



Additional Structural

PURCHASER'S EXTRAS QUOTATION

The Estates of West River - Phase 1 2185715 Ontario Inc.

PURCHASERS: AMARJIT SHOKER and VEERPAL,KAUR SHOKER

TEL: RES.: 416-984-0077

LOT NUMBER	PHASE	HOUSE TYPE
030	1	WILLOW-4 BEDROOM-ELEVATION A

ITEM	EXTRA / CHANGE	QTY	UNIT PRICE	EXTENDED
1 213469	BACK EXTERIOR- Delete the builders standard patio sliders and install French Doors with applicable slide lights (See Sketch) <i>Approved As Per Fonzie</i>	1		
2 213470	ENSUITE #2- Delete the tub/shower and Install a shower stall, Too include the 2x2 shower stall floor mosaic, curb with stone top, and shower pot light. Shower stall to be LEFT OPEN for curtain shower (No glass) <i>**Delete the Void space**PLEASE DELETE VOID SPACE ONLY IF POSSIBLE**</i>	1		
3 213471	ENSUITE #3- Delete the tub/shower and Install a shower stall, Too include the 2x2 shower stall floor mosaic, curb with stone top, and shower pot light. Shower stall to be LEFT OPEN for curtain shower (No glass) <i>**Delete the Void space**PLEASE DELETE VOID SPACE ONLY IF POSSIBLE**</i>	1		
4 213498	MASTER ENSUITE- Install Full Frameless glass next to the Vanity. Shorten the vanity & counter top by approxiamtely 6" (As required) to Accommodate the full frameless glass. (See Sketch) <i>**Reduce the vanity next to the toilet, to be the same length as vanity next to the shower stall**</i> <i>**Centre sinks to new vanity size**</i>	1		
*5 20080 213499	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.	1		



	Sub Total
	HST
	Total

1. In the event the work on the house has progressed beyond the point where the items covered by this extra cannot be installed without entailing any unusual expense, then this order is to be cancelled and any deposit paid in connection with the same is to be refunded to the Purchaser.
2. The Vendor will undertake to incorporate the work covered by the sales extra in the construction of the house but will not be liable to the purchaser in any way, if for any reason the work covered by the extra is not carried out. In that event, any monies paid in connection with the same shall be returned to the Purchaser.
3. It is understood and agreed that if for any reason whatsoever the transaction of Purchase and Sale is not completed, the total cost of extras ordered are not refundable to the Purchaser(s).
4. Extras or changes will not be processed unless signed by the Vendor.
5. These extras may not be amended without the written consent of 2185715 Ontario Inc..
6. The Purchaser(s) and the Vendor acknowledge and agree that this form shall not be deemed to be part of the Agreement of Purchase and Sale entered into between them, nor an addendum thereto.
7. No Estimates or orders will be accepted once construction has commenced.
8. Prices are estimates only and guaranteed for a period of 5 days only.
9. Any cancellations to this order, providing they can be cancelled, are subject to a \$500 minimum administration charge and a 10% cancellation charge for the total amount being cancelled.
10. For Visa, Mastercard and Debit paments, transactions are identified on you statement as "SHERWAY CONSTRUCTION LTD", an Authorized Visa /Mastercard/Debit Merchant and authorized Royal Pine Homes company.

8183 was 7855

TAX#:1

PREPARED BY: Laura Di Pede
PRINTED: 24-Jun-22 at 10:32 am
RoyInvoiceSQL.rpt 07aug20

Initials:

