



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

LOT # 058 P.E #005 – Model - CARLYLE - 2950 - 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

Miranda Painting	#1
Weston Flooring	#2, #3
Barrie Trim	#4, #6
National Fireplace	#5
Kingswood	#7
Liberty	#8, #9, #10, #11, #12
Advance Marble	#10
Internazionale Electric	#12

Date: Feb.-23-2023
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): ELMA HADDAD
LOT NUMBER: 058 PHASE: 5
MODEL: 2950 SQFT - CARLYLE TANDEM
P.E.#: 005 - REVISED

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 colour of hardwood floors) from main floor to second floor in lieu of standard. Price is based on metal pickets	
2.	Provide and install option 15 hardwood floors throughout the main hallway, living/dining room, and family room in lieu of level 1 hardwood floors.	
3.	Provide and install option 15 hardwood floors in the kitchen/beakfast area in lieu of level 1 floor tiles.	
4.	Provide and install level 5 trim package (baseboards & casings) throughout the entire home in lieu of level 1.	
5.	Provide and install upgrade fireplace mantle in the family room in lieu of standard.	
6.	Provide and install upgrade interior doors throughout the entire home in lieu of standard.	
7.	Provide 8" exhaust vent in kitchen area in lieu of standard 6". (Does not include kitchen hood fan that accommodates 8" vent)	
8.	Provide and install upgrade kitchen canopy-hoodfan cover in the kitchen area, based on level 1 cabinetry. *Note: Style to be the same as showroom canopy to be retrofitted for purchaser to supply and install their own stone slab at bottom of canopy	
9.	Provide two-tone kitchen cabinets, island *ONLY* to be a different colour in lieu of standard. Price is based on level 1 cabinetry.	
10.	Change direction of island to face servery. Increase island base cabinet to 2'ft by 7'ft in lieu of standard 2'ft by 4'ft, based on level 1 cabinets.	
	Net upgrades continued on page 2	
Extra's Subtotal:		
H.S.T.		
New Total:		
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: _____ TERMS: CASH OR CHEQUE IN ADVANCE

Elma Haddad
Elma Haddad (Feb 21, 2023 17:56 AST)
PURCHASER

PURCHASER

BELLAIRE PROPERTIES INC.
File Copy for
Per: _____
Construction
Office
(Original verified at Head Office)



Schedule B-3 – Purchaser’s Extras
forming part of the Agreement of Purchase and Sale



VENDOR: BELLAIRE PROPERTIES INC.

PURCHASER(S): ELMA HADDAD
LOT NUMBER: 058 PHASE: 5
MODEL: 2950 SQFT - CARLYLE TANDEM
P.E.#: 005 - REVISED

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
	Net upgrades continued from page 1	
11.	Provide and install pullout garbage in the kitchen island, as per sketch.	
12.	Confirmation location of microwave in island, as per sketch.	
Extra's Subtotal:		
H.S.T.		
New Total:		
Less Bonus Package (if Applicable)		
TOTAL:		
Amount to be Added to 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: _____ TERMS: CASH OR CHEQUE IN ADVANCE

Elma Haddad
Elma Haddad (Feb 21, 2023 17:56 AST)
PURCHASER

PURCHASER

Per: _____
VENDOR

File Copy for
Construction
Office
(Original verified at Head Office)

Elma Haddad

Elma Haddad (Jan 27, 2023 00:25 EST)

Micro cabinet to be beside pullout garbage

~~Add micro cabinet~~

provision for wall
mount tv above
fireplace

the Carlyle / Elev. A & B
950 sq.ft.

FIRST FLOOR
ELEVATION A & B

OPT. FIRST FLOOR

SECOND FLOOR
ELEVATION A

SECOND FLOOR
ELEVATION B

BASEMENT
ELEVATION A

**BASEMENT
ELEVATION B**

**BASEMENT
ELEVATION C**

Purchaser: Elina Haddad (Apr 21, 2022 12:03 EDT)

Purchaser: Elina Haddad (Apr 21, 2022 12:03 EDT)

