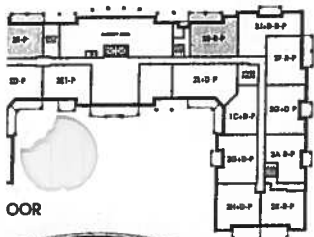
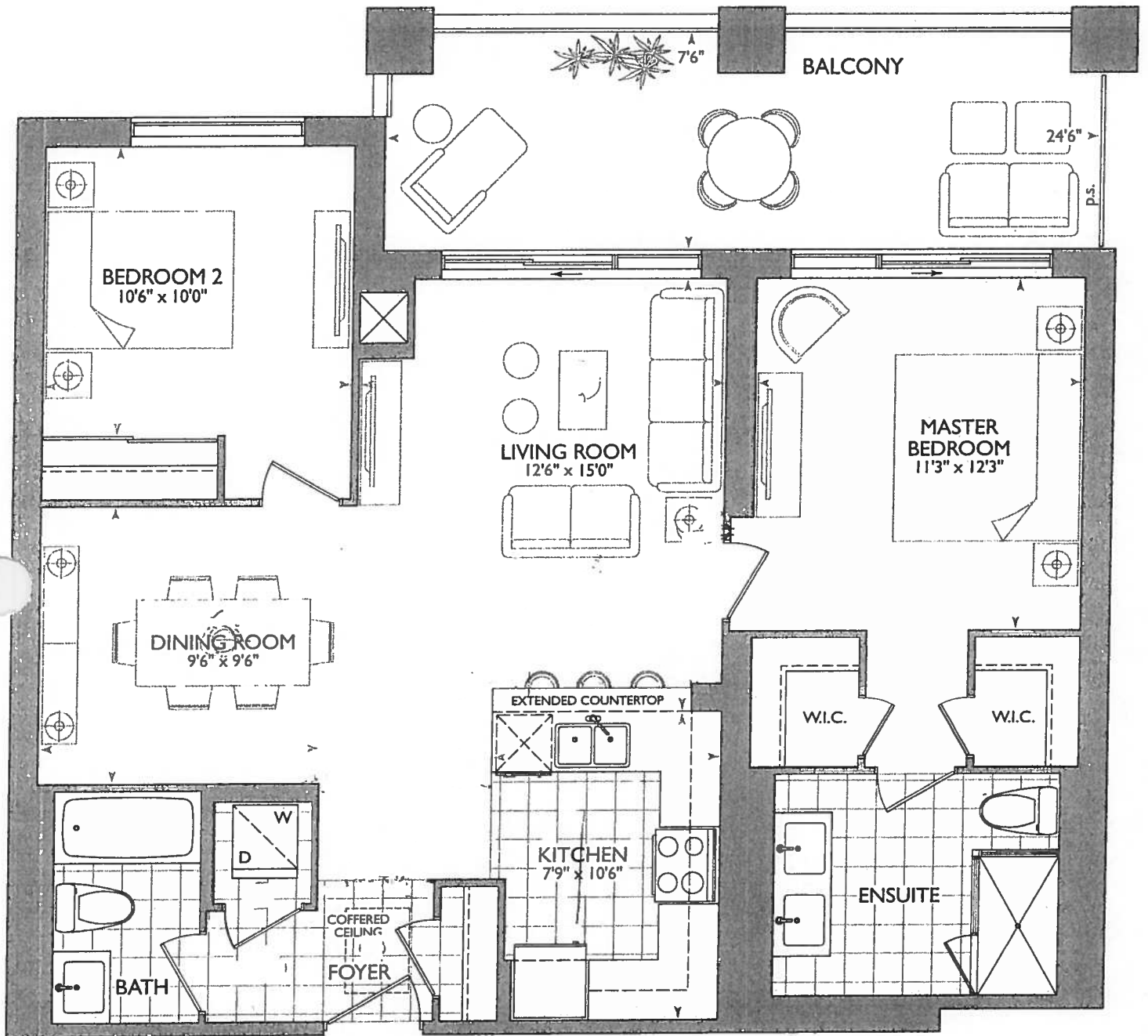




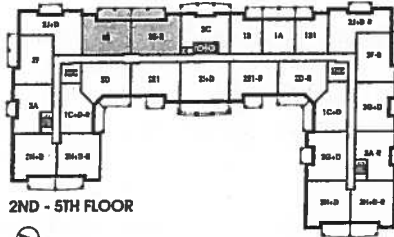
Flanders

SUITE T25
* Original Layout *

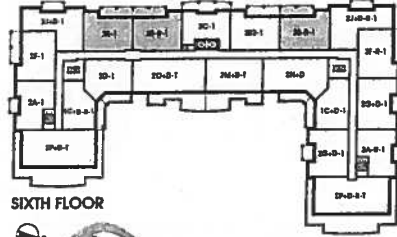
1,059 SQ FT *plus 180 sq. ft. of balcony area*



