



CONSTRUCTION SUMMARY

Place St. Thomas - 11 - 3 - 825 THE BRADLEY 3 BED ELEV B

Registere Plan Number: Municipal Address: Closing: 21-Jan-21

APPLIANCES

Inv.948 Line: 18	1 - HOOD FAN - CHIMNEY - BROAN 290 CFM - 30IN STAINLESS IN LIEU OF OTR. INCLUDES ADDITIONAL BACKSPLASH TILES FROM BUILDERS STANDARD SELECTIONS Note: Does not include modifications to cabinetry or electrical for new microwave location Deleted as per Line Item #37
Inv.: 973 Line: 37	1 - DELETE ITEM #18 - BROAN 290CFM SS CHIMNEY HOOD FAN Note: Delete item # 18
11Apr20 / 27May20	
Inv.: 973 Line: 38	1 - WHIRLPOOL 30" CHIMNEY HOODFAN 300CFM STAINLESS STEEL # GXW7330DXS Note:
11Apr20 / 27May20	

BONUS

Inv.: 948 Line: 1	1 - BONUS - DECOR CENTER CREDIT OF \$10, 000.00 Note: Decor bonus of \$10,000.00 has been applied in full to the purchase price.
8Mar20 / 1Apr20	

BROCHURE LAYOUTS

Inv.948 Line: 13	1 - OPTIONAL KITCHEN #3 Note: - Kitchen as per Schedule H. - Standard Level Cabinetry Deleted as per Line Item #42
Inv.: 948 Line: 8	1 - ENSUITE BATH - Optional 4 Piece Luxury Ensuite c/w Free Standing Maxx 6636 Optik Tub w/ Standard Soaker Tub Faucet, Walk-In Glass Shower (2 walls) w/ Pivot Door & Std Ceramic Wall Tiles, Extended Vanity with Standard Laminate Countertop. Note: - Ensuite Bathroom as per Schedule H.
8Mar20 / 1Apr20	- Extended Vanity with Single Sink - Includes larger mirror and light fixture over vanity - Standard Level Cabinetry

CABINETRY

Inv.: 973 Line: 39	1 - CABINETRY - ADJUST KITCHEN CABINETRY TO ACCOMMODATE NON-STANDARD REFRIGERATOR SIZE. Note: Purchaser(s) acknowledge that the number & or size of doors may be reduced in the surrounding cabinetry to accommodate.
11Apr20 / 27May20	
Inv.: 973 Line: 42	1 - DELETE IEM #13 - OPTIONAL KITCHEN #3 (STANDARD LEVEL CABINETRY) Note: Delete Item # 13
11Apr20 / 27May20	
Inv.: 973 Line: 44	1 - DELETE ITEM #15 - UPC9-2B (STANDARD LEVEL CABINETRY) Note: Delete item # 15
11Apr20 / 27May20	
Inv.: 948 Line: 14	1 - CABINETRY - OPTIONAL EXTENDED PANTRY - OPT. 1 AS PER PLAN - BUILDERS STANDARD Note: As Per Schedule H Does Not Include Backsplash, Bulkhead Extension or Potlights.
8Mar20 / 1Apr20	
Inv.948 Line: 15	1 - UPC9 2B - Includes Upgrade To 42" Uppers with Filler Detail on Upper Kitchen Cabinetry to Upgraded Bulkhead. Includes Extended Pantry in Dinette. Standard Level Cabinetry. Note: - Includes Extended Optional Pantry in Dinette Deleted as per Line Item #44

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Inv.: 973 Line: 43 11Apr20 / 27May20	1 - CUSTOM OPTIONAL KITCHEN #3 - STANDARD LEVEL CABINETRY Note: - Custom Optional Kitchen #3 - Delete Upper Cabinetry on Either Side of Chimney Hood Fan - Standard Level Cabinetry - Please see Sketch dated May 17, 2020
Inv.: 973 Line: 45 11Apr20 / 27May20	1 - UPC9-2B - Includes Upgrade To 42" Uppers with Filler Detail on Upper Kitchen Cabinetry to Upgraded Bulkhead. Includes Extended Optional Pantry in Dinette. Standard Level Cabinetry. Note: - Custom Optional Kitchen #3 - Includes Extended Pantry in Dinette - Standard Level Cabinetry - Note: Uppers deleted beside chimney hood fan
Inv.: 973 Line: 47 11Apr20 / 27May20	1 - Upgrade Central Upper Cabinets in Extended Pantry to a 20" Central Diamond Shaped Wine Rack with Finished Interior + 20" 1-Lite Clear Glass Doors on Either Side of Wine Rack. Note: As Per Sketch

CABINETRY ACCESSORIES

Inv.: 973 Line: 53 11Apr20 / 27May20	1 - CABINETRY ACCESSORIES - UPGRADE CABINETRY HARDWARE IN KITCHEN ONLY AS PER SAMPLE BOARD Note: - Hardware # POI-R7040-160-BSAE - Custom Optional Kitchen #3 - Includes Extended Pantry in Dinette
Inv.: 973 Line: 54 11Apr20 / 27May20	1 - CABINETRY ACCESSORIES - UPGRADE CABINETRY HARDWARE IN LUXURY BATHROOM ONLY AS PER SAMPLE BOARD, PER BATHROOM Note: - Hardware # 305-96-160 - Extended Vanity in Ensuite Bathroom
Inv.: 973 Line: 55 11Apr20 / 27May20	1 - CABINETRY ACCESSORIES - UPGRADE CABINETRY HARDWARE IN BATHROOM ONLY AS PER SAMPLE BOARD, PER BATHROOM Note: Hardward # 305-96-195
Inv.: 973 Line: 46 11Apr20 / 27May20	1 - LOWER CABINETS - LC POTS & PANS C/W 3 DRAWER FRONTS 6/12/12 Note: - Installed between microwave/wall oven cabinet & cooktop. - As Per Sketch

CARPET

Inv.: 973 Line: 67 11Apr20 / 27May20	1 - Delete Natural Oak Hardwood in Upper Hallway. Supply & Install Level 1 Carpet in Master Bedroom, Bedroom #2, Bedroom #3 and Upper Hallway. Note: - Level 1 Carpet in Bedrooms & Upper Hallway - As Per Sketch
Inv.: 973 Line: 68 11Apr20 / 27May20	1 - CARPET - UPGRADE - LEVEL 1 - - BASEMENT STAIRCASE - LEVEL 1 Note: - As Per Sketch
Inv.: 973 Line: 69 11Apr20 / 27May20	1 - CARPET - UPGRADE - LEVEL 1 - - MAIN STAIRCASE - LEVEL 1 Note: - As Per Sketch
Inv.: 973 Line: 70 11Apr20 / 27May20	1 - Supply & Install Level 2 Underpad in Basement Staircase, Main Floor to 2nd Level Staircase, Upper Hallway, Master Bedroom, Bedroom #2 & Bedroom #3. Note: - As Per Sketch
Inv.: 983 Line: 73 22Apr20 / 5Nov20	1 - REVISION TO INTERIOR COLOUR CHART DATED MAY 17, 2020. Note: - Revision to Interior Colour Chart dated May 17, 2020 - Carpet re-selection in Master Bedroom, Bedroom #2, Bedroom #3, Upper Staircase, Upper Hallway & Basement Staircase. - No charge for Level 2 Carpet re-selection



