

CONSTRUCTION SUMMARY

Mountainview Heights 3 (G) - Russell Gardens Building Ltd.

PURCHASER: Waqas MUNIR

TEL:

LOT / PHASE	REG. PLAN #	HOUSE TYPE		
550 / 4	62M-1266	Springfield Three (5 Bedroom) Elev 2		

CABINETRY

1 - CABINETRY - KITCHEN - UPGRADE 2 07Jul22 Note:	
1 - KITCHEN - DELETE CABINETS ABOVE STOVE - VENDOR WILL SUPPLY 6 INCH VENT AS PER CONSTRUCTION SPECIFICATIONS AND VENT MAY NOT BE IN THE APPROPRIATE LOCATION FOR INSTALLATION OF PURCHASER SUPPLIED VENT - PURCHASER TO SUPPLY OWN FAN AFTER CLOSING 07Jul22 Note: TEMPORARY HOOD FAN MAY BE PROVIDED	

CABINETRY ACCESSORIES

1 - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - UPGRADE 2 07Jul22 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE - WITH GABLES - 600MM - PRICE IS EACH - UPGRADE 2 07Jul22 Note:	

DOORS AND TRIM

1 - TRIM - UPGRADE 2- 7-¼" BASEBOARD AND 3" CASING 07Jul22 Note:	
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ELECTRICAL

1 - 200 AMP ELECTRICAL SERVICE 07Jul22 Note:	
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HARDWOOD FLOORING

1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - MAIN HALL 07Jul22 Note:	
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIVING AND DINING ROOM 07Jul22 Note:	
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - LIBRARY/DEN 07Jul22 Note:	
1 - HARDWOOD - GROUP B SERIES 5 INCH - IN LIEU OF 2 1/4 INCH NATURAL RED OAK - - FAMILY ROOM 07Jul22 Note:	

PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 07Jul22 Note:	
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STAIRS AND RAILINGS

1 - EUROLINE I - BLACK PICKETS 07Jul22 Note:	
1 - V GROOVE HANDRAIL 07Jul22 Note:	
1 - STAINED STAIRS – STANDARD STAIRCASE - PRICE IS PER SET 07Jul22 Note:	

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EXTRAS AS PER OFFER

Purchase Price includes 3 enlarged basement windows, and the obligation to construct the house with the enlarged basement windows is subject to the Vendors approval, in its sole and unfettered discretion The Purchaser acknowledges and agrees that the loc <i>Worksheet</i> Note:	
(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:	
PURCHASER(S) ACKNOWLEDGES THAT THE PURCHASE PRICE IS INCLUSIVE OF ALL CREDITS AND PROMOTIONAL PACKAGES AVAILABLE AT TIME OF PURCHASE. <i>Worksheet</i> Note:	
Granite kitchen counter top, from Vendor?s standard samples <i>Worksheet</i> Note:	

This Document is Extremely Time Sensitive - Printed 7 Jul 22 at 12:18

Purchaser:Waqas MUNIR

Property: 550

Telephone Res. / Bus: /

Project: Russell Gardens Building Ltd.

Decor Advisor: Ida Viola

Model and Elevation: Springfield Three (5 Bedroom) Elev 2

Lock Date: 7-Jul-22

7-Jul-22

Plan #: 62M-1266

Layout Changes: ☐ Yes ☒ No

Sketch Attached: ☒ Yes ☐ No

Exterior Colour Scheme:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	HAMPTON 823 DRIFTWOOD	464SA
Laundry Room	ELISSE	Standard
Powder Room	DORAL K44 TITAN GREY	464SA
Master Ensuite Bathroom	DORAL H3081 HACIENDA BLACK	464SA
Ensuite 2/5	MONACO 350 PLATINUM SILVER	464SA
Ensuite 3/4	MONACO 350 PLATINUM SILVER	464SA

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	GRANITE - GRIGIO SARDO	#360 EDGE
Laundry Room		
Powder Room	LAMINATE-CARRARA BIANCO 6696-46	
Master Ensuite Bathroom	LAMINATE-CALCUTTA MARBLE 4925K-07	
Ensuite 2/5	LAMINATE-ARGENTO ROMANO 6697-46	
Ensuite 3/4	LAMINATE-ARGENTO ROMANO 6697-46	

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Plan #: 62M-1266

3. Ceramic Flooring

		At a 45	Threshold-If App.
Entrance Vestibule	GARDA GREY 13X13	<input type="checkbox"/>	Metal Strip Where Applic.
Main Hall	STRIP	<input type="checkbox"/>	
Kitchen / Breakfast	GARDA GREY 13X13	<input type="checkbox"/>	
Laundry Room	TILE-RAINBOW LIGHT GREY 13X13	<input type="checkbox"/>	
Powder Room	TILE-CONCEPT GREY 13X13	<input type="checkbox"/>	
Master Ensuite Bathroom	TILE-RAINBOW LIGHT GREY 13X13	<input type="checkbox"/>	
Ensuite 2/5	TILE-RAINBOW WHITE 13X13	<input type="checkbox"/>	
Ensuite 3/4	TILE-RAINBOW WHITE 13X13	<input type="checkbox"/>	
		<input type="checkbox"/>	
Mud Room	TILE-ESSENZE GRIGIO 13X13	<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-SILVIA WHITE 8X16	
Bathtub Enclosure Walls		
Ensuite 2/5	TILE-SILVIA WHITE 8X16	
Ensuite 3/4	TILE-SILVIA WHITE 8X16	
Mud Room		
Kitchen Backsplash	N/A	

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

5. Plumbing Fixtures

All Bathrooms

White

WHITE

Whirlpool

☐ 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	3" BB CASING WITH 7 1/4" BASEBOARD - COLONIAL
Door Handles	As Per Construction Specifications
Exterior Front Door Handle	As Per Construction Specifications

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7. Outer Flooring

Main Hall	STRIP - MIRAGE DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Living Room	STRIP - MIRAGE DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Dining Room	STRIP - MIRAGE DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Family Room	STRIP - MIRAGE DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Den / Library / Study	STRIP - MIRAGE DRIFTWOOD RED OAK CHARACTER CORK 5" DURAMATT
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	
Upper Landing	
Upper Hall	LAMINATE-ROCHEFORT OAK TL-LW1317
Master Bedroom	LAMINATE-ROCHEFORT OAK TL-LW1317
Bedroom #2	LAMINATE-ROCHEFORT OAK TL-LW1317
Bedroom #3	LAMINATE-ROCHEFORT OAK TL-LW1317
Bedroom #4	LAMINATE-ROCHEFORT OAK TL-LW1317
Bedroom #5	LAMINATE-ROCHEFORT OAK TL-LW1317
Underpad	TypeArea

\*\* Refer to Construction Summary

8. Railings and Pickets

Railing Type	V-GROOVE	Complimenting Colour	MIRAGE DRIFTWOOD RED OAK
Picket Type	EUROLINE 1	Complimenting Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIO	Complimenting Colour	MIRAGE DRIFTWOOD RED OAK
Treads	AS PER CONSTRUCTION SPECIFICATIO	Complimenting Colour	MIRAGE DRIFTWOOD RED OAK
Red Oak Stairs <input checked="" type="radio"/> Yes <input type="radio"/> 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	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	22 WARM GREY
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Ensuite 2/5	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite 3/4	22 WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE	Mud Room	22 WARM GREY

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
<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"/>

Fireplace Type		As Per Construction Specifications	
Mantle Type		MANTLE M2-STANDARD	
Colour / Stain		AS PER CONSTRUCTION SPECIFICATIONS	
Surround		NERO	
Hearth		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	<input checked="" type="radio"/> White	DECOR	Above Kitchen Cabinet Light	<input type="radio"/> Yes <input checked="" type="radio"/> No
Hood Fan			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

\*\* 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: July 7, 2022



Lot 550 Russell Gardens 4 200 Amp.

