

CONSTRUCTION SUMMARY

Charisma Condominiums - Granerola Residences Ltd.

RECEIVED

PURCHASER: Azad Mahmoud GULAM

NOV - 2 2022

TEL:

Unit 24, Level 2 (231-South)

Floor Plan  
C1000

CABINETRY

1 - KITCHEN- SOFT CLOSE CABINETS AND BLU MOTION DRAWERS

27Oct22 Note:

1 - DFELETE STANDARD HARDWARE- KITCHEN AND BATHROOMS- NO HOLES DRILLED- AS PER PURCHASERS REQUEST

27Oct22 Note:

1 - KITCHEN EXTENDED UPPERS

27Oct22 Note:

CERAMIC TILE

1 - UPGRADE 3 FLOOR AND WALL TILES- MASTER ENSUITE

27Oct22 Note:

1 - UPGRADE 3 FLOOR TILES- POWDER ROOM

27Oct22 Note:

CONSTRUCTION

1 - SMOOTH CEILINGS IN BEDROOMS

27Oct22 Note:

ELECTRICAL

1 - LIVING ROOM - ADD LIGHT IN LIVING ROOM

26Nov21 Note:

HARDWOOD FLOORING

1 - UPGRADE LAMINATE THROUGHOUT- AVENUE SERIES

27Oct22 Note:

PROMOTIONAL

1 - LESS CREDIT FROM PURCHASERS EXTRA SHEET IN OFFER

27Oct22 Note:

1 - PROMO AS PER OFFER - \$5,000.00

26Nov21 Note: NEW BALANCE \$4,400.00

EXTRAS AS PER OFFER

The Purchaser acknowledges that the Purchase Price is inclusive of all credits and promotional packages available at the time of purchase.

Worksheet Note:

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 D to the Agreement of Purchase and Sale, the Purchaser is entitled to a credit of Five

Worksheet Note:

1 Parking Unit - location to be selected by the Vendor at their sole discretion.

Worksheet Note:



Purchaser:

Azad Mahmoud GULAM

Telephone Res. / Bus:

/

Decor Advisor:

Natalie Mancuso

Lock Date:

10/27/2022 11:49:42

Const. No.:

Unit 24, Level 2

Municipal:

231

Suite Type:

C1000

Project/Phase:

Granerola Residences Ltd./South

Layout Changes:

☐ Yes ☒ No

Sketch Attached:

☒ Yes ☐ No

1. Kitchen and Vanities		Style and Colour	Hardware
Kitchen		MONACO 350 PLATINUM SILVER	N/A
Main Bathroom		N/A	N/A
Master Ensuite Bathroom		MONACO 350 PLATINUM SILVER	N/A
Powder Room		MONACO 350 PLATINUM SILVER	N/A
Bedroom 2 Ensuite		MONACO 350 PLATINUM SILVER	N/A
		Built In Appliances <input type="radio"/> Yes <input checked="" type="radio"/> No	Kitchen Extended Upper Cabinets <input checked="" type="radio"/> Yes <input type="radio"/> No

Comment

\*\* Refer to Construction Summary

2. Counters		Counter	Edge
Kitchen		QUARTZ- CALEDONIA	Straight Polished Edge
Main Bathroom		N/A	
Master Ensuite Bathroom		QUARTZ- CALEDONIA	Straight Polished Edge
Powder Room		QUARTZ- CALEDONIA	Straight Polished Edge
Bedroom 2 Ensuite		QUARTZ- CALEDONIA	Straight Polished Edge
Kitchen Backsplash		N/A	

Comment

\*\* Refer to Construction Summary

3. Flooring		Selection
Vestibule/Main Hall		LAMINATE- AVENUE- NEWLANDS OAK- TL- AV227-PEFC
Kitchen		LAMINATE- AVENUE- NEWLANDS OAK- TL- AV227-PEFC
Living Room/Dining Room		LAMINATE- AVENUE- NEWLANDS OAK- TL- AV227-PEFC
Den/Office		N/A
Master Bedroom		LAMINATE- AVENUE- NEWLANDS OAK- TL- AV227-PEFC
Bedroom #2		LAMINATE- AVENUE- NEWLANDS OAK- TL- AV227-PEFC
Bedroom #3		N/A
Powder Room		TILE- TRUST SILVER LP 12X24
Laundry Room		TILE- WHITE 8X8
Main Bath		N/A
Master Ensuite Bathroom		TILE- TRUST SILVER LP 12X24
Bedroom 2 Ensuite		TILE- AXIS BIANCO 12X24

Comment

\*\* Refer to Construction Summary - Standard Grout throughout unless specified

4. Wall Tile		Selection	Describe
Main Bath		N/A	
Master Ensuite Bathroom		TILE- TRUST SILVER LP 12X24 - LAID HORIZONTALLY	
Bedroom 2 Ensuite		TILE-WHITE GLOSSY 8X16	
Kitchen Backsplash		TILE-WHITE GLOSSY 4X12	

Comment

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Granerola Residences Ltd./South

5. Misc

Water Line Rough-in for Fridge

☐

Yes

☒

No

Upgrade Bathroom Accessories

☐

Yes

☒

No

Comment

\*\* Refer to Construction Summary

6. Wall, Trim and Door Paint - Birch White Paint Throughout unless specified below.

Entrance Vestibule	Living Room
Main Hall	Dining Room
Kitchen	Den/Library
Laundry Room	Master Bedroom
Main Bathroom	Bedroom #2
Master Ensuite Bathroom	Bedroom #3

Comment

\*\* Refer to Construction Summary

7. 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)

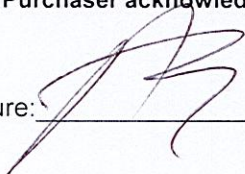
The selection images are digital photographs of the Vendor's samples at its Decor Centre. Such images when displayed on your computer monitor may not match Decor Centre samples due to the hardware/software configuration of the computer.  
In the event of conflict between selection images and the Décor Centre samples, Décor Centre samples shall prevail.
- 3)

Any extras listed above are null and void unless accompanied by a separate invoice/amendment. Said invoice must be paid in full.
- 4)

The Purchaser agrees that this colour selection is final and that no changes will be permitted, unless required by the Vendor.
- 5)

The Purchaser acknowledges reading and accepting document which contains other miscellaneous disclaimers.

Signature:



Date:

Oct 27, 22

Signature:

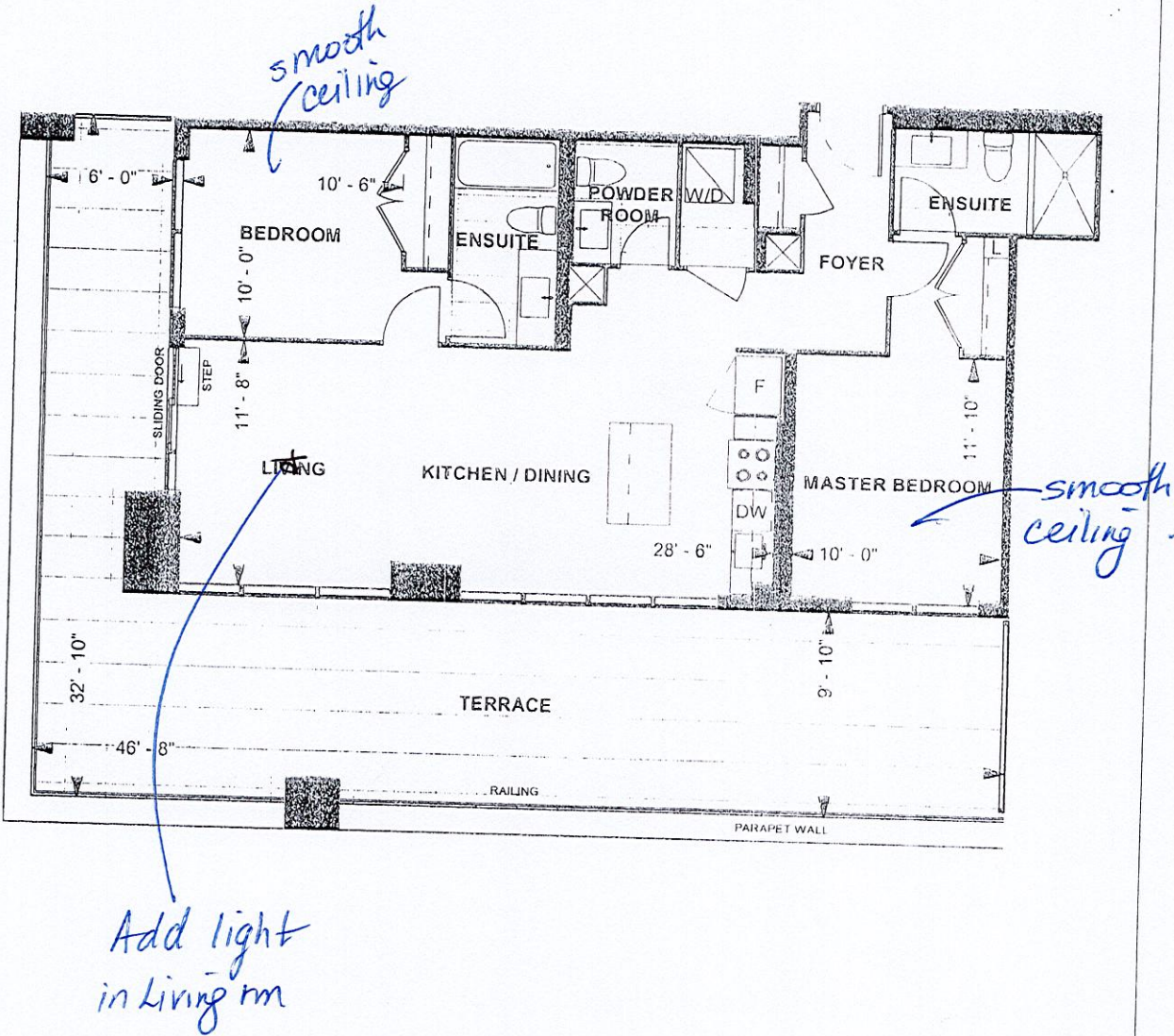
Date:



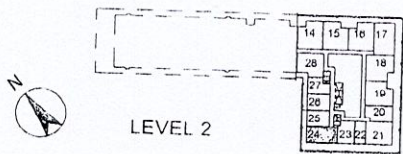
September 18, 2019

SCHEDULE 'A'

Charisma



C1000  
TOWER SUITE  
SOUTH TOWER  
8'10" CEILING  
1000 sq. ft.  
2-BEDROOM



Purchaser Initials A-G Purchaser Initials July 4/20 Date

Unit No. 24 Level No. 2 Suite No. 231

Dimensions, specifications, layouts, location of materials and fixtures, tile floor patterns and architectural detailing (including window size and location and door size, location and swing) are approximate only and are subject to change or modifications, without notice. Actual usable floor space varies from stated floor area. Ceiling height measured from top of floor slab to underside of floor slab above and excludes finishes, bulkheads and drop ceilings. Orientation of suite may be reversed and Purchaser agrees to accept same. Balconies decks and terraces are exclusive use common elements shown for display purposes only and location and size are subject to change without notice. All illustrations are artist concept only. The provisions of the Agreement of purchase and sale apply to this Schedule. E & O E

