



LOT # 016 P.E #005 – Model - BUCKHORN - 1800 - PHASE 5

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.

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

Date: Mar.-22-2023
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): Andrew Romeo Irmya
LOT NUMBER: 016 PHASE: 5
MODEL: 1800 Buckhorn
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 3 hardwood floors throughout main hallway, great room and kitchen and breakfast in lieu of standard.	
2.	Provide stain to stairs, handrail, and posts etc. (to complement the colour of hardwood floors) from main to second floor in lieu of standard. Price is based on metal pickets.	
3.	Provide and install option 3 hardwood floors at upper hall *only* on 2 nd floor in lieu of level 1 carpet.	
4.	Provide and install level 6 floor tiles at foyer and powder room in lieu of level 1 floor tiles.	
5.	Provide and install level 6 floor tiles in the laundry room in lieu of level 1 floor tiles.	
6.	Provide and install level 6 floor tiles at primary ensuite bath floor in lieu of level 1 floor tiles.	
7.	Provide and install level 6 floor tile at main bath floor in lieu of level 1 floor tiles.	
8.	DELETE ITEM# 7 (Provide and install one (1) rough-in light with capped enclosure (on separate switch), in the great room, as per sketch. Price reflects per item.), as per Purchaser's Extras #002 Dated Nov.18, 2021.	
9.	DELETE ITEM#4 (Provide and install upgrade tub & shower trim faucets (Delta: Pivotal, Matte Black, T14499-BL/R10000) in the main bathroom tub enclosure in lieu of standard.),as per Purchaser's Extras #004 Dated Aug.18, 2022.	
10.	Provide and install upgrade fireplace mantle in the great room in lieu of standard.	
	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: _____
A Irmya
A Irmya (Mar 20, 2023 15:45 EDT)
PURCHASER

PURCHASER

TERMS: CASH OR CHEQUE IN ADVANCE

File Copy for

BELLAIRE PROPERTIES INC.

Construction

VENDOR

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): Andrew Romeo Irmya
LOT NUMBER: 016 PHASE: 5
MODEL: 1800 Buckhorn
P.E.#: 005

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No.	DESCRIPTION	PRICE
	Net upgrades continued from page 1	
11.	Provide and install kitchen light valance moulding below upper cabinets. *Note: Purchaser has paid for complete electrical lighting.	
12.	If possible, provide one large mirror in the primary ensuite bathroom in lieu of two individual mirrors. *NOTE: PURCHASER UNDERSTANDS AND ACKNOWLEDGE IF ONE LARGER MIRROR IS NOT AVAILABLE, TWO INDIVIDUAL MIRRORS WILL BE INSTALLED.	
13.	Increase size of island base cabinet by 2'ft to align with pantry in kitchen area. Price is based on level 1 cabinets and level 1 stone counter tops (that still includes the flat breakfast bar counter).	
14.	Provide and install pull-out garbage drawer in the kitchen island, size is approximately 18" inches - 24" inches wide.	
15.	Confirmation built-in micro to be installed flush mount, as per attached specs.	
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	

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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.

PAID: _____

A Irmya
A Irmya (Mar 20, 2023 15:45 EDT)

PURCHASER

PURCHASER

TERMS: CASH OR CHEQUE IN ADVANCE

File Copy for

BELLAIRE PROPERTIES INC.

By _____

VENDOR

Construction

Office

(Original verified at Head Office)