

CONSTRUCTION SUMMARY

Palmetto - Zadorra Estates Corp.

RECEIVED

PURCHASERS: Rajender AHLUWALIA and Roopali AHLUWALIA

TEL: RES.: 416-278-5844

JAN 23 2024

LOT / PHASE 13 / 1	REG. PLAN #	HOUSE TYPE River 6 Elev 1		
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CABINETRY ACCESSORIES

1 - KITCHEN CABINETRY - PANTRY UNIT UPGRADE - TO GO FROM 300MM TO 600MM DEEP - PRICE IS PER FOOT - STANDARD LEVEL 22Jan24 Note:	
1 - KITCHEN CABINETRY UPPER - FULL DEPTH ABOVE FRIDGE UPPER WITH GABLES - 650MM DEEP - PRICE IS EACH 22Jan24 Note:	

CONSTRUCTION

3 - ENLARGED BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 15Jun23 Note:	
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COUNTER TOP

1 - KITCHEN COUNTER TOP - UPGRADE STONE COUNTER TOP 22Jan24 Note:	
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FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 22Jan24 Note:	
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PLUMBING

1 - SINK - UNDERMOUNT - BLANCO PRECIS SILGRANIT U SUPER SINGLE #402884 SOFT WHITE 22Jan24 Note:	
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PROMOTIONAL

1 - LESS BALANCE OF CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 22Jan24 Note:	
1 - PARTIAL REDEMPTION OF PROMOTIONAL PACKAGE \$1,300.00. BALANCE FORWARD \$8,050.00 TO BE USED AT A LATER DATE. ORIGINAL PROMOTIONAL PACKAGE OF \$10,000.00 AS PER SCHEDULE PE. 15Jun23 Note:	

STAIRS AND RAILINGS

1 - STAINED STAIRS - STANDARD STAIRCASE 22Jan24 Note: INCLUDING STEPS TO LOWER LANDING	
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EXTRAS AS PER OFFER

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 Worksheet Note:	
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This Document is Extremely Time Sensitive - Printed 22 Jan 24 at 11:43

Purchasers: Rajender AHLUWALIA & Roopali AHLUWALIA

Property: 13

Telephone Res. / Bus: (416) 278-5844 /

Project: Zadorra Estates Corp.

Decor Advisor: Giulia Di Girolamo

Model and Elevation: River 6 Elev 1

Lock Date: 22-Jan-24

22-Jan-24

Plan #:

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	CONTIENTAL - 350 PLATINUM SILVER	464SA
Laundry Room	ELISSE	Standard
Powder Room	CONTIENTAL - 814 DARK CHOCOLATE	464SA
Master Ensuite Bathroom	CONTIENTAL - 814 DARK CHOCOLATE	464SA
Main Bathroom	CONTIENTAL - 814 DARK CHOCOLATE	464SA
Ensuite Bath - Bedroom 3	CONTIENTAL - 814 DARK CHOCOLATE	464SA
Stove Opening	STANDARD	NOTE: If not specified, opening will be set to builder's standard opening of approximately 30" width
Fridge Opening	STANDARD	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	Niche
Kitchen / Breakfast	QUARTZ-VICTORIA	#360 EDGE	
Laundry Room	N/A		
Powder Room	LAMINATE-CARRARA BIANCO 6696-46		
Master Ensuite Bathroom	LAMINATE-CARRARA BIANCO 6696-46		
Main Bathroom	LAMINATE-CARRARA BIANCO 6696-46		
Ensuite Bath - Bedroom 3	LAMINATE-CARRARA BIANCO 6696-46		
Kitchen Backsplash	N/A		

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Initials:

RA

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Plan #:

3. Ceramic Flooring

At a 45

Entrance Vestibule	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Main Hall	LAMINATE	☐
Kitchen / Breakfast	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Laundry Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Powder Room	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Master Ensuite Bathroom	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Main Bathroom	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
Ensuite Bath - Bedroom 3	TILE-KALMA BLANCO GLOSSY 12.5X12.5	☐
		☐
		☐
		☐

** Refer to Construction Summary ** METAL STRIP THRESHOLD WHERE APPLICABLE UNLESS SPECIFIED **

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall	N/A	
Shower Stall	TILE-GROENLANIA BLANCO LUCIDO 8X16	
Bathtub Enclosure Walls	N/A	
Main Bathroom	TILE-SILVIA WHITE 8X16	
Ensuite Bath - Bedroom 3	TILE-NO LTE GREY 8X10	
Kitchen Backsplash	N/A	