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CERAMIC TILE

Inv.: 973 Line: 57 11Apr20 / 27May20	1 - TILE - FLOOR - UPGRADE - BRONZE - - FOYER (1) - BRONZE Note: - INCLUDES POWDER ROOM - As Per Sketch
Inv.: 973 Line: 58 11Apr20 / 27May20	1 - TILE - FLOOR - INSTALLED STAGGERED - INSTALLATION ONLY - - FOYER (1) - . Note: - INCLUDES POWDER ROOM - As Per Sketch
Inv.: 973 Line: 59 11Apr20 / 27May20	1 - TILE - FLOOR - UPGRADE - BRONZE - - KITCHEN (4) - BRONZE Note: - INCLUDES DINETTE - As Per Sketch
Inv.: 973 Line: 60 11Apr20 / 27May20	1 - TILE - FLOOR - INSTALLED STAGGERED - INSTALLATION ONLY - - KITCHEN (4) - . Note: - INCLUDES DINETTE - As Per Sketch
Inv.: 973 Line: 61 11Apr20 / 27May20	1 - TILE - FLOOR - UPGRADE - BRONZE - - MAIN BATHROOM (18) - BRONZE Note: As Per Sketch
Inv.: 973 Line: 62 11Apr20 / 27May20	1 - TILE - FLOOR - UPGRADE - SILVER - - ENSUITE BATHROOM OPTIONAL - SILVER Note: As Per Sketch
Inv.: 973 Line: 63 11Apr20 / 27May20	1 - Upgrade To Bronze Level Kitchen Backsplash Tile including area of Deleted Upper Cabinetry & behind Chimney Hood Fan. Includes Desk Area in Extended Pantry in Dinette. 1/3 Staggered Horizontal Installation. Note: - Custom Optional Kitchen #3 - Bronze Level Tile - 1/3 Staggered Horizontal Installation - As Per Sketch
Inv.: 973 Line: 64 11Apr20 / 27May20	1 - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - BRONZE - - ENSUITE BATHROOM - STANDARD (19) - BRONZE Note: - As Per Sketch
Inv.: 973 Line: 65 11Apr20 / 27May20	1 - TILE - WALL - UPGRADE - FLOOR TILE IN LIEU OF WALL - SILVER - - APPROXIMATELY 5 FOOT x 3 FOOT CERAMIC SHOWER - SILVER Note: - Upgraded Walk-In Shower with Pivot Glass Door (Item #8) - 2 Walls Only of Ceramic Tile
Inv.: 973 Line: 66 11Apr20 / 27May20	1 - CERAMIC TILE - GROUT COLOR PER COLOUR Note:
Inv. 948 Line: 19	1 - FIREPLACE - Upgrade Standard Corner Fireplace Ceramic Tile to Quote Level Ceramic Tile approximately 5' wide to the approximately 17' ceiling, (Quote Level - SICHENIA Pave Wall). Note: - As Per Schedule H - Include additional support behind fireplace for future television mount. Deleted as per Line Item #30 - Raise Fireplace Approx 12" - Delete Standard Fireplace Mantel - Delete Hearth - Quote Level Ceramic Tile "Ceratee Sichenia 6.5 X 16.1 Pave Wall House" Installed in a 1/3 brick pattern

COUNTERTOP

Inv.: 948 Line: 23 8Mar20 / 1Apr20	1 - COUNTERTOP - QUARTZ - UPGRADE LEVEL 1 - MAIN BATHROOM (18) Note: Main Bathroom as per Schedule H
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Inv.: 948 Line: 16 8Mar20 / 1Apr20	1 - Supply & Install Quartz Level 1 Countertop in Kitchen including Island with Flush Breakfast Bar + Desk Area in Extended Optional Pantry in Dinette. Note: - Quartz Level 1 Countertop - Optional Kitchen #3 - Kitchen/Dinette as per Schedule H.
Inv. 948 Line: 22	1 - COUNTERTOP - QUARTZ - UPGRADE LEVEL 1 - ENSUITE BATHROOM - OPTIONAL (20) Note: - Extended Vanity with single sink - Ensuite Bathroom as per Schedule H Deleted as per Line Item #71
Inv.: 973 Line: 71 11Apr20 / 27May20	1 - DELETE ITEM #22 - QUARTZ LEVEL 1 COUNTERTOP IN ENSUITE BATHROOM Note: Delete Item # 22
Inv.: 973 Line: 72 11Apr20 / 27May20	1 - COUNTERTOP - QUARTZ - LEVEL 3 - ENSUITE BATHROOM - OPT 5PC Note: - Extended Vanity with Single Sink (Item #8)

ELECTRICAL

Inv.: 973 Line: 26 11Apr20 / 27May20	1 - ORBITAL UPGRADES AS PER ATTACHED QUOTE & SKETCH. Note: Orbital Estimate # OR3702 Rev.01 dated 04/30/2020.
Inv.: 973 Line: 27 11Apr20 / 27May20	1 - S&S ELECTRIC UPGRADES AS PER ATTACHED QUOTE & SKETCH. Note: S&S Electric Estimate # SS3125 Rev.03 dated 05/11/2020.

