



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

LOT # 061 P.E #003 – Model - NIPISSING - 3210 - 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

Tamarack Lumber	#1
Maple Drywall	#1
Medi Group	#1
Brown Window	#1, #3
Allstar Carepentry	#1, #3
Oak Stair	#1
Barrie Trim	#1
Kingswood	#2, #4
Internazionale Electric	#2, #4, #5
Liberty	#4, #5

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



forming part of the Agreement of Purchase and Sale

BELLAIRE PROPERTIES INC.

P.E.#: 003

No.	DESCRIPTION	PRICE
1.	Provide for 10ft Ceilings on the main floor in lieu of standard, *Does not include areas where bulkheads are required *Windows sizes will be increased by 6" in height, based on standard white window frames; Front Door(s) and Patio Sliding Doors to be increased to 8ft (height), based on standard door style **All interior doors on the main floor be increased to 8ft, based on standard door style/hardware/trim package. This does not include the door from house to garage (if applicable) *Note - there will be an approximate 1ft gap between the upper cabinets and bulkhead in the kitchen and/or approximate 2ft gap between upper cabinets to ceiling if bulkhead is not required	
2	Gas Line, Stove - Add gas line for Stove in Kitchen and 110V direct line with Arc Fault protection, plus the cost to increase the gas pipe	
3	Provide standard height EXTERIOR GARDEN DOOR SYSTEM, in lieu of patio sliders at kitchen/(breakfast/dinette) area on main level. <i>*Standard white coloured door frames</i> <i>*One side is fixed and one operating panel, (door must swing inward)</i> <i>*Door system comes with screen</i>	
4	Chimney Hood Fan *Provisions to cabinetry to accommodate future chimney hood fan/exhaust fan above future stove/range in kitchen area. <i>*Note: Not all models can accommodate this change.</i> <i>*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.</i>	
5	Built-in Microwave in Base Cabinet – Provision to accommodate a microwave appliance with Trim Kit, completed with dedicated electrical and pull-out drawer below. <i>Purchaser must provide model Specifications that show install and cut out instructions for the range must be provided at interior colour selection appointment.</i>	
6Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Total upgrades added to the purchase price:		
TOTAL		

PAID:

PURCHASER

PURCHASER

TERMS: CASH OR CHECK IN ADVANCE

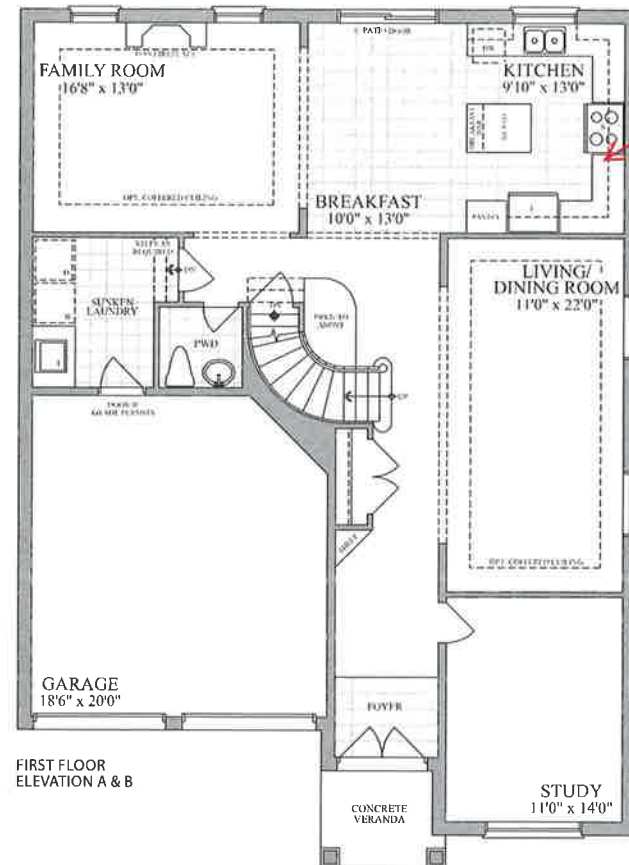
BELLAIRE PROPERTIES INC.

Construction Office

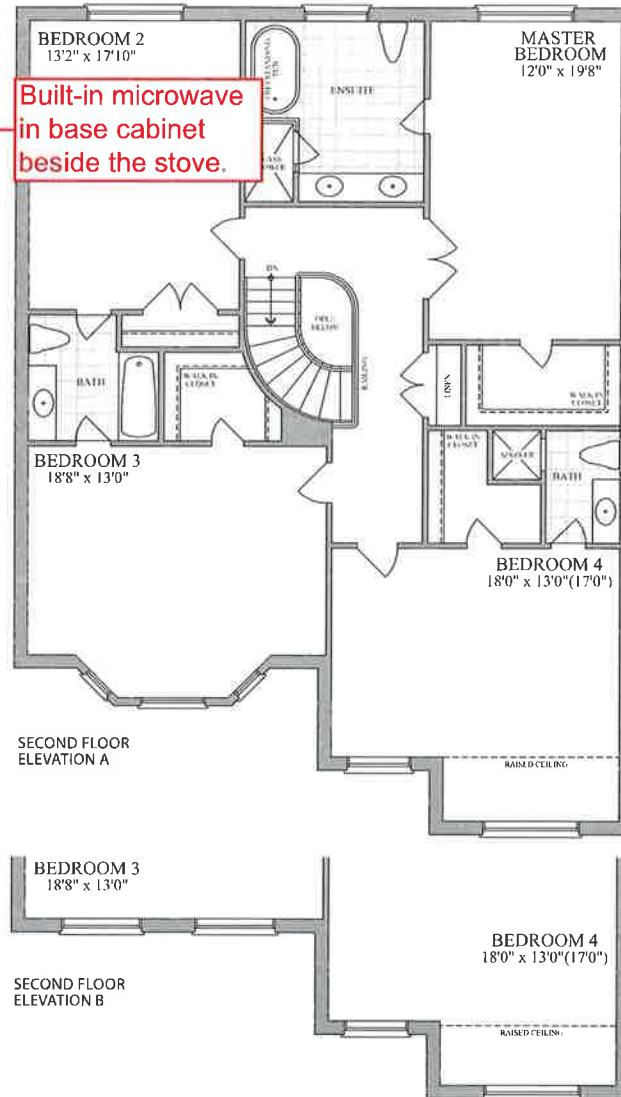
VENDOR

(Original verified at Head Office)

The **nipissing** / Elev. A & B
3210 sq.ft.

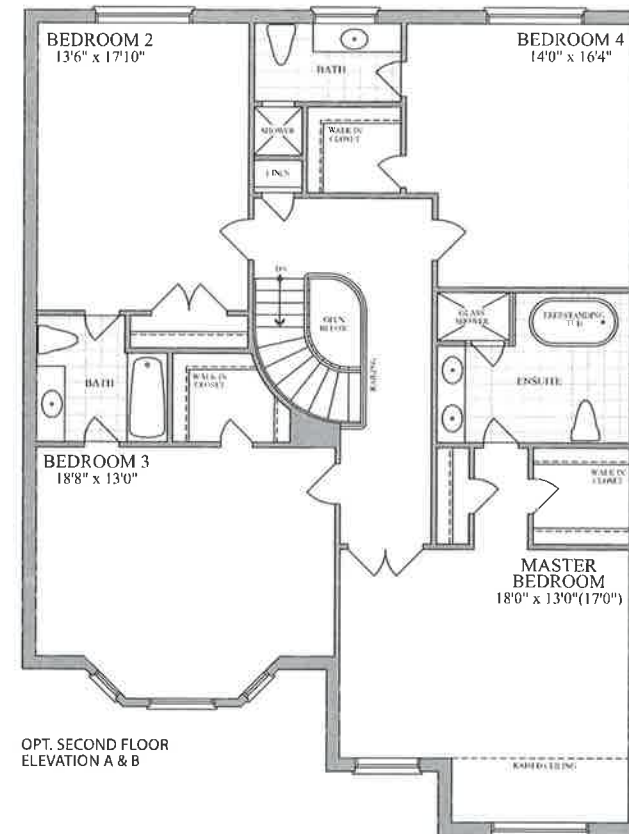


FIRST FLOOR
ELEVATION A & B

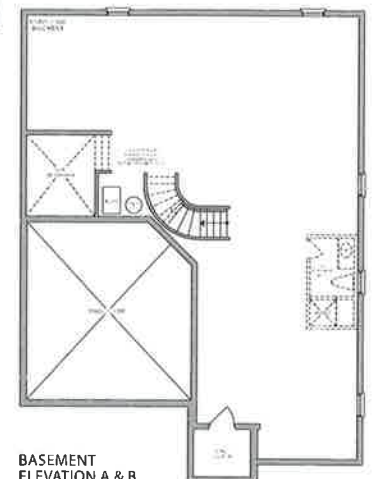


SECOND FLOOR
ELEVATION A

SECOND FLOOR
ELEVATION B



OPT. SECOND FLOOR
ELEVATION A & B



**BASEMENT
ELEVATION A & B**

LOT 5-61, PH5: hamid samadi
hamid samadi (May 11, 2022 09:43 EDT)

hamid samadi
hamid samadi (May 11, 2022 09:43 EDT)


Shaima samadi (May 10, 2022 21:46 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.