

CONSTRUCTION SUMMARY

Sharon Village 2 - Secondo Vales Estates Inc.

PURCHASERS: KA WING CHEUNG and YAN JIANG

TEL: RES.: 647-679-6099

LOT / PHASE 22 / 2	REG. PLAN # 65M-4626	HOUSE TYPE Pinebrook 1A Elev 1		
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CABINETRY ACCESSORIES

1 - KITCHEN- FULL DEPTH PANTRY 08Aug19 Note:	
1 - KITCHEN- FULL DEPTH FRIDGE 08Aug19 Note:	

CERAMIC TILE

1 - BEDROOM 3/4 UPGRADE 2 TILES ON FLOOR 08Aug19 Note:	
1 - BEDROOM 2 UPGRADE 2 TILES ON FLOOR 08Aug19 Note:	
1 - MASTER ENSUTE- UPGRADE 3 TILES ON FLOOR 08Aug19 Note:	
1 - UPGRADE 3 TILES IN FOYER, POWDER ROOM AND KITCHEN 08Aug19 Note:	

CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR 08Aug19 Note:	
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DOORS AND TRIM

1 - UPGRADED TRIM TO 2 3/4 STEP AND 4 1/4 STEP BASEBOARDS PACKAGE 08Aug19 Note:	
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HARDWOOD FLOORING

1 - SECOND FLOOR UPGRADED LAMINATE TO LEXINGTON 08Aug19 Note:	
1 - UPGRADED HARDWOOD INLIU OF STANDARD AS PER OFFER GROUP B 5" FIRST FLOOR ONLY IN NON TILED AREAS 08Aug19 Note:	

PROMOTIONAL

1 - PROMO AS PER OFFER 08Aug19 Note:	
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STAIRS AND RAILINGS

1 - STAIRS- V GROOVE HANDRAIL 08Aug19 Note:	
1 - UPGRADED PICKETS- EUROLINE R-63 08Aug19 Note:	
1 - STAINED HANDRAIL, TREADS, RISERS AND STRINGER EXCLUDING PICKETS (FOR IRON PICKETS) - STANDARD STAIRCASE - PRICE IS PER SET 08Aug19 Note:	

This Document is Extremely Time Sensitive - Printed 8 Aug 19 at 10:13

RECEIVED AUG 08 2019

Purchasers: KA WING CHEUNG & YAN JIANG

Property: 22

Telephone Res. / Bus: (647) 679-6099 /

Project: Secondo Vales Estates Inc.

Decor Advisor: Natalie Mancuso

Model and Elevation: Pinebrook 1A Elev 1

Lock Date: 8-Aug-19

8-Aug-19

Plan #: 65M-4626

Layout Changes: ☐ Yes ☐ No

Sketch Attached: ☐ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO W821XZ4	431SA
Laundry Room	ELISSE	
Powder Room	MONACO W821XZ4	113SB
Master Ensuite Bathroom	MODENA MAJESTIC	410SA
Ensuite Bath - Bedroom 2	MONACO W297XZ4	410SA
Ensuite Bath - Bedroom 3/4	MONACO W297XZ4	410SA

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-WHITE CARRARA 4924-38	
Laundry Room		
Powder Room	LAMINATE-WHITE CARRARA 4924-38	
Master Ensuite Bathroom	LAMINATE-BLACK ALICANTE 4926K-07	
Ensuite Bath - Bedroom 2	LAMINATE-INUK SHUK TAUPE P-345 LM	
Ensuite Bath - Bedroom 3/4	LAMINATE-INUK SHUK TAUPE P-345 LM	

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3. Ceramic Flooring

Entrance Vestibule	TILE-LITIUM PEARL POLISHED 24X24	<input type="checkbox"/>	At a 45 Threshold-If App.
Main Hall	HARDWOOD	<input type="checkbox"/>	Metal Strip Where Applic.
Kitchen / Breakfast	TILE-LITIUM PEARL POLISHED 24X24	<input type="checkbox"/>	
Laundry Room	TILE-BEACH LIGHT GREY 13X13	<input type="checkbox"/>	
Powder Room	TILE-LITIUM PEARL POLISHED 24X24	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-ALPI NERO 12X24	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2	TILE-TESSUTO ECRU GREY 12X24	<input type="checkbox"/>	
Ensuite Bath - Bedroom 3/4	TILE-TESSUTO ECRU GREY 12X24	<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	

** Refer to Construction Summary

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall		
Tub Deck		
Tub Deck Skirt		
Shower Stall	TILE-SAT. OF AFRICA 8X16	
Bathtub Enclosure Walls		
Ensuite Bath - Bedroom 2	TILE-SAT. CONCEPT NEVE 8X16	
Ensuite Bath - Bedroom 3/4	TILE-SAT. CONCEPT NEVE 8X16	
Kitchen Backsplash		

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

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	CARRARA-SMOOTH
Interior Trim	2 3/4 STEP WITH 4 1/4 STEP
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

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Initials: JK JY

Purchasers: KA WING CHEUNG & YAN JIANG

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7. Other Flooring

Main Hall	MIRAGE 5" DRIFTWOOD MAPLE CHARACTER DURAMATT
Living Room	MIRAGE 5" DRIFTWOOD MAPLE CHARACTER DURAMATT
Dining Room	MIRAGE 5" DRIFTWOOD MAPLE CHARACTER DURAMATT
Family Room	MIRAGE 5" DRIFTWOOD MAPLE CHARACTER DURAMATT
Den / Library / Study	N/A
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	TILE- BEACH LIGHT GREY 13X13
Upper Landing	MIRAGE 5" DRIFTWOOD MAPLE CHARACTER DURAMATT
Upper Hall	LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M
Master Bedroom	LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M
Bedroom #2	LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M
Bedroom #3	LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M
Bedroom #4	LAMINATE-LEXINGTON - HAZELWOOD OAK TL-21016-M
Bedroom #5	
Underpad	TypeArea

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Colour	MIRAGE DRIFTWOOD
Picket Type	PICKETS R-6-3	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE DRIFTWOOD
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	MIRAGE DRIFTWOOD
Red Oak Stairs with Semi Gloss Finish		<input checked="" type="radio"/> Yes <input type="radio"/> No	

** Refer to Construction Summary

9. Wall Paint Flat Finish

Main & Upper Hall	22 WARM GREY	Master Bedroom	22 WARM GREY
Living Room	22 WARM GREY	Bedroom #2	22 WARM GREY
Dining Room	22 WARM GREY	Bedroom #3	22 WARM GREY
Kitchen / Breakfast	22 WARM GREY	Bedroom #4	22 WARM GREY
Family Room	22 WARM GREY	Bedroom #5	
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite Bath - Bedroom 2	22 WARM GREY
Den/Library		Ensuite Bath - Bedroom 3/4	22 WARM GREY
Trim Paint-Semi Gloss	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	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input checked="" type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Mantle Type				As Per Construction Specifications					
Colour / Stain				MANTLE M2-STANDARD					
Surround				AS PER CONSTRUCTION SPECIFICATIONS					
Hearth				NERO					
				N/A					

** 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	<input checked="" type="radio"/> White	DECOR	Above Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Hood Fan	STANDARD WHITE		Below Kitchen Cabinet Light	<input type="radio"/> Yes	<input checked="" type="radio"/> No
Appliances	Built in Cooktop	Built in Oven	Gas Stove	Microwave	
	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	<input type="radio"/> Yes <input checked="" type="radio"/> No	
Dishwasher Rough-in	Yes				

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14. General Comments

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Disclaimers and Notes

- 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 agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
- 4) The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

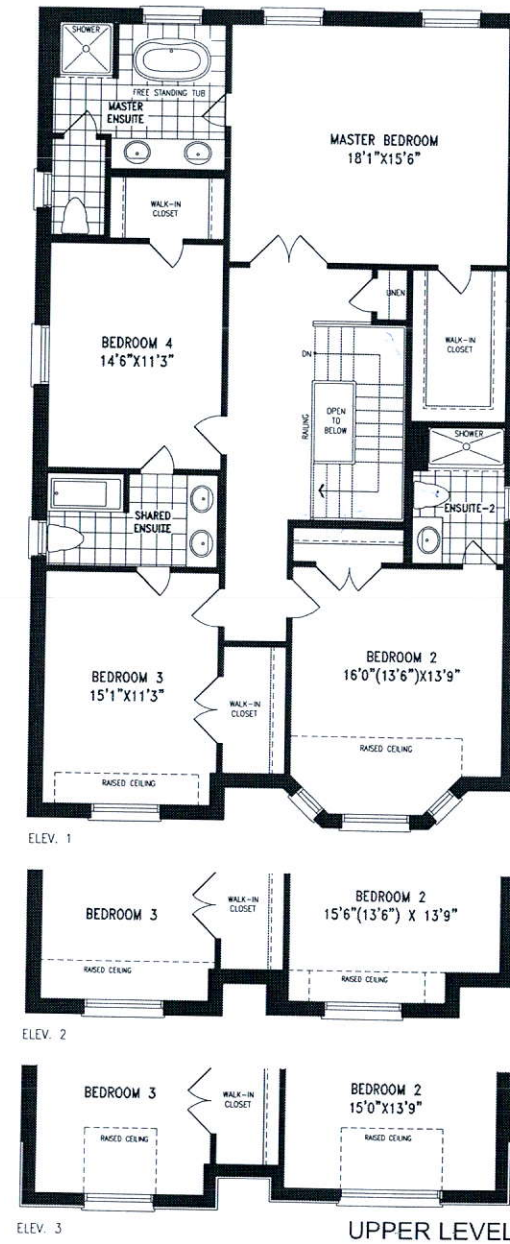
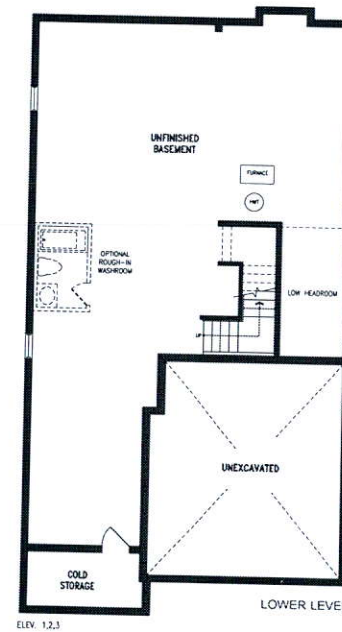
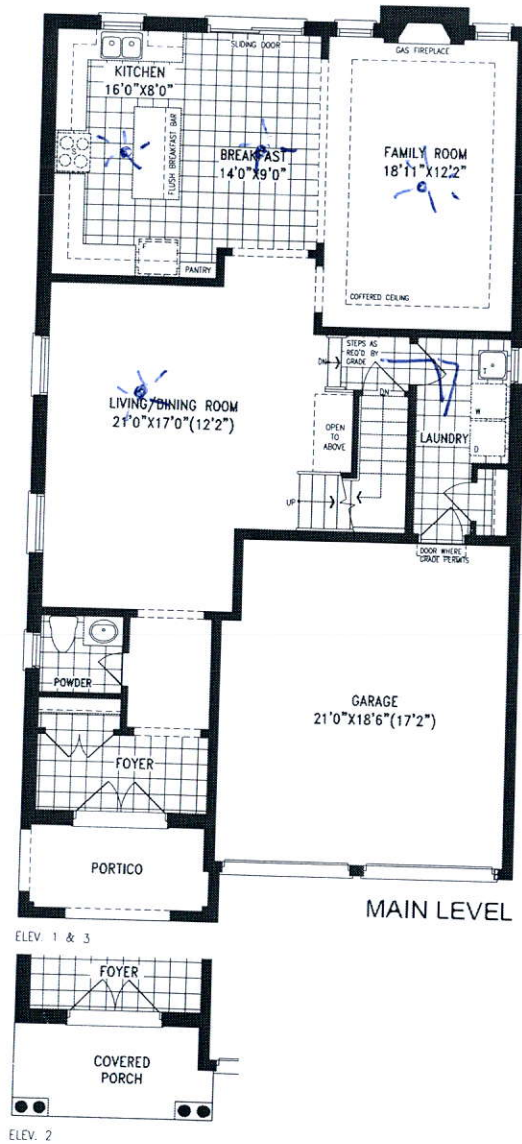
Signature: 

Date: _____

Signature: 

Date: _____

PINEBROOK 1A | 2,936 SQ.FT. 12 SQ.FT. OF OPEN AREA



Orientation of home may be reversed and purchaser agrees to accept the same. Steps and porches may vary of any exterior entrance ways due to grading variance. Actual usable floor space may vary from the stated floor areas. All renderings are artist's concept. Dimensions, specifications and architectural detailing subject to modifications. Roofline and adjoining model types may vary due to siting. E. & O. E. May 2018