



CONSTRUCTION SUMMARY

107N - 4 - The Rideau 19 (S42-19) Elev C

Extras at Time of Sale

Note:

CABINETRY - KITCHEN CABINETS

Inv.944	1 - KITCHEN - STANDARD - DEEP FRIDGE UPPER WITH GABLES
Line9317	Note:
14Jun22 / 24Jun22	
Inv.944	1 - KITCHEN - STANDARD - POTS AND PANS DRAWER - 60CM X 80CM
Line9318	Note:
14Jun22 / 24Jun22	
Inv.944	1 - KITCHEN - STANDARD - BASE CABINET OIL DRAWER 30CM
Line9324	Note:
14Jun22 / 24Jun22	
Inv.998	1 - CABINETRY - KITCHEN - STANDARD - INCREASE DEPTH/SIZE OF PANTRY FROM 12" TO 24" SAME AS BASE CABINETS
Line9938	Note: ORIGINAL FLOOR PLAN PANTRY IS ONLY 12" - please increase depth
5Oct22 / 24Oct22	

CEILINGS

Inv.662	1 - CEILINGS - BASEMENT - 9FT CEILINGS IN BASEMENT
Line5829	Note:
8Dec21 / 10Dec21	
Inv.945	1 - CEILINGS - SMOOTH CEILINGS THROUGHOUT MAIN AND SECOND FLOOR
Line9336	Note:
14Jun22 / 20Jun22	

CONSTRUCTION - STRUCTUAL CHANGES*

Inv.772	1 - TRIM AND CARPENTRY - REMOVE WALLS AND DOORS AROUND PANTRY COMPLETELY - AS PER SKETCH #1
Line9937	Note:
18Jan22 / 5Oct22	

CONSTRUCTION - STRUCTURAL CHANGES

Inv.945	1 - RELOCATE SERVERY, CHANGE LOCATION OF PANTRY AND FRIDGE (AS PER SKETCH)
Line9339	Note:
14Jun22 / 20Jun22	

COUNTER TOP - GRANITE

Inv.944	1 - GRANITE - ENSUITE 2 - UPGRADE 1
Line9331	Note:
14Jun22 / 24Jun22	
Inv.944	1 - GRANITE - ENSUITE 3 - UPGRADE 1
Line9332	Note:
14Jun22 / 24Jun22	
Inv.944	1 - GRANITE - MASTER ENSUITE - UPGRADE 1
Line9333	Note:
14Jun22 / 24Jun22	



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ELECTRICAL

Inv.945	6 - ELECTRICAL - POT LIGHT - 1ST FLOOR NON INSULATED CEILING - PER POT LIGHT
Line9344	LIVING ROOM/DINING ROOM (AS PER SKETCH) Note:
14Jun22 / 20Jun22	
Inv.945	4 - ELECTRICAL - POT LIGHT - 1ST FLOOR NON INSULATED CEILING - PER POT LIGHT
Line9345	IN FAMILY ROOM (AS PER SKETCH) Note:
14Jun22 / 20Jun22	

GLASS & MIRROR

Inv.945	1 - GLASS & MIRROR - FRAMELESS GLASS SHOWER IN LIEU OF STANDARD TUB/SHOWER
Line9342	COMBO - SHARED ENSUITE 3 Note:
14Jun22 / 20Jun22	

HARDWOOD FLOORING

Inv.944	1 - HARDWOOD FLOORING - BEDROOM 2 - STANDARD
Line9319	Note:
14Jun22 / 24Jun22	
Inv.944	1 - HARDWOOD FLOORING - BEDROOM 3 - STANDARD
Line9320	Note:
14Jun22 / 24Jun22	
Inv.944	1 - HARDWOOD FLOORING - BEDROOM 4 - STANDARD
Line9321	Note:
14Jun22 / 24Jun22	
Inv.944	1 - HARDWOOD FLOORING - MASTER BEDROOM - STANDARD
Line9322	Note:
14Jun22 / 24Jun22	
Inv.944	1 - HARDWOOD FLOORING - UPPER HALL - STANDARD
Line9323	Note:
14Jun22 / 24Jun22	

HEATING AND AIR CONDITIONING

Inv.945	1 - HEATING AND AIR CONDITIONING - ROUGH IN GAS LINE - PER APPLIANCE
Line9347	Note:
14Jun22 / 20Jun22	

INTERIOR RAILING

Inv.945	1 - INTERIOR RAILING - WROGHT IRON UPGRADE 2
Line9340	Note:
14Jun22 / 20Jun22	

INTERIOR TRIM

Inv.945	1 - INTERIOR TRIM -INSTALL INTERIOR DOOR IN BETWEEN MUD ROOM AND LIVING
Line9346	/DINING ROOM AS PER SKETCH Note:
14Jun22 / 20Jun22	



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PAINT AND STAIN

Inv.945	1 - PAINT AND STAIN - WROUGHT IRON STAIRCASE - STAIN STAIRCASE TO MATCH
Line9337	Note:
14Jun22 / 20Jun22	

PLUMBING

Inv.945	1 - PLUMBING - WATERLINE FOR ICE MAKER HOOK UP - INCLUDES VALVE
Line9343	Note:
14Jun22 / 20Jun22	

ROUGH CARPENTRY

Inv.945	1 - ROUGH CARPENTRY - ROGH IN GARAAAGE DOOR - IF GRADE DOES NOT PERMIT
Line9338	Note:
14Jun22 / 20Jun22	

TILE - BACKSPLASH

Inv.944	1 - BACKSPLASH - UPGRADE 2 - 51-040 SOHO WHITE GLOSSY ARABESQUE POR MOSAICS (UP1)
Line9330	Note:
14Jun22 / 24Jun22	

TILES

Inv.944	1 - TILES - KITCHEN AND BREAKFAST AND SERVERY - UPGRADE 3
Line9325	Note:
14Jun22 / 24Jun22	

Inv.944	1 - TILES - ENTRY - UPGRADE 3
Line9326	Note:
14Jun22 / 24Jun22	

Inv.944	1 - TILES - POWDER ROOM - UPGRADE 3
Line9327	Note:
14Jun22 / 24Jun22	



INTERIOR COLOUR SCHEME

Purchaser:

IRAM KASHIF

Telephone Res. / Bus:

(647) 572-0687 /

Decor Advisor:

Inna Semikolenniha

Lock Date:

30-Jun-23

Property:

107N

Project:

Bradford East Developments Inc.

Model and Elevation:

The Rideau 19 (S42-19) 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 TUXEDO (STD)	HC-07
Laundry Room	3/4 FLAT ONTARIO WHITE (STD)	HC-204
Powder Room	N/A	N/A
Master Ensuite Bathroom	3/4 FLAT TUXEDO (STD)	HC-09
SHARED ENSUITE 3	3/4 FLAT TUXEDO (STD)	HC-09
ENSUITE 2	3/4 FLAT TUXEDO (STD)	HC-09

Comment

2. Counter Top

	Counter	Edge
Kitchen / Breakfast	PURE WHITE QUARTZ (STD)	
Laundry Room	CALCUTTA MARBLE 4925K-07 (STD)	
Powder Room	N/A	
Master Ensuite Bathroom	SPARKLY WHITE (UP1)	
SHARED ENSUITE 3	SPARKLY WHITE (UP1)	
ENSUITE 2	SPARKLY WHITE (UP1)	

Comment

3. Ceramic Flooring

	Selection	Threshold
Entrance Vestibule	MAYFAIR STELLA ARGENTO 24X24 POLISHED (UP3)	
Main Hall	HARDWOOD	
Kitchen / Breakfast	MAYFAIR STELLA ARGENTO 24X24 POLISHED (UP3)	
Laundry Room	LA SPEZIA BIANCO 12X24 MATTE (STD)	
Powder Room	MAYFAIR STELLA ARGENTO 24X24 POLISHED (UP3)	
Master Ensuite Bathroom	LA SPEZIA BIANCO 12X24 MATTE (STD)	
SHARED ENSUITE 3	LA SPEZIA BIANCO 12X24 MATTE (STD)	
	revised - dleted bath that was typed in error	
ENSUITE2	LA SPEZIA BIANCO 12X24 MATTE (STD)	
MUD ROOM	TORINO GRIGIO 12X24 MATTE (STD)	

Comment



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4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	revised - purchaser gets freestanding tub	
Tub Deck	revised - purchaser gets freestanding tub	
Tub Deck Skirt	revised - purchaser gets freestanding tub	
Shower Stall	LA SPEZIA BIANCO 12X24 MATTE (STD)	
Shower Stall Floor Tile	51 - 024 - 2X2 SOHO WHITE MATTE POR MOSAICS (STD)	
SHARED ENSUITE 3	LA SPEZIA BIANCO 12X24 MATTE (STD)	
SHARED ENSUITE 3 SHW FL	51 - 024 - 2X2 SOHO WHITE MATTE POR MOSAICS (STD)	
ENSUITE 2	LA SPEZIA BIANCO 12X24 MATTE (STD)	
ENSUITE 2 SHW FLOOR	51 - 024 - 2X2 SOHO WHITE MATTE POR MOSAICS (STD)	
Kitchen Backsplash	51-040 SOHO WHITE GLOSSY ARABESQUE POR MOSAICS (UP1)	

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	HARDWOOD
Living Room	HARDWOOD
Dining Room	HARDWOOD
Family Room	HARDWOOD
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	HARDWOOD
Upper Hall	HARDWOOD
Master Bedroom	HARDWOOD
Bedroom #2	HARDWOOD
Bedroom #3	HARDWOOD
Bedroom #4	HARDWOOD
Bedroom #5	N/A

Underpad	Type	Area
	N/A	N/A
Carpet on Stairs	Capped	Runner - *Upgrade
Comment	NONE	NONE

** Refer to Construction Summary



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6. Hardwood

Kitchen	TILE
Main Hall	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Living Room	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Dining Room	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Family Room	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Upper Landing	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Upper Hall	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Master Bedroom	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Bedroom #2	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Bedroom #3	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Bedroom #4	VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER(STD)
Bedroom #5	N/A

Comment

7. Plumbing Fixtures

Powder Room	STD
Master Ensuite Bathroom	STD
SHARED ENSUITE 3	STD
ENSUITE 2	STD
KITCHEN	STD

Waterline for Fridge ☒ Yes ☐ No

Comment

WATERLINE FOR FRIDGE



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8. Trim Carpentry

Interior Doors

STD

Interior Trim

STD

Door Handles

SATIN NIKEL STD

Front Door Glass Inserts

STD

Comment

** Refer to Construction Summary

9. Electrical

Plugs and Switches

☒ White

White

Hood Fan

STD

Custom Fan Insert

Appliances

Built in Cooktop

Built in Oven

Gas Stove

Microwave

☐ Yes ☒ No

☐ Yes ☒ No

☐ Yes ☒ No

☐ Yes ☐ OTR ☒ No

Comment

** Refer to Construction Summary

10. Railings and Pickets

Railing Type

OAK

Railing Colour

Stain to Match Flooring

SpindleType

WROUGHT IRON - 2

Spindle Colour

Stain to Match Flooring

Stringer / Riser

Stain to Match Flooring

Treads

Stain to Match Flooring

Oak Stairs

☒ Yes

☐ No

Comment

STAIN STAIRCASE TO MATCH HARDWOOD - VINTAGE PIONEERED SOLID COLLECTION SELECT-V PEARL-RED OAK 2 1/4 "PEWTER



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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	BIRCH WHITE
Second Floor	BIRCH WHITE

Smooth Ceilings First Floor ☒ Yes ☐ No

Comment

SMOOTH CEILINGS THROUGH OUT

13. Fireplace

	Living Room	Family Room	Other Room - Specify
	PurchasedAs Per Plan N/A	PurchasedAs Per Plan N/A	PurchasedAs Per Plan N/A
	<input type="radio"/> <input type="radio"/> <input checked="" type="radio"/>	<input type="radio"/> <input checked="" type="radio"/> <input type="radio"/>	<input type="radio"/> <input type="radio"/> <input checked="" type="radio"/>
Fireplace Type		GAS	
Mantle Type		M7	
Colour / Stain		Painted White	
Surround		GREY QUARTZ	
Hearth		NONE	

Comment

** Refer to Construction Summary



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14. Heating and Air Conditioning

<div>Air Conditioning</div> <div>Gas Provisions Dryer</div> <div>Comment</div>	<div>Gas Provisions Stove</div> <div>Gas Provisions Barbecue</div>
<div>** Refer to Construction Summary</div>	

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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SCHEDULE "FP"

Floor Plan

19 (S42-19) Elev C

The Rideau 19

ELEVATION A - 3193 SQ.FT.
ELEVATION B - 3193 SQ.FT.
ELEVATION C - 3193 SQ.FT.



J.K

increase depth of
pantry - same as
base cab.

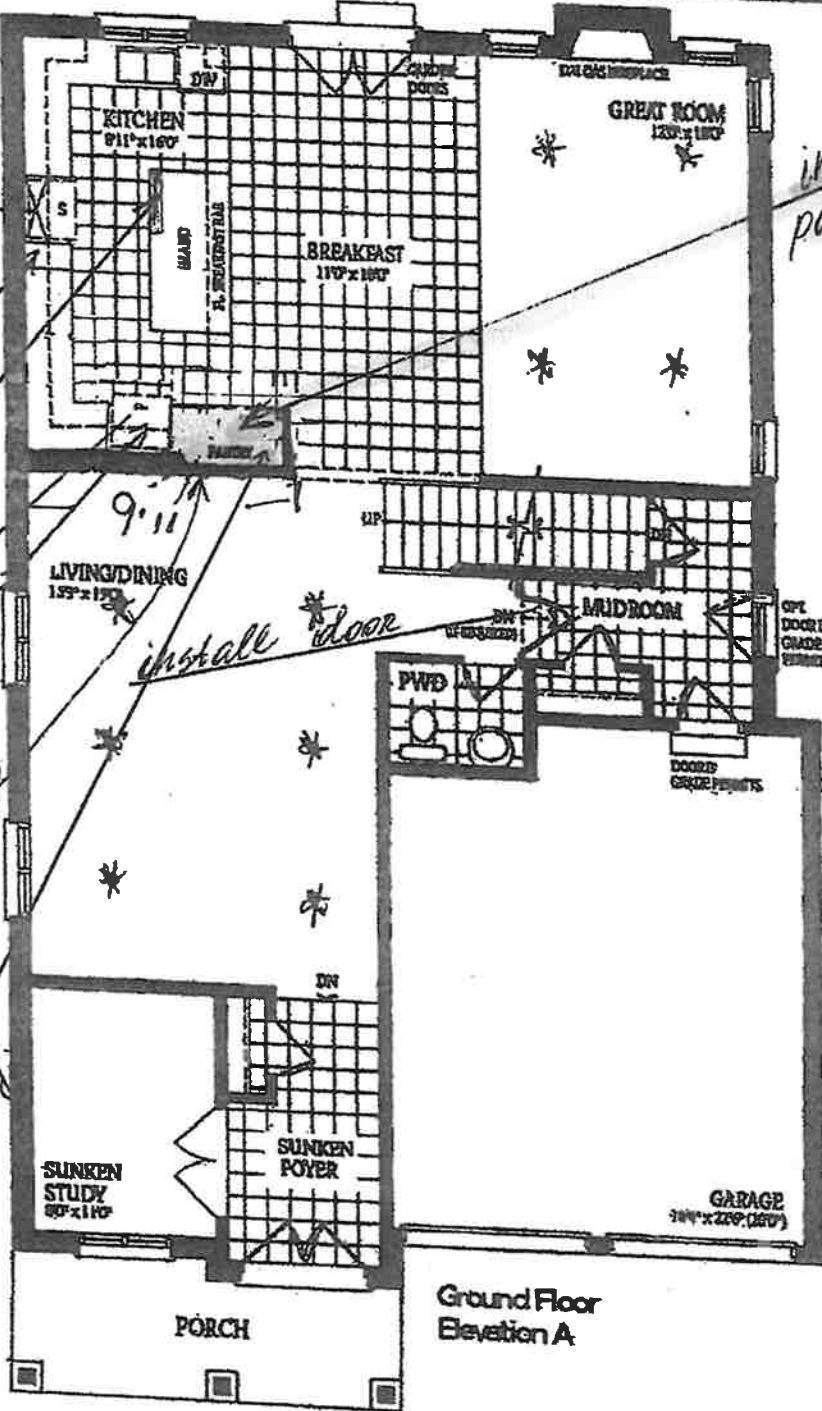
gas line

oil drier
pots and pans
waterline

Deep friidol
upper + gable
Relocate pantry

bridge

Remove walls and
doors around pantry
J.K (#1)



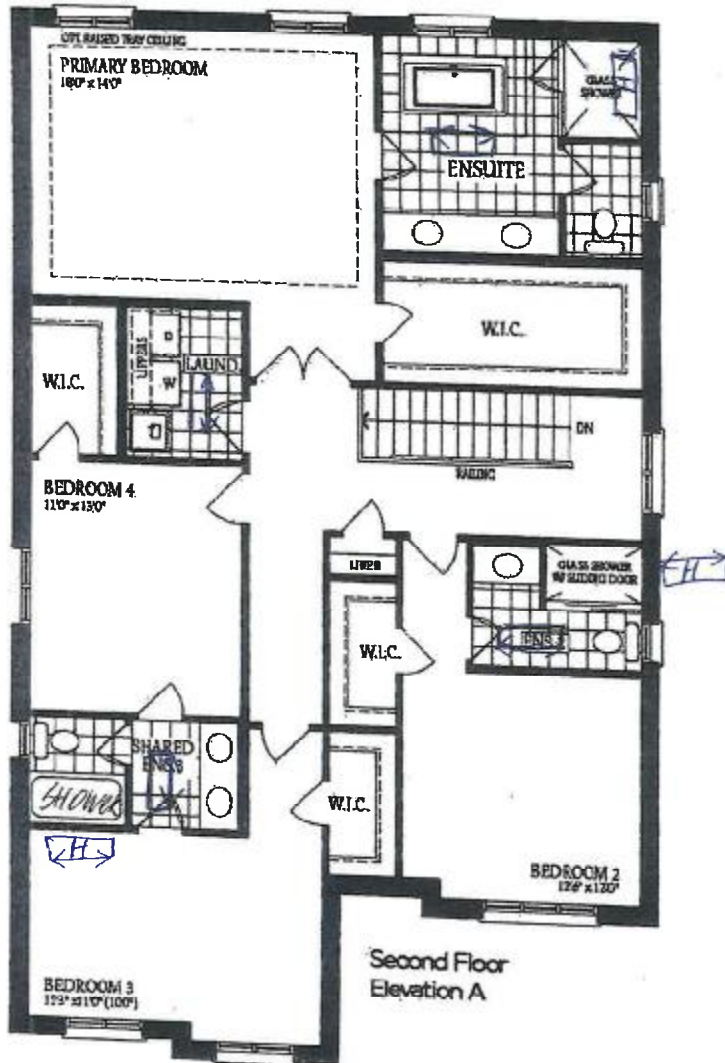
Ground Floor
Elevation A

Lot 107

Set
loc.

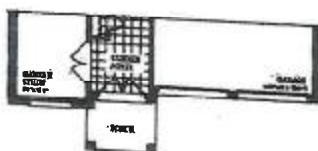


Rideau 19

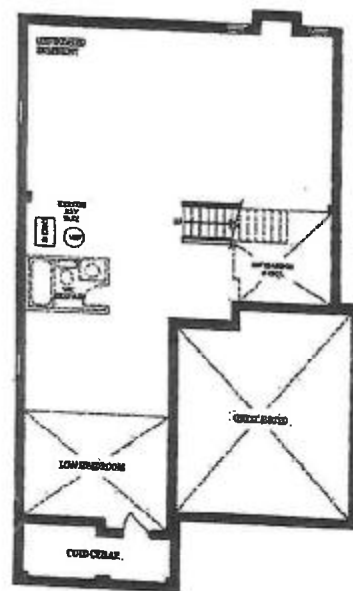


Lot 107

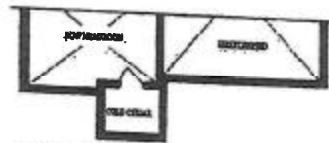
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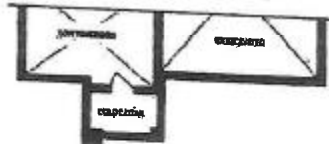
Rideau 19



Basement
Elevation A



Basement
Elevation B



Basement
Elevation C

Get

Lot 107.