FIREPLACES

Inv.: 973 Line: 30 11Apr20 / 27May20	1 - DELETE ITEM #19 - QUOTE LEVEL FIREPLACE WALL TILE Note: Delete Item # 19
Inv.: 973 Line: 31 11Apr20 / 27May20	1 - RAISE FIREPLACE APPROXIMATELY 1 FOOT FROM FLOOR Note: - Includes Raising Standard Fireplace Mantle 1 Foot.

HARDWOOD FLOORING

Inv.: 973 Line: 33 11Apr20 / 27May20	1 - DELETE ITEM #11 - 3 1/8" STAINED OAK HARDWOOD IN STANDARD AREAS Note: Delete item #11
Inv.: 973 Line: 34 11Apr20 / 27May20	1 - DELETE ITEM #12 - 3 1/8 STAINED OAK IN STUDY Note: Delete item # 12
Inv.: 973 Line: 35 11Apr20 / 27May20	1 - Supply & Install Lauzon Designer Collection Estate Celtik White Oak Matte Pure Genius Engineered 6 1/4" Hardwood in Great Room, Dining Room & Main Floor Hallway Note: - Great Room, Dining Room & Main Floor Hallway As Per Sketch - Does not include 2nd level hallway (See #67)
Inv.: 973 Line: 36 11Apr20 / 27May20	1 - Supply & Install Lauzon Designer Collection Estate Celtik White Oak Matte Pure Genius Engineered 6 1/4" Hardwood in Den Note: As Per Sketch



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Inv.948 Line: 11	1 - HARDWOOD - LAUZON ENGINEERED HARDWOOD - 3 - 1/8" STAINED - STANDARD AREAS Note: - 3 1/8" Stained Oak Includes Great Room, Dining Room, Lower Hall & Upper Hall. Deleted as per Line Item #33
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Inv.948 Line: 12	1 - HARDWOOD - LAUZON ENGINEERED HARDWOOD - 3 - 1/8" STAINED - STUDY (10B) Note: - As Per Schedule H 3 1/8" Stained Oak Deleted as per Line Item #34
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HVAC

Inv.: 948 Line: 17	1 - GAS LINE FOR RANGE C/W 120V OUTLET. DELETE THE MICROWAVE HOODFAN AND ADJUST UPPER CABINETRY TO ACCOMODATE A BASIC WHITE HOODFAN AND ADJUST ELECTRICAL Note: Does not include venting changes or connection. New dedicated outlet should be added for a microwave seperately. A Make-up system may be required if a larger CFM hoodfan is required
8Mar20 / 1Apr20	

MISCELLANEOUS

Inv.: 973 Line: 41	1 - FLAT CEILING IN WHOLE HOUSE (2 STOREY) Note: - Includes Open Finished Basement Staircase
11Apr20 / 27May20	

PAINT

Inv.: 973 Line: 56	1 - PAINT ADDITIONAL COLOUR (NON DEEP BASE) BUILDERS STANDARD PAINT. PER COLOUR FOR COMPLETE HOUSE Note:
11Apr20 / 27May20	

PLUMBING

Inv.: 948 Line: 20	1 - SINK - BLANCO HORIZON SILGRANITE U2 UNDERMOUNT (8IN DEEP) Note: Only available with Solid Surface Countertops
8Mar20 / 1Apr20	

Inv.948 Line: 24	2 - SINK - AMERICAN STANDARD OVALYN UNDERMOUNT 0497 - 221 Note: - Only available with Solid Surface Countertops 1 X Ensuite Bathroom Deleted as per Line Item #49 1 X Main Bathroom
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Inv.: 948 Line: 21	1 - KITCHEN FAUCET - DELTA MARLEY 986LF - AR ARCTIC STAINLESS Note:
8Mar20 / 1Apr20	

Inv.948 Line: 25	2 - BATHROOMS - DELTA MANDOLIN 15630LF ECO SINGLE HOLE LAVATORY FAUCET Note: - 1 X Ensuite Bathroom 1 X Main Bathroom Deleted as per Line Item #51
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Inv.: 973 Line: 49	1 - DELETE ITEM #24 - OVALYN UNDERMOUNT SINK Note: Delete Item # 24
11Apr20 / 27May20	

Inv.: 973 Line: 50	2 - BATHROOM SINK - AMERICAN STANDARD BOXE UNDERMOUNT SINK 0315 - 000 Note: - Only available with Solid Surface Countertops - 1 X Ensuite Bathroom - 1 X Main Bathroom
11Apr20 / 27May20	