00R



2ND - 5TH FLOOR



SIXTH FLOOR



SEVENTH FLOOR



16

December 20, 2017

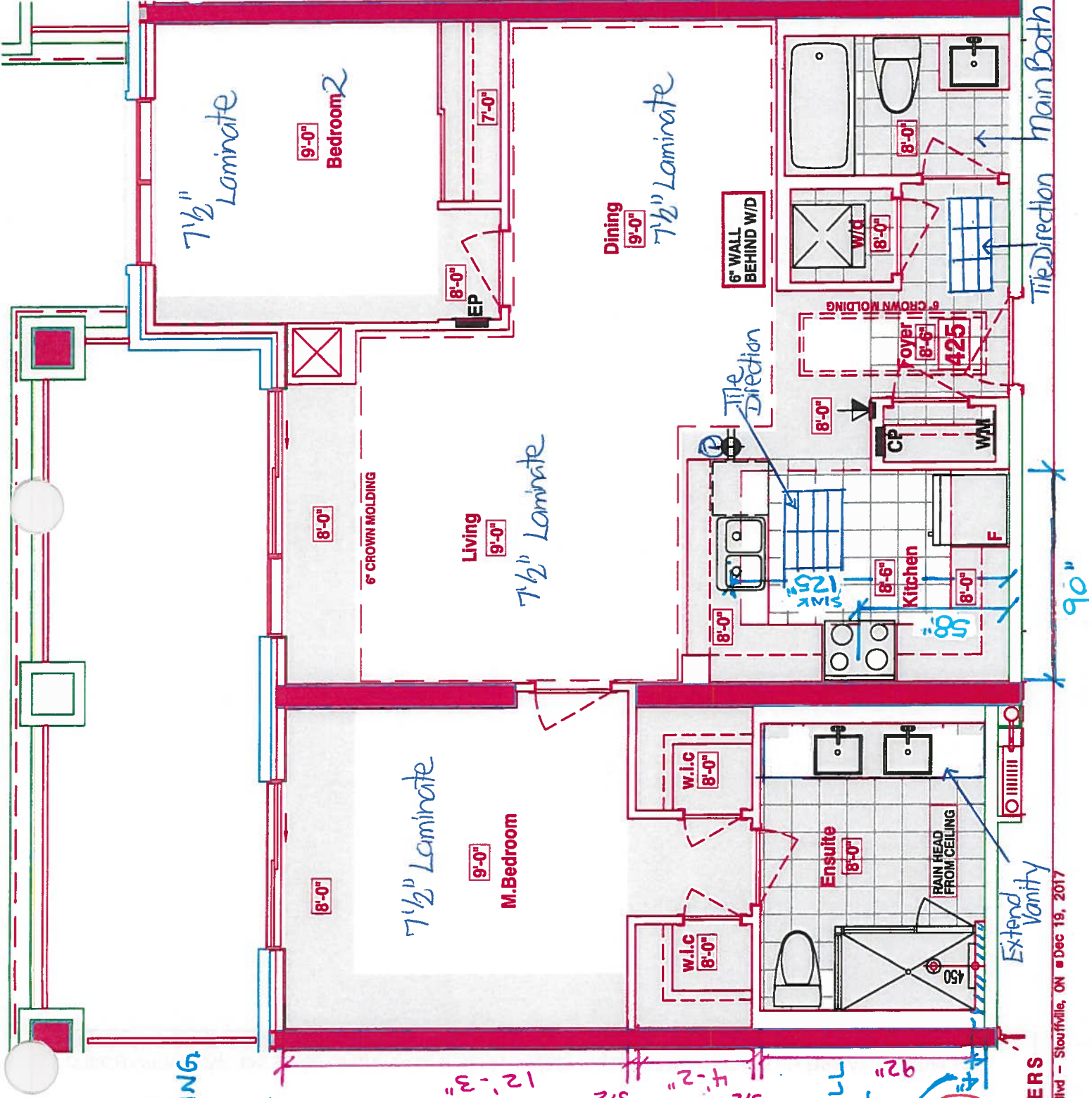
CAB

AB

KITCHEN

- STD. APPLIANCE PACK.
- P=PLUG PENINSULA
- (6x) PUCK LIGHTS
- 58" STOVE PIPE CENTER
- 125" SINK PIPE CENTER

LEGEND:	
	SECURITY PANEL
	ELECTRICAL PANEL
	COMMUNICATION PANEL
	WATER METER
	FRIDGE
	DROPPED AREA
	6" CROWN MOLDING



- Revised Foyer
Coffered ceiling
as per this drawing
tiles to remain
as per original
suite layout
- Revised M. Bedroom +
W.I.C + ENSUITE
measurement
due to 4" added
to ensuite

ENLARGE ENS 4"
ADD 4" X 40" WET WALL
FOR SHOWER FAUCET

RECEIVED
12 DEC 2017



CONSTRUCTION SUMMARY

Hampton Place

PURCHASERS: CHANDRA SHEKHAR BHALLA and NUTAN BHALLA

TEL: RES.: 905-640-6069

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
425	1	FLANDERS(2E)	17-Oct-18	

Offer Worksheet	TANDEM PARKING SPACE IN LIEU OF SINGLE PARKING SPACE Note:
--------------------	---

Offer Worksheet	PURCHASER TO RECEIVE \$5,000(INCLUDES APPLICABLE TAXES) WORTH OF UPGRADES AT THE DECOR CENTER AT TIME OF COLOUR CHART. Note:
--------------------	---

Offer Upgrade	RAINHEAD FROM CEILING IN MASTER ENSUITE , FROM VENDORS STANDARD SAMPLES Note:
------------------	--



SITE COPY

CONSTRUCTION SUMMARY

Hampton Place

PURCHASERS: CHANDRA SHEKHAR BHALLA and NUTAN BHALLA

TEL: RES.: 905-640-6069

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
425	1	FLANDERS(2E)	17-Oct-18	

Date Added: 20-Dec-17 Invoice Number: 7064

1 - KITCHEN & BATHROOMS - SEE QUALITY TOPS & KITCHENS FOR ALL KITCHEN & BATHROOMS UPGRADES / LAYOUTS. (See Attached QTK Paperwork)

2 - KITCHEN - Install TWO (2) ADDITIONAL PUCK LIGHTS (Same Switch as Standard Puck Lights) at kitchen. To be installed below kitchen cabinetry, where applicable. (See Attached QTK Layout for Locations)
Note: Purchaser Paying Difference for Additional Puck Lights - Standard Kitchen to Receive Four (4) Puck Lights - Upgrade Kitchen Requires Six (6) Puck Lights

1 - KITCHEN - Install Standard Granite Countertop - BIANCO ANTICO - To be installed throughout kitchen, where applicable. (does not include granite backsplash) (See Sketch)
Note:

1 - DISCLAIMER - GRANITE COUNTERTOP;
KITCHEN - Due to the many variables that can affect the pattern, colour and/or design and "pitting" of natural products, granite installed will not be identical to the samples displayed.
Note: Every effort is made to provide granite countertops as close as possible but the vendor is not responsible for results which differ from the sample displayed. All countertop surfaces may have seams, and product pattern and shade can change in areas containing seams.

1 - DISCLAIMER - STONE COUNTERTOP;
KITCHEN - Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary.
Note:

1 - KITCHEN - Kitchen Sink - Install Standard Undermount Sink - BLANCO Horizon Plus U2 Undermount Sink (8") - Model # 401234
Note:

1 - KITCHEN - Kitchen Faucet - Install Standard Faucet - DELTA Chrome Pull-Out Kitchen Faucet (Single Hole) - Model # 469LF - Chrome
Note:

1 - APPLIANCE PACKAGE - Install STANDARD APPLIANCE PACKAGE - To be installed throughout suite, where applicable. (See Sketch)
Note:

1 - MAIN BATH & MASTER ENSUITE - Install RAISED VANITY HEIGHTS at Main Bath and Master Ensuite Vanities, where applicable. (See Attached QTK Paperwork)
Note:

1 - MASTER ENSUITE - Install ADDITIONAL Standard Stone Countertop - APEN TERRA WHITE - at Master Ensuite Vanity. To accommodate increased length to master ensuite vanity. (Includes 3" Splash) (See Sketch)
Note:

1 - CLARIFICATION;
MAIN BATH & MASTER ENSUITE - Install Standard 3" Splash throughout Main Bath and Master Ensuite vanity countertops, where applicable. (See Sketch)
Note:

1 - DISCLAIMER - STONE COUNTERTOP;
MAIN BATH & MASTER ENSUITE - Stone slabs vary in size & all seams are visible & the fabricator reserves the right to position the seams as necessary.

1 - CLARIFICATION;
MAIN BATH & MASTER ENSUITE - Install Standard Plumbing Fixtures throughout Main Bath and Master Ensuite where applicable. (See Sketch)
Note: **See Below Items for Upgrade Toilets at; Main Bath and Master Ensuite**

1 - MAIN BATH - TOILET - Install Upgrade Toilet - CONTRAC CALI - One Piece Elongated Toilet - Model # 4710BOVU - White (See Sketch)
Note:



SITE COPY

CONSTRUCTION SUMMARY

Hampton Place

PURCHASERS: CHANDRA SHEKHAR BHALLA and NUTAN BHALLA TEL: RES.: 905-640-6069

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE	
425	1	FLANDERS(2E)	17-Oct-18	

Date Added: 20-Dec-17 Invoice Number: 7064

1 - MASTER ENSUITE - TOILET - Install Upgrade Toilet - CONTRAC CALI - One Piece Elongated Toilet - Model # 4710BOVU - White (See )

1 - CLARIFICATION - REFER TO APAS;
MASTER ENSUITE - Install Rain Shower Head from Ceiling at Master Ensuite Shower Stall - DELTA - Shower Trim and Hansgrohe Slide Bar with Handheld and Ceiling Mount Showerhead
Note: Model # R10000 / T13020-CDN/27454002 / 277440 / RP52382 / RP46870 / RP6025 / R11000 / T11800 - Chrome (See Sketch)

1 - CLARIFICATION;
MASTER ENSUITE - Purchaser accepts & acknowledges the standard frameless glass enclosure at master ensuite shower stall will NOT touch the ceiling and will receive a Standard Chrome Header. (See Sketch)
Note:

1 - BONUS PACKAGE - PURCHASER HAS APPLIED \$3,926.60 (Includes Taxes) WORTH OF UPGRADE PROMOTIONAL PACKAGE TOWARDS THE PURCHASE OF UPGRADES COMPLETED AT THE DECOR CENTRE.
Note:

1 - PURCHASER HAS ATTENDED A COLOR APPOINTMENT AT THE DECOR CENTRE AND HAS DECLINED ANY ADDITIONAL UPGRADES. Purchaser accepts and acknowledges that there will be no further changes/additions/deletions to be made upon signing on December 20,2017
Note:

1 - PURCHASER AWARE AND ACCEPTS THAT ANY CHANGES MADE TO UPGRADES AFTER SIGNING THIS PURCHASERS EXTRA FORM ARE SUBJECT TO A MINIMUM ADMINISTRATION FEE OF \$1,000 PLUS A 10% HOLDBACK FEE.


This Document is Extremely Time Sensitive - Printed 26 Feb 18 at 15:26





* INTERIOR SCHEME *

	Purchasers	Decor Consultant	Model Type	Telephone Res. / Bus	Project	Closing Date	Unit
	CHANDRA SHEKHAR BHALLA & NUTAN BHALLA	Melissa Di Martino	FLANDERS(2E)	(905) 640-6069 /	Hampton Place	17/10/2018	425

Page 1 of 3

	Flooring		Wall Tile		
	<u>Description</u>		<u>Main</u>	<u>Accent/Insert</u>	<u>Pattern</u>
MASTER ENSUITE	13x13 RUSTIC GREY (STD)	✓	8x10 NATURALE GRIGIO (STD)	NONE	NONE
MAIN BATHROOM	13x13 RUSTIC GREY (STD)	✓	8x10 NATURALE GRIGIO (STD)	NONE	NONE
POWDER ROOM	N/A		N/A	N/A	N/A
KITCHEN / DINETTE	12x24 H-STONE LIGHT GREY (STRAIGHT)(STD)	✓	12x12 Twilight Mocha Glass Mosaics (STD)	NONE	NONE
FOYER	12x24 H-STONE LIGHT GREY (STRAIGHT)(STD)	✓	N/A	N/A	N/A
LAUNDRY	8x8 BEHRAM PINK (STD)	✓	N/A	N/A	N/A

Notes

[illegible]

Page 1 of 3

Consultant:  Melissa Di Marino

Purchaser: 
CHANDRA SHEKHAR BHALLA

Purchaser: NUTAN BHALLA

Vendor: _____
Hampton Place



Purchasers

Decor Consultant

Telephone Res. / Bus

Hampton Place

17/10/2018

425

CHANDRA SHEKHAR BHALLA & NUTAN BHALLA

Melissa Di Marino

Model Type

(905) 640-6069 /

Hampton Place

CABINETRY, VANITIES AND COUNTERTOPS

	Style	Countertop	Counter Edge	Handle / Knob
MAIN BATHROOM	CATEGORY 2 - MAPLE - PISTACHIO QT 2503 (STD)	☒ ASPEN TRIBECA (STD)	☒ 1" A" EDGE (STD)	B603-SC
MASTER ENSUITE	CATEGORY 2 - MAPLE - PISTACHIO QT 2503 (STD)	☒ ASPEN TERRA WHITE (STD)	☒ 1" A" EDGE (STD)	B603-SC
POWDER ROOM	N/A	N/A	N/A	N/A
KITCHEN / DINETTE	CATEGORY 1 - FIBERBOARD - WHITE QT 1203 (STD)	☒ BIANCO ANTICO GRANITE (STD)	☒ 1" A" EDGE (STD)	B603-SC
LAUNDRY ROOM	N/A	N/A	N/A	N/A

APPLIANCE PACKAGE

Standard Package

Std 31in Opening

PLUMBING FIXTURES

KITCHEN	
Sink Model	☒ STANDARD
Sink Faucet	☒ STANDARD
TOILETS	
Master Ensuite	☒ UPGRADE - Contrac Cali # 4710-BOVU
Main Bathroom	☒ UPGRADE - Contrac Cali # 4710-BOVU
Powder Room	N/A
VANITY FAUCETS	
Master Ensuite	☒ STANDARD
Main Bathroom	☒ STANDARD
Powder Room	N/A
VANITY SINKS	
Master Ensuite	☒ STANDARD
Main Bathroom	☒ STANDARD
Powder Room	N/A
SHOWER STALL / TUBS	
Master Ensuite Shower Stall	☒ STANDARD
Master Ensuite Tub	N/A
Main Bathroom Tub	☒ STANDARD

Trim	
Baseboard & Casing	STANDARD
Interior Doors	STANDARD - CARRARA, SMOOTH

Levers	STANDARD
Door Height	STANDARD

Cornice Moulding / Medallion

Foyer	☒ STANDARD - #CTR-611
Living Room	☒ STANDARD - #CTR-611
Dining Room	☒ STANDARD - #CTR-611
Den	N/A
Master Bedroom	NONE
Bedroom 2	NONE
Bedroom 3	N/A

Fireplace

Fireplace	N/A
Location Flooring	N/A
Style	N/A
Finish	N/A
Marble	N/A
Hearth	N/A

MISC. INSTALLATIONS

Ceramic Accessories
(installed by Vendor)

☒ Yes ☐ No

Bathroom Mirrors
(installed by Vendor)

☒ Yes ☐ No

Wire Shelving - Closet
(installed by Vendor)

☒ Yes ☐ No

Paint Throughout

Walls	STANDARD - OYSTER WHITE
Trim	STANDARD - WHITE

Decor Consultant:

Purchaser:

Purchaser:

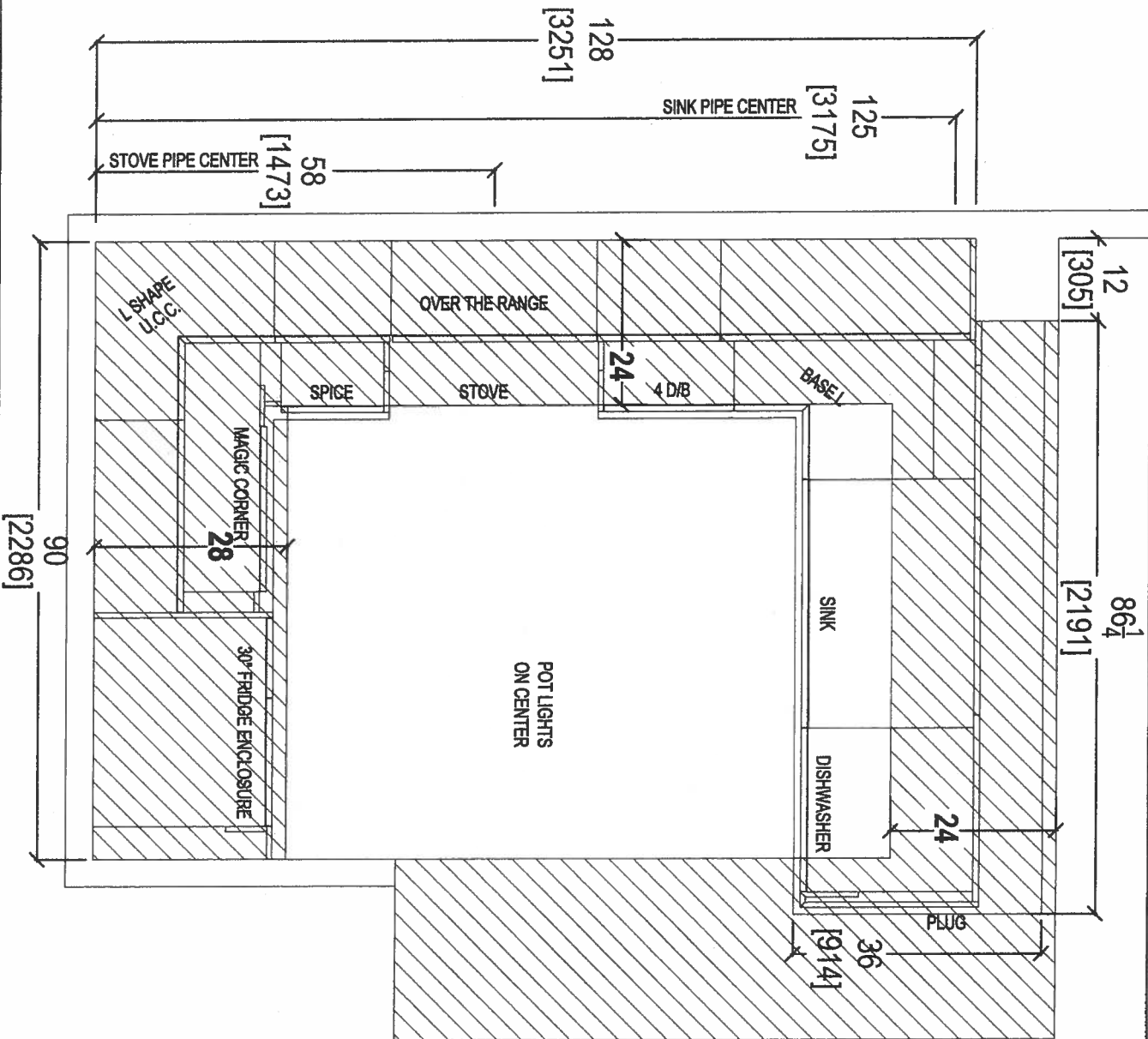
Vendor:

Melissa Di Marino

CHANDRA SHEKHAR BHALLA

NUTAN BHALLA

Hampton Place



CLIENT: ROYAL PINE HOMES

JOB NAME: UNIT 425 HMP

ROOM: KITCHEN BULKHEAD PLAN

DRAWN BY: SK

COMMENTS:

SITE: HAMPTON PLACE

DOOR STYLE: —

DOOR HANDLE: —

SCALE: 1/2" = 1' - 0"

PLEASE NOTE ALL DIMENSIONS
ARE NOT FINAL AND ARE
SUBJECT TO CHANGE UPON
FINAL SITE MEASURE

PHONE: —

FINISH: —

DRW HANDLE: —

DATE: MAY 1, 2018

EMAIL: —

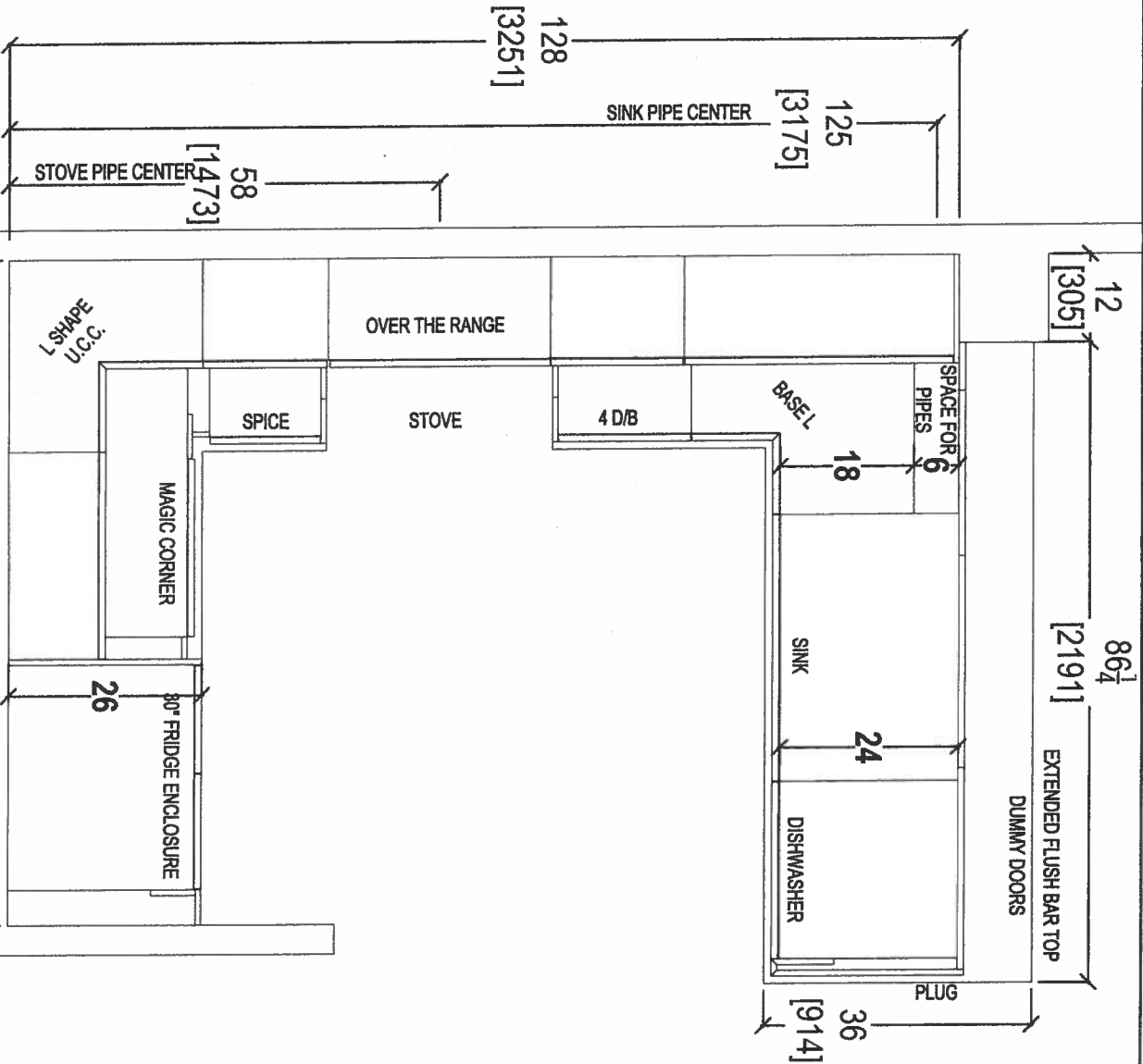
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80 SANTE DRIVE, VAUGHAN, ON L4K 3C4,
T: 416.746.1811 F: 416.746.15901



CLIENT: ROYAL PINE HOMES	JOB NAME: UNIT 425 HMP	ROOM: KITCHEN FLOOR PLAN	DRAWN BY: SK
SITE: HAMPTON PLACE	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1' - 0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 1, 2018
EMAIL: —	SPECIES: —	TOP: —	PAGE: —

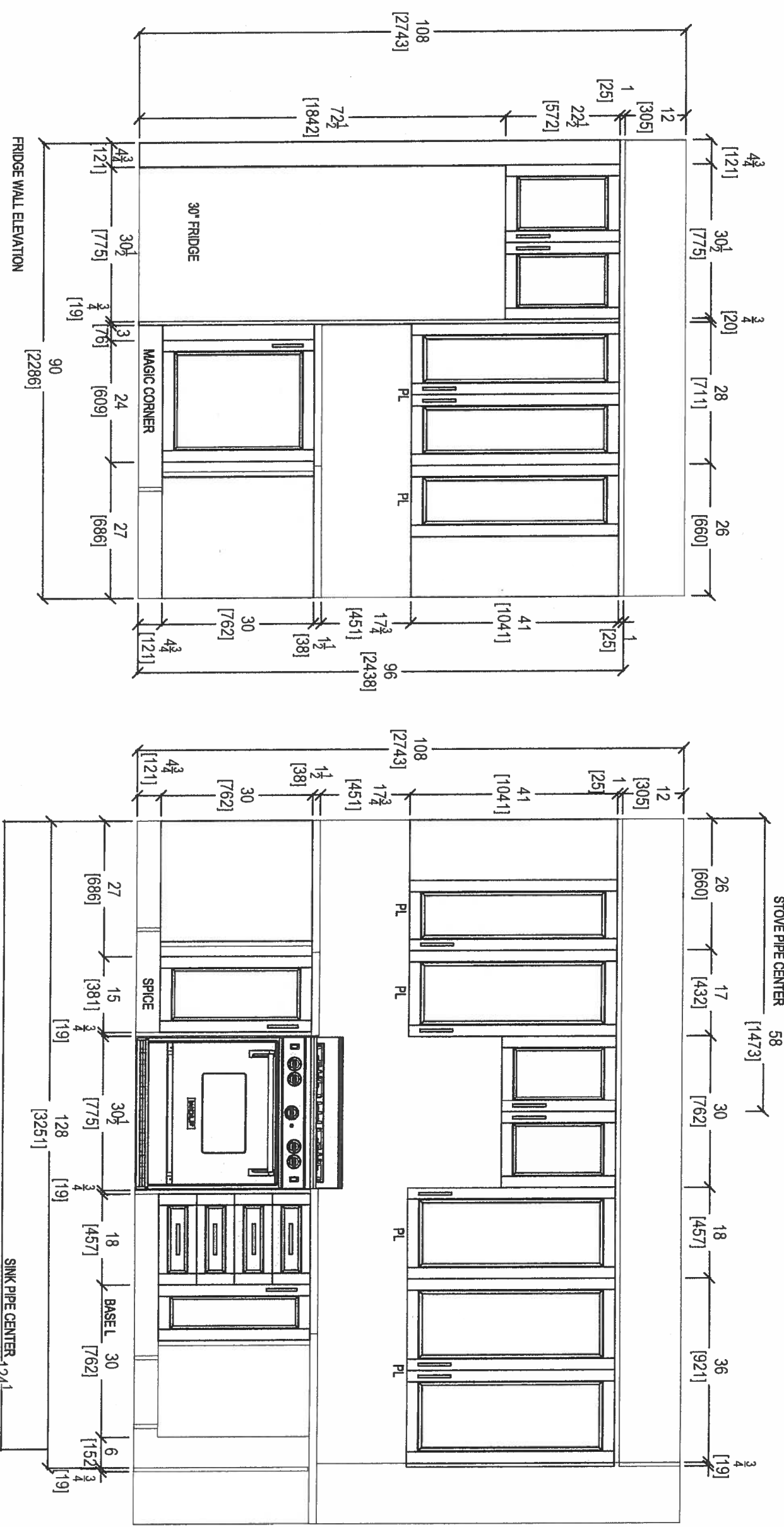
COMMENTS:

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T: 416.746.1811 F: 416.746.1812

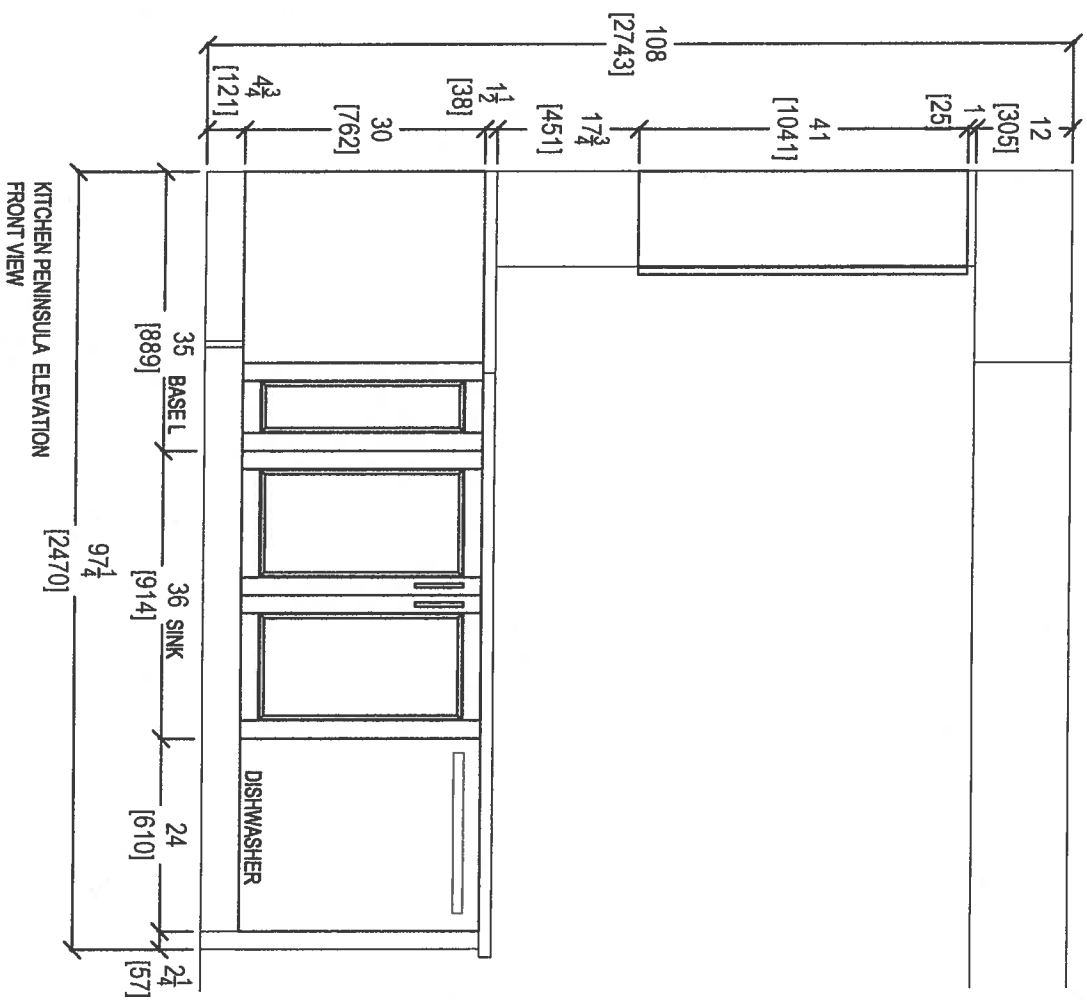
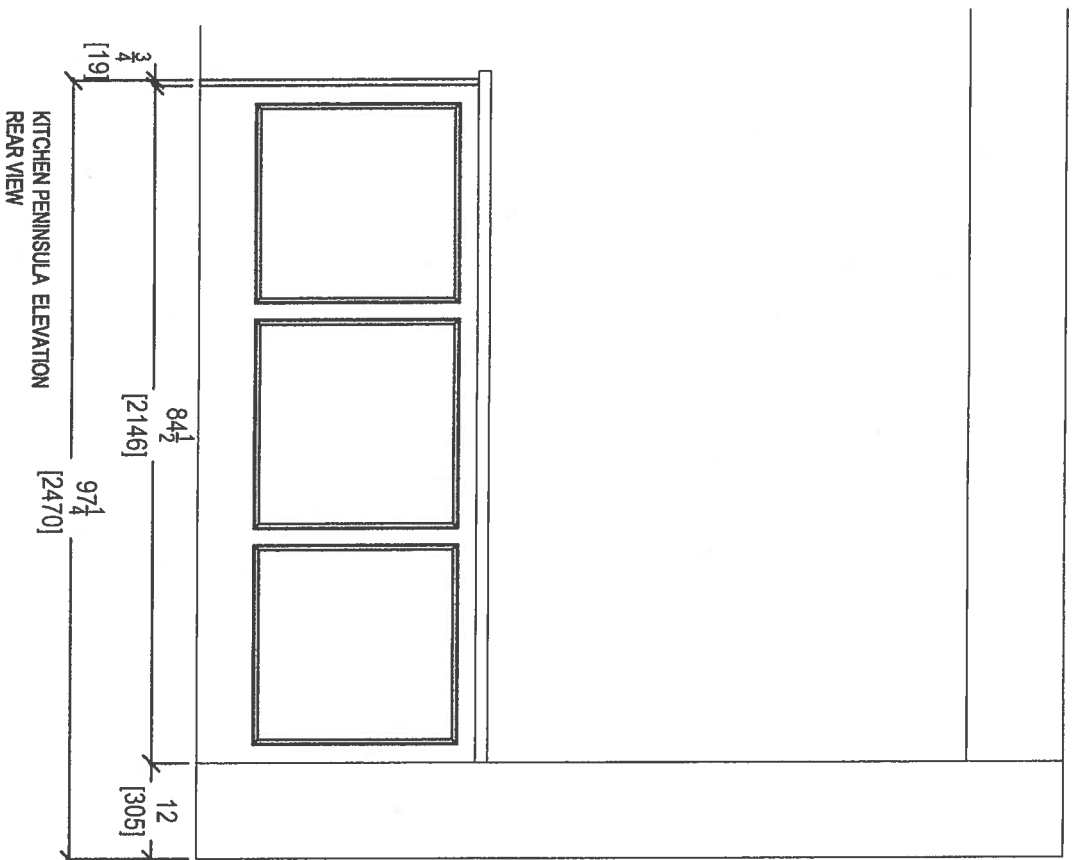
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80 SANTE DRIVE, VAUGHAN, ON L4K 3C4,
T. 416.746.1811 F. 416.746.315901

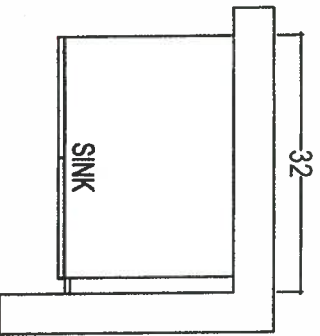
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SITE: HAMPTON PLACE	DOOR STYLE: —	DOOR HANDLE: —	SCALE: 1/2" = 1'-0"	PLEASE NOTE ALL DIMENSIONS ARE NOT FINAL AND ARE SUBJECT TO CHANGE UPON FINAL SITE MEASURE
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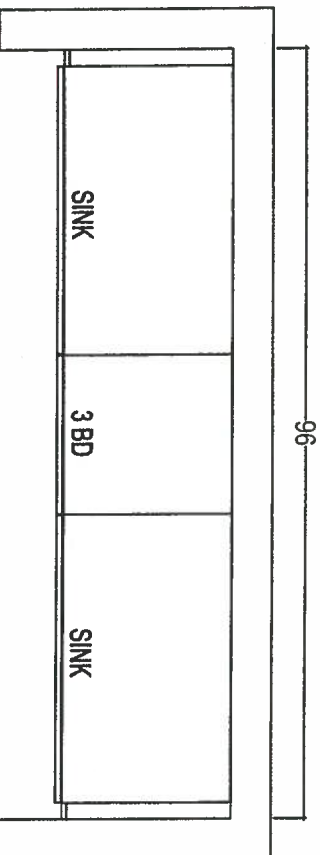
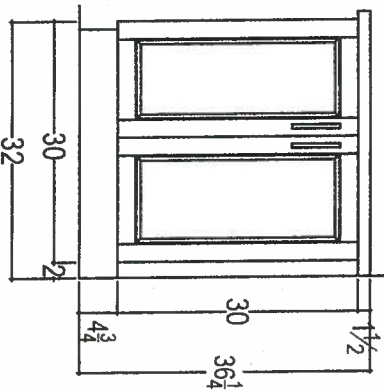
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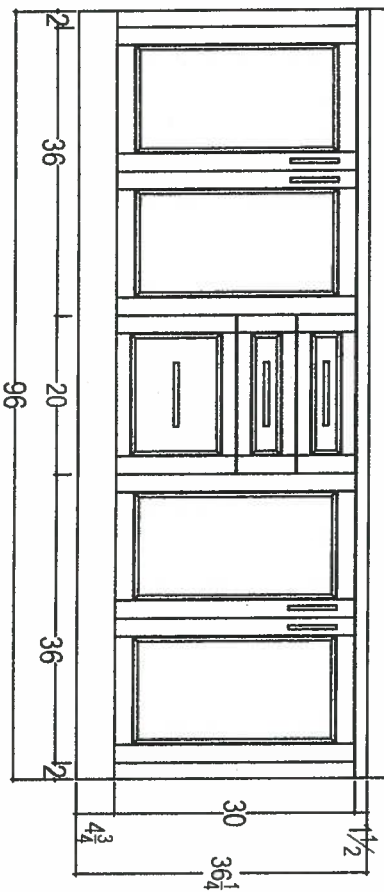
POWDER ROOM

* Raised Height + 3" splash *



MASTER ENSUITE

* Raised Height + 3" splash *



80 SANTE DRIVE, VAUGHAN, ON L4K 3C4,
T: 416 746 1811 F: 416 746 1812

CLIENT: ROYAL PINE HOMES	JOB NAME: UNIT 425 HMP	ROOM: KITCHEN FLOOR PLAN	DRAWN BY: SK
SITE: HAMPTON PLACE	LOT #:	DOOR HANDLE: —	SCALE: 1/2" = 1' - 0"
PHONE: —	FINISH: —	DRW HANDLE: —	DATE: MAY 1, 2018
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Suite 425 Hampton



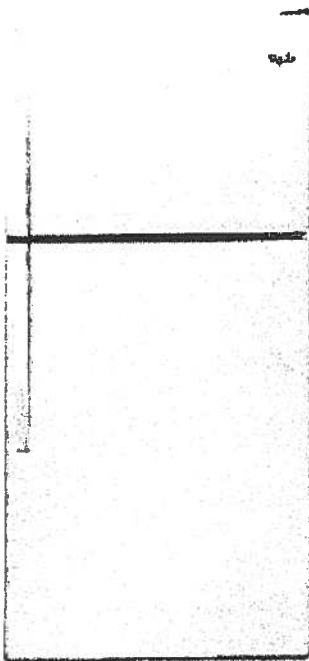
WRT318FZDM

Standard



<http://www.whirlpool.com>

30-inch Wide Top-Freezer Refrigerator with
Flexi-Slide™ Bin - 18.2 cu. ft.



Key Features:

- Flexi-Slide™ Bin
- Frameless Glass Shelves
- Electronic Temperature Control
- Clear, Humidity Controlled Crispers

Product Dimensions:

Height: 65 7/8

Width: 29 3/4

Depth: 33 1/2

Additional Information:

[Use And Care Guide](#)

[Dimension Guide](#)

[Energy Guide](#)

[Warranty Certificate](#)

Available in:

- Black
- Monochromatic
- Stainless Steel
- White



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Manufacturer's Suggested Retail Price (MSRP) and Minimum Advertised Price (MAP) provided for reference purposes only. Dealer alone determines advertised and retail prices.
Created On: Monday, March 14, 2016 12:09:07

Suite 425 Hampton Standard



WEE510S0FS

Whirlpool® 4.8 cu. ft. Guided Electric Front Control Range
With The Easy-Wipe Ceramic Glass Cooktop

MSRP: \$1,149 00

Available Colors

☒	Black Model: WEE510S0FB MAJOR APPLIANCE
☒	Black-on-Stainless Model: WEE510S0FS MAJOR APPLIANCE
☐	White Model: WEE510S0FW MAJOR APPLIANCE

Dimensions

Depth	28 15/16 Inches
Width	29 7/8 Inches
Gross Weight	172 LB

Dimensions shown are for planning purposes only. For complete information, see Installation Instructions packed with product.

Specifications

Cooktop Features

Cooktop Element Style	Smoothtop
Cooktop Surface Color	Color Coordinated Black on Stainless
Cooktop Surface Material	Glass
Number of Cooking Element-Burners	4
Left Front Element-Burner Power	3000W
Left Front Element-Burner Size	9"6"
Left Front Element-Burner Type	Dual
Right Front Element-Burner Power	1200W
Right Front Element-Burner Size	6"
Right Front Element-Burner Type	Radiant
Left Rear Element-Burner Power	3000W
Left Rear Element-Burner Size	9"6"
Left Rear Element-Burner Type	Dual
Right Rear Element-Burner Power	1200W
Right Rear Element-Burner Size	6"
Right Rear Element-Burner Type	Radiant

Oven Features

Number of Oven Lights	1
Hot Surface Indicator Light	Yes
Power On Indicator Light	Yes
Light Type	Incandescent
Oven Rack Type	Standard (Both)

Controls

Drawer Type	Storage Drawer
Selections	Clock; Timer; Warm Hold; Delay Start; Cook Time Indicator; Control Lock; Automatic Door Latch; Audible Signal; Sabbath Mode; Frozen Bake

ADA Compliant	ADA Height and Operation Compliant
---------------	------------------------------------

Dimensions

Depth	28 15/16 Inches
Width	29 7/8 Inches

General

ADA Compliant	ADA Height and Operation Compliant
---------------	------------------------------------

Key Features

Frozen Bake™ Technology
Guided Cooktop Controls
FlexHeat™ Dual Radiant Elements
Adjustable Self-Cleaning
Easy-Wipe Ceramic Glass Cooktop
Temperature Sensor
4.8 Cu. Ft. Capacity
Keep Warm Option
Closed Door Broiling
Delay Cook
Sabbath Mode
Star-K Certified
ADA Compliant
#1 Selling Appliance Brand in the U.S.A.

Product Literature

Warranty(33.12 KB)
Owners Manual(502.10 KB)
Installation Instructions(995.40 KB)
Dimension Guide(124.36 KB)

You may need to install Adobe Acrobat Reader to view these documents.

UPC Listing

Model "WEE510S0FB" UPC: 883049391939
Model "WEE510S0FS" UPC: 883049391946
Model "WEE510S0FW" UPC: 883049391922

Suite 425 Standard Hampton



WMH31017FS

Whirlpool®

1 cu. ft. Microwave Hood Combination with
Electronic Controls

<http://www.whirlpool.com>

Key Features:

- Microwave Presets
- Electronic Touch Controls
- Dishwasher-Safe Turntable Plate
- 2-Speed, 300 CFM Vent Fan
- Add 30 Seconds Option
- Adjustable Cooktop Lighting
- #1 Selling Appliance Brand in the U.S.A.

Product Dimensions:

Height: 17 1/4

Width: 29 15/16

Depth: 17 7/8

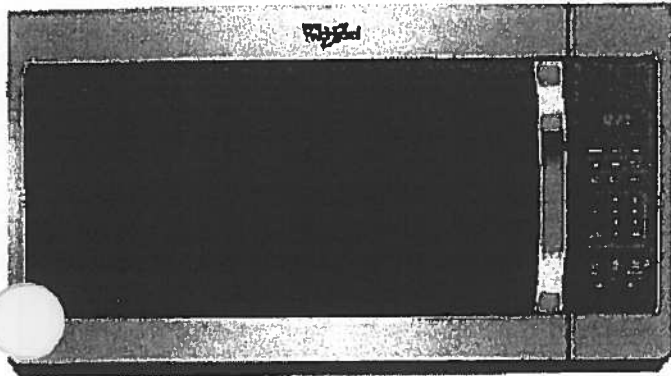
Additional Information:

[Use And Care Guide](#)

[Dimension Guide](#)

[Installation Guide](#)

[Warranty Certificate](#)



Available in:

- ☒ Black
- ☐ Silver
- ☐ Stainless Steel
- ☐ White

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Manufacturer's Suggested Retail Price (MSRP) and Minimum Advertised Price (MAP) provided for reference
purposes only. Dealer alone determines advertised and retail prices.
Created On Tuesday, February 07, 2017 12:20:03

Suite 425 Standard Hampton



WDF330PAHS

Whirlpool®

<http://www.whirlpool.com>

Heavy-Duty Dishwasher with 1-hour Wash Cycle

Key Features:

- 1-Hour Wash Cycle
- No One Has Fewer Repairs 20 Years in a Row
- Soil Sensor
- Normal Cycle
- Heavy Cycle
- High Temperature Wash Option
- Heated Dry Option
- Designed, Engineered and Assembled in the U.S.A. with American Pride

Product Dimensions:

Height: 34 1/2

Width: 23 7/8

Depth: 24 1/2

Additional Information:

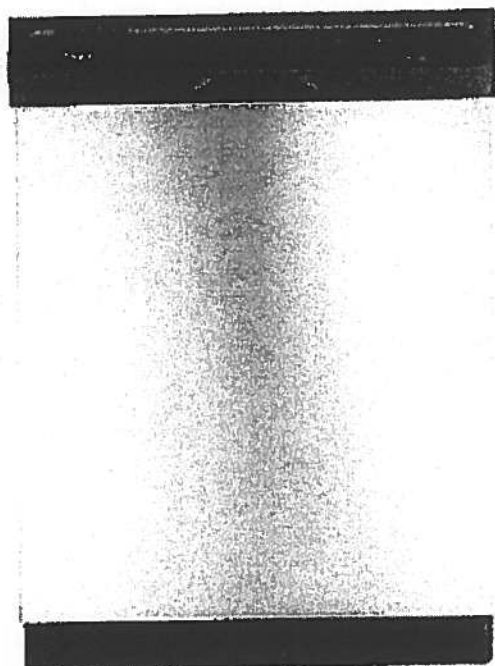
[Use And Care Guide](#)

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INVESTED
IN
AMERICA



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Created On: Wednesday, April 19, 2017 10:48:05

Suite 425 Standard
Hampton

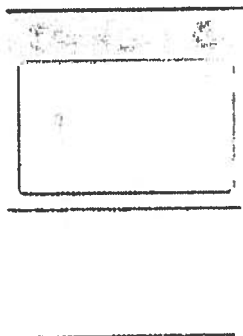


WET4027EW

Combination Washer/Electric Dryer



<http://www.whirlpool.com>



Key Features:

- HE Agitator with Fabric Softener Cap
- White Porcelain Basket
- AutoDry™ Drying System
- 3 Drying Temperatures
- 2.5 Cu. Ft. Washer Capacity
- 5.9 Cu. Ft. Dryer Capacity
- Fabric Softener Dispenser
- Bleach Dispenser

Product Dimensions:

Height: 71 3/4
Width: 27 1/2
Depth: 32

Electrical Requirements:

30.

Additional Information:

[Use And Care Guide](#)

[Dimension Guide](#)

[Installation Guide](#)

[Energy Guide](#)

[Warranty Certificate](#)

Available in:

☐ White

INVESTED
IN
AMERICA

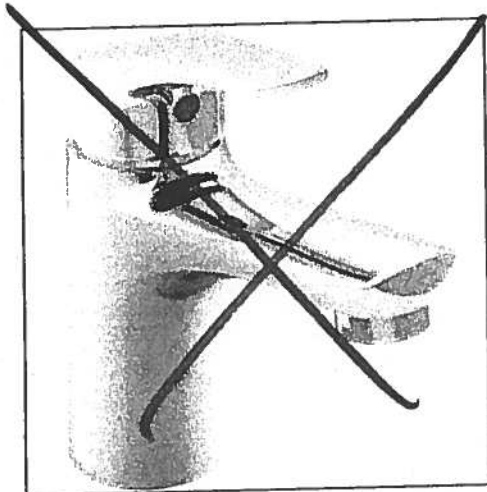


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Manufacturer's Suggested Retail Price (MSRP) and Minimum Advertised Price (MAP) provided for reference purposes only. Dealer alone determines advertised and retail prices.
Created On: Friday, March 11 2016 12:26:17

Standard

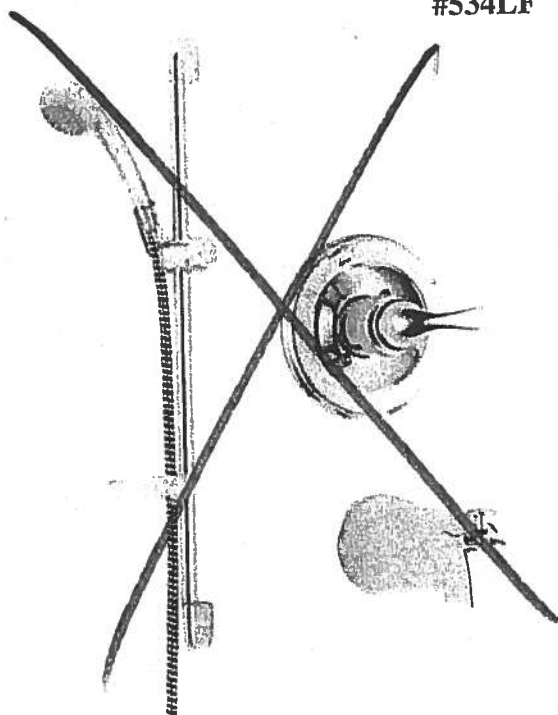


Suite 425
Hampton



Delta Wynne Chrome Single Lever
Lavatory Faucet With Pop Up
#534LF

Master Ensuite
Shower Stall



Delta Shower Trim with Tub Spout and
Hansgrohe Slide Bar with Handheld
#R10000/T13020-CDN/2001-TP/27454002/
27744000



Delta Shower Trim and
Hansgrohe Slide Bar with Handheld and
Ceiling Mount Showerhead
#R10000/T13020-CDN/27454002/
27744000/RP52382/RP46870/RP6025/
R11000/T11800

Suite 425 Hampton

Main Bath Master Ensuite

CALI®

4.8Lpf / 1.28Gpf 1PC 16⁷/₈" HIGH ELONGATED

- ☐ 4710BOV Lined Tank
- ☐ 4710BOVU Unlined Tank

Product Specs:

- High efficiency toilet
- 4.8Lpf/1.28Gpf
- Elongated bowl with concealed skirted trapway
- Vitreous china
- 16⁷/₈" Plus Height bowl
- Soft white tank lever
- 12" (305mm) Rough-in
- 2" Fully glazed ball pass trapway
- 3" Flapper
- Siphon jet flush action
- Water surface (240mm x 170mm) 9¹/₂" x 6¹/₄"
- Decorative chrome and soft white side caps included
- Smooth close toilet seat included



Overall Dimensions:

392mm (W) x 725mm (D) x 760mm (H)
15¹/₂" (W) x 28¹/₂" (D) x 29³/₄" (H)

Compliance Certifications:

Meets or exceeds the following:

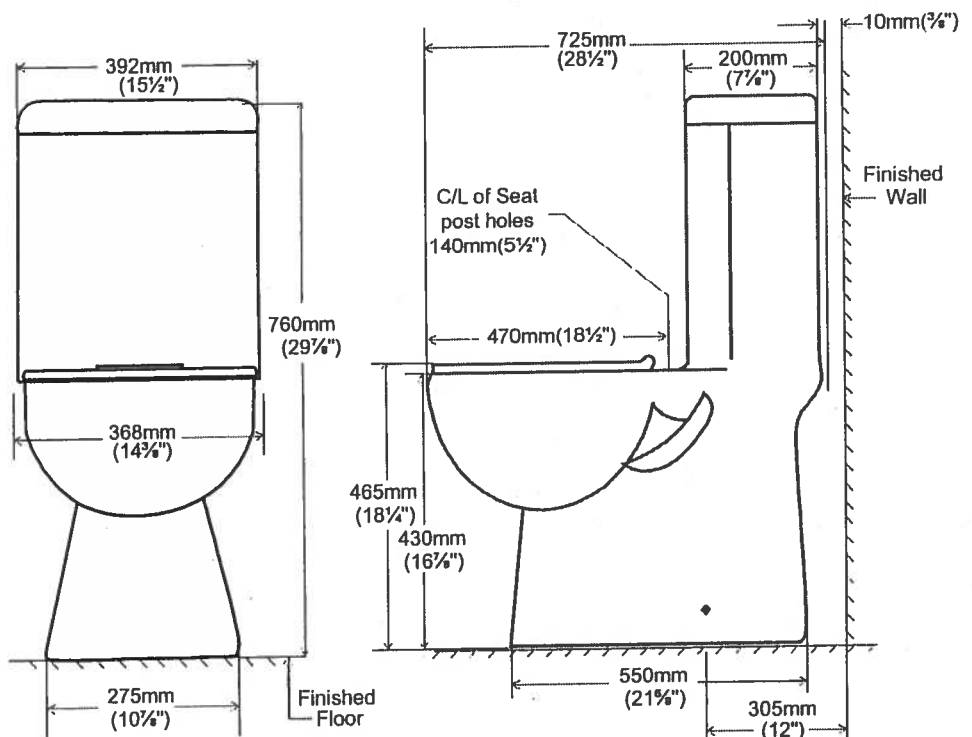
- IAPMO cUPC
- US EPA WaterSense
- ASME A 12.19.2 / CSA B45.1-2013
- ADA Guidelines & ANSI A117.1
- MaP Tested 1000g
- LEED Compliant

Shipping:

Cube 9.39
GW 92.50lbs

Notes:

This toilet is designed to rough-in at a minimum dimension of 305mm (12") from finished wall to C/L of outlet. Supply line not included with fixture and must be ordered separately.
Important: Dimensions of fixtures are nominal and may vary within the range of tolerances established by ASME standard A112.19.2. These measurements are subject to change or cancellation. No responsibility is assumed for use of superseded or voided pages.
Products are designed to comply ADA/ANSI A117.1 Standard. It shall be the responsibility of the installer to comply with the local disability codes and standards prior to installing the product.



contrac

5970 Chedworth Way, Unit A, Mississauga, ON, Canada L5R 3V5
www.contrac.ca

Revised: January 2016

Countertop Edges
Suite 425
Hampton



CONNOLLY

Marble & Granite Ltd.

EDGE
DETAILS

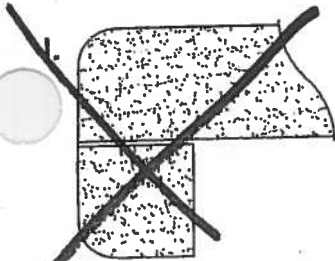
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A.



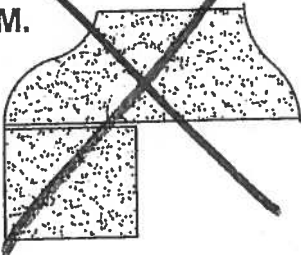
STRAIGHT EDGE
(STANDARD - 3/4")

Standard:
Kitchen
Main Bath
Master Ensuite



DOUBLE TOP "D" EDGE
(STANDARD - 1 1/2")

M.



OGEE - SQUARE EDGE
(MED./HIGH - 1 1/2")

EDGING UP-GRADE OPTIONS