

## CONSTRUCTION SUMMARY

Charisma Condominiums - Dulcina Investments Inc.

PURCHASERS: Benjamin Uthayakumar JOSEPH and Yohini Christable JOSEPH

TEL: RES.: 289-362-3900

Unit 9, Level 19 (2009-5)	Floor Plan C891 (5th)		
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### CABINETRY

1 - ENSUITE VANITY CABINETRY - UPGRADE 3 22Oct24 Note:	
1 - POWDER ROOM VANITY CABINETRY - UPGRADE 3 22Oct24 Note:	
1 - MASTER ENSUITE VANITY CABINETRY - UPGRADE 3 22Oct24 Note:	
1 - KITCHEN CABINETRY - UPGRADE 3 CABINETS 22Oct24 Note:	
1 - KITCHEN CABINETRY - LIGHT VALANCE 22Oct24 Note:	
1 - CABINETRY - RAISE VANITY TO 36 HIGH VANITY IN LIEU OF STANDARD HEIGHT 22Oct24 Note: PRIMARY ENSUITE	
1 - POWDER ROOM VANITY CABINETRY - UPGRADE 2 HARDWARE 22Oct24 Note:	
1 - MASTER ENSUITE VANITY CABINETRY - UPGRADE 2 HARDWARE 22Oct24 Note:	
1 - KITCHEN CABINETRY - UPGRADE 2 HARDWARE 22Oct24 Note:	
1 - ENSUITE VANITY CABINETRY - UPGRADE 2 HARDWARE 22Oct24 Note:	
1 - CABINETRY PROVISION - PROVISION FOR PLUG ON ISLAND (PLUG EXTRA ORDERED SEPARATELY) 13Jun23 Note:	

### CABINETRY ACCESSORIES

2 - MEDICINE CABINET - SURFACE MOUNTED - PRICE IS EACH - UPGRADE 3 ENSUITE AND BEDROOM 2 BATHROOMS 22Oct24 Note:	
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### CERAMIC TILE

1 - CERAMIC TILE - UPGRADE 4 - BEDROOM 2 BATHTUB WALLS 22Oct24 Note:	
1 - CERAMIC TILE - UPGRADE 4 - PRIMARY ENSUITE SHOWER WALLS 22Oct24 Note:	
1 - CERAMIC TILE - UPGRADE 3 - POWDER ROOM FLOORS 22Oct24 Note:	
1 - CERAMIC TILE - UPGRADE 3 - BEDROOM 2 BATHROOM FLOORS 22Oct24 Note:	
1 - CERAMIC TILE - UPGRADE 3 - PRIMARY ENSUITE BATHROOM FLOORS 22Oct24 Note:	

RECEIVED

OCT 25 2024

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1 - GROUT COLOUR - UPGRADE GROUT COLOUR THROUGHOUT - FLAT FEE 22Oct24 Note: ALL BATHROOMS	
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### CONSTRUCTION

2 - SMOOTH CEILING PER BEDROOM 22Oct24 Note: BOTH BEDROOMS	
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### COUNTER TOP

1 - KITCHEN COUNTERTOP - UPGRADE EDGE 22Oct24 Note:	
1 - KITCHEN COUNTERTOP - UPGRADE STONE COUNTERTOP IN LIEU OF VENDOR STANDARD QUARTZ 22Oct24 Note:	
1 - KITCHEN BACKSPLASH - FULL HEIGHT QUARTZ BACKSPLASH 22Oct24 Note:	
3 - VANITY COUNTERTOP - UPGRADE EDGE 22Oct24 Note: ALL BATHROOMS	
1 - POWDER ROOM VANITY COUNTERTOP - UPGRADE STONE COUNTERTOP IN LIEU OF VENDOR STANDARD QUARTZ 22Oct24 Note:	
1 - MASTER ENSUITE VANITY COUNTERTOP - UPGRADE STONE COUNTERTOP IN LIEU OF VENDOR STANDARD QUARTZ 22Oct24 Note:	
1 - ENSUITE 2 VANITY COUNTERTOP - UPGRADE STONE COUNTERTOP IN LIEU OF VENDOR STANDARD QUARTZ 22Oct24 Note:	

### ELECTRICAL

1 - KITCHEN VALANCE LIGHT ONLY WITH SWITCH 22Oct24 Note:	
1 - PLUG - ADD PLUG AT ISLAND 13Jun23 Note: SEE SKETCH	
1 - ADD POT LIGHT TO BATHTUB CEILING 13Jun23 Note: SECOND BEDROOM ENSUITE	
1 - LIGHT - ADD CEILING LIGHT COMPLETE WITH FIXTURE AND SWITCH 13Jun23 Note: LIVING ROOM	

### HARDWOOD FLOORING

1 - LAMINATE - GRAND VIEW SERIES UPGRADE LAMINATE IN LIEU OF STANDARD LAMINATE 22Oct24 Note:	
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### MIRRORS AND GLASS

1 - FRAMELESS GLASS SHOWER DOOR AND SCREEN FOR BATH TUB - INCLUDES CLIPS & PULL KNOB - CHROME FINISH 22Oct24 Note: ENSUITE 2	
1 - FRAMELESS GLASS SHOWER DOOR AND SCREEN FOR 5 FOOT SHOWER - INCLUDES CLIPS & PULL KNOB - CHROME FINISH 22Oct24 Note: PRIMARY ENSUITE	

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1 - CLOSET SLIDER - FRAMELESS MIRROR SLIDING DOORS WITH MIRROR FASCIA 22Oct24 Note: <b>Bedroom 2</b>	
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### PLUMBING

1 - ABSOLTE ALKALINE PLUS WATER SYSTEMS FOR KITCHEN - MODERN CHROME FAUCET - *TO BE INSTALLED ON RIGHT SIDE OF SINK* 22Oct24 Note: please be advised the Absolute Alkaline plus drinking system requires an annual filter change by an Absolute Water Systems technician. the purchaser is responsible to order and pay for replacement filters. for filter information and ordering, refer to absoutewater.systems	
2 - MOEN 90 DEGREE - POSI TEMP TUB/SHOWER FAUCET WITH 3 FUNCTION TRANSFER VALVE/TRIM AND SLIDE BAR WITH HAND SHOWER - TS2713EP/U361CI/UTS4172/62320/S3879EP/A721 - CHROME 22Oct24 Note: PRIMARY AND BEDROOM 2 BATHROOMS	
3 - TOILET - CONTRAC AVENAL #4772HNW/4771HHVU SINGLE FLUSH 22Oct24 Note: ALL BATHROOMS	
1 - MOEN ARBOR - SINGLE HANDLE PULLDOWN KITCHEN FAUCET #7594 - CHROME 22Oct24 Note:	
3 - MOEN METHOD - BATHROOM ACCESSORY - PIVOTING PAPER HOLDER #YB2408CH - CHROME 22Oct24 Note: ALL BATHROOMS	
3 - MOEN METHOD - BATHROOM ACCESSORY - 18" TOWEL BAR #YB2418CH - CHROME 22Oct24 Note: ALL BATHROOMS	
1 - KITCHEN SINK - TECO UNDERMOUNT SINK #163 22Oct24 Note:	
1 - TOE TESTER - ADD TOE TESTER SPOUT WITH INTEGRATED DIVERter FOR SHOWER 22Oct24 Note: PRIMARY ENSUITE BATHROOM	

### EXTRAS AS PER OFFER

1 Parking Unit - location to be selected by the Vendor at their sole discretion. Worksheet Note:	
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This Document is Extremely Time Sensitive - Printed **24 Oct 24** at **15:24**

**Purchasers:** Benjamin Uthayakumar JOSEPH & Yohini Christa    **Const. No.:** Unit 9, Level 19  
**Telephone Res. / Bus:** (289) 362-3900 /    **Municipal:** 2009  
**Decor Advisor:** Julia L Rosa    **Suite Type:** C891 (5th)  
**Lock Date:** 10/21/2024 12:41:16    **Project/Phase:** Dulcina Investments Inc./5

### 1. Kitchen and Vanities

	Style and Colour	Hardware
Kitchen	SENOSAN - 1982 SNOW WHITE	847 MC
Primary Ensuite Bathroom	SENOSAN - 1982 SNOW WHITE	847 MC
Bedroom 2 Ensuite	SENOSAN - 1982 SNOW WHITE	847 MC
Powder Room	SENOSAN - 1982 SNOW WHITE	847 MC

Kitchen Extended Upper Cabinets  Yes  No

#### Comment

\*\* Refer to Construction Summary

### 2. Counters

	Counter	Edge
Kitchen	QUARTZ - MONTI 5U1	#370 MITERED EDGE
Primary Ensuite Bathroom	QUARTZ - MONTI 5U1	#370 MITERED EDGE
Bedroom 2 Ensuite	QUARTZ - MONTI 5U1	#370 MITERED EDGE
Powder Room	QUARTZ - MONTI 5U1	#370 MITERED EDGE
Kitchen Backsplash	QUARTZ - MONTI 5U1- FULL HEIGHT	

#### Comment

\*\* Refer to Construction Summary

### 3. Flooring - In all Non-Tiled Areas where Applicable

LAMINATE-GRAND VIEW-DAMON OAK-TL-GV518

#### Comment

\*\* Refer to Construction Summary

### 4. Tile

	Floor Tile	Wall Tile
Primary Ensuite Bathroom	TILE - VARENNA CARRERA MATTE 12X24	TILE - VARENNA CARRERA 12X24
Bedroom 2 Ensuite	TILE - VARENNA CARRERA MATTE 12X24	TILE - VARENNA CARRERA 12X24
Powder Room	TILE - VARENNA CARRERA MATTE 12X24	N/A
Laundry Room	TILE - WHITE MATTE 8X8	N/A
Kitchen Backsplash	QUARTZ - MONTI 5U1- FULL HEIGHT	

#### Comment

\*\* Refer to Construction Summary - UPGRADE GROUT IN ALL BATHROOMS - TITANIUM 50

### 5. Wall, Trim and Door Paint - Standard paint as per constuction specification Throughout.

#### Comment

\*\* Refer to Construction Summary

Initials:  

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### 6. General Comments

### Revision Detail



### Disclaimers and Notes

The following disclaimers apply to all of the Purchaser's Extra, Purchaser's Estimate Request and all Interior Colour Selection Schedules. The Purchaser(s) acknowledges that the following items may affect matters relating to their unit:

#### Natural Stone

The Purchaser acknowledges that natural stone products such as granite, marble and quartz that are installed in their dwelling may vary in shading, pattern, texture, veining, pores, colour and fissures from the sample in the Vendor's Décor Centre despite having the same name. Marble is not recommended in high traffic areas, such as the kitchen, as marble is a more porous stone

#### Ceramic Tile

any variables affect tile colour, pattern and/or design which means that installed tiles may not be identical to the samples. As a result of the manufacturing process, tiles with the same name but of different sizes, may have different colours, pattern or and will not be an exact match to each other. Furthermore, the staggered pattern of the laid tiles will vary due to size of the tile. Purchaser accepts tiles as laid by Vendor.

#### Hardwood/Laminate Flooring

Cupping and shrinkage are characteristics of hardwood/laminate flooring normally appearing some time after installation, and warranty is provided by the flooring supplier with respect to such cupping and shrinkage. Purchaser acknowledges that hardwood

#### Appliances

All appliance openings are set to Vendor's standard width. Please advise Décor Centre at time of colour appointment if custom sizing of cabinets and openings are required for any appliance. The Purchaser is responsible for costs and fees associated with changes to standard kitchen cabinets and openings and shall provide the Vendor with appliance specifications prior to of colour chart.

If applicable, where appliances are supplied by the Vendor, the model may vary according to availability and the Purchaser acknowledges that the Vendor may substitute appliances for same or better quality as determined by the Vendor in its sole unfettered discretion.

The Purchaser(s) acknowledge that all measurements and locations are approximate only and are subject to verification on site and may be adjusted to accommodate site conditions. Purchaser acknowledges that not all of the above modifications were available or offered to the Purchaser.

- 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 21/24

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Oct 21/24

Signature: \_\_\_\_\_

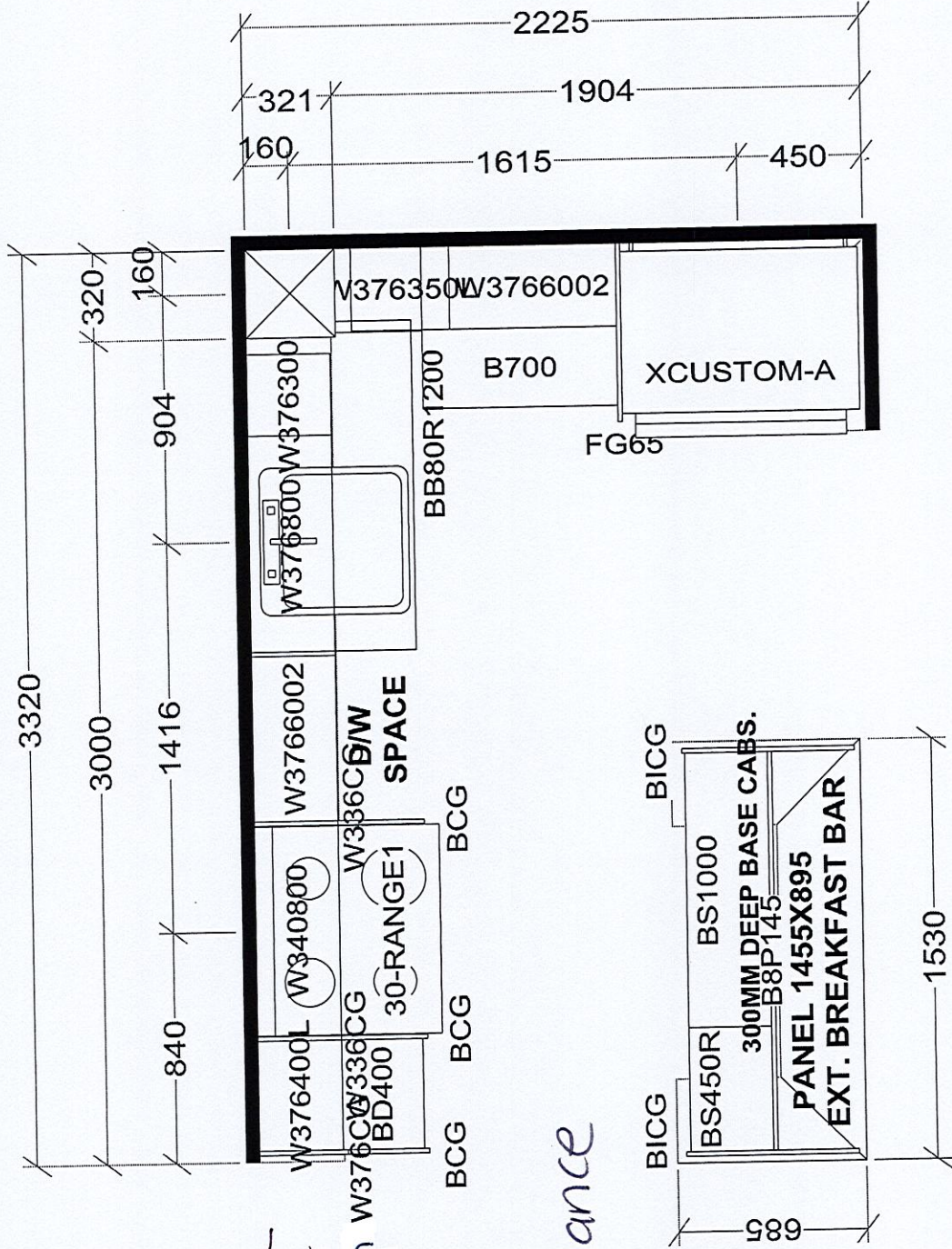
Date: \_\_\_\_\_

Suite 2009

Dulcina

upgrade -  
quartz counter +  
full height backsplash

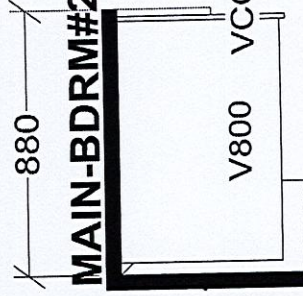
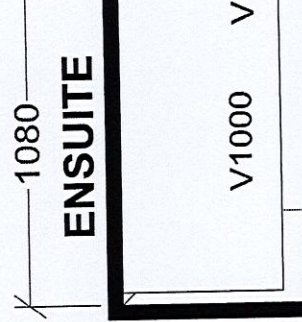
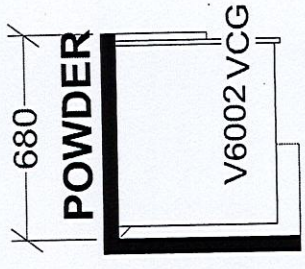
upgrade -  
edge  
- light valance



- upgrade Quartz  
- upgrade edge

- increase  
vanity height  
36"  
- medicine  
Cabinet

- medicine  
Cabinet



X 40 UNITS

J #

# Selba Industries

## KITCHEN

**JOB NUMBER:**  
**BUILDER:** GREENPARK  
**SITE:** DULCINA (Charisma C)  
**MODEL:** C891X  
**LOT #:**

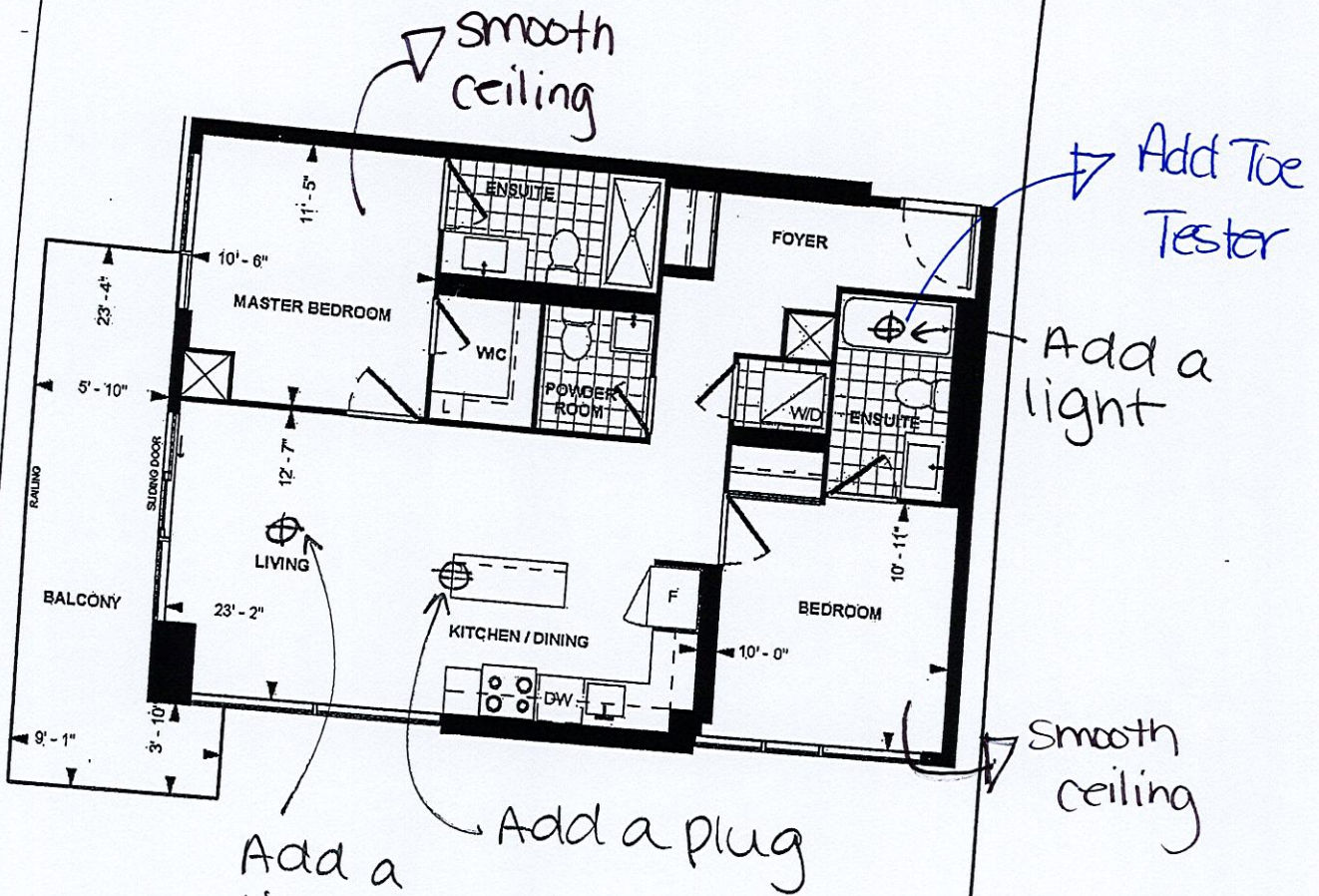
This drawing is the intellectual property of SELBA INDUSTRIES INC. and is an original design which must not be released or copied unless applicable fee has been paid or job order placed.

W W D T H \_\_\_\_\_ W H G H T \_\_\_\_\_ W C N T \_\_\_\_\_  
 F L O O R H G H T \_\_\_\_\_ D O O R H G H T \_\_\_\_\_  
 S T C E N T \_\_\_\_\_ 2 X 4 \_\_\_\_\_ V E N T B O X C O V E R \_\_\_\_\_

DESIGNER: KS  
DATE: APR 20 23

May 28, 2021

# THE FIFTH AT CHARISMA



**C 891**  
**TOWER SUITE**  
**9' CEILING**  
 891 sq. ft.  
 2-BEDROOM



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.

## Unit 9, Level 19 Suite 2009

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.