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Inv.: 973 Line: 51	1 - DELETE ITEM #25 - MANDOLIN FAUCET Note: Delete Item # 25 11Apr20 / 27May20
Inv.: 973 Line: 52	2 - BATHROOMS - DELTA TRINSIC SINGLE HANDLE LAVATORY FAUCET W/ METAL POP - UP 559LF - MPU Note: 1 X Ensuite Bathroom 1 X Main Bathroom 11Apr20 / 27May20

RAILING

Inv.: 973 Line: 48	1 - RAILING - OAK MODERN 3" POSTS, COLONIAL HANDRAILS & GUNN METAL SQUARE SPINDLES Note: - Includes Open Finished Basement Staircase off Great Room - Oak Modern Routed Posts - Gun Metal Gray Brackets - As Per Sketch 11Apr20 / 27May20
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STAIRS

Inv.: 973 Line: 29	1 - DELETE ITEM #10 - OAK HARDWOOD STAIRCASE (MAIN FLOOR TO 2ND LEVEL) Note: DELETE ITEM #10 11Apr20 / 27May20
Inv.: 948 Line: 9	1 - Upgrade To Open Finished Staircase To Basement (Closed Stringers). Note: Includes Builder'S Standard Railing On The First Floor Complete With Nosing, Self Supporting Stringer (Main) Builders Standard Carpet On Basement Stairs And Approximately 3Ft X 4 Ft Landing At Base Of Basement Stairs, Oak Handrail, Oak Nosing & Ceiling Light. -Basement staircase as per Schedule H 8Mar20 / 1Apr20
Inv.: 948 Line: 10	1 - STAIRS - UPPER - OAK STAIRCASE WITH VENEERED RISERS & STRINGERS AND SOLID-TREADS C/W 3 1/8" NATURAL HARDWOOD ON LANDING Note: - Main Floor To 2nd Level as per Schedule H Deleted as per Line Item #29

STANDARDS

Inv.: 948 Line: 2	1 - STANDARD - THREE PIECE PLUMBING ROUGH-IN ONLY FOR FUTURE BASEMENT BATHROOM AS PER SCHEDULE H Note: Does Not Include Electrical Rough-Ins 8Mar20 / 1Apr20
Inv.: 948 Line: 3	1 - STANDARD - SOFT CLOSE DOORS AND FULL EXTENSION SOFT CLOSE TRACK ON DRAWERS ON ALL CABINETRY THROUGHOUT HOUSE Note: Excluding Corner Cabinetry Where Applicable 8Mar20 / 1Apr20
Inv.: 948 Line: 4	1 - STANDARD - SLEEVE FOR FUTURE WATERLINE TO FRIDGE Note: 8Mar20 / 1Apr20
Inv.: 948 Line: 5	1 - STANDARD - POWER HUMIDIFIER GENERAL (EVAPORATOR) Note: 8Mar20 / 1Apr20
Inv.: 948 Line: 7	1 - STANDARD - HARDWOOD - 3-1/8 INCH NATURAL OAK ENGINEERED HARDWOOD FLOORING IN UPPER HALLWAY Note: 8Mar20 / 1Apr20
Inv.: 948 Line: 6	1 - STANDARD - BUILDERS STANDARD CEILING LIGHT FIXTURE IN MASTER BEDROOM C/W SWITCH APPROXIMATELY CENTERED ON MASTER BEDROOM CEILING Note: 8Mar20 / 1Apr20



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Inv.: 973 Line: 32	1 - CERAMIC TILE - DELETE FIREPLACE HEARTH & SURROUND
	Note:
11Apr20 / 27May20	

TRIM

Inv.: 973 Line: 40	1 - TRIM - MODERN TRIM PACKAGE - 239 BASEBOARD AND 1113 CASING
	Note:
11Apr20 / 27May20	

WINDOWS & DOORS

Inv.: 973 Line: 28	1 - GARAGE DOOR - UPGRADE TO 16 x 8 OLYMPUS 500 INSULATED BLACK DOOR WITH THERMAL INSERTS AND WEATHERSTRIPPING
	Note: - Exterior Package # 308
11Apr20 / 27May20	