



CONSTRUCTION SUMMARY

Merkley Oaks - A04 - 1 - 170 THE BASSETT

Registere Plan Number: Municipal Address: 1 Fisher Avenue Closing: 30-Apr-26

BONUS

Inv.: 2,237 Line: 10 17Jun25 / 7Jul25	1 - - DECOR BONUS APPLIED IN FULL TO PURCHASE PRICE Note: - Decor Bonus of \$11,000.00 applied in full to the purchase price.
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BROCHURE LAYOUTS

Inv.: 2,237 Line: 9 17Jun25 / 7Jul25	1 - BASEMENT - CLARIFICATION - THE WALL BETWEEN THE BASEMENT BATHROOM & MECHANICAL AREA WILL NOT BE INSTALLED Note: - As per Floorplan Sketch dated July 8, 2025
Inv.: 2,237 Line: 2 17Jun25 / 7Jul25	1 - GREAT ROOM - FIREPLACE BUMPED INTO GREAT ROOM APPROX. 6". DRYWALL FRAMING TO EXTEND FROM FLOOR TO SECOND STOREY CEILING. DELETE MIDDLE WINDOW TO ACCOMODATE. ALL 3 SIDES OF FIREPLACE DRYWALLED. DELETE STANDARD MANTLE. Note: - As per Floorplan Sketch dated July 8, 2025 - See item #3 (raised fireplace) - Does not include raising fireplace or tile.
Inv.: 2,237 Line: 1 17Jun25 / 7Jul25	1 - ENSUITE BATH - ENSUITE - 4PC ENSUITE WITH TUB AND SEPARATE SHOWER IN BUILDERS STANDARD SELECTIONS Note: - As per Floorplan Sketch dated July 8, 2025

CABINETRY - UPC9-2A

Inv.: 2,237 Line: 4 17Jun25 / 7Jul25	1 - KITCHEN/DINETTE - CABINETRY - UPC9-2A - STANDARD LAYOUT C/W EXTENDED PANTRY - STANDARD LEVEL CABINETRY - INCLUDES UPGRADE TO 42IN UPPERS WITH FILLER DETAIL ON UPPER KITCHEN CABINETRY TO STANDARD BULKHEAD - APPROX. 26INDEEP X 10INH Note: - As per UPC Sketch dated July 8, 2025 - As per Kitchen Sketch dated July 8, 2025 - Standard Kitchen Layout - Purchaser Acknowledges and accepts that Upper Kitchen cabinetry upgraded wood doors will have center style.
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FIREPLACES

Inv.: 2,237 Line: 3 17Jun25 / 7Jul25	1 - GREAT ROOM - FIREPLACE - LINEAR ASCENT BL36 WITH 4 SIDED BLACK TRIM KIT & TOPAZ CRISTALINE AMBER BED - IN LIEU OF BUILDER STANDARD. RAISE FIREPLACE GLASS VIEWING WINDOW IS APPROX. 24" FROM FLOOR. Note: - As per Floorplan Sketch dated July 8, 2025 - Fireplace glass window is 24" from floor (not the frame behind the drywall) - See item #2 (fireplace wall bumped in)
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HARDWOOD FLOORING

Inv.: 2,237 Line: 8 17Jun25 / 7Jul25	1 - LOFT - HARDWOOD - OAK - 3 1/8 NATURAL - LOFT Note: - As per Floorplan Sketch dated July 8, 2025
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RAILING

Inv.: 2,237 Line: 6 17Jun25 / 7Jul25	1 - LOFT - OAK RAILING - IN LIEU OF HALF WALL IN THE LOFT - INCLUDES ROUTED POSTS Note: - As per Floorplan Sketch dated July 8, 2025
Inv.: 2,237 Line: 7 17Jun25 / 7Jul25	1 - UPPER HALL - OAK RAILING - IN LIEU OF HALF WALL IN THE SECOND FLOOR HALLWAY - INCLUDES ROUTED POSTS Note: - As per Floorplan Sketch dated July 8, 2025



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STAIRS

Inv.: 2,237	1 - UPPER STAIRCASE - STAIRS - UPPER - NATURAL OAK STAIRCASE WITH VENEERED
Line: 5	RISERS & STRINGERS AND SOLID TREADS
	Note: - As per Floorplan Sketch dated July 8, 2025
17Jun25 / 7Jul25	- The Purchaser(s) acknowledge and accept that 3 1/8in Engineered hardwood flooring will be installed on the landing (Where applicable) and must ensure product stability proper humidity levels are to be maintained.