



Revised: Hood Fan
May 17th, 2022

DCR/PHOENIX GROUP OF COMPANIES

CONSTRUCTION SUMMARY

DIAMONDVIEW ESTATES - DCR / Phoenix Development Corporation Limited

PURCHASERS: Subroto Das and Champa Das

TEL: RES.: 613-254-9312

LOT / PHASE	STREET	HOUSE TYPE	CLOSING DATE
14 / 2		SPRINGFIEL ELEV C 3 BED WITH SUNROOM	
INV#	QTY	EXTRA / CHANGE	

Cabinetrv

1 0 08Feb22	3 - Add 3-set pot/pan drwrs - c/w one wide top drwr (in lieu of std 2 door base cabinet)- island Note:	
2 0 08Feb22	1 - Delete upper above range plus 3" each side to accommodate Chimney style hood fan Note:	
3 0 08Feb22	1 - Increase height of uppers to reach 96" (42"h uppers installed at 18"above counter) Note:	

Ceramic

4 0 08Feb22	1 - S/I - LVL A - DUAMO Series - Blanco Matte- 8x12- shower wall tile - Grout: COBBLESTONE (Staggered vertical) in Master ensuite bath Note:	
5 0 08Feb22	1 - S/I - Kitchen Backsplash tile (4x8)- in brick pattern- all the way up wall behind chimney hoodfan Note:	

Doors and Windows

6 0 13Dec21	1 - Delete (2) 24x48 windows and S/I (1) 60x48 operable casement window- Bedroom 2- as per plan Note:**Subject to engineering approval**	
7 0 13Dec21	1 - Delete (2) standard windows in Kitchen - S/I (1) 40x40 operable casement window above sink-as per plan Note:**Subject to engineering approval**	
8 0 13Dec21	1 - Increase existing (2) 36x24 basement window to (2) 56x30 Note:As per B-1	
9 0 13Dec21	1 - S/I 3-piece rough in for future bathroom- as per plan Note:AS per B-1	

Electrical

10 0 08Feb22	1 - S/I - Non-straight conduit at fireplace - 75" AFF Note:	
11 0 08Feb22	1 - S/I (3) CAT6 Data outlets- as per plan Note:**New standard in homes**	

Granite

12 0 08Feb22	1 - Master ensuite -Plan A Quartz Level A - (includes 4"backspalsh) with standard undermount sink Note:	
13 0 08Feb22	1 - S/I Level A Silestone quartz with 4" backsplash and (1) standard rectangular undermount sink in lieu of standard- Main Bath Note:	
14 0 08Feb22	1 - S/I -Level D -Silestone Quartz countertops (delete 4" backsplash) in lieu of standard granite in Kitchen. Note:**For standard layout**	



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Heating and Air Conditioning

15 0 08Feb22	1 - S/I Gas dryer line- first floor- as per plan Note:	
16 0 08Feb22	1 - S/I Terminated Gas Line c/w 110V Decora Outlet Gas Stove Ignitor and Photo Electric Smoke Detector in Kitchen Note:	

Miscellaneous

17 0 08Feb22	1 - Upgrade to Twelve Oaks Hickory Collin on Red Oak stain- in lieu of standrard - Where Applicable Note:	
18 0 16May22	1 - Delete Standard Kitchen Hood Fan - S/I standard venting and electrical for future hood fan NoteCustomer will S.I their own hood fan after closing	
19 0 16May22	1 - DELETE: S/I Cyclone - baffled chimney hood fan (SCB31930) - in black stainless steel @ 300CFM in lieu of standard Note:	

Plumbing

20 0 13Dec21	1 - Master Ensuite Redesign; relocate toilet, delete standard soaker tub, and S/I 3x5 ceramic shower enclosure w/ acrylic base and Maax Halo shower doors (matte black hardware) in lieu of standard shower stall- as per plan Note:**comes with standard finishes**	
21 31,964 13Dec21	1 - Upgrade standard tub in Main Bathroom to Maax Exhibit 6032 soaker tub Note:	
22 0 08Feb22	1 - S/I Water line for fridge Note:	

Railings

23 0 13Dec21	1 - S/I 3.5" Modern oak posts with cap and alternating black metal spindles- (1) TL-106-1-40 and (1) TL-106-2-40 in lieu of standard oak colonial Note:	
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Stairs

24 0 13Dec21	1 - S/I Oak nosings under spindles and across top step of basement stairs Note:**Upgraded stain colour- extra \$450- if not then comes in natural oak colour**	
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Trim

25 0 13Dec21	1 - S/I By-pass closet doors in lieu of standard sliding vinyl doors- Foyer Note:	
26 0 13Dec21	2 - Upgrade standard (2) Interior French Glass doors to 8'H each- in lieu of standard height- Sunroom- as per plan Note:	
27 0 13Dec21	5 - Upgrade standard interior door to 8' H- (1) Bedroom 3, (1) Main Bath, (1) Bedroom 2, (1) Master Bedroom, (1) Laundry room (facing outer hallway)- as per plan Note:	



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LOT / PHASE 14 / 2	STREET	HOUSE TYPE SPRINGFIEL ELEV C 3 BED WITH SUNROOM	CLOSING DATE
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INV#	QTY	EXTRA / CHANGE
28 0 08Feb22	1 - LVL2 - 5-1/2 inch baseboards and 3-1/2 inch casings in lieu of standard throughout - (CT#1) Note:	

1A Offer Worksheet	3 Piece Rough-in *future tub, toilet and sink Note:	
2A Offer Worksheet	Increase existing (1) 36x24 basement window to (1) 56x30 Note:	
3A Offer Worksheet	Increase existing (2) 36x24 basement window to (2) 56x30 Note:	
4A 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:	

This Document is Extremely Time Sensitive - Printed 17 May 22 at 12:45