



CONSTRUCTION SUMMARY

DIAMONDVIEW ESTATES - DCR / Phoenix Development Corporation Limited

PURCHASERS: Domaneke Henry and Chantal Davis

TEL:

LOT / PHASE 42 / 2	STREET	HOUSE TYPE NEWINGTON ELEV M 4 BED	CLOSING DATE
INV#	QTY	EXTRA / CHANGE	

Cabinetrv

1 0 14Oct21	1 - Add (1) pot/pan drwrs - c/w one wide top drwr (in lieu of std 2 door base cabinet) - located as per plan Note:	
2 0 14Oct21	1 - Delete standard upper above range to accommodate for chimney hood fan Note:	
3 0 14Oct21	1 - Increase depth of fridge upper to 24"d and add side panel Note:	
4 0 14Oct21	1 - Increase fridge space to 66" x 72" in lieu of standard Note:	
5 0 14Oct21	1 - Reconfigure cabinetry to accommodate larger fridge spacing as per plan - S/I (1) 15" upper and lower beside fridge and 1" filler in lieu of standard cabinetry w/ (2) 33" uppers above fridge Note:	
6 0 14Oct21	1 - Upgrade Kitchen cabinetry to line 3 on island only Note:	
7 0 25Oct21	1 - Accommodate for single bowl Bar sink and faucet in Butlers pantry NoteBar sink and faucet TBD	
8 0 25Oct21	1 - Accommodate for wine fridge in Butlers pantry Note***Client provided standard dimintions of 34” height, 24” wide, 24”depth. purchasers are aware without spec sheets they will be provided with standard spacing of 34” height, 24” wide, 24”depth.***	

Carpet

9 0 14Oct21	1 - S/I - Level l (7lb) carpet underpad on upper level only Note:	
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Ceramic

10 0 14Oct21	1 - S/I - Level A 24x24 Ceramic floor tile in foyer in lieu of standard Note:	
11 0 14Oct21	1 - S/I - Level A 24x24 ceramic floor tile in lieu of standard in Master ensuite Note:	
12 0 14Oct21	1 - S/I - Level A 24x24 ceramic floor tile in lieu of standard in powder room Note:	
13 0 14Oct21	1 - S/I - Standard 4x16 wall tile in herringbone pattern in Master ensuite shower Note:	
14 0 14Oct21	1 - S/I - Upgrade A ceramic wall tile for Kitchen backsplash in lieu of standard Note:	

Doors and Windows

15 0 25Oct21	1 - Accommodate for (2) 32" standard exterior doors in the front entrance - Delete side lite Note:	
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16 0 25Oct21	1 - S/I - (1) additional standard 32" exterior door in the front entrance as per plan Note:	
17 0 25Oct21	1 - Upgrade (1) set of closet doors to swing in lieu of standard vinyl sliders - located in foyer \ Note:	

Electrical

18 0 14Oct21	1 - Delete (1) standard light fixture in foyer - relocate (1) as per plan Note:	
19 0 14Oct21	1 - Increase height of uppers to reach 96" (42"h uppers installed at 18"above counter) Note:	
20 0 14Oct21	1 - Reinforce existing light outlet for heavier fixture in Dining room as per plan Note:	
21 0 14Oct21	1 - Relocate (2) standard light fixtures in kitchen as per plan Note:	
22 0 14Oct21	1 - Relocate (2) standard lights in kitchen to over the island as per plan Note:	
23 0 14Oct21	1 - S/I - (1) standard electrical outlet @ 70" A.F.F in Great room as per plan Note:	
24 0 14Oct21	1 - S/I - (1) Straight conduit for future TV @ 70" A.F.F in great room as per plan Note:	
25 0 14Oct21	1 - S/I - (4) 4" White interior potlights (HALO Slim LED) - connected to new switch - up to 9'h - located in Kitchen as per plan Note:	
26 0 14Oct21	1 - S/I - (6) 4" White interior potlights (HALO Slim LED) - connected to new switch on dimmer - up to 9'h - located in great room as per plan Note:	
27 0 14Oct21	1 - S/I - Non-straight conduit at fireplace for future TV @ 70" A.F.F - located in Master bedroom as per plan Note:	

Fireplace

28 0 14Oct21	1 - Delete standard mantle Note:	
29 0 25Oct21	1 - Relocate standard fireplace from Main floor to Primary bedroom as per plan Note:	

Granite

30 0 14Oct21	1 - Accommodate for future faucet for bar sink in butlers pantry - cut out standard single hole centered with sink NotePurchaser understands there will be no faucet in the butlers pantry	
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31 0 14Oct21	1 - S/I - B1815 undermount stainless steel kitchen bar sink in Butlers pantry as per plan Note:	
32 0 14Oct21	1 - S/I - Bristol virtuo granite single undermount bowl kitchen sink in pearl black (B317) in lieu of standard kitchen sink Note:	
33 0 14Oct21	1 - S/I - Level D Radianz quartz in lieu of standard granite in Kitchen w/ standard undermount sink Note:	

Heating and Air Conditioning

34 0 25Oct21	1 - Purchasers took part of the enercare rental program Noteas per B	
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Miscellaneous

35 0 14Oct21	1 - Delete standard hoodfan - S/I - Faber 30" Glassy Chimney hood 300CFM in lieu of standard chimney hood Note:	
36 0 25Oct21	1 - Optional 5th Bedroom NoteAs per B-1	
37 0 25Oct21	1 - Late change fee Note:	
38 0 25Oct21	1 - Mirror works- S/I - Custom glass 3x4 shower 4pc. (1) fixed glass pane from floor to ceiling and (1) swing door w/ matte black hardware - Master ensuite shower Note:	

Plumbing

39 0 14Oct21	1 - S/I - Delta trinsic Monitor 14 Series H2Okinetic Tub & Shower Trim (T14259-BL) w/ 3-Setting Wall Mount Handshower (55386-BL) in lieu of standard in Master ensuite Note:	
40 0 14Oct21	1 - S/I - Fridge water line Note:	
41 0 25Oct21	1 - S/I - 3 Piece rough-in *future tub, toilet and sink Noteas per B-1	
42 0 25Oct21	1 - Upgrade to Maax Sax 60 x 32 freestanding bathtub in lieu of standard Exhibit soaker tub - located in master ensuite NoteDrain location as per plan	
43 0 25Oct21	1 - S/I - Ceramic tiled shower enclosure w/ 3x4 acrylic base in lieu of standard 3x4 shower stall (2 walls tiled) - located in master ensuite NoteCustom glass walls and door provided by others	

Railings

44 0 25Oct21	1 - DELETE**S/I - Ceramic tiled shower enclosure w/ 3x4 acrylic base in lieu of standard 3x4 shower stall - w/ Maax Halo sliding doors in Matte black - located in master ensuite Note:	
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Trim

45 0 14Oct21	1 - Upgrade all interior knobs to Taymor Barcelona matte black knob (30-D006124BLK) w/ black hinges in lieu of standard Note:	
46 0 25Oct21	1 - Upgrade to Level 2 Riverside interior doors throughout - in lieu of standard interior doors Note:	

1A Offer Worksheet	3 Piece Rough-in      *future tub, toilet and sink Note:	
2A Offer Worksheet	The Purchaser acknowledges that no further changes or upgrades that effect the foundation will be allowed after the Vendor accepts the Purchase and Sales Agreement. Note:	
3A Offer Worksheet	Client is participant in referral program. Referred by, Samantha Gordon and Kerron Graham, 512 Albert Boyd Private, Diamondview Estates, lot 55. Note:	
4A Offer Worksheet	Purchasers to take part in the Enercare Rental Program which includes the equipment indicated in Schedule B Note:	
5A Offer Worksheet	Optional 5 Bedroom Layout -Modifies Bed 3&4 Closet location, Main Bath becomes Jack & Jill Note:	

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