

**Schedule B-3 – Purchaser's Extras**

forming part of the Agreement of Purchase and Sale

VENDOR:

BELLAIRE PROPERTIES INC.

PURCHASER(S): Rajinder Kumar & Prateek Arora & Usha Bhuai**LOT NUMBER: 64 PHASE: 2****MODEL: Carlyle (3080) Elev A – 2 car garage with mudroom****P.E.#: 002**

It is understood and agreed that no requests for changes, additions or deletions will be accepted by the Vendor for the above extras after the date of acceptance of this order.

No.	DESCRIPTION	PRICE
1.	Cost to provide "conduit-only" in garage for future electric car charger.	
2.	Interior ceiling light - add rough-in light with capped enclosure (on separate switch). ADD TO LIVING ROOM and to island	
3.	Cost to provide Black Exterior railing at front elevation of home in lieu of standard. Based on standard elevation. Price per model, see attached schedule. Due to lot grading some elevations may not require any railing at stairs or porch, in the event that railing is not required purchaser will be credited back.	
4.	Counter- depth fridge enclosure in kitchen area (counter-depth fridge cabinet, 65cm comes with 2 gables) in lieu of standard opening	
5.	Slide-In range - Provisions to accommodate future slide-in range in lieu of standard future free-standing range in kitchen area. *Not all models can accommodate this upgrade. Builder will try to accommodate centuring the the vent as best as possible. Purchaser must provide all specifications for future chimney style hood fan/exhaust fan. This item must be decided prior to framing stage, otherwise may be considered too late.	
6.	Provision for Wall Mount TV or above fireplace - Includes dedicated electrical, conduit for future tech cable to floor level receptacle and/or to end beside the fireplace. *This does not include any brackets or mounting for TV.	
7.	Chimney Hood fan - Provisions to accommodate future chimney hood fan/exhaust fan above future stove/range in kitchen area. Price is based on Vendor's standard countertop. A slide-in range fits flush with the countertop and the cooktop portion slightly protrudes which rests on top of the countertop on either side. An additional piece of countertop behind the range is required, unless otherwise specified by the manufacturer. *Purchaser must provide all specifications for future slide-in range	
8.	Cost to provide smooth ceilings in lieu of stippled ceilings - main floor	
Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Balance of Bonus Package to be used towards the purchase of upgrades		
TOTAL		

The above extras and upgrades are to be included during the construction of the above house for the above named purchaser subject to the following terms and conditions:

- The Vendor will undertake to install the above extras but will not be liable to the purchaser if the reason for the work is not carried out. In that event, the price of the extra shall be refunded to the purchaser without any interest.
- It is understood and agreed that if the transaction of Purchase and Sale is not completed for any reason whatsoever, the total cost of this extra is not refundable.

PAID:

PURCHASER

PURCHASER

**File Copy for
Construction
Office**
TERMS: CASH OR CHEQUE IN ADVANCE

LORMEL DEVELOPMENTS (BRADFORD) LTD.
(original verified at
Head Office)