




CONSTRUCTION SUMMARY

**PURCHASERS:** STEPHANIE SADE KEITH and MARCEL M KEITH

**Lot: 54**  
**Model: PHOENIX (40-3) Elev B**  
**Project/Phase: Heron Hills / 1**

Offer	Includes \$ 20,000.00 Decore Dollars (Inclusive of HST) towards Vendors upgrades. To be used at Vendors decore centre at time of interior colour selections. This promotion has no cash value, is non-negotiable and non-transferrable. Any unused amounts are
Worksheet	Note:



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HOMES

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CABINETRY


Invoice	Qty.	Description
2810 44244 12Oct23 **	1	Bathroom - Extra sink in existing vanity with standard faucet (requires min 5 foot vanity)  Master Ensuite
3235 46898 08May24 NoCat	1	Kitchen- 36inch Extended uppers

CARPET

Invoice	Qty.	Description
3235 46912 08May24 NoCat	1	Great Room, Living/dining room & Powder Room Hallway - - Credit std. Carpet & Underpad

CONSTRUCTION

Invoice	Qty.	Description
2810 44233 12Oct23 **	4	Door - Interior - 96" 5 panel smooth (Riverside) Hollow Core (in lieu of standard door)  Foyer Closet, Powder Room, Laundry Room and Laundry Room Closet
2810 44242 12Oct23	1	Back water valve - Backflow sewer preventer
3235 46893 08May24 NoCat	1	Master Ensuite- Accommodate for a Freestanding Tub
3235 46896 08May24 NoCat	1	Gas Fireplace
3235 46899 08May24 NoCat	1	Kitchen- Bulkhead to accommodate extended upper cabinets
3235 46900 08May24 NoCat	1	Garage to house door entrance (where grade permits)
3235 46903 08May24 NoCat	1	Living/dining Room - Coffered Ceilings as per plan
3235 46904 08May24 NoCat	1	Basement- 3 piece rough-in



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CONSTRUCTION

Invoice	Qty.	Description
3235 46906 08May24 NoCat	1	Lookout
3235 46907 08May24 NoCat	1	Master Ensuite - Accommodate for Glass shower enclosure
3235 46909 08May24 NoCat	1	Master Ensuite - Accommodate double sink

ELECTRICAL

Invoice	Qty.	Description
2810 44239 12Oct23	1	Upgrade to 200amp service
2810 44240 12Oct23	1	Miscellaneous - Additional plug on existing circuit  Great Room approx 5 feet above the fireplace beside the cable rough-in
2810 44244 12Oct23 **	1	Bathroom - Extra sink in existing vanity with standard faucet (requires min 5 foot vanity)  Master Ensuite
3235 46897 08May24 NoCat	1	Gas Fireplace with Electronic ignition

FIREPLACE


Invoice	Qty.	Description
2810 44234 12Oct23	1	Fireplace (interior) as per plan with standard traditional style painted mantel

GLASS AND MIRROR

Invoice	Qty.	Description
2810 44236 12Oct23	1	Shower Enclosure: L-Shape-Frameless Glass Shower  Master Ensuite in lieu of framed shower enclosure

HAVC

Invoice	Qty.	Description
2810 44238 12Oct23 **	1	Rough-In Gas line for BBQ (Exterior)  See sketch



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HVAC

Invoice	Qty.	Description
2810 44238 12Oct23	1	Rough-In Gas line for BBQ (Exterior)  See sketch
3235 46895 08May24 NoCat	1	Gas Fireplace as per plan

MISCELLANEOUS

Invoice	Qty.	Description
2810 38757 12Oct23	1	Bonus Dollars from Sales Agreement

PAINT

Invoice	Qty.	Description
2810 44233 12Oct23 **	4	Door - Interior - 96" 5 panel smooth (Riverside) Hollow Core (in lieu of standard door)  Foyer Closet, Powder Room, Laundry Room and Laundry Room Closet

PAINT AND STAIN

Invoice	Qty.	Description
2810 44230 12Oct23	1	Nosing, stringers, railings, pickets and posts to be left unfinished (The purchaser acknowledges and accepts that an unfinished stair and railing will be dirty from the construction process and there may be minor marks on the staircase.
3235 46894 08May24 NoCat	1	Great Room- Paint Mantle White
3235 46902 08May24 NoCat	1	Garage to house door entrance (where grade permits)
3235 46911 08May24 NoCat	1	Great Room, Living/dining room & Powder Room Hallway - Paint 1/4 round



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PLUMBING

Invoice	Qty.	Description
2810 44237 12Oct23	1	Kitchen - Rough-in water line to fridge
2810 44242 12Oct23 **	1	Back water valve - Backflow sewer preventer
2810 44244 12Oct23	1	Bathroom - Extra sink in existing vanity with standard faucet (requires min 5 foot vanity)  Master Ensuite
3235 46891 08May24 NoCat	1	Master Ensuite- Freestanding Tub
3235 46905 08May24 NoCat	1	Basement- 3 piece rough-in - as per plan



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TILE

Invoice	Qty.	Description
2810 44235 12Oct23	1	Miscellaneous - Delete standard ceramic accessories (homeowner is responsible for installation
2810 44245 12Oct23	1	Floors - Entry- Upgrade 6
2810 44246 12Oct23	1	Walls - Master Ensuite Shower Wall & Ceiling- Upgrade 1A
2810 44270 12Oct23	1	Floors - Master Ensuite Shower Floor - Upgrade 2
2810 44447 12Oct23 NoCat	1	Custom Grout - Floor tiles for the Foyer and Master Ensuite  Snowwhite
2810 44448 12Oct23 NoCat	1	Custom Grout - Floor tiles for the Laundry Room, Powder Room, Ensuite 2 and Ensuite 3/4
2810 44449 12Oct23 NoCat	1	Custom Grout - Wall tiles for the tub/bath in Ensuite 2 and Ensuite 3/4
2810 44450 12Oct23 NoCat	1	Floor and Wall - Grout lines to be as small as possible Foyer, Powder Room, Laundry Room, Master Ensuite, Ensuite 2 and 3/4
2810 44467 12Oct23	1	Floors - Master Ensuite - Upgrade 6
3235 46892 08May24 NoCat	1	Master Ensuite- Accommodate for a Freestanding Tub
3235 46908 08May24 NoCat	1	Master Ensuite - Accommodate for Glass shower enclosure
3235 46913 08May24 NoCat	1	Kitchen/Breakfast - Credit- Std Tile with wire mesh and scratch



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TRIM

Invoice	Qty.	Description
2810 44231 12Oct23	19	Door - Interior - 80” 5 panel smooth (Riverside) Hollow Core (in lieu of standard door)
2810 44233 12Oct23	4	Door - Interior - 96" 5 panel smooth (Riverside) Hollow Core (in lieu of standard door)  Foyer Closet, Powder Room, Laundry Room and Laundry Room Closet
3235 46901 08May24 NoCat	1	Garage to house door entrance (where grade permits)
3235 46910 08May24 NoCat	1	Great Room, Living/dining room & Powder Room Hallway - install 1/4 round

WOOD/LAMINATE FLOORING

Invoice	Qty.	Description
2810 44247 12Oct23	1	Wood/Laminate Flooring - Hardwood - GREAT ROOM - Vintage 5 x 3/4 - Red Oak Wire Brush Eng UV Oil
2810 44248 12Oct23	1	Wood/Laminate Flooring - Hardwood - LIVING/DINING ROOM - Vintage 5 x 3/4 - Red Oak Wire Brush Eng UV Oil
2810 44249 12Oct23	1	Wood/Laminate Flooring - Hardwood - POWDER HALL - Vintage 5 x 3/4 - Red Oak Wire Brush Eng UV Oil
2810 44250 12Oct23	1	Wood/Laminate Flooring - Hardwood -KITCHEN/BREAKFAST - Vintage 5 x 3/4 - Red Oak Wire Brush Eng UV Oil