



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

LOT # 052 P.E #004 – Model - MANITOU - 2480 - PAHSE 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

Miranda Painting	#1
Railing Excellence	#2
Barrie Trim	#3
North York Tile	#4, #5 #7, #8, #9, #10, #11, #12, #13
Weston Flooring	#5, #6, #14

Date: Jun.-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.


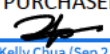
PURCHASER(S): Chung Keak Ung and Kelly Chua
LOT NUMBER: 052 PHASE: 5
MODEL: 2480 Manitou
P.E.#: 004

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 stain to stairs, handrail and posts etc. (to complement the colour of hardwood floors) from main to second floor in lieu of standard.	
2.	Provide and install level 4 interior railing from main floor to second floor in lieu of level 1.	
3.	Provide and install level 2 trim package (baseboards & casings) throughout the main and second floor in lieu of level 1.	
4.	Provide and install level 6 floor tiles in foyer, powder room and laundry room in lieu of level 1 floor tiles.	
5.	Provide and install option 3 hardwood floors in kitchen/breakfast area in lieu of level 1 floor tiles.	
6.	Provide and install option 3 hardwood floors at main hallway, great room, and family room in lieu of standard.	
7.	Provide and install level 7 floor tiles in the primary ensuite bathroom floor in lieu of level 1 floor tiles.	
8.	Provide and install level 5 wall tiles in the primary ensuite shower enclosure in lieu of level 1 wall tiles. *Note: Tiles to be installed stacked	
9.	Provide and install level 4 shower floor mosaics in the primary ensuite shower floor in lieu of standard mosaics.	
10.	Provide and install level 6 floor tiles in the shared bathroom floor in lieu of level 1 floor tiles. *Note: Tiles to be installed stacked	
	Net upgrades continued on page 2	
Extra's Subtotal:		
H.S.T.		
Less Bonus Package (if Applicable)		
TOTAL:		
Net upgrades continued on page 2		
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: 
chungkeak ung (Sep 1, 2022 17:58 EDT)
PURCHASER

Kelly Chua (Sep 2, 2022 08:01 EDT)
PURCHASER

TERMS: CASH OR CHEQUE IN ADVANCE

**File Copy for
Construction
Office**

(Original verified at Head Office)



forming part of the Agreement of Purchase and Sale

BELLAIRE PROPERTIES INC.

P.E.#: 004

No.	DESCRIPTION	PRICE
	Net upgrades continued from page 1	
11.	Provide and install level 4 wall tiles in the shared bathroom tub enclosure in lieu of level 1 wall tiles. *Note: Tiles to be installed stacked	
12.	Provide and install level 6 floor tiles in the main bathroom (bdm 4) floor in lieu of level 1 floor tiles. *Note: Tiles to be installed stacked	
13.	Provide and install level 4 wall tiles in the main bathroom (bdm 4) tub enclosure in lieu of level 1 wall tiles. *Note: Tiles to be installed stacked	
14.	Provide and install option 3 hardwood floors at upper hallway and computer area in lieu of level 1 carpet. Bedrooms to remain with level 1 carpet.	
		Extra's Subtotal:
		H.S.T.
		TOTAL

