



BELLAIRE PROPERTIES INC. (CARSON'S CREEK)
PURCHASER EXTRAS

LOT 028 P.E #005 – Model - NIPISSING - 3210 - PHASE 2

Attention Trades...

The following items below are Purchaser Extras, please make sure that they are done on time and properly complete. Any outstanding items will be Back Charged. If you have any questions please call Roberto Ruiz. Make sure that you review ALL of the items on the Purchaser Extras.

Please be advised that Purchase Orders will come at a later date.

******Also, it is very important to speak to Roberto Ruiz before starting on site *****

TRADE:

ITEMS TO BE COMPLETED

Weston Hardwood	#1, #3
Miranda Painting	#2
Advance Marble	#4, #5
Pipecon	#5
Liberty	#6, #7
Barrie Trim	#8
National Fireplace	#9
Railing Excellence	#10
North York Tile	#11

Date: Mar.-15-2022
From: Lormel Homes
Site Clerk: Jai Fitzgerald
Site Tel: 905-775-3633
Site Fax: 905-775-9083

NOTE: If more information is needed please call Roberto Ruiz cell-416-688-9324
If more information needed on quotes or changes, please call Zachary 905-832-2023 ext. 224



Schedule B-3 – Purchaser’s Extras

forming part of the Agreement of Purchase and Sale

VENDOR:

BELLAIRE PROPERTIES INC.

PURCHASER(S): Malathy Pararajasingam

LOT NUMBER: 28 PHASE: 2

MODEL: 3210 Nipissing

P.E.#: 005

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.	Provide and install option 28 hardwood throughout the main floor (except for tiled areas) in lieu of standard hardwood.	
2.	Provide stain to stairs, handrail and posts etc. (to complement the colour of hardwood floors) from main to second floor, based on metal/iron pickets.	
3.	Provide and install option 28 hardwood throughout the second floor (except for tiled areas) in lieu of level 1 carpet.	
4.	Provide and install level 2 stone counter top in the kitchen area in lieu of level 1, based on revised kitchen layout.	
5.	Provide and install upgrade undermount sink (Bosco) in the kitchen area in lieu of standard.	
6.	Provide and install Extended Extended uppers in the kitchen area (to 9'ft with bulkhead). *Note: Crown moulding not possible, small filler to bulkhead.	
7.	Provide and install light valance moulding below upper cabinets in kitchen area. *Note: Does not include light fixtures/bulbs.	
8.	Provide and install level 2 trim package (New Traditional - 5 1/2"x 9/16" (MFP82342) Baseboard, 3 1/2"x 11/16" (MFP803182) Casing, 1 3/8"x 3/8" Door Stop Base Shoe (MFP8662B2)) throughout the main and second floor in lieu of standard.	
9.	Provide and install upgrade fireplace mantle in the family room in lieu of standard	
10.	Provide and install level 7 interior railing from main to second floor.	
11.	Provide and install level 6 backsplash (counter height) and upgrade grout colour in the kitchen area.	
Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Amount to be Added the Purchase Price as an Adjustment on Closing.		
	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 for any reason the work covered by the extra 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: _____

P. MacFarlane
PURCHASER

PURCHASER

TERMS: CASH OR CHEQUE IN ADVANCE

**File Copy for
Construction
Office**

(Original verified at Head Office)