



CONSTRUCTION SUMMARY

North Oakville - 62 - 1 - OSPREY (38-10) Elev B

Register Plan Number: Municipal Address: Closing: 30-Jun-21

BONUS

Inv.364	1 - BONUS PACKAGE: \$7500.00 WORTH OF UPGRADES FROM VALERY HOMES DÉCOR
35	CENTRE IS BEING APPLIED TOWARD THE COLOUR APPOINTMENT
Line 7769	Note:
6Jul21 / 12Jul21	

CABINETRY

Inv.364	1 - KITCHEN: 30" COOKTOP CUTOUT
22	Note:
Line 7756	
6Jul21 / 12Jul21	
Inv.364	1 - KITCHEN: INSTALL LEVEL 6 CABINETS
12	Note:
Line 7746	
6Jul21 / 12Jul21	
Inv.364	1 - KITCHEN: INSTALL FLUSH WALL OVEN (19H)
13	Note:
Line 7747	
6Jul21 / 12Jul21	
Inv.364	1 - KITCHEN: INSTALL 30" COOKTOP CABINET (24H)
14	Note:
Line 7748	
6Jul21 / 12Jul21	
Inv.364	1 - KITCHEN: INSTALL FRIDGE ENCLOSURE (04H)
15	Note:
Line 7749	
6Jul21 / 12Jul21	
Inv.364	1 - KITCHEN: INSTALL SMALL RECYCLING CENTRE (19B)
16	Note:
Line 7750	
6Jul21 / 12Jul21	
Inv.364	1 - KITCHEN: INSTALL SPICE RACK (21B)
17	Note:
Line 7751	
6Jul21 / 12Jul21	
Inv.364	15 - KITCHEN: INSTALL STACKED CABINETS, NO GLASS (03A)
18	Note:
Line 7752	
6Jul21 / 12Jul21	
Inv.364	1 - MASTER ENSUITE: INSTALL ONE (1) TOP DRAWER (09B)
19	Note:
Line 7753	
6Jul21 / 12Jul21	
Inv.364	1 - LAUNDRY ROOM: INSTALL LAUNDRY BASE CABINET
20	Note:
Line 7754	
6Jul21 / 12Jul21	

CERAMIC TILE

Inv.364	1 - ENTRY - POWDER ROOM - SIDE HALL: INSTALL UPGRADE 5 FLOOR TILE
26	Note:
Line 7760	
6Jul21 / 12Jul21	

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Inv.364 27	1 - MASTER ENSUITE: INSTALL UPGRADE 5 TILE ON FLOOR AND SHOWER WALLS
Line 7761	Note:
6Jul21 / 12Jul21	

COUNTERTOP

Inv.364 28	1 - KITCHEN: INSTALL UPGRADE 2 BACKSPLASH
Line 7762	Note:
6Jul21 / 12Jul21	
Inv.364 23	1 - MASTER ENSUITE: INSTALL STANDARD LEVEL CAESARSTONE ON VANITY
Line 7757	Note:
6Jul21 / 12Jul21	
Inv.364 21	1 - KITCHEN: INSTALL MSI 2 CAESARSTONE COUNTER THROUGHOUT KITCHEN
Line 7755	Note:
6Jul21 / 12Jul21	

ELECTRICAL

Inv.253 1	1 - BELL AND CABLE LOCATION SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS
Line 5123	Note:
2Dec20 / 25Feb21	
Inv.253 3	1 - GREAT ROOM: INSTALL RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE FOR TV ABOVE FIREPLACE
Line 5125	Note:
2Dec20 / 25Feb21	
Inv.253 6	1 - KITCHEN: RECEPTACLES - ADDITIONAL 15 AMP 120 VOLT RECEPTABLE FOR GAS STOVE
Line 5128	Note:
2Dec20 / 25Feb21	
Inv.253 7	1 - KITCHEN: INSTALL ELECTRICAL - ROUGH-IN FOR 30 - 40 AMP BUILT-IN WALL OVEN
Line 5129	Note:
2Dec20 / 25Feb21	

HARDWOOD FLOORING

Inv.364 29	1 - MAIN FLOOR AND UPPER HALL: INSTALL LEVEL 3 HARDWOOD. IN KITCHEN, GREAT ROOM, DINING ROOM, LIBRARY, MAIN AND UPPER HALL/LOFT
Line 7763	Note:
6Jul21 / 12Jul21	
Inv.364 30	1 - 2ND FLOOR BEDROOMS: INSTALL LEVEL 3 HARDWOOD IN MASTER, BED 2, 3, AND 4 IN LIEU OF STANDARD CARPET
Line 7764	Note:
6Jul21 / 12Jul21	
Inv.364 31	1 - BASEMENT: INSTALL DUBAI VINYL IN BASEMENT IN LIEU OF STANDARD CARPET
Line 7765	Note:
6Jul21 / 12Jul21	

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Inv. 364	1 - STAIRCASE: INSTALL SANDED LANDINGS
32	
Line 7766	Note:
6Jul21 / 12Jul21	

HVAC

Inv. 253	1 - KITCHEN: INSTALL GAS PIPING AND OTHER - GAS LINE R/I FOR MAIN FLOOR - STOVE -
5	
Line 5127	Note:
2Dec20 / 25Feb21	
Inv. 253	1 - KITCHEN: INSTALL GAS PIPING AND OTHER - UPGRADE STOVE VENT FROM 6 INCH TO
9	8 INCH
Line 5131	Note:
2Dec20 / 25Feb21	

INTERIOR DOORS & TRIM

Inv. 364	2 - LIBRARY: UPGRADE FRENCH DOORS THAT ARE STANDARD ONPLAN, TO 15 PANEL
34	FRENCH WOOD BAR (TWO DOORS TOTAL)
Line 7768	Note:
6Jul21 / 12Jul21	

MISCELLANEOUS

Inv. 364	1 - Purchaser has attended a Colour appointment at the Decor Centre & has DECLINED any additional
36	upgrades and accepts and acknowledges that there will be no further structural
Line 7770	changes/additions/deletions to be made
6Jul21 / 12Jul21	Note:
Inv. 364	1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers
37	Extra Form are subject to a minimum administration fee
Line 7771	Note:
6Jul21 / 12Jul21	
Inv. 364	1 - MASTER ENSUITE: INSTALL FRAMELESS GLASS ENCLOSURE
25	
Line 7759	Note:
6Jul21 / 12Jul21	
Inv. 253	1 - Purchaser has attended a Structural appointment at the Decor Centre & has DECLINED any additional
10	upgrades and accepts and acknowledges that there will be no further structural
Line 5133	changes/additions/deletions to be made upon signing
2Dec20 / 25Feb21	Note:
Inv. 253	1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers
11	Extra Form are subject to a minimum administration fee
Line 5134	Note:
2Dec20 / 25Feb21	

PAINT

Inv. 364	1 - STAIRCASE: STAIN 2 SET OF STAIRS
33	
Line 7767	Note:
6Jul21 / 12Jul21	

PLUMBING



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Inv.364	2 - MASTER ENSUITE: INSTALL TWO (2) UNDERMOUNT SINKS
24	
Line 7758	KOHLER CAXTON RECTANGLE K-20000
	Note:
5Jul21 / 12Jul21	
Inv.253	1 - KITCHEN: INSTALL EXTRA ROUGH-IN LINE FOR FRIDGE ICE MAKER WITH SHUT-OFF
4	
Line 5126	
	Note:
2Dec20 / 25Feb21	

VACCUM/BELL

Inv.253	1 - GREAT ROOM: INSTALL CONDUIT - 1 1/4" ORANGE FLEX CONDUIT APPROX. 35FT FOR
2	FIREPLACE FOR TV
Line 5124	
	Note:
2Dec20 / 25Feb21	

WINDOWS

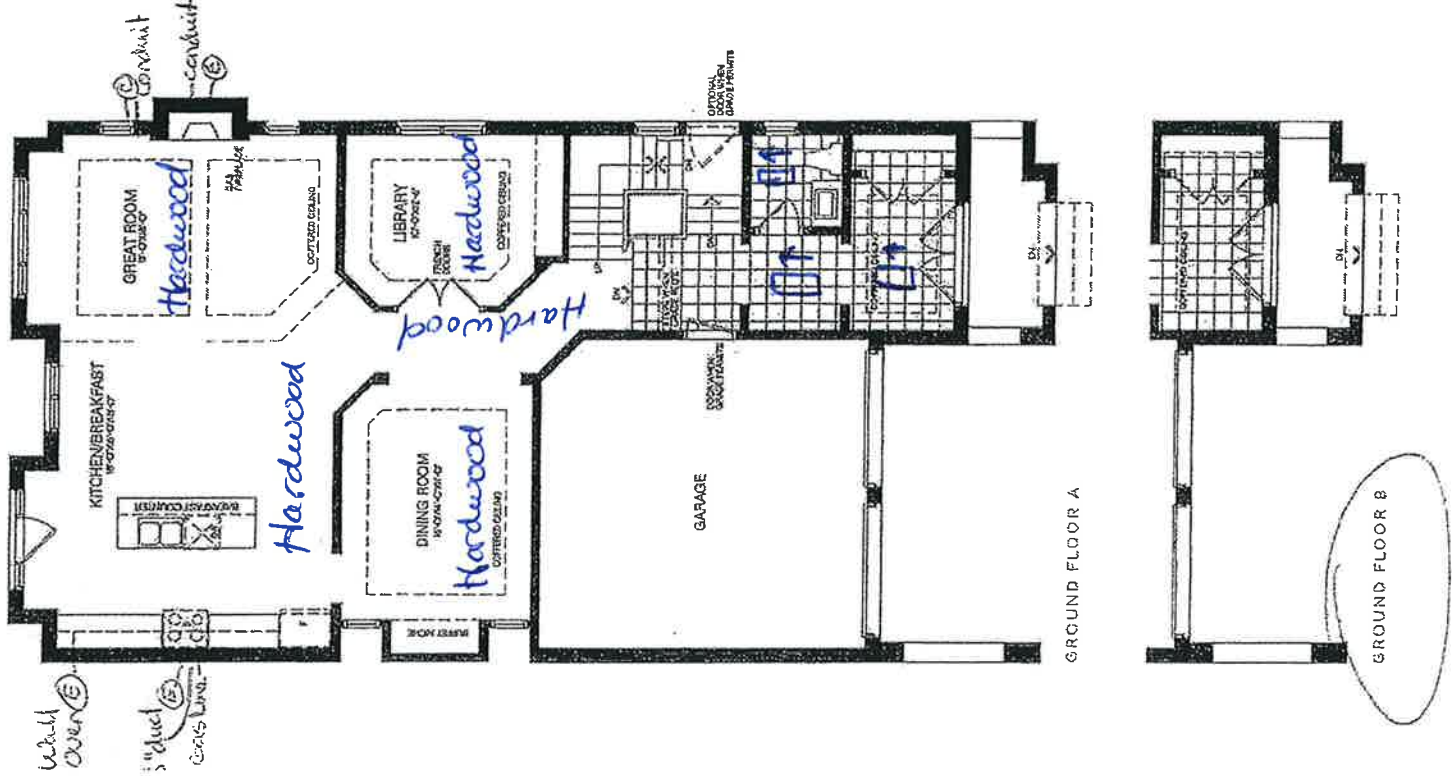
Inv.253	4 - BASEMENT: ENLARGE FOUR (4) BASEMENT WINDOW - ENLARGE STANDARD WINDOW
8	- 48 X 24
Line 5130	
	Note:
2Dec20 / 25Feb21	

Telephone - (T)
Cable - (C)
Electrical - (E)

Lot 62
Lot 62
July 6, 2021

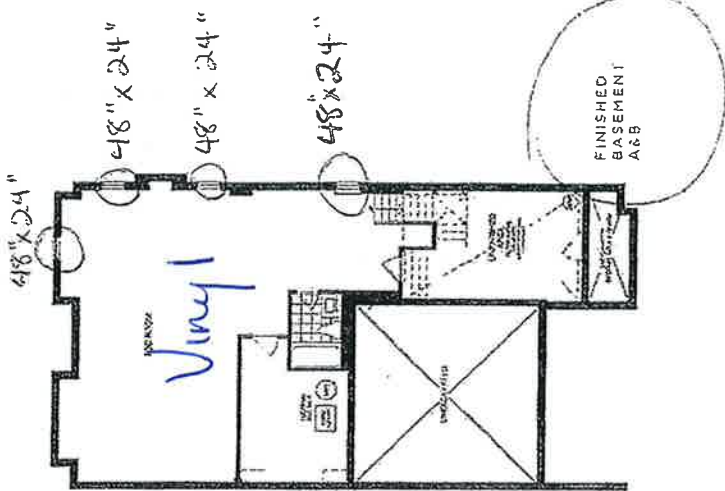
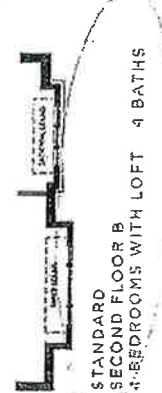
OSPREY

3,900 SQ. FT.
INCLUDES 749 SQ. FT. FINISHED BASEMENT



STANDARD SECOND FLOOR A
4 BEDROOMS WITH LOFT / 4 BATHS

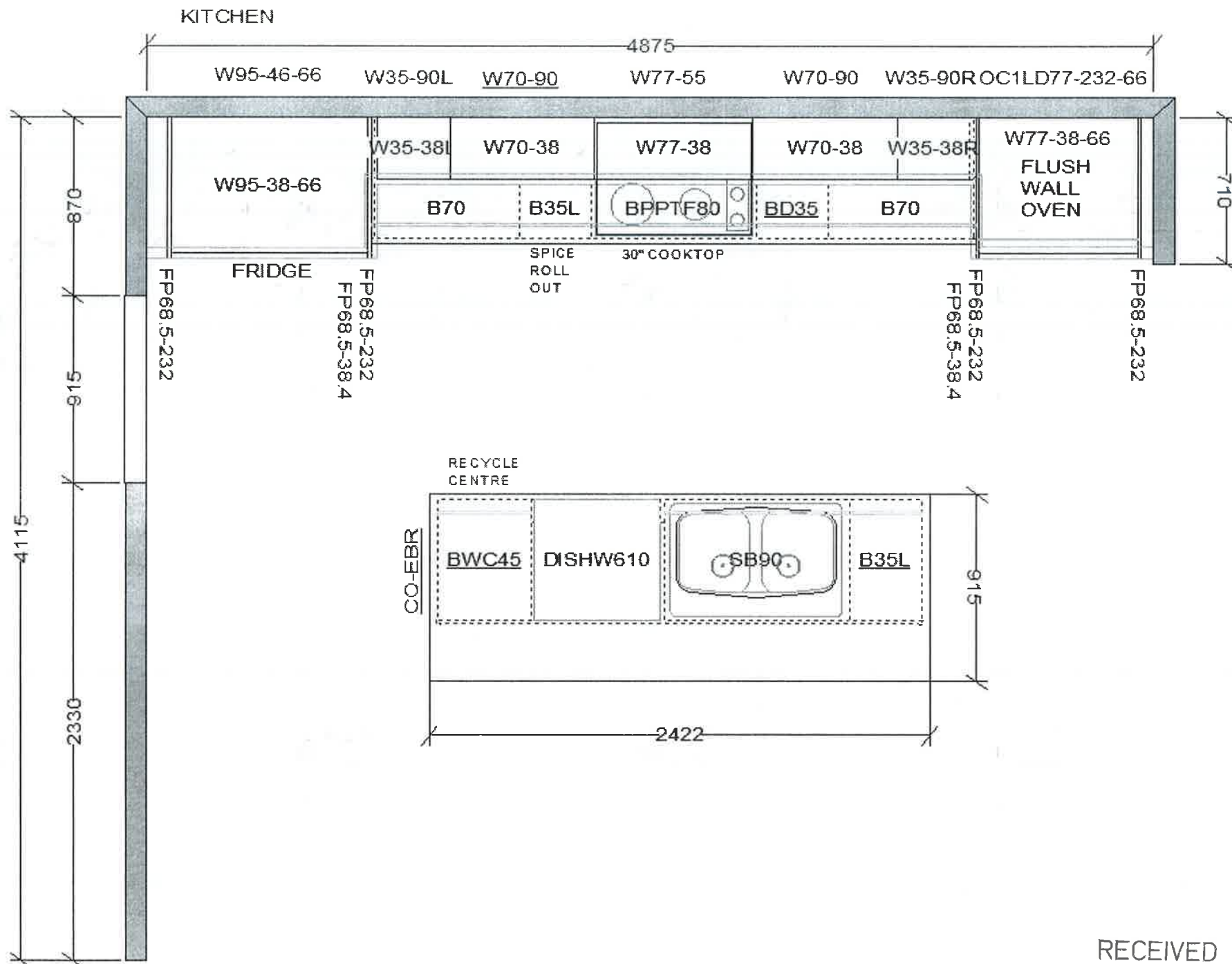
SECOND FLOOR B
OPTION 2
4 BEDROOMS / 5 BATHS



All dimensions are approximate and subject to normal construction variances. Dimensions may exceed the usable floor area. Sizes and specifications subject to change without notice. Valery Homes is not responsible for any errors or omissions. Valery Homes represents the electrical plan for this site. Sales are sold "as is". Valery Homes and its subsidiaries may apply, contact a sales representative for further details. EAOC Valery Homes 2019. All rights reserved.

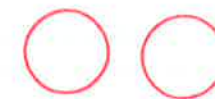
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JUN 12 2021





FRENDEL
KITCHENS LIMITED
1350 Shawson Drive, Mississauga, ON L4W 1C5

VALERY HOMES
NORTH OAKVILLE
LOT 62



July 7, 21

Drawn By:
Date: July 7, 2021
Scale: Not To Scale

Approved By Builder:

Date:

RECEIVED
JUN 12 2021

This sketch is for DESIGN PURPOSES ONLY – It is not meant to be an exact rendition.



FRENDEL
KITCHENS LIMITED
1350 Shawson Drive, Mississauga, ON L4W 1C5

VALERY HOMES
NORTH OAKVILLE
3810 - OSPREY

STANDARD FEATURES:

- 100cm Upper cabinets
- Ceiling strip to underside of bulkhead in Kitchen
- Backing on Kitchen and Bath cabinets
- Kitchen countertops by others
- Post-form laminate countertops in baths and Laundry

Lot 62

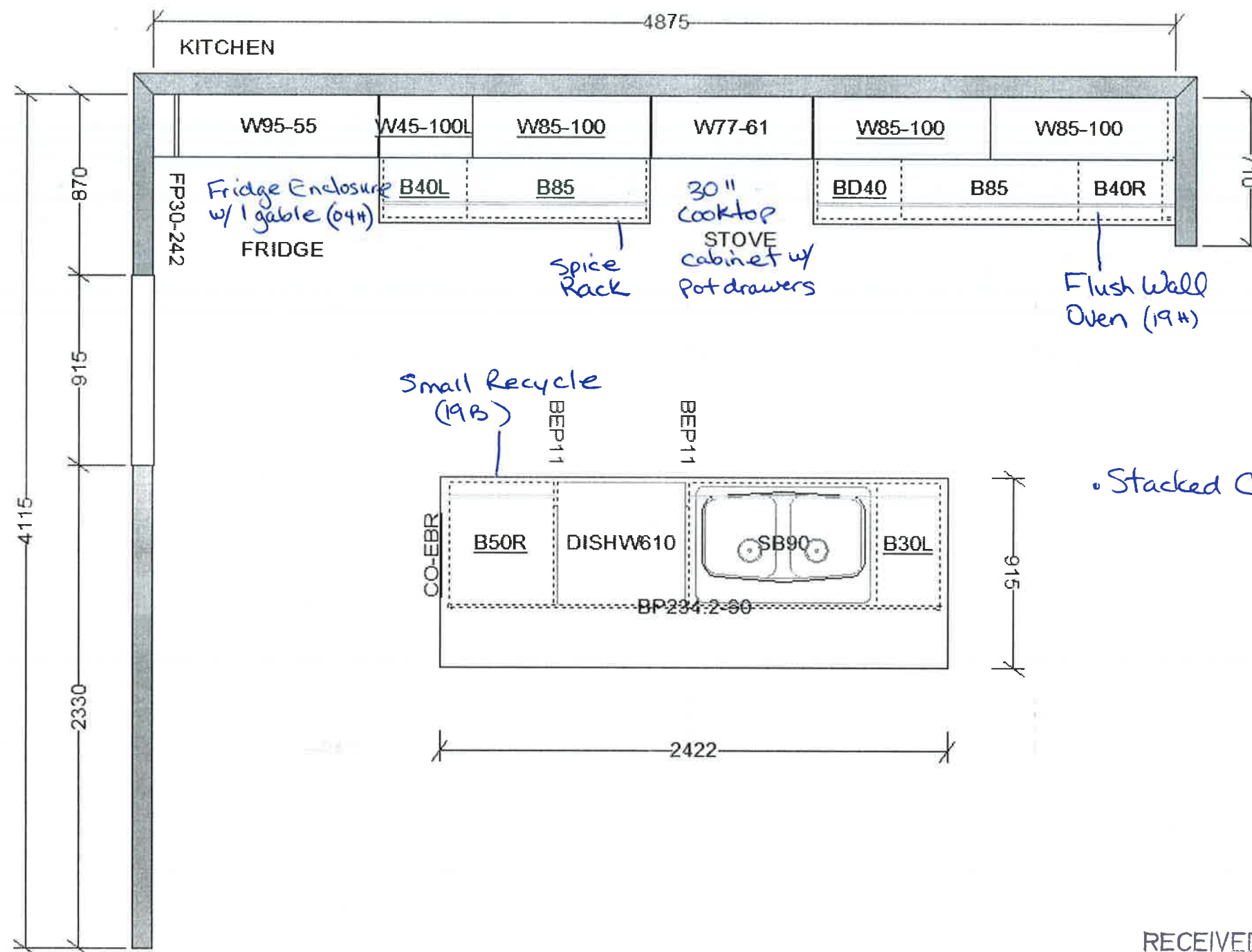


July 6, 2021

Drawn By:
Date: January 14, 2021
Scale: Not To Scale

Approved By Builder:

Date:



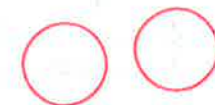
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KITCHENS LIMITED
1380 Shawson Drive, Mississauga, ON L4W 1C5

VALERY HOMES
NORTH OAKVILLE
LOT 62

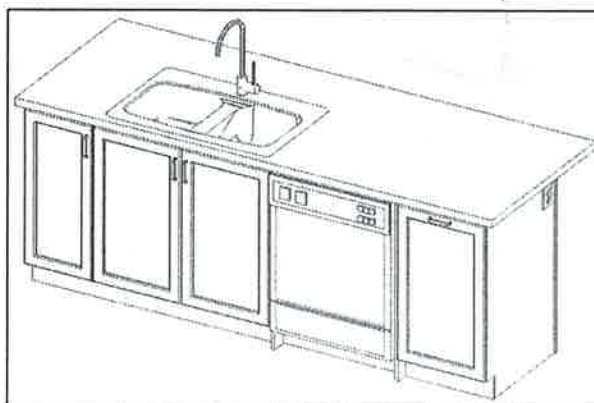
