



CONSTRUCTION SUMMARY

157N Right - 1 - The Sonoma 4 Corner (SD25-4) Elev C

Extras at Time of Sale

Note:

CABINETRY - KITCHEN CABINETS

Inv.167	1 - KITCHEN CABINETS - UPGRADE 1
Line1365	Note:
26Mar21 / 29Mar21	
Inv.167	1 - KITCHEN - UPGRADE 1 - DEEP FRIDGE UPPER WITH GABLES
Line1372	Note:
26Mar21 / 29Mar21	

CABINETRY - VANITY CABINETS

Inv.167	1 - VANITY CABINETS - MAIN BATHROOM - UPGRADE 1
Line1373	Note:
26Mar21 / 29Mar21	
Inv.167	1 - VANITY CABINETS - MASTER ENSUITE - UPGRADE 1
Line1374	Note:
26Mar21 / 29Mar21	

CEILINGS

Inv.564	1 - CEILINGS - SMOOTH CEILINGS THROUGHOUT MAIN FLOOR ONLY
Line4224	Note: AS PER VENDORS DELAY COMPENSATION.
23Oct21 / 2Nov21	

CONSTRUCTION

Inv.83	1 - GLASS & MIRROR - FRAMELESS GLASS SHOWER WITH HALF WALL AT OVAL TUB - MASTER ENSUITE
Line745	Note:
25Jan21 / 9Feb21	
Inv.83	1 - ROUGH IN GARAGE MAN DOOR IF GRADE DOES NOT PERMIT - ROUGH IN ONLY - NO DOOR PROVIDED
Line809	Note:
25Jan21 / 9Feb21	

COUNTER TOP - GRANITE

Inv.167	1 - COUNTER TOP - GRANITE - MAIN BATHROOM - UPGRADE 1
Line1375	Note:
26Mar21 / 29Mar21	
Inv.167	1 - COUNTER TOP - GRANITE - MASTER ENSUITE - UPGRADE 1
Line1376	Note:
26Mar21 / 29Mar21	

DO NOT INSTALL

Inv.167	1 - TOILET PAPER HOLDER - DO NOT INSTALL
Line1378	Note:
26Mar21 / 29Mar21	



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Inv.167	1 - TOWEL RACK - DO NOT INSTALL & DISHSOAP
Line1379	Note:
26Mar21 / 29Mar21	

ELECTRICAL

Inv.83	1 - ELECTRICAL - SUPPLY AND INSTALL ALL WIRING FOR AIR CONDITIONER - INCLUDING 4 WIRE LOW AND HIGH VOLTAGE AND FLEX CONNECTION
Line744	Note:
25Jan21 / 9Feb21	

HARDWOOD FLOORING

Inv.167	1 - HARDWOOD FLOORING - DINING ROOM AND MAIN HALLWAY - UPGRADE 1
Line1367	Note:
26Mar21 / 29Mar21	
Inv.167	1 - HARDWOOD FLOORING - LIVING ROOM - UPGRADE 1
Line1368	Note:
26Mar21 / 29Mar21	
Inv.167	1 - HARDWOOD FLOORING - LOWER LANDING - UPGRADE 1
Line1369	Note:
26Mar21 / 29Mar21	
Inv.167	1 - HARDWOOD FLOORING - UPPER HALLWAY - UPGRADE 1
Line1370	Note:
26Mar21 / 29Mar21	
Inv.167	1 - HARDWOOD FLOORING - UPPER LANDING - UPGRADE 1
Line1371	Note:
26Mar21 / 29Mar21	

PAINT AND STAIN

Inv.83	1 - STAIN STAIRCASE TO MATCH HARDWOOD (WROUGHT IRON)
Line743	Note:
25Jan21 / 9Feb21	

PLUMBING

Inv.83	1 - PLUMBING - WATERLINE FOR ICE MAKER HOOK UP - INCLUDES VALVE - FRIDGE
Line741	Note:
25Jan21 / 9Feb21	

SINK

Inv.167	2 - OVAL SINK - MASTER ENSUITE AND MAIN BATH
Line1377	Note: (PURCHASER UGRADED CONTERTOPS)
26Mar21 / 29Mar21	

STAIRS AND RAILING

Inv.83	1 - RAILINGS - UPGRADE 2- WROUGHT IRON
Line742	Note:
25Jan21 / 9Feb21	

TRIM CARPENTRY



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Inv.83	1 - 8 FOOT DOORS AND ARCHWAYS - THROUGH OUT MAIN FLOOR
Line738	Note:
25Jan21 / 9Feb21	



INTERIOR COLOUR SCHEME

Purchaser:

ELHAM YAWARI

Property:

157N Right

Telephone Res. / Bus:

/

Project:

Bradford East Developments Inc.

Decor Advisor:

Inna Semikolenniha

Model and Elevation:

The Sonoma 4 Corner (SD25-4) Elev C

Lock Date:

4-Oct-21

27-Mar-21

Plan #:

51M-1137

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☐ Yes ☐ No

Exterior Colour Scheme:

1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen / Breakfast	SHAKER ONTARIO WHITE (UP1)	HC-09
Laundry Room	3/4 FLAT ASH WHITE (STD)	HC-09
Powder Room	N/A	
Master Ensuite Bathroom	SHAKER ONTARIO WHITE (UP1)	HC-09
BATH	SHAKER ONTARIO WHITE (UP1)	HC-09

Comment

1) DEEP FRIDGE GABLE

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	CEMENT GREY QUARTZ (STD)	
Laundry Room	CALCUTTA MARBLE -4925K-07 - TEXTURED (STD)	
Powder Room	N/A	
Master Ensuite Bathroom	PURE WHITE QUARTZ (UP1)	
BATH	PURE WHITE QUARTZ (UP1)	

Comment

OVAL UNDER MOUT SINK - MASTER ENSUITE, MAIN BATH.

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	NEXUS ICE - GLAZED POR- 12X24 - 69-929 (STD)	
Main Hall	NEXUS ICE - GLAZED POR- 12X24 - 69-929 (STD)	
Kitchen / Breakfast	NEXUS ICE - GLAZED POR- 12X24 - 69-929 (STD)	
Laundry Room	LA SPENZIA - BIANCO 12X24 MATT (STD)	
Powder Room	NEXUS ICE - GLAZED POR- 12X24 - 69-929 (STD)	
Master Ensuite Bathroom	AMELIA MIST-GLAZED POR - 12X24- 69069 (STD)	
MUD ROOM	NEXUS ICE - GLAZED POR- 12X24 - 69-929 (STD)	
BATH	AMELIA MIST-GLAZED POR - 12X24- 69069 (STD)	

Comment



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27-Mar-21

Plan #: 51M-1137

4. Ceramic Wall Tile

	Selection	Describe
Master Ensuite Bathroom		
Tub Deck Wall	AMELIA MIST-GLAZED POR - 12X24- 69069 (STD)	
Tub Deck	AMELIA MIST-GLAZED POR - 12X24- 69069 (STD)	
Tub Deck Skirt	AMELIA MIST-GLAZED POR - 12X24- 69069 (STD)	
Shower Stall	AMELIA MIST-GLAZED POR - 12X24- 69069 (STD)	
BATH	AMELIA MIST-GLAZED POR - 12X24- 69069 (STD)	
Kitchen Backsplash		
Delete all Ceramic Accessories (Paper Holder;Towel Bar; Soap Dishes) <input checked="" type="radio"/> Yes <input type="radio"/> No		
Comment		
<div>** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED DELETE CERAMIC ACCESSORIES THROUGH OUT</div>		

5. Carpeting

Main Hall	TILE	
Living Room	HARDWOOD	
Dining Room	HARDWOOD	
Family Room	N/A	
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-ALLADIN- 809 SEAGUL (STD)	
Bedroom #2	MOHAWK-ALLADIN- 809 SEAGUL (STD)	
Bedroom #3	MOHAWK-ALLADIN- 809 SEAGUL (STD)	
Bedroom #4	MOHAWK-ALLADIN- 809 SEAGUL (STD)	
Bedroom #5	N/A	
Underpad	Type	Area
	STD	ALL BEDROOMS
Carpet on Stairs	Capped	Runner - *Upgrade
	NONE	NONE
Comment		
<div>** Refer to Construction Summary</div>		



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The Sonoma 4 Corner (SD25-4) Elev C

Plan #:

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6. Hardwood

Kitchen	
Main Hall	NORTHERN SOLID SAWN COLLECTION - SELECT-V PEARL - WHITE OAK 4 3/8"-NAUTILUS(UP1)
Living Room	NORTHERN SOLID SAWN COLLECTION - SELECT-V PEARL - WHITE OAK 4 3/8"-NAUTILUS(UP1)
Dining Room	NORTHERN SOLID SAWN COLLECTION - SELECT-V PEARL - WHITE OAK 4 3/8"-NAUTILUS(UP1)
Family Room	N/A
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	NORTHERN SOLID SAWN COLLECTION - SELECT-V PEARL - WHITE OAK 4 3/8"-NAUTILUS(UP1)
Upper Landing	NORTHERN SOLID SAWN COLLECTION - SELECT-V PEARL - WHITE OAK 4 3/8"-NAUTILUS(UP1)
Upper Hall	NORTHERN SOLID SAWN COLLECTION - SELECT-V PEARL - WHITE OAK 4 3/8"-NAUTILUS(UP1)
Master Bedroom	CARPET
Bedroom #2	CARPET
Bedroom #3	CARPET
Bedroom #4	CARPET
Bedroom #5	N/A

Comment

7. Plumbing Fixtures

Powder Room	STD
Master Ensuite Bathroom	STD
BATH	STD
LAUNDRY	STD

Waterline for Fridge ☒ Yes ☐ No

Comment

\*\* Refer to Construction Summary  
WATERLINE FOR FRIDGE



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8. Trim Carpentry

Interior Doors

STD

Front Door Glass Inserts

STD

Door Handles

BLACK

Interior Trim

STD

Comment

\*\* Refer to Construction Summary  
ENTRANCE DOOR - INTERIOR DOOR - \*\*\*\*BLACK HANDLES\*\*\*\*

9. Electrical

Plugs and Switches

☒ White

STANDARD WHITE DECOR

Hood Fan

STANDARD

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 COLOUR TO MATCH HARDWOOD

SpindleType

WROUGHT IRON -UP 2

Colour

BLACK

Stringer / Riser

STAIN COLOUR TO MATCH HARDWOOD

Treads

STAIN COLOUR TO MATCH HARDWOOD

Comment

Oak Stairs

☒ Yes ☐ No

\*\* Refer to Construction Summary  
STAIN STAIRCASE TO MATCH HARDWOOD - NORTHERN SOLID SAWN COLLECTION - SELECT-V PEARL - WHITE  
OAK 4 3/8"-NAUTILUS



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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

	<div>Living Room</div> <div>PurchasedAs Per Plan N/A</div> <div><div></div><div>●</div><div></div></div>	<div>Family Room</div> <div>PurchasedAs Per Plan N/A</div> <div><div></div><div></div><div>●</div></div>	<div>Other Room - Specify</div> <div>PurchasedAs Per Plan N/A</div> <div><div></div><div></div><div>●</div></div>
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Fireplace Type	GAS		
Mantle Type	M 7 SQUARE		
Colour / Stain	PAINTED WHITE		
Surround	GREY QUARTZ		
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.

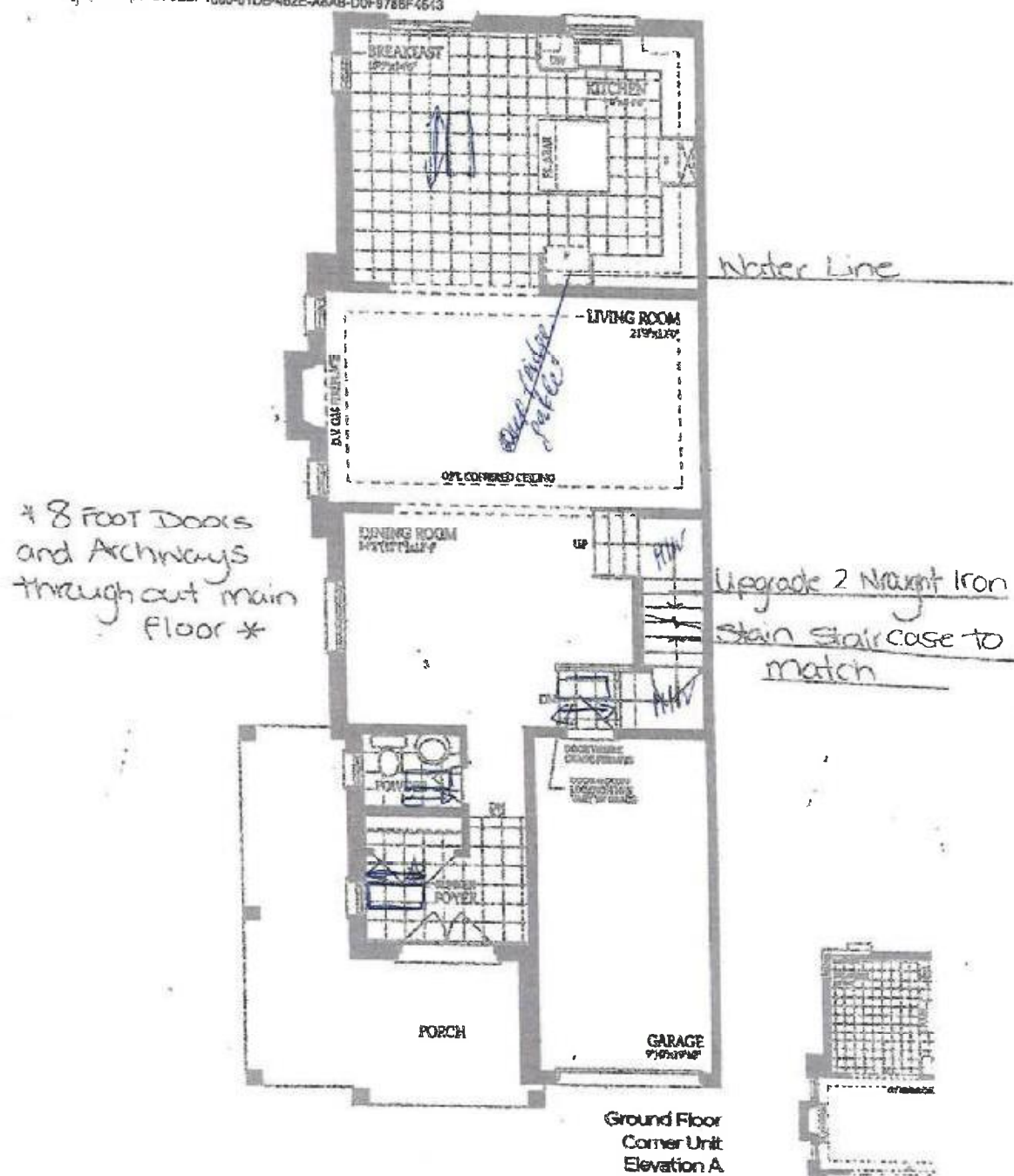
*This Interior Colour Selection is final and approved by:*

Signature: \_\_\_\_\_ Date: \_\_\_\_\_



INTERIOR COLOUR SCHEME

<b>Purchaser:</b>	ELHAM YAWARI	<b>Property:</b>	157N Right
<b>Telephone Res. / Bus:</b>	/	<b>Project:</b>	Bradford East Developments Inc.
<b>Decor Advisor:</b>	Inna Semikolenniha	<b>Model and Elevation:</b>	The Sonoma 4 Corner (SD25-4) Elev C
<b>Lock Date:</b>	4-Oct-21	27-Mar-21	<b>Plan #:</b> 51M-1137



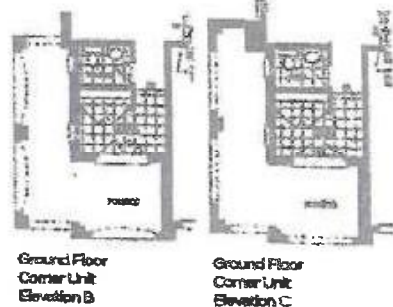
The **Sonoma 4** CORNER

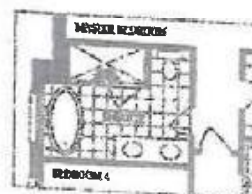
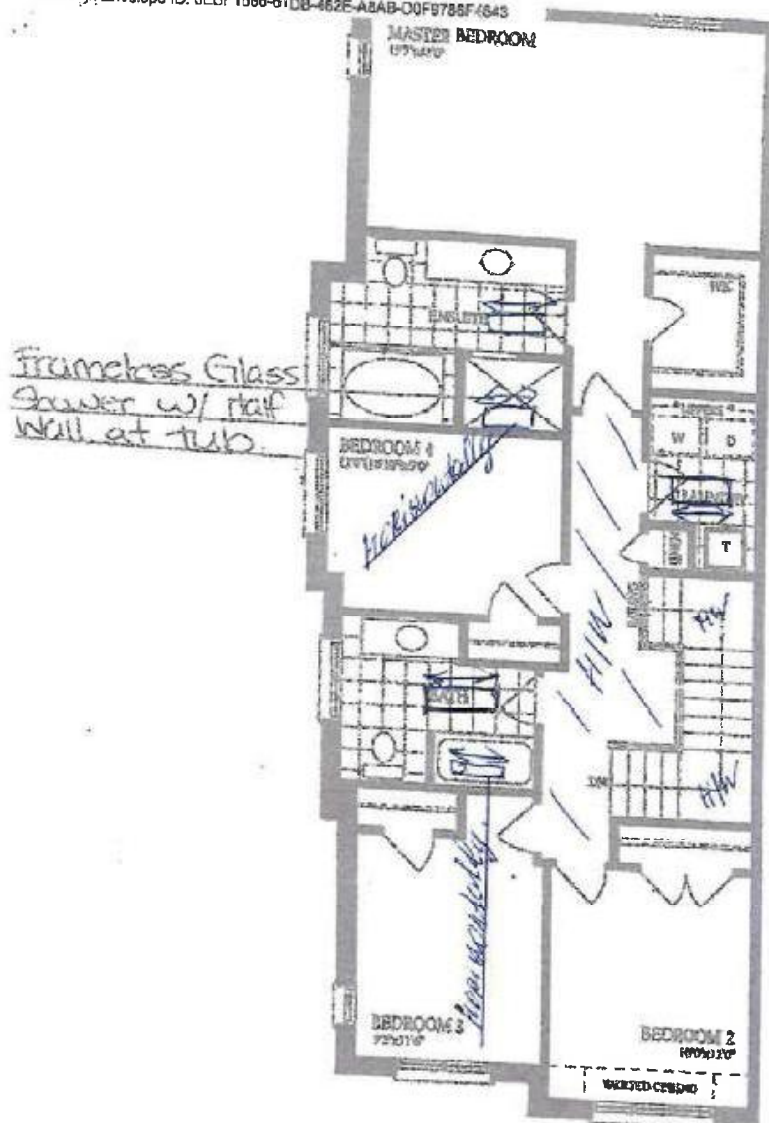
ELEVATION A - 2248 SQ. FT.  
ELEVATION B - 2248 SQ. FT.

ELEVATION A = 2248 SQ. FT.  
ELEVATION B = 2248 SQ. FT.

ELEVATION C - 2270 SO. FL.

157 Right





Optional Second Floor Corner Unit with Alternate Layouts

Second Floor Corner Unit Elevation A

### The Sonoma 4 CORNER

ELEVATION A - 2248 SQ. FT.  
ELEVATION B - 2248 SQ. FT.  
ELEVATION C - 2270 SQ. FT.

- 151 Right

24.

24



Second Floor Corner Unit Elevation B



Second Floor Corner Unit Elevation C

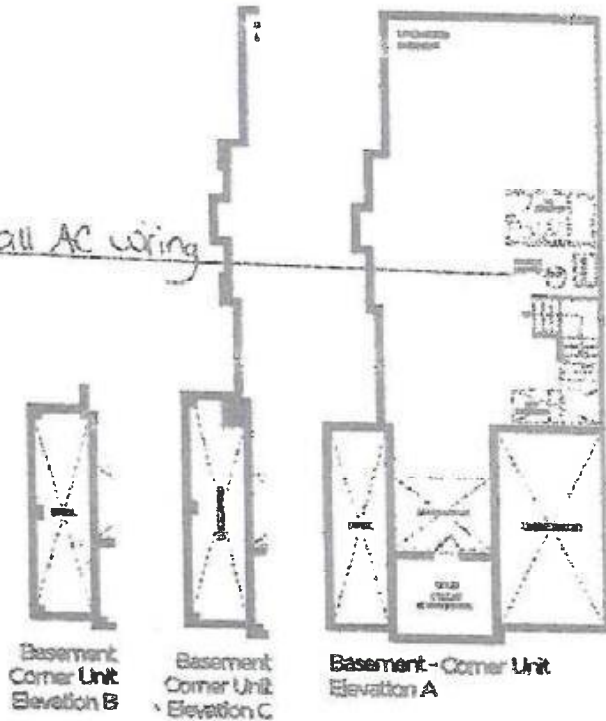
# The Sonoma 4 CORNER

ELEVATION A - 2248 SQ.FT.

ELEVATION B - 2248 SQ.FT.

ELEVATION C - 2270 SQ.FT. -157 Right

Electrical: Supply + Install all AC wiring



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24