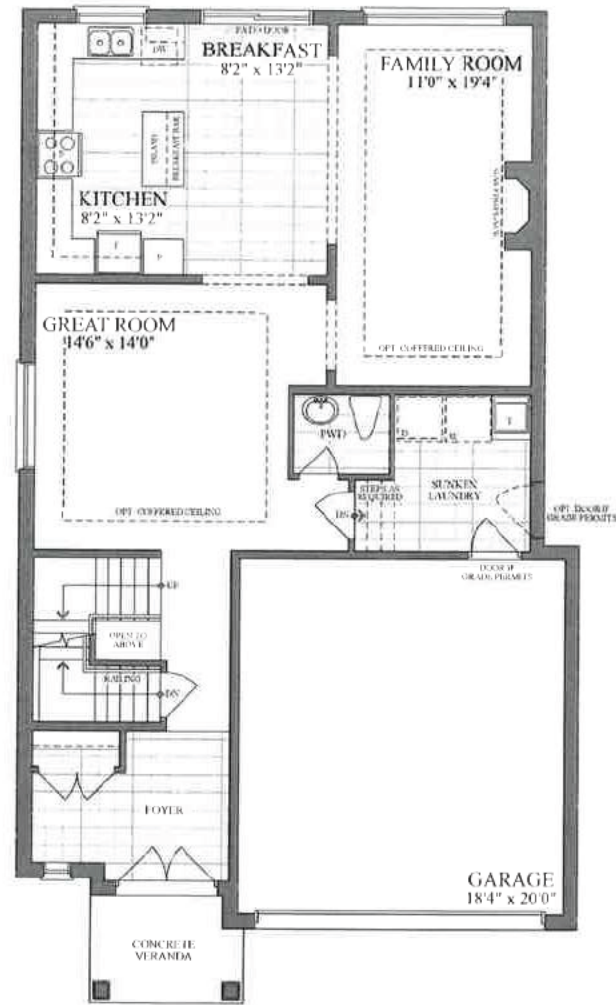
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- It is understood and agreed that if the transaction of Purchase and Sale is not completed for any reason whatsoever, the total cost of this extra is not refundable.

PURCHASER

(Original verified at Head Office)

Purchaser's Initial(s): CK KC

The **manitou** / Elev. A & B
2480 sq.ft.

[illegible]

COMPUTER AREA
7'7" x 11'0"

LEDGE

BEDROOM 3
13'10" x 10'0"

UNRECARVED

10'0" BATH

10'0" BEDROOM

UP

LOW HEADROOM

UNRECARVED

COLD CELLAR



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.

