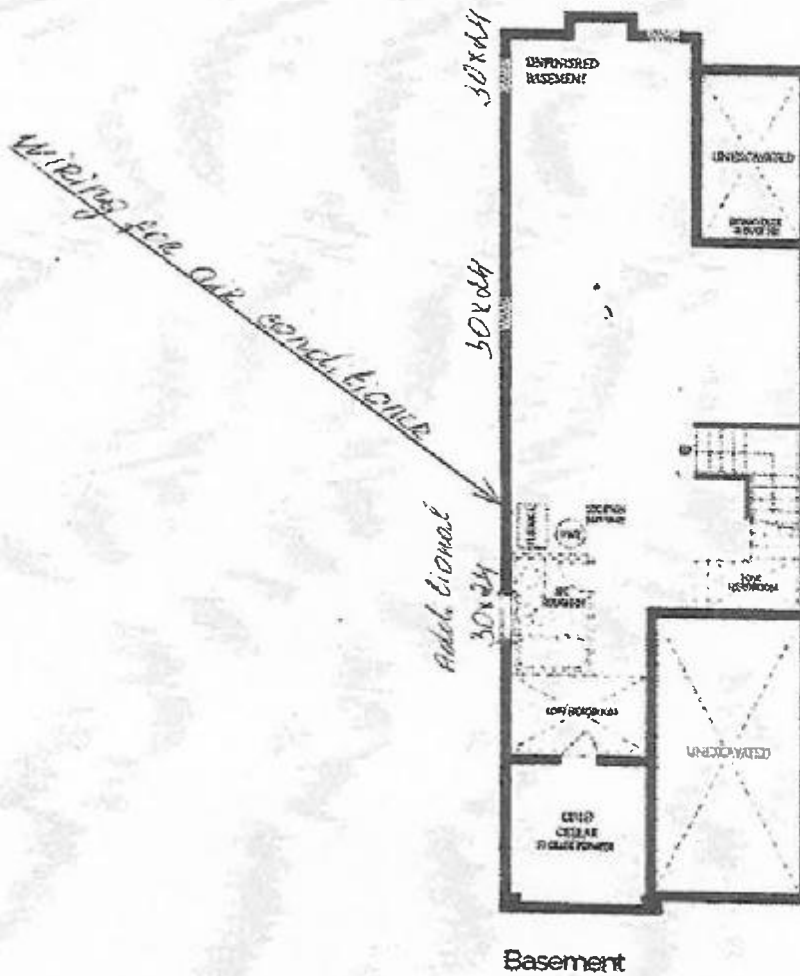


The Sonoma 2

ELEVATION A - 1895 SQ.FT.

ELEVATION B - 1893 SQ.FT.

ELEVATION C - 1904 SQ.FT. - Lot 15 & Right



2.5 F.O

25 40