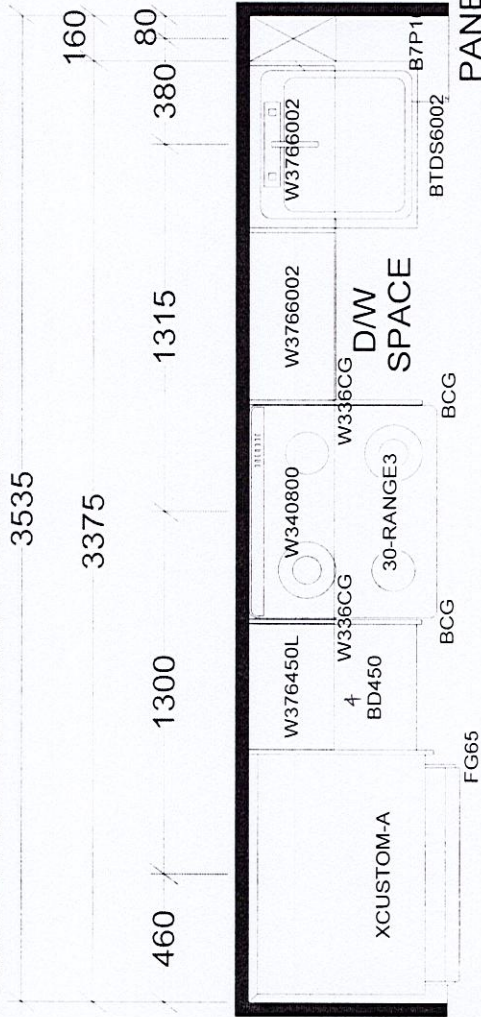


Suite 231 South

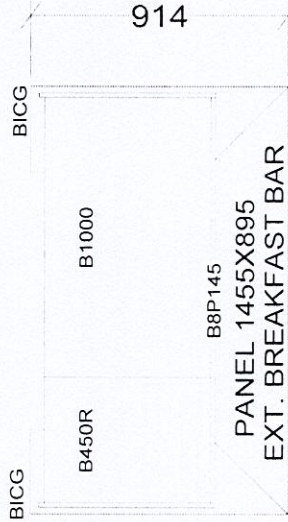
\*\*CRITICAL MEASUREMENT-WALL CANNOT BE REDUCED\*\*

Kitchen  
Upgrades

- Soft close cabinets
- blumotion drawers
- extended uppers
- delete std hardware
- kit & Baths - no holes drilled

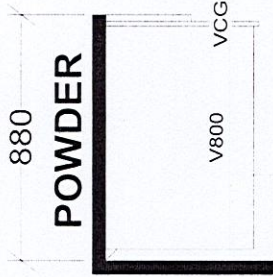


PANEL  
\*\*REDUCED SINK BASE-  
DUMMY TOP DRW TO  
ACCOMMODATE SINK

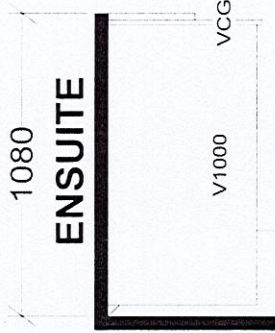


## KITCHEN

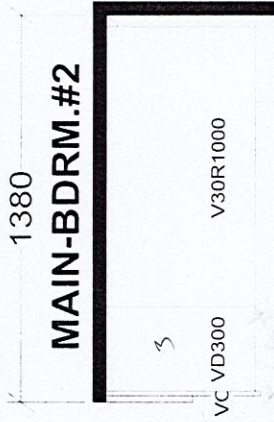
BASE & VANITY CABINETS ON ADJUSTABLE LEGS



## POWDER



## ENSUITE



## MAIN-BDRM.#2

TOWER & PODIUM SUITES

SOUTH TOWER X3

Selba Industries

J #

W WDT H W HGHT W CNT W JOB NUMBER:

FLOOR HGHT DOOR HGHT

ST CENT 2X4 VENT BOX COVER

DESIGNER: KS

DATE: JAN 6 22

BUILDER: GREENPARK  
SITE: GRANEROLA NORTH & SOUTH  
MODEL: C1000  
LOT #: