



CONSTRUCTION SUMMARY  
Pathways at Findlay Creek - 2164886 Ontario Inc.

PURCHASER: Syed Monjur TEL:

LOT / PHASE 36 / 1	STREET Dun Skipper Rd.	HOUSE TYPE WINCHESTER ELEV B 5 BEDROOM WITH LOFT	CLOSING DATE
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INV#	QTY	EXTRA / CHANGE
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Cabinetrv

1 0 15Sep21	1 - Delete upper above range and accommodate for chimney style hoodfan- no space beside Note:	
2 0 15Sep21	1 - Increase depth of fridge upper to 24"d and add side panel Note:	
3 0 15Sep21	1 - Increase fridge opening to 38" x 72" Note:	
4 0 15Sep21	1 - Increase height of uppers to reach 96" (42"h uppers installed at 18"above counter)- Line 2 Note:	

Carpet

5 0 15Sep21	1 - S/I Level 1 carpet with Level 2 underpad (ViscoPro II) in lieu of standard- Main Stairs, Upper hall, Loft, Master Bedroom, Bedroom 2, Bedroom 3, Bedroom 4 Note:**Includes all closets**	
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Ceramic

6 0 15Sep21	1 - S/I Level C kitchen backsplash tile (tile size 4.5x5)- includes up and behind chimney hoodfan- stacked vertical- in lieu of standard Note:	
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Electrical

7 0 15Sep21	5 - Delete (5) standard TV jacks and S/I (5) Data jacks- throughout Note:**Home has (2) Tel, (5) Data jacks throughout**	
8 0 15Sep21	1 - S/I (1) Recessed electrical outlet for future TV- installed @ 72" A.F.F- Great Room- as per plan Note:	
9 31,987 15Sep21	3 - S/I (3) 15 AMP standard plug outlets- In basement- as per plan Note:	

Fireplace

10 0 12Apr21	1 - Raise standard fireplace box 12" above finished floor Note:	
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Granite

11 0 15Sep21	1 - S/I Level D Radianz Quartz in lieu of standard granite in Kitchen Note:	
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Hardwood

12 0 12Apr21	1 - S/I Level A Pre-Finished Engineered Hardwood Flooring in lieu of Standard Carpet in Living/Dining Room, Great Room and Den Note:	
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13 0 12Apr21	1 - S/I Level A Pre-Finished Engineered Hardwood Flooring in lieu of Standard Carpet in Lower Hall Note:	

Heating and Air Conditioning

14 0 12Apr21	1 - Humidifier - General Aire 1099 - 3000 Sq. Ft Note:	
15 0 12Apr21	1 - S/I Terminated Gas Line c/w 110V Decora Outlet Gas Stove Ignitor and Photo Electric Smoke Detector in Kitchen Note:	

HVAC

16 32,091 12Apr21	1 - Heating and Air Conditioner - Goodman - 13 Seer R410A GSX 13030 2.5 Ton Air Conditioner Note:	
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Miscellaneous

17 0 12Apr21	1 - Convert standard walk-in closet from Bedroom 4 into Bedroom 3- as per plan Note:	
18 0 12Apr21	1 - Delete Bedroom #5 and add walk-in closet and Bathroom for Bedroom #4 - includes standard level cabinetry, laminate countertop, Maax Exhibit 6030 bathtub, Maax Carleton 3x4 shower stall and standard plumbing fixtures, standard trim and lighting Note:**Includes all standard finishes**	
19 0 12Apr21	1 - Increase Master Bedroom Walk-in Closet by approx 2' deep- as per plan Note:**Bedroom 2 gets reduced to accommodate**	
20 0 12Apr21	1 - Second Floor Redesign; build linen storage closet w/ double swing doors, standard carpet and underpad and (1) standard GAL 680112 pewter light fixture connected to (1) switch- Upper hall- as per plan Note:	
21 0 15Sep21	1 - S/I Zephyr Ombra 30” Chimney hoodfan in Black Stainless Steel (ZOM-30ABS) @ 290CFM- in lieu of standard Note:	

Paint

22 0 15Sep21	1 - S/I Custom Stain on railings, nosings, mantles (where applicable) to complement Twelve Oaks Maple Coal Note:**Included in hardwood upgrade pricing**	
23 32,073 15Sep21	1 - Upgrade paint- (1) colour throughout- to Dulux Diamond Matte- throughout NoteColour: DLX 1097-2 Southern Breeze	

Plumbing

24 0 12Apr21	1 - S/I 3-piece rough-in for future bathroom in basement NoteAs per B-1	
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Railings

25 0 12Apr21	1 - S/I 3.5" (#SB7) Modern oak posts with cap and with modern spindles (square) in lieu of standard oak colonial Note:	
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26 0 12Apr21	1 - S/I Oak nosing under spindles throughout Note:**Included in hardwood price**	

Trim

27 0 12Apr21	1 - Delete standard sliding vinyl closet and keep niche for future built-ins- Bedroom 3- as per plan Note:	
28 0 15Sep21	1 - S/I Level 2 interior doors- Logan 2-panel smooth- in lieu of standard- throughout Note:	

1A Offer Worksheet	Add one (1) 3-piece rough-in for future bathroom in basement, in standard location. Note:	
2A Offer Worksheet	The Purchaser acknowledges that no further changes or upgrades that affect the foundation will be permitted after the Vendor accepts the Agreement of Purchase & Sale. Note:	

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