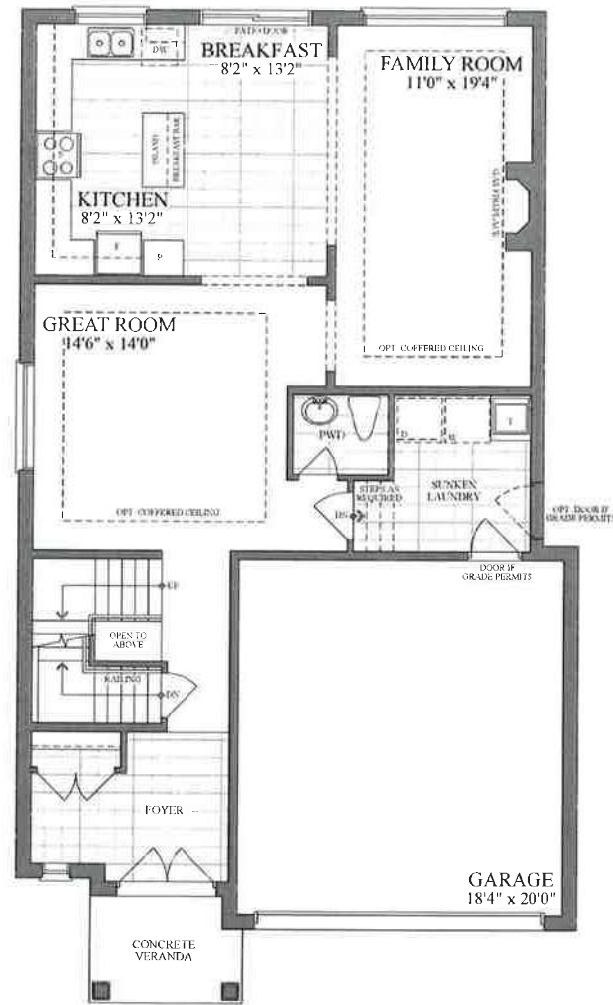
Purchaser's Initial(s): Ck Kc



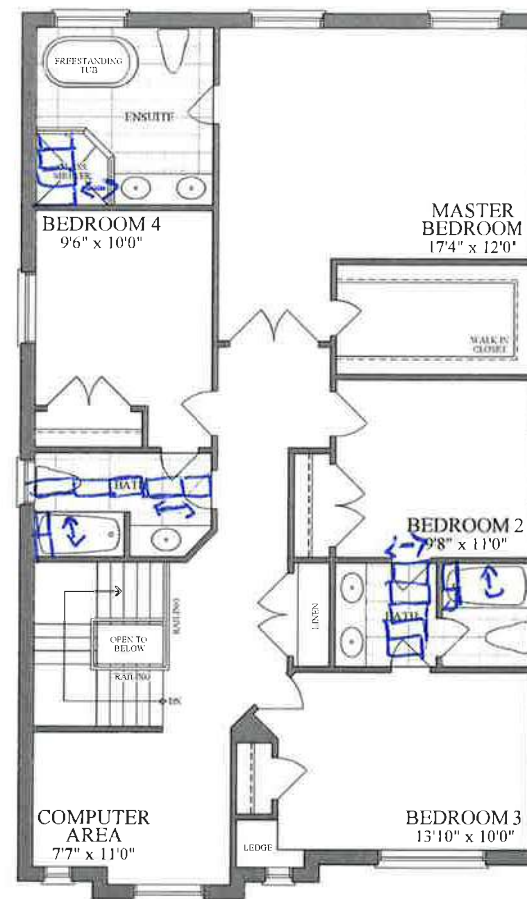
38'

DESIGNS

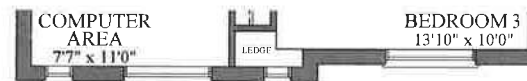
The **manitou** / Elev. A & B
2480 sq.ft.



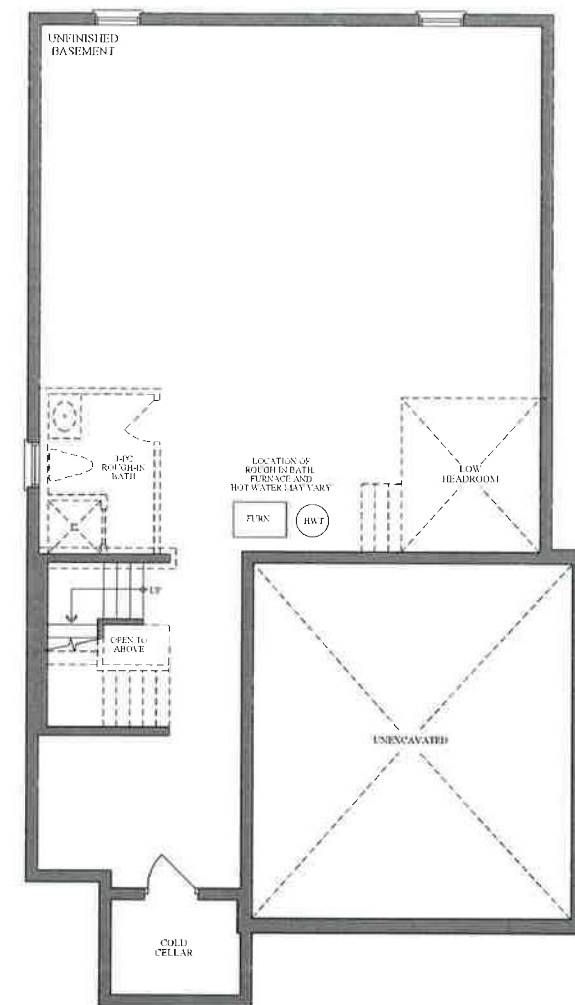
FIRST FLOOR
ELEVATION A & B



SECOND FLOOR
ELEVATION A



SECOND FLOOR
ELEVATION B



BASEMENT
ELEVATION A & B