CONSTRUCTION SCHEDULING APPROVAL

PER: _____

DATE: _____



CONSTRUCTION SUMMARY

2185715 Ontario Inc.

PURCHASERS: AMARJIT SHOKER and VEERPAL,KAUR SHOKER

TEL: RES.: 416-984-0077

LOT NUMBER	PHASE	HOUSE TYPE	CLOSING DATE
030	1	WILLOW-4 BEDROOM-ELEVATION A	

Date Added: 06-Jun-22 Invoice Number: 7855

<p>5 - BASEMENT- Install FIVE (X5) Larger basement window, 36"x24, in lieu of the builders standard (With Possible window wells)(See Sketch)</p> <p>Note:</p>
<p>1 - BASEMENT- Install ONE (X1) additional basement window, 36"x24" (With Possible window wells)(See Sketch)</p> <p>Note:</p>
<p>1 - SECOND FLOOR- Install 10'-0" second floor ceilings, to include 8'-0" tall inetrior doors and Taller windows throughout, where applicable(See Sketch)</p> <p>Note:</p>
<p>1 - FRONT EXTERIOR- Install Extended Height Double Front doors (See Sketch)</p> <p>Note:</p>
<p>1 - KITCHEN- Install 8" duct for stove in lieu of standard 6" (See Sketch)</p> <p>Note:</p>
<p>1 - KITCHEN- Install Rough In Plumbing for Pot filler above the stove. (See Sketch)</p> <p>Note: **Price above is for Rough In Plumbing Only**</p> <p> **Purchaser to select Pot Filler Trim at time of colour chart**</p>
<p>1 - MINIMUM CHARGE FOR ANY CHANGE TO STRUCTURE/FLOORPLAN</p> <p>Note:</p>
<p>1 - MUD ROOM- Delete the builders standard service staircase from Mud Room to Basement. Delete the Mud Room closet.</p> <p>Note: **Approved as per Tony</p>
<p>1 - DEN- Create a Den with a builders standard extended height single door entrance from side hall. Den to be the same level as the main floor/side hall. (See Sketch)</p> <p>Note: **Purchaser is aware that they will no longer be able to accommodate for a side door and have declined a side door</p> <p> No Charge for standard single door as Mud Room Closet was deleted</p>
<p>1 - DEN- Delete the standard floor tile from the original Mud Room and Install builders standard 3 1/4" Red oak Stained Hardwood flooring in the new Den</p> <p>Note:</p>
<p>1 - DEN- Install a Standard ceiling light and switch, applicable electrical plugs as required by code and applicable heat returns as required</p> <p>Note:</p>
<p>2 - DEN - Install TWO (X2) new windows in the Den. Windows to be 24"x56" (See Sketch)</p> <p>Note: **Approved as per Tony</p>
<p>1 - GARAGE DOOR- Shift the garage man door towards the interior wall of home (See Sketch)</p> <p>Note: Approved As Per Tony</p>
<p>1 - POWDER ROOM- Shift the powder room towards the new Den. Powder Room to be the same level as main floor. Install an additional extended height single door to the powder room, to have access from the Den. Powder Room to have entrance from side hall and Den</p> <p>Note: No Charge for standard single door as Mud Room Closet was deleted (Mud Room Closet was a double door)</p> <p> (See Sketch)</p> <p> Charge included in Item #9 Plan change</p> <p> **Approved as per Tony</p>
<p>1 - MASTER ENSUITE/ ENSUITE #2/ ENSUITE #3/ TWIN BATH- Purchaser's request to confirm that ALL toe testers will be deleted from all showers</p> <p>Note:</p>



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1 - SECOND FLOOR BEDROOMS- Install Smooth Ceilings throughout all Second Floor bedrooms (See Sketch)

Note:

1 - GARAGE- Relocate the Central Vac Trunk to the Garage(Location as per Vendors discretion)

Note:

1 - FRONT EXTERIOR- In addition to the builders standard Coach Light, Install an additional coach light at front door entrance To be on same switch (See Sketch)

Note:

1 - FRONT EXTERIOR PORCH- In addition to the TWO coach lights, Install a ceiling light on ceiling of Porch. To be on its own seperate switch (See Sketch)

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

Note:

1 - PURCHASER HAS ATTENDED A STRUCTURAL APPOINTMENT AT THE DESIGN STUDIO AND HAS DECLINED ANY ADDITIONAL UPGRADES

Note:

Date Added: Invoice Number: 8183

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