

CONSTRUCTION SUMMARY				
Mountainview Heights 3 (G) - Russell Gardens Building Ltd.				
PURCHASERS: RAVIKUMAR DIPAKKUMAR PATEL and DISHABEN RAVIKUMAR PATEL TEL: RES.: 639-915-1723 BUS.: 905-827-9711				
LOT / PHASE	REG. PLAN #	HOUSE TYPE		
189 / 3	62M-1266	Mountainash Six (4 Bedroom) Elev 2		

CABINETRY ACCESSORIES

1 - KITCHEN CABINETRY UPPER - MICROWAVE SHELF STANDARD - 700MM WIDE - STANDARD	
05Aug21 Note:	

CERAMIC TILE

1 - TILE - UPGRADE 1 FLOOR TILE - - SIDE HALL	
05Aug21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - POWDER ROOM	
05Aug21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - KITCHEN	
05Aug21 Note:	
1 - TILE - UPGRADE 1 FLOOR TILE - - FOYER	
05Aug21 Note:	

CONSTRUCTION

1 - SMOOTH CEILINGS ON FIRST FLOOR ONLY - DET	
05Aug21 Note:	

ELECTRICAL

1 - PLUG - ELECTRICAL PLUG - FOR MICROWAVE SHELF	
05Aug21 Note:	
4 - PLUG - ELECTRICAL PLUG WITH GFI	
05Aug21 Note: POWDER - X1 MASTER ENSUITE - X1 SHARED 2/3 - X1 ENSUITE 4 - X1 TO BE INSTALLED BESIDE TOILET - REFER TO SKETCH	
4 - FAN - BATHROOM EXHAUST FAN - ENERGY STAR 80 CFM - IN LIEU OF STANDARD FAN	
05Aug21 Note: POWDER - X1 MASTER ENSUITE - X1 SHARED 2/3 - X1 ENSUITE 4 - X1	
1 - RELOCATE STANDARD KITCHEN LIGHT TO BE CENTERED OVER ISLAND	
05Aug21 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE	
05Aug21 Note:	
1 - PLUG - ELECTRICAL PLUG WITH GFI AND SWITCH - FOR FESTIVE LIGHTING	
05Aug21 Note:	
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - FAMILY ROOM - TO BE INSTALLED ON SEPARATE SWITCH FROM STANDARD LIGHT	
05Aug21 Note:	
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - BREAKFAST - TO BE INSTALLED ON SEPARATE SWITCH FROM STANDARD LIGHT	
05Aug21 Note:	

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189 / 3	62M-1266	Mountainash Six (4 Bedroom) Elev 2		
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - KITCHEN - TO BE INSTALLED ON SEPARATE SWITCH FROM STANDARD LIGHT 05Aug21    Note:				
1 - POT LIGHT - LED - FIRST FLOOR INSTALLATION - LIVING ROOM - TO BE INSTALLED ON SEPARATE SWITCH FROM STANDARD LIGHT 05Aug21    Note:				

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 05Aug21    Note:	
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HARDWOOD FLOORING

1 - HARDWOOD - GROUP A SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIVING AND DINING ROOM 05Aug21    Note:	
1 - HARDWOOD - GROUP A SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIBRARY/DEN 05Aug21    Note:	
1 - HARDWOOD - GROUP A SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FAMILY ROOM 05Aug21    Note:	

PLUMBING

3 - TOE TESTER - ADD TOE TESTER TO SHOWER 05Aug21    Note: MASTER ENSUITE - X1 ENSUITE 2/3 - X1 ENSUITE 4 - X1	
1 - 5 FOOT SHOWER WITH SLIDING GLASS CHROME DOORS IN LIEU OF TUB 05Aug21    Note: SHARED ENSUITE 2/3	

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 05Aug21    Note:	
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STAIRS AND RAILINGS

1 - EUROLINE R6-3 05Aug21    Note: BLACK IRON PICKET	
1 - V GROOVE HANDRAIL 05Aug21    Note:	
1 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET 05Aug21    Note:	



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189 / 3	62M-1266	Mountainash Six (4 Bedroom) Elev 2		

