



CONSTRUCTION SUMMARY

Saddle Ridge (G) - Lecco Ridge Developments Inc.

PURCHASERS: Mustafa ALI and FERAH ABDUL RAHMAN

TEL: RES.: 647-686-8749

LOT / PHASE 96 / 1	REG. PLAN # 20M-1184	HOUSE TYPE Juniper 7 Elev 2		
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CABINETRY

1 - VANITIES - MONACO CABINETRY STAIN WITH UPGRADE STAIN - PRICE IS FOR ONE OR ALL BATHS - DETACHED 17Apr18 Note:	
1 - KITCHEN - DELETE CABINETS ABOVE STOVE - VENDOR WILL SUPPLY 6 INCH VENT AS PER STANDARD CONSTRUCTION SPECIFICATIONS AND VENT MAY NOT BE IN THE APPROPRIATE LOCATION FOR INSTALLATION OF PURCHASER SUPPLIED VENT 17Apr18 Note: TEMPORARY HOOD FAN TO BE INSTALLED FOR OCCUPANCY PURPOSES ONLY - PURCHASER TO SUPPLY OWN CHIMNEY FAN AFTER CLOSING	

CERAMIC TILE

1 - MASTER ENSUITE- ADD 6" MOSAIC BORDER TO SHOWER WALLS AT EYE LEVEL- UPGRADE 2 17Apr18 Note:	
1 - FIRST FLOOR- ALL TILES TO BE LAID ON A 45 DEGREE ANGLE 17Apr18 Note:	
1 - TILE - UPGRADE 5 FLOOR TILE - MUD ROOM 17Apr18 Note:	
1 - TILE - UPGRADE 5 FLOOR TILE - - POWDER ROOM 17Apr18 Note:	
1 - TILE - UPGRADE 5 FLOOR TILE - - KITCHEN 17Apr18 Note:	
1 - TILE - UPGRADE 5 FLOOR TILE - - FOYER AND MAIN HALL 17Apr18 Note:	
1 - TILE - UPGRADE 2 WALL TILE - - ENSUITE WALL TILE - SHOWER 17Apr18 Note:	
1 - TILE - UPGRADE 2 FLOOR TILE - - ENSUITE BATHROOM - FLOOR 17Apr18 Note:	
1 - DELETE ALL CERAMIC BATHROOM ACCESSORIES - DELETE TOWEL BAR, PAPER HOLDER & SOAP DISH THROUGHOUT 17Apr18 Note:	

CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR ONLY 17Apr18 Note:	
1 - PLEASE NOTE THAT NO FURTHER STRUCTURAL CHANGES WILL BE PERMITTED. 13Dec16 Note:	
1 - ADD BASEMENT WALK-UP 13Dec16 Note:	

ELECTRICAL

1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND 22Feb18 Note:	
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED - LIVING ROOM 22Feb18 Note:	
1 - PLUG - ELECTRICAL PLUG - ADD TO ISLAND 22Feb18 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 22Feb18 Note:	

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96 / 1	20M-1184	Juniper 7 Elev 2		
2 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING 22Feb18 Note:				
1 - 200 AMP ELECTRICAL SERVICE 22Feb18 Note:				

FIREPLACE AND ACCESSORIES

1 - MANTEL - CAST STONE - AEQUALITAS 1 STYLE MANTEL 17Apr18 Note:	
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HARDWOOD FLOORING

1 - HARDWOOD – GROUP B SERIES 6 1/2 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FIRST FLOOR COMPLETE 17Apr18 Note:	
1 - LAMINATE -UPGRADE TO LEXINGTON SERIES IN LIEU OF STANDARD LAMINATE 17Apr18 Note:	

MIRRORS AND GLASS

1 - FRAMELESS GLASS SHOWER ENCLOSURE- WITH CHROME KNOB- MASTER ENSUITE 22Feb18 Note:	
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MISCELLANEOUS

1 - FURTHER VENDOR DISCOUNT 17Apr18 Note:	
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PLUMBING

1 - DELETE- TOE TESTER IN MASTER ENSUITE SHOWER- NOT POSSIBLE WITH SHOWER KIT- CREDIT GIVEN FOR TOE TESTER 17Apr18 Note:	
1 - MASTE RENSUITE SHOWER- DRYDEN - DFKIT10-WS 17Apr18 Note:	
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY 17Apr18 Note:	
1 - TOE TESTER - ADD TOE TESTER TO SHOWER- MASTER ENSUITE AND ENSUITE 2 SHOWERS 22Feb18 Note:	

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 13Dec16 Note:	
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STAIRS AND RAILINGS

1 - STAINED HANDRAIL, TREADS, RISERS AND STRINGER EXCLUDING PICKETS (FOR IRON PICKETS) - STANDARD STAIRCASE - PRICE IS PER SET 17Apr18 Note:	
1 - EUROLINE 1- BLACK IRON PICKETS 17Apr18 Note:	
1 - V GROOVE HANDRAIL 17Apr18 Note:	



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EXTRAS AS PER OFFER

The Purchaser acknowledges that the Purchase Price is inclusive of all credits and promotional packages available at the time of purchase. <i>Worksheet</i> Note:	
The Vendor agrees that notwithstanding any other term or provision in this Agreement included in the Purchase Price and in addition to those items detailed in Schedule GP to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Ten <i>Worksheet</i> Note:	

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Purchasers: Mustafa ALI & FERAH ABDUL RAHMAN
Telephone Res. / Bus: (647) 686-8749 /
Decor Advisor: Natalie Mancuso
Lock Date: 17-Apr-18

Property: 96
Project: Lecco Ridge Developments Inc.
Model and Elevation: Juniper 7 Elev 2
Plan #: 20M-1184

Layout Changes: ☒ Yes ☐ No Sketch Attached: ☒ Yes ☐ No Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO W350XZ4	2002
Laundry Room	ELISSE	Standard
Powder Room	MONACO W350XZ4	1001
Master Ensuite Bathroom	MONACO W823XZ4	1001
Ensuite Bath - Bedroom 2	MONACO W823XZ4	1001
Ensuite Bath - Bedroom 3/4	MONACO W823XZ4	1001

Appliances: Built In Appliances ☐ Yes ☒ No Slide In Stove ☐ Yes ☒ No

Dishwasher Cabinet ☐ Closed ☒ Open 41" Upper Cabinets ☒ Yes ☐ No Please NOTE: Standard Cabinet Height is 30"

Stove Opening NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width

Fridge Opening NOTE: If not specified, opening will be set to builder's standard opening of approximately 37" width x 74" height

** Refer to Construction Summary

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-PALOMA POLAR 6698-46	
Laundry Room	N/A	
Powder Room	LAMINATE-PALOMA POLAR 6698-46	
Master Ensuite Bathroom	LAMINATE-PORTICO MARBLE 7735-58	
Ensuite Bath - Bedroom 2	LAMINATE-ELEMENTAL CONCRETE 8830-58	
Ensuite Bath - Bedroom 3/4	LAMINATE-PORTICO MARBLE 7735-58	

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3. Ceramic Flooring

		At a 45	Threshold-If App.
Entrance Vestibule	TILE- GOTHAM DIAMOND LUX 24X24	☒	METAL STRIP THROUGHOUT
Main Hall	HARDWOOD	☐	
Kitchen / Breakfast	TILE- GOTHAM DIAMOND LUX 24X24	☒	
Laundry Room	TILE- RAINBOW WHITE 13X13	☐	
Powder Room	TILE- GOTHAM DIAMOND LUX 24X24	☒	
Master Ensuite Bathroom	TILE- VESUBIO GRECO IVORY 20X20	☐	
Ensuite Bath - Bedroom 2	TILE- RAINBOW WHITE 13X13	☐	
Ensuite Bath - Bedroom 3/4	TILE- RAINBOW LIGHT GREY 13X13	☐	
Mud Room	TILE- GOTHAM DIAMOND LUX 24X24	☒	
		☐	
		☐	

** Refer to Construction Summary

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall		
Tub Deck		
Tub Deck Skirt		
Shower Stall	TILE-VESUBIO GRECO IVORY 10X20	BORDER 6" MD017A-P WHITEWOOD METAL GLASS
Bathtub Enclosure Walls		
Ensuite Bath - Bedroom 2	TILE-LUC CONCEPT FERRO 8X16	
Ensuite Bath - Bedroom 3/4	TILE- LUC CONCEPT NEVE 8X16	
Kitchen Backsplash		

** Refer to Construction Summary - STANDARD GROUT THROUGHOUT UNLESS SPECIFIED
MASTER ENSUITE SHOWER BORDER TO BE INSTALLED AT EYE LEVEL AS PER CONST SUMMARY

5. Plumbing Fixtures

All Bathrooms

White

Whirlpool

☐ Yes ☒ No

Dishwasher Rough-In

☒ Yes ☐ No

Waterline for Fridge

☒ Yes ☐ No

** Refer to Construction Summary

6. Trim Carpentry

Interior Doors	CLASSIQUE
Interior Trim	3" BB CASING WITH 5 1/4" BASEBOARD - COLONIAL
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

** Refer to Construction Summary

Initials:

FR. [Signature]

Purchasers:

Mustafa ALI & FERAH ABDUL RAHMAN

Property: 96

Telephone Res. / Bus:

(647) 686-8749 /

Project: Lecco Ridge Developments Inc.

Decor Advisor:

Natalie Mancuso

Model and Elevation: Juniper 7 Elev 2

Lock Date:

17-Apr-18

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Plan #: 20M-1184

7. Other Flooring

Main Hall	HARDWOOD- MIRAGE 6 1/2" RED OAK- TREASURE- CASHMERE	
Living Room	HARDWOOD- MIRAGE 6 1/2" RED OAK- TREASURE- CASHMERE	
Dining Room	HARDWOOD- MIRAGE 6 1/2" RED OAK- TREASURE- CASHMERE	
Family Room	HARDWOOD- MIRAGE 6 1/2" RED OAK- TREASURE- CASHMERE	
Den / Library / Study	HARDWOOD- MIRAGE 6 1/2" RED OAK- TREASURE- CASHMERE	
Basement Landing(If Applies)	N/A	
Lower Landing (If Applies)	N/A	
Upper Landing	HARDWOOD- MIRAGE 6 1/2" RED OAK- TREASURE- CASHMERE	
Upper Hall	LAMINATE-LEXINGTON - HAZELWOOD OAK TL21016 - M	
Master Bedroom	LAMINATE-LEXINGTON - HAZELWOOD OAK TL21016 - M	
Bedroom #2	LAMINATE-LEXINGTON - HAZELWOOD OAK TL21016 - M	
Bedroom #3	LAMINATE-LEXINGTON - HAZELWOOD OAK TL21016 - M	
Bedroom #4	LAMINATE-LEXINGTON - HAZELWOOD OAK TL21016 - M	
Bedroom #5		
Underpad	Type	Area

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Colour	MIRAGE- TREASURE
Picket Type	EUROLINE 1	Colour	BLACK
Stringer / Riser	As Per Construction Specifications	Colour	MIRAGE- TREASURE
Treads	Standard	Colour	MIRAGE- TREASURE
Red Oak Stairs with Semi Gloss Finish		☒ Yes ☐ No	

** Refer to Construction Summary

9. Wall Paint Flat Finish

Main & Upper Hall	43 BIRCH WHITE	Master Bedroom	43 BIRCH WHITE
Living Room	43 BIRCH WHITE	Bedroom #2	43 BIRCH WHITE
Dining Room	43 BIRCH WHITE	Bedroom #3	43 BIRCH WHITE
Kitchen / Breakfast	43 BIRCH WHITE	Bedroom #4	43 BIRCH WHITE
Family Room	43 BIRCH WHITE	Bedroom #5	
Powder Room	43 BIRCH WHITE	Master Ensuite	43 BIRCH WHITE
Laundry Room	43 BIRCH WHITE	Ensuite Bath - Bedroom 2	43 BIRCH WHITE
Den/Library	43 BIRCH WHITE	Ensuite Bath - Bedroom 3/4	43 BIRCH WHITE
Trim Paint-Semi Gloss	43 BIRCH WHITE	Mud Room	43 BIRCH WHITE

Smooth Ceilings First Floor ☒ Yes ☐ No

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10. Plaster Mouldings and Medallions

Entrance Vestibule			Kitchen/Breakfast		
Main Hall			Den/Library		
Living Room			Lower Landing		
Dining Room					
Family Room					

** Refer to Construction Summary

11. Fireplace

	Living Room			Family Room			Other Room - Specify		
	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A	Purchased	As Per Plan	N/A
Fireplace Type	☐	☐	☒	☐	☒	☐	☐	☐	☒
Mantle Type				FLAT ON WALL					
Colour / Stain				CASTONE- AEQUALITAS 1 MANTLE					
Surround				TUSCANY SAND					
Hearth				N/A					
				NO					

** Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning	NO	Gas Provisions Stove	NO
Gas Provisions Dryer	NO	Gas Provisions Barbecue	NO
Comment			

** Refer to Construction Summary

13. Electrical

Plugs and Switches	☒ White	DECOR	Above Kitchen Cabinet Light	☐ Yes	☒ No
Hood Fan	STANDARD WHITE		Below Kitchen Cabinet Light	☐ Yes	☒ No
Appliances			Gas Stove		
	Built in Cooktop	Built in Oven			
	☐ Yes ☒ No	☐ Yes ☒ No			
Dishwasher Rough-in	Yes		Microwave		
			☐ Yes ☒ No		

** Refer to Construction Summary

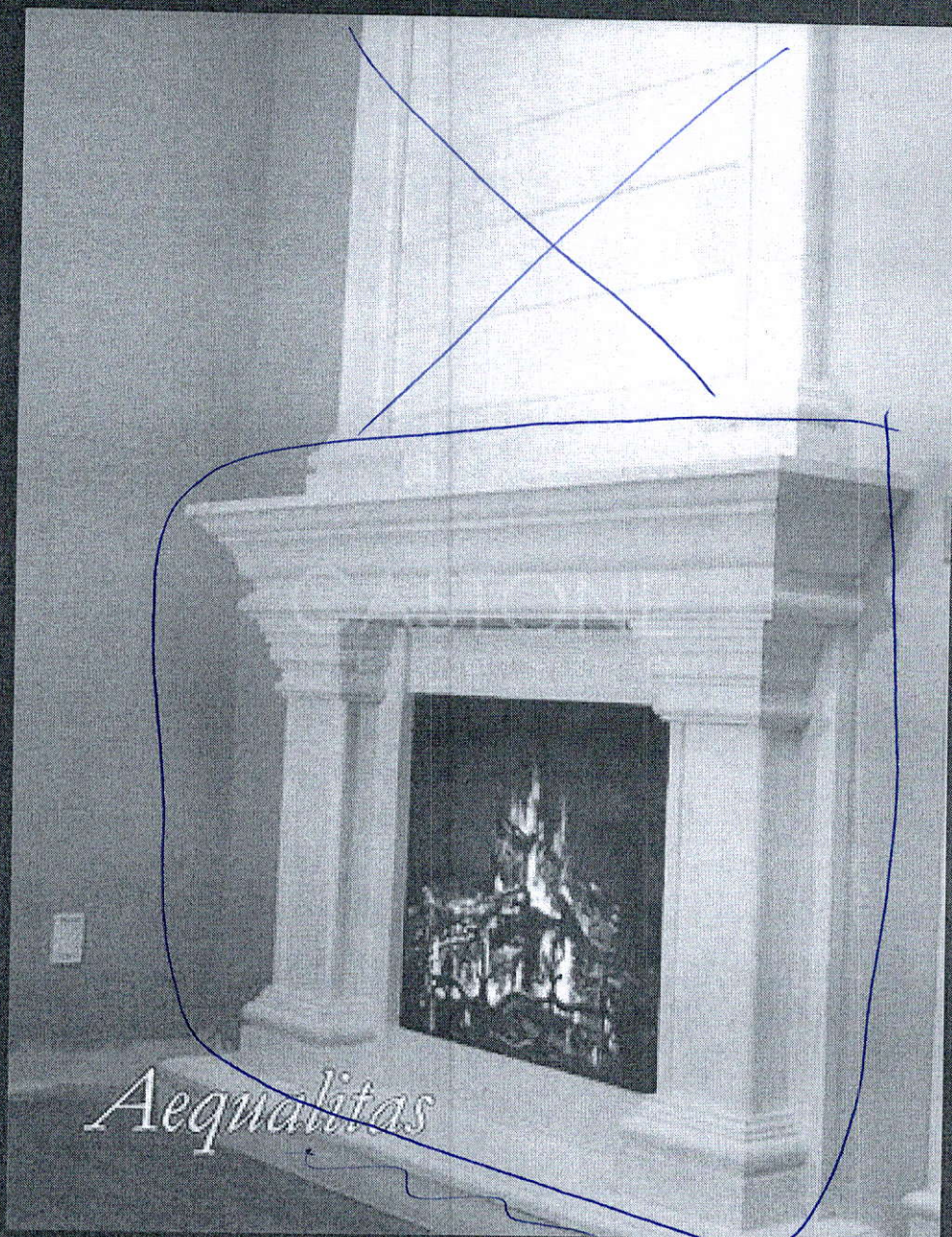
14. General Comments

** Refer to Construction Summary

Disclaimers and Notes

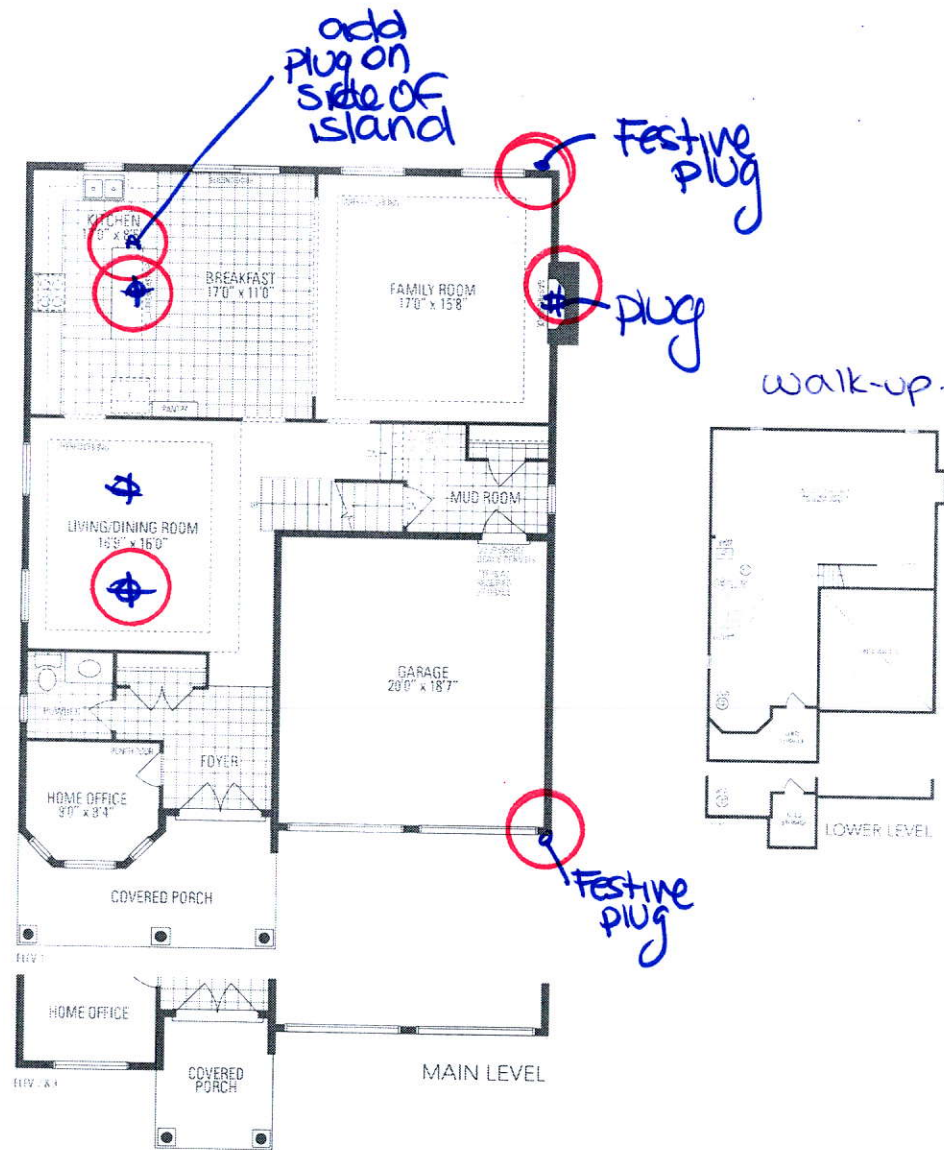
- Colours of all materials are as close as possible to builder's selection, but not necessarily identical due to variances in manufacturing.
- Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
- The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature: F. Rahman Date: April 17, 18 Signature: [Signature] Date:



AEQUALITAS I

Mantel only.



JUNIPER 7
3,093 sq.ft.

Orientation of home may be reversed and porch used as deck or as a ramp. Steps and porches may vary at any exterior entrance ways due to grading variations. Actual usable floor space may vary from the stated floor area. All renderings are artist's concept. Dimensions, specifications and architectural detailing subject to minor modifications. Final location of some points is based on site conditions. Rounding and adjusting model types may vary due to printing. J.E. Juniper 7 • Copyright Nov. 2016.