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

5. Trim Carpentry

Interior Doors	CARRARA-SMOOTH
Interior Trim	As Per Construction Specifications

** Refer to Construction Summary

6. Plaster Mouldings and Medallions

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

** Refer to Construction Summary

Purchasers:Telephone Res. / Bus:Decor Advisor:Lock Date:

Rajender AHLUWALIA & Roopali AHLUWALIA(416) 278-5844 /Giulia Di Girolamo22-Jan-24

Property: 13Project: Zadorra Estates Corp.Model and Elevation: River 6 Elev 1Plan #:

7. Other Flooring

Main Hall	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Living Room	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Dining Room	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Family Room	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Den / Library / Study	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Upper Landing	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Upper Hall	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Master Bedroom	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Bedroom #2	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Bedroom #3	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Bedroom #4	LAMINATE-LEXINGTON-ROCHEFORT OAK-TL-LW1317
Bedroom #5	N/A

Underpad

Standard☐

Upgrade

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-ROCHEFORT OAK-TL-LW1317
Picket Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-ROCHEFORT OAK-TL-LW1317
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-ROCHEFORT OAK-TL-LW1317
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	TORLYS-ROCHEFORT OAK-TL-LW1317

Red Oak Stairs as Per Vendor's Standard

** 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	N/A
Powder Room	22 WARM GREY	Master Ensuite	22 WARM GREY
Laundry Room	22 WARM GREY	Main Bathroom	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 3	22 WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE		

** Refer to Construction Summary

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RA

Initials:_____

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Purchasers:

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Decor Advisor:

Lock Date:

Rajender AHLUWALIA & Roopali AHLUWALIA

(416) 278-5844 /

Giulia Di Girolamo

22-Jan-24

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Plan #:

10. 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									
Colour / Stain									
Surround									
Hearth									
** Refer to Construction Summary									

11. Air Conditioning

Air Conditioning

NO

Comment

** Refer to Construction Summary

12. 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.

5) In the event of a conflict between the Standard Features schedule of the Agreement of Purchase and Sale and the Interior Colour Scheme, the Interior Colour Scheme shall prevail.

Signature:

Date:

Signature:

Date:

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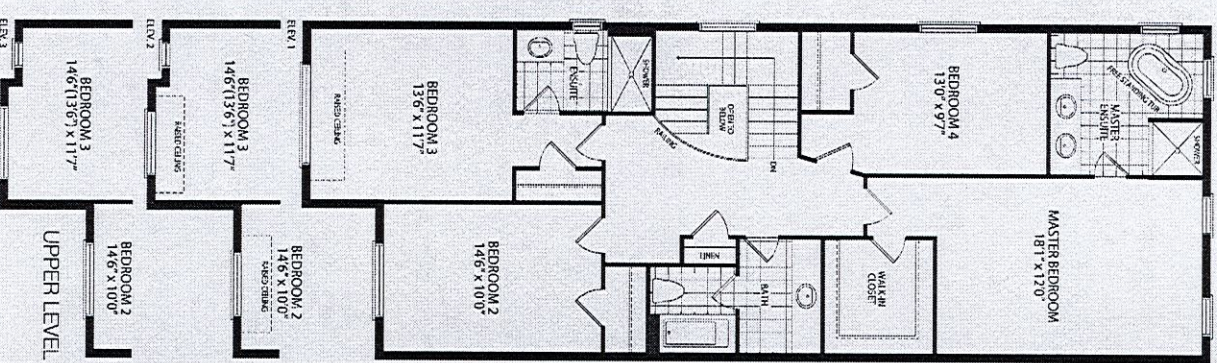
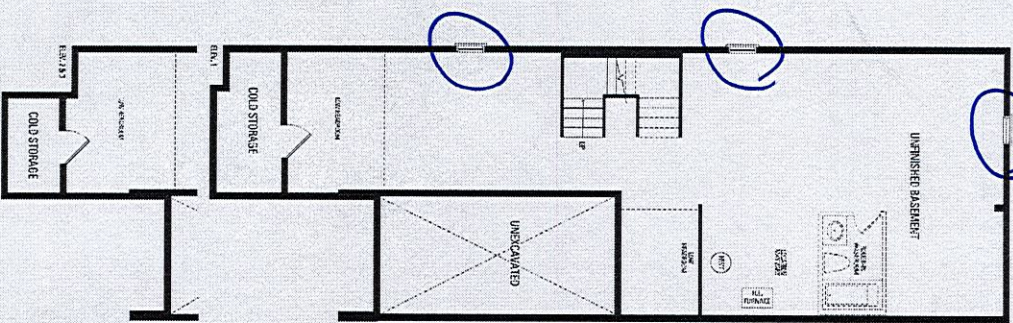
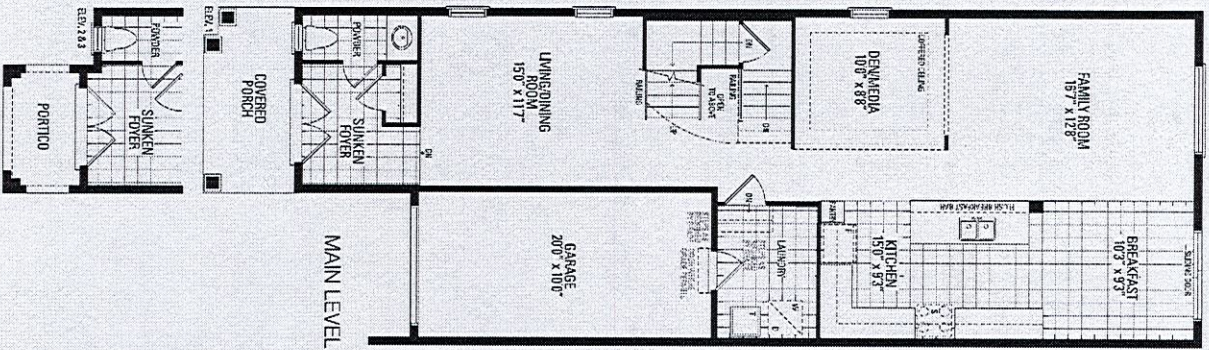
LOT #13

River 6 30' LOT

ELEVATION 1 2,610 sq.ft. • ELEVATION 2 2,615 sq.ft. • ELEVATION 3 2,615 sq.ft.

INCLUDES 14 SQ.FT. OF OPEN AREA

Enlarge basement
windows

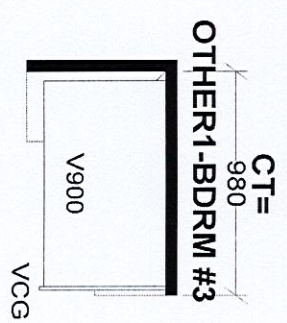
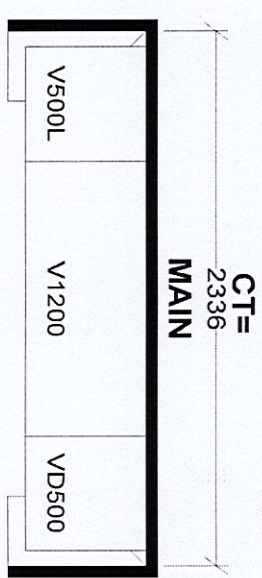
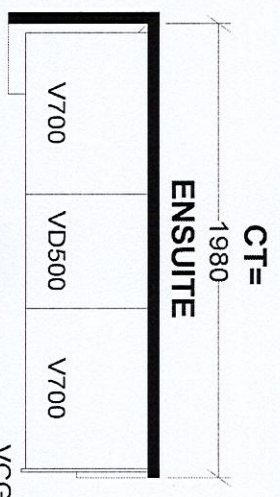
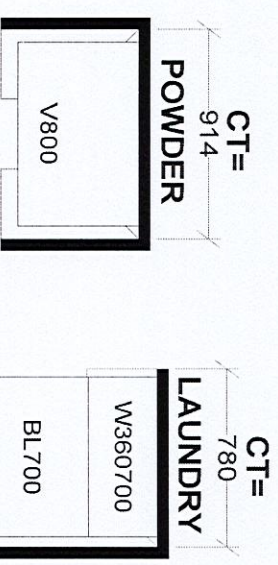
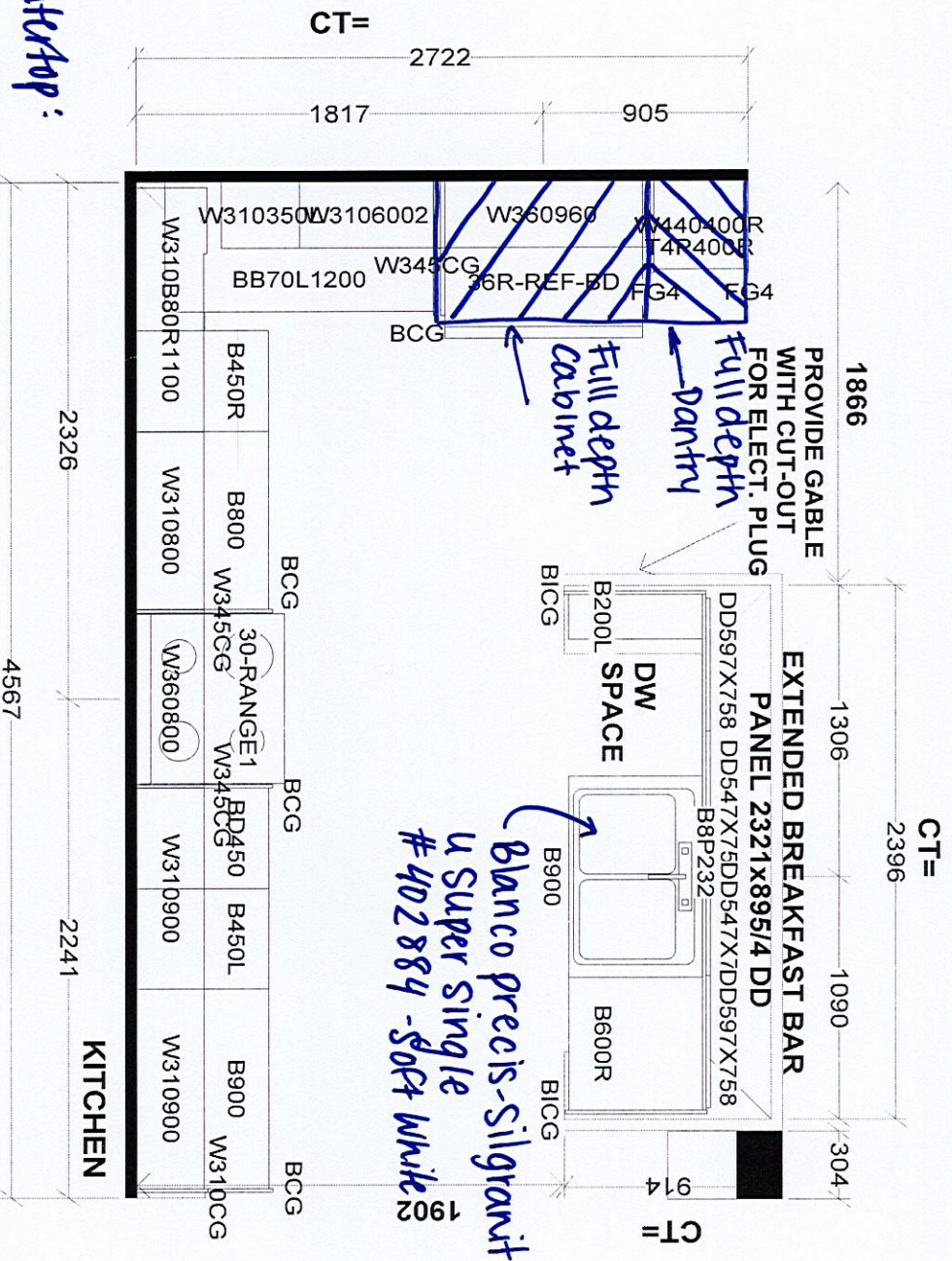


*Gasline 111 for stove

Orientation of home may be reversed and purchaser agrees to accept the same. Steps and porches may vary at 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 2023

OKA

Zadora Lot # 13



Kitchen countertop:
Quartz-Victoria
(edge # 360)

Selba Industries		J #
This drawing is the intellectual property of Selba Industries Inc. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed.		
W WDT H	W HGHT	W CNT
FLOOR HGHT	DOOR HGHT	
ST CENT	2X4	VENT BOX COVER
DESIGNER: BM		JOB NUMBER:
DATE: AUG 2 23		BUILDER: GREENPARK HOMES
		SITE: ZADORA, Oshawa
		MODEL: RIVER 6X EL 1,2,3
		LOT #: