



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

**LOT # 011 P.E #003** – Model - BUCKHORN - 1800 - PHASE 5

*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**

Allstar Carpentry	#1, #3, #7, #8
Brown Window	#1, #8
Internazionale Electric	#2, #3, #7, #8
Liberty	#2, #3, #7
Kingswood	#2
Pipecon	#4, #8
Maple Drywall	#5, #6
Miranda Painting	\$5, #6
North York Tile	#8
Metropolitan	#8

Date: Nov.-01-2022  
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): ROBERT AGNEW & NAHLA ORAHA**

**LOT NUMBER: 11 PHASE: 5**

**MODEL: BUCKHORN – ELEV B**

**P.E.#: 003**

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	<b>Provide standard height EXTERIOR GARDEN DOOR SYSTEM, in lieu of patio sliders at kitchen/(breakfast/dinette) area on main level.</b> *Standard white coloured door frames *One side is fixed and one operating panel, (door must swing inward) *Door system comes with screen	
2	<b>Chimney Hood Fan</b> *Provisions to cabinetry to accommodate future chimney hood fan/exhaust fan above future stove/range in kitchen area. *Note: Not all models can accommodate this change. *Builder will try to accommodate centering the vent as best as possible. Purchaser must provide all specifications for future Chimney Style Hood fan/Exhaust Fan as soon as possible. This item must be decided prior to framing stage, otherwise may be considered too late.	
3	<b>Built-In appliance Provision in Kitchen</b> *Includes cabinet and electrical provisions for future: *Built- In Wall Oven(s) and/or microwave cut out; c/w bottom drawer; upper cabinet; *plus cooktop c/w false drawer, plus pots & pan drawers in kitchen area. *Counter depth fridge enclosure with two gables. *Note: Not all models can accommodate this upgrade. In some circumstances additional cabinetry extension may be required in order to accommodate, which may result in additional charges. Purchaser must provide all specifications for all future Built-in Appliances as quickly as possible. This item must be decided prior to framing stage, otherwise may be considered too late.	
6	UPGRADE SHOWER AND TUB FIXTURES: Provide and install upgraded shower kit in lieu of standard in PRIMARY ENSUITE- MODEL DF – KIT19 WS	
5	Cost to provide smooth ceilings in lieu of stippled ceilings - main floor	
6	Cost to provide smooth ceilings in lieu of stippled ceilings - second floor	
7	Cost to provide and install approx. 3ft kitchen extension to accommodate built-in wall ovens	
8	Cost to provide and install 5x5 corner shower in lieu of standard and delete freestanding tub in primary ensuite bathroom (Clear glass/Chrome handle hardware)	
Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Amount added to the Purchase Price as an adjustment on Closing:		
	<b>TOTAL</b>	

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 for any reason the work was 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:

Rob Agnew (May 10, 2022 11:46 EDT)

PURCHASER

Nahla Orah (May 10, 2022 17:39 EDT)

PURCHASER

TERMS: CASH OR CHEQUE IN ADVANCE

BELLAIRE PROPERTIES INC.

Per:

VENDOR

(Original verified at Head Office)

**File Copy for  
Construction  
Office**

The Buckhorn / Elev. A & B  
1800 sq.ft.



**LOT 5-11**  
**PURCHASER:** Rob Agnew (May 10, 2022 11:46 EDT)

PURCHASER: nahla oraha (May 10, 2022 17:39 EDT)

Plans and specifications are subject to change without notice. E. & O. E. Actual usable floor space may vary from the stated

floor area. All renderings are artist's concept.