

CONSTRUCTION SUMMARY

Palmetto - Zadorra Estates Corp.

PURCHASERS: Chandrasekhar YARRAMSETTY and Sravani YARRAMSETTY

RECEIVED

FEB 26 2024

TEL: RES.: 647-716-3690

LOT / PHASE 142 / 1	REG. PLAN # 40M-2763	HOUSE TYPE Penrose 2 Elev 3		
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CABINETRY

1 - CABINETRY PROVISION - PROVISION FOR PLUG ON ISLAND (PLUG EXTRA ORDERED SEPARATELY) 09Nov23 Note:	
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CONSTRUCTION

3 - ENLARGED BASEMENT WINDOWS (MAY REQUIRE WINDOW WELLS) - WINDOW IS 30 INCHES X 24 INCHES 14Jun23 Note:	
1 - LOWER LEVEL - BASEMENT 8 FOOT 6 INCH CONCRETE POUR - MEASURED FROM TOP OF FOOTING TO TOP OF FOUNDATION WALL 14Jun23 Note:	
1 - FIRST FLOOR INCREASE CEILING HEIGHT FROM 9 FEET TO 10 FEET 14Jun23 Note:	

ELECTRICAL

1 - PRIMARY ENSUITE - FAN - BATHROOM EXHAUST FAN - ENERGY STAR 80 CFM - IN LIEU OF STANDARD FAN 09Nov23 Note:	
1 - PLUG - ELECTRICAL PLUG - TO BE INSTALLED OVER FIREPLACE 09Nov23 Note:	
1 - PLUG - ELECTRICAL PLUG - ADD TO ISLAND 09Nov23 Note:	
1 - LIGHT AND SWITCH - NO FIXTURE INCLUDED - LIVING ROOM 09Nov23 Note:	
1 - ELECTRIC VEHICLE ROUGH-IN PROVISION ONLY FOR FUTURE ELECTRIC CAR (CONDUIT FROM BASEMENT INTO JUNCTION BOX IN GARAGE WITH PULL STRING, NO WIRE) 09Nov23 Note:	
1 - ABOVE KITCHEN ISLAND - ADD LIGHT AND SWITCH - NO FIXTURE INCLUDED 09Nov23 Note:	

FIREPLACE AND ACCESSORIES

1 - GAS LINE ROUGH-IN FOR STOVE (INCLUDES ELECTRICAL OUTLET) - FIRST FLOOR 09Nov23 Note:	
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HARDWOOD FLOORING

1 - LAMINATE – UPGRADE TO PARKLANE SERIES IN LIEU OF STANDARD LAMINATE 21Feb24 Note:	
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HEATING AND AIR CONDITIONING

1 - HUMIDIFER (MANUAL) 09Nov23 Note:	
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PLUMBING

1 - HOSE BIB - EXTERIOR FROST FREE BACKYARD 09Nov23 Note:	
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142 / 1	40M-2763	Penrose 2 Elev 3		
1 - ENSUITE 3/4 - HOT WATER VALVE NEXT TO TOILET - PRICE IS EACH 09Nov23 Note:				
1 - WATER LINE FOR FRIDGE - ROUGH-IN ONLY 09Nov23 Note:				

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASER EXTRA SHEET IN OFFER 14Jun23 Note:	
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STAIRS AND RAILINGS

1 - PICKETS - EUROLINE 1 - BLACK PICKETS 21Feb24 Note:	
1 - STAINED STAIRS - STANDARD STAIRCASE 21Feb24 Note:	

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 Fif Worksheet Note:	
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This Document is Extremely Time Sensitive - Printed 21 Feb 24 at 15:00

Purchasers:

Chandrasekhar YARRAMSETTY & Sravani YARF

Property:

142

Telephone Res. / Bus:

(647) 716-3690 /

Project:

Zadorra Estates Corp.

Decor Advisor:

Ida Viola

Model and Elevation:

Penrose 2 Elev 3

Lock Date:

22-Feb-24

22-Feb-24

Plan #:

40M-2763

1. Cabinetry

	Style and Colour	Hardware
Kitchen / Breakfast	MONACO 821 INDUSTRIAL GRAPHITE	464SA
Laundry Room	ELISSE	Standard
Powder Room	DORAL K44 TITAN GREY	464SA
Master Ensuite Bathroom	DORAL K44 TITAN GREY	464SA
Ensuite Bath - Bedroom 2	DORAL K44 TITAN GREY	464SA
Ensuite Bath - Bedroom 3/4	DORAL K44 TITAN GREY	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	LAMINATE-WHITE CARRARA 4924-38		
Laundry Room	N/A		
Powder Room	LAMINATE-CALCUTTA MARBLE 4925K-07		
Master Ensuite Bathroom	LAMINATE-CALCUTTA MARBLE 4925K-07		
Ensuite Bath - Bedroom 2	LAMINATE-CALCUTTA MARBLE 4925K-07		
Ensuite Bath - Bedroom 3/4	LAMINATE-CALCUTTA MARBLE 4925K-07		
Kitchen Backsplash	N/A		

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22-Feb-24

Plan #: 40M-2763

3. Ceramic Flooring

At a 45

Entrance Vestibule	TILE-KALMA BLANCO GLOSSY 12.5 X 12.5	☐
Main Hall	LAMINATE	☐
Kitchen / Breakfast	TILE-KALMA BLANCO GLOSSY 12.5 X 12.5	☐
Laundry Room	TILE-FRIDGIA WHITE 13X13	☐
Powder Room	TILE-KALMA BLANCO GLOSSY 12.5 X 12.5	☐
Master Ensuite Bathroom	TILE-FRIDGIA WHITE 13X13	☐
Ensuite Bath - Bedroom 2	TILE-FRIDGIA WHITE 13X13	☐
Ensuite Bath - Bedroom 3/4	TILE-FRIDGIA WHITE 13X13	☐
Mud Room	TILE-FRIDGIA WHITE 13X13	☐
		☐
		☐

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

4. Ceramic Wall Tile

Master Ensuite Bathroom	Selection	Describe
Tub Deck Wall		
Shower Stall	TILE-SILVIA WHITE 8X16	
Bathtub Enclosure Walls		
Ensuite Bath - Bedroom 2	TILE-SILVIA WHITE 8X16	
Ensuite Bath - Bedroom 3/4	TILE-SILVIA WHITE 8X16	
Mud Room	N/A	
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	N/A		Kitchen/Breakfast	N/A	
Main Hall	N/A		Den/Library	N/A	
Living Room	N/A		Lower Landing	N/A	
Dining Room	N/A				
Family Room	N/A				

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7. Other Flooring

Main Hall	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Living Room	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Dining Room	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Family Room	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Den / Library / Study	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Basement Landing(If Applies)	N/A
Lower Landing (If Applies)	N/A
Upper Landing	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Upper Hall	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Master Bedroom	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Bedroom #2	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Bedroom #3	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Bedroom #4	LAMINATE-PARKLANE NEWCASTLE OAK BROWN TL EL3582
Bedroom #5	N/A

Underpad

Standard☐

Upgrade

** Refer to Construction Summary

8. Railings and Pickets

Railing Type	AS PER CONSTRUCTION SPECIFICATIONS	Colour	Torlys-NEWCASTLE OAK BROWN TL EL3582
Picket Type	EUROLINE 1	Colour	BLACK
Stringer / Riser	AS PER CONSTRUCTION SPECIFICATIONS	Colour	Torlys-NEWCASTLE OAK BROWN TL EL3582
Treads	AS PER CONSTRUCTION SPECIFICATIONS	Colour	Torlys-NEWCASTLE OAK BROWN TL EL3582

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	Ensuite Bath - Bedroom 2	22 WARM GREY
Den/Library	22 WARM GREY	Ensuite Bath - Bedroom 3/4	22 WARM GREY
Trim & Door Paint-Semi Gloss	BIRCH WHITE	Mud Room	22 WARM GREY

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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				As Per Construction Specifications					
Mantle Type				MANTLE M1-STANDARD					
Colour / Stain				AS PER CONSTRUCTION SPECIFICATIONS					
Surround				NERO					
Hearth				NO					
** Refer to Construction Summary									

11. Air Conditioning

Air Conditioning	NO
Comment	
** Refer to Construction Summary	

12. General Comments

** Refer to Construction Summary	
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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.

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: _____

[illegible]

Selba Industries				J #
W WDTH	W HGT	W CNT	This drawing is the intellectual property of Selba Industries, Inc. No part of this original design which must not be released or copied unless applicable fee has been paid or job order placed.	
FLOOR HGT	DOOR HGT	JOB NUMBER: BUILDER: GREENPARK HOMES SITE: ZADORRA, Oshawa MODEL: PENROSE 2X EL 1,2,3 LOT #:		
ST CNT	2X4	VENT BOX COVER	DESIGNER: BM	DATE: JULY 31 23

Lot 142 Zadorra

Penrose 2 40' LOT

ELEVATION 1 3,045 sq.ft. • ELEVATION 2 3,045 sq.ft. • ELEVATION 3 3,042 sq.ft.