EXTRAS AS PER OFFER

(1) 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 <i>Worksheet</i> Note:	
Purchase Price includes 4 enlarged basement windows, and the obligation to construct the house with the enlarged basement windows is subject to the Vendor's approval, in its sole and unfettered discretion The Purchaser acknowledges and agrees that the <i>Worksheet</i> Note:	
PURCHASER(S) ACKNOWLEDGES THAT THE PURCHASE PRICE IS INCLUSIVE OF ALL CREDITS AND PROMOTIONAL PACKAGES AVAILABLE AT TIME OF PURCHASE. <i>Worksheet</i> Note:	

This Document is Extremely Time Sensitive - Printed 5 Aug 21 at 10:50

Purchasers:

Telephone Res. / Bus:

Decor Advisor:

Lock Date:

RAVIKUMAR DIPAKKUMAR PATEL & DISHABEI

(639) 915-1723 / (905) 827-9711

Aly Aversa

5-Aug-21

Property: 189

Project: Russell Gardens Building Ltd.

Model and Elevation: Mountainash Six (4 Bedroom) Elev 2

Plan #: 62M-1266

Layout Changes:

Sketch Attached:

Exterior Colour Scheme:

☒ Yes ☐ No

☒ Yes ☐ No

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	CONTINENTAL 823 DRIFT WOOD	447SA
Laundry Room	ELISSE	Standard
Powder Room	CONTINENTAL 823 DRIFT WOOD	447SA
Master Ensuite Bathroom	CONTINENTAL 350 PLATINUM SILVER	412SB
Ensuite Bath - Bedroom 2/3	CONTINENTAL 350 PLATINUM SILVER	412SB
Ensuite Bath - Bedroom 4	CONTINENTAL 814 DARK CHOCOLATE	412SB

Appliances:

Built In Appliances

Slide In Stove

☐ Yes ☒ No

☐ Yes ☒ No

Dishwasher Cabinet

41" Upper Cabinets

☐ Closed ☒ Open

☒ Yes ☐ No

Stove Opening

Fridge Opening

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

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

Please NOTE: Standard Cabinet Height is 30"

\*\* Refer to Construction Summary \*\* NO FULL DEPTH ABOVE FRIDGE \*\*

2. Counters

	Counter	Edge
Kitchen / Breakfast	LAMINATE-LIME STONE 7264-58	
Laundry Room	N/A	
Powder Room	LAMINATE-LIME STONE 7264-58	
Master Ensuite Bathroom	LAMINATE-WHITE CARRARA 4924-38	
Ensuite Bath - Bedroom 2/3	LAMINATE-PORTICO MARBLE 7735-58	
Ensuite Bath - Bedroom 4	LAMINATE-CARRARA BIANCO 6696-46	

\*\* Refer to Construction Summary

Initials: 

R.A.

D.P.



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5-Aug-21

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Plan #: 62M-1266

3. Ceramic Flooring

At a 45 Threshold-If App.

Entrance Vestibule	TILE-STONE BEIGE 12X24	<input type="checkbox"/>	Metal Strip Where Applic.
Main Hall	N/A	<input type="checkbox"/>	
Kitchen / Breakfast	TILE-STONE BEIGE 12X24	<input type="checkbox"/>	
Laundry Room	TILE-ESSENCE GRIGIO 13X13	<input type="checkbox"/>	
Powder Room	TILE-STONE BEIGE 12X24	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-ESSENCE GRIGIO 13X13	<input type="checkbox"/>	
Ensuite Bath - Bedroom 2/3	TILE-BEACH LIGHT GREY 13X13	<input type="checkbox"/>	
Ensuite Bath - Bedroom 4	TILE-RAINBOW LIGHT GREY 13X13	<input type="checkbox"/>	
SIDE HALL	TILE-STONE BEIGE 12X24	<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	

\*\* Refer to Construction Summary

4. Ceramic Wall Tile

Describe

Master Ensuite Bathroom	Selection	
Tub Deck Wall	N/A	
Tub Deck	N/A	
Tub Deck Skirt	N/A	
Shower Stall	TILE-EVERTON STEEL 8X16	
Bathtub Enclosure Walls	N/A	
Ensuite Bath - Bedroom 2/3	TILE-EVERTON GREIGE 8X16	
Ensuite Bath - Bedroom 4	TILE-EVERTON GREY 8X16	
SIDE HALL	N/A	
Kitchen Backsplash	N/A	

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

5. Plumbing Fixtures

Whirlpool

All Bathrooms

White

☐ Yes ☒ No

Dishwasher Rough-In ☒ Yes ☐ No

Waterline for Fridge ☐ Yes ☒ No

\*\* Refer to Construction Summary

6. Trim Carpentry

Interior Doors	As Per Construction Specifications
Interior Trim	As Per Construction Specifications
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

\*\* Refer to Construction Summary

Initials:

RP

D-P



Purchasers:

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7. Other Flooring

Main Hall	N/A
Living Room	HARDWOOD-VINTAGE-NORTHERN SOLID SAWN COLLECTION CHARACTER PEARL RED OAK 5" COCOA
Dining Room	HARDWOOD-VINTAGE-NORTHERN SOLID SAWN COLLECTION CHARACTER PEARL RED OAK 5" COCOA
Family Room	HARDWOOD-VINTAGE-NORTHERN SOLID SAWN COLLECTION CHARACTER PEARL RED OAK 5" COCOA
Den / Library / Study	HARDWOOD-VINTAGE-NORTHERN SOLID SAWN COLLECTION CHARACTER PEARL RED OAK 5" COCOA
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	HARDWOOD-VINTAGE-NORTHERN SOLID SAWN COLLECTION CHARACTER PEARL RED OAK 5" COCOA
Upper Hall	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019
Master Bedroom	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019
Bedroom #2	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019
Bedroom #3	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019
Bedroom #4	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019
Bedroom #5	N/A
FLEX ROOM	LAMINATE-MANHATTAN-BOARDWALK ACACIA-TL-15019

Underpad

Type

Area

N/A

N/A

\*\* Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Colour	VINTAGE - RED OAK - COCOA
Picket Type	PICKETS R-6-3	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Colour	VINTAGE - RED OAK - COCOA
Treads	AS PER CONSTRUCTION SPECIFICATIO	Colour	VINTAGE - RED OAK - COCOA

Red Oak Stairs with Semi Gloss Finish

☒ Yes☐ No

\*\* Refer to Construction Summary THE STAIN COLOURS OR FINISH AVAILABLE ON RISERS, TREADS, PICKETS AND RAILS (STAIRCASES), WILL NOT BE AN EXACT MATCH TO PREFINISHED HARDWOOD OR LAMINATE FLOORS.

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	N/A
Powder Room	43 BIRCH WHITE	Master Ensuite	43 BIRCH WHITE
Laundry Room	43 BIRCH WHITE	Ensuite Bath - Bedroom 2/3	43 BIRCH WHITE
Den/Library	43 BIRCH WHITE	Ensuite Bath - Bedroom 4	43 BIRCH WHITE
Trim Paint-Semi Gloss	43 BIRCH WHITE		

Smooth Ceilings First Floor

☒ Yes☐ No

\*\* Refer to Construction Summary



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10. Plaster Mouldings and Medallions

Entrance Vestibule

Main Hall

Living Room

Dining Room

Family Room

Kitchen/Breakfast

Den/Library

Lower Landing

\*\* Refer to Construction Summary

11. Fireplace

Living Room

Purchased

As Per Plan

N/A

Family Room

Purchased

As Per Plan

N/A

Other Room - Specify

Purchased

As Per Plan

N/A

Fireplace Type

Mantle Type

Colour / Stain

Surround

Hearth

As Per Construction Specifications

MANTLE M1-STANDARD

AS PER CONSTRUCTION SPECIFICATIONS

CREMA MARFIL

N/A

\*\* Refer to Construction Summary

12. Heating and Air Conditioning

Air Conditioning

Gas Provisions Dryer

Comment

NO

NO

Gas Provisions Stove

Gas Provisions Barbecue

YES

NO

\*\* Refer to Construction Summary

13. Electrical

Plugs and Switches

Hood Fan

Appliances

STANDARD WHITE

Built in Cooktop

White

Standard

Built in Oven

Above Kitchen Cabinet Light

Below Kitchen Cabinet Light

Gas Stove

Yes

Yes

Yes

No

No

No

Microwave

Yes

No

Dishwasher Rough-in

Yes

\*\* Refer to Construction Summary

14. General Comments

\*\* Refer to Construction Summary

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:

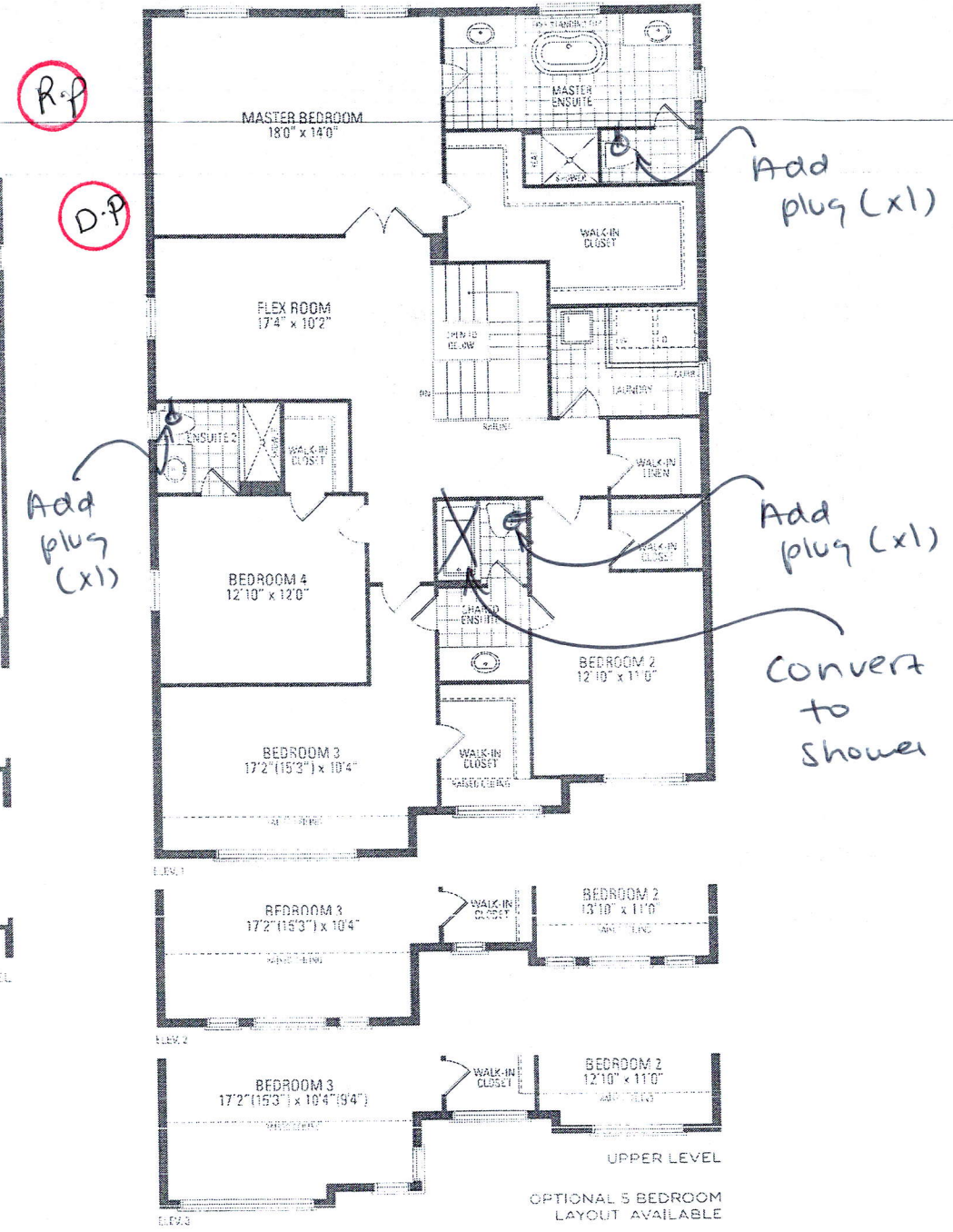
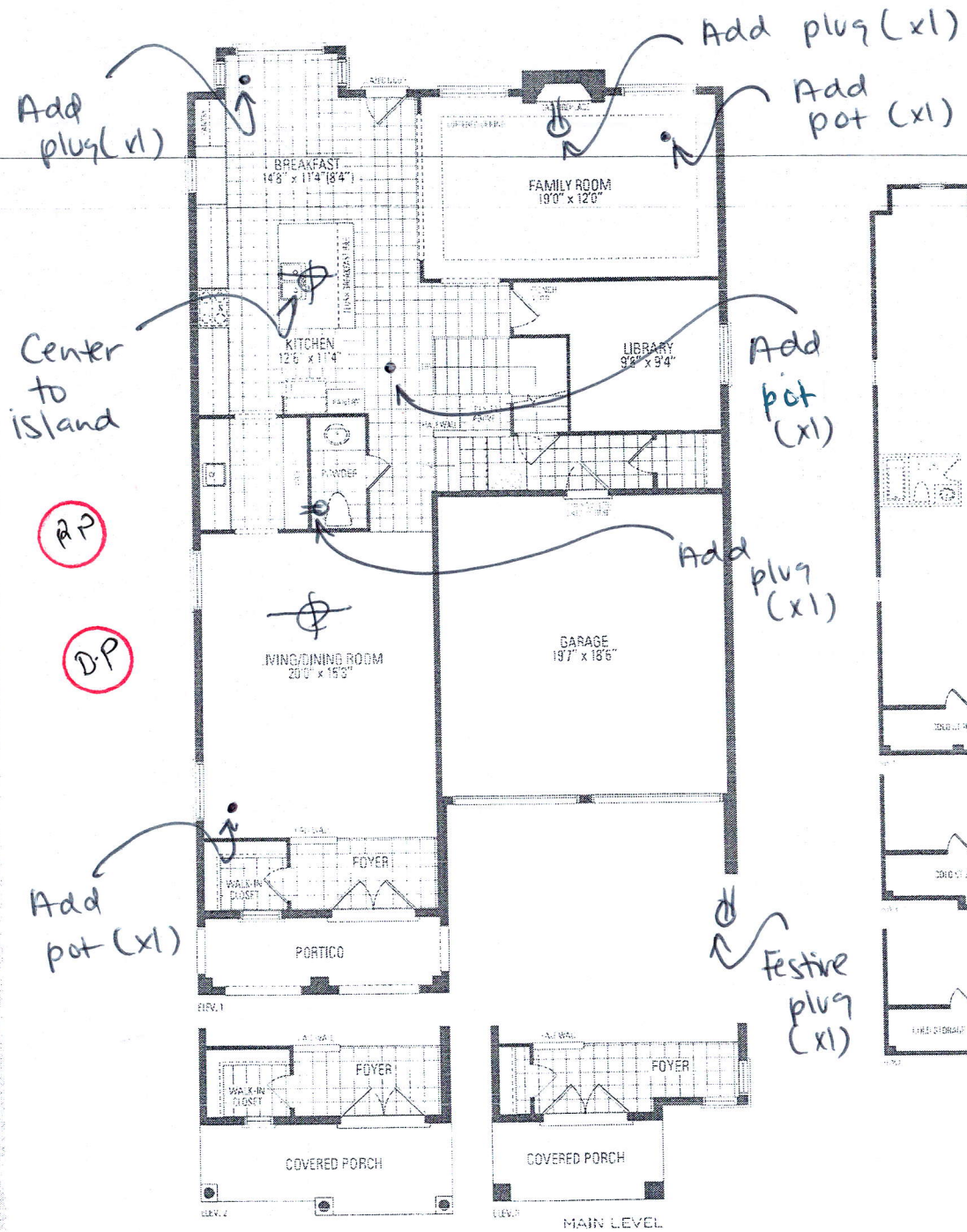
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## MOUNTAINASH SIX ELEV. 1 • 3,409 sq.ft. | ELEV. 2 • 3,403 sq.ft. | ELEV. 3 • 3,368 sq.ft.

Orientation of home may be reversed and purchaser agrees to accept the same. Steps and porches may vary at any exterior entrances. Views due to existing conditions. Actual usable floor area may vary from the stated floor areas. All renderings are a 3D concept. Dimensions, specifications and architectural detailing subject to modifications. Renderings and adjoining model types may vary due to site. E. & D. E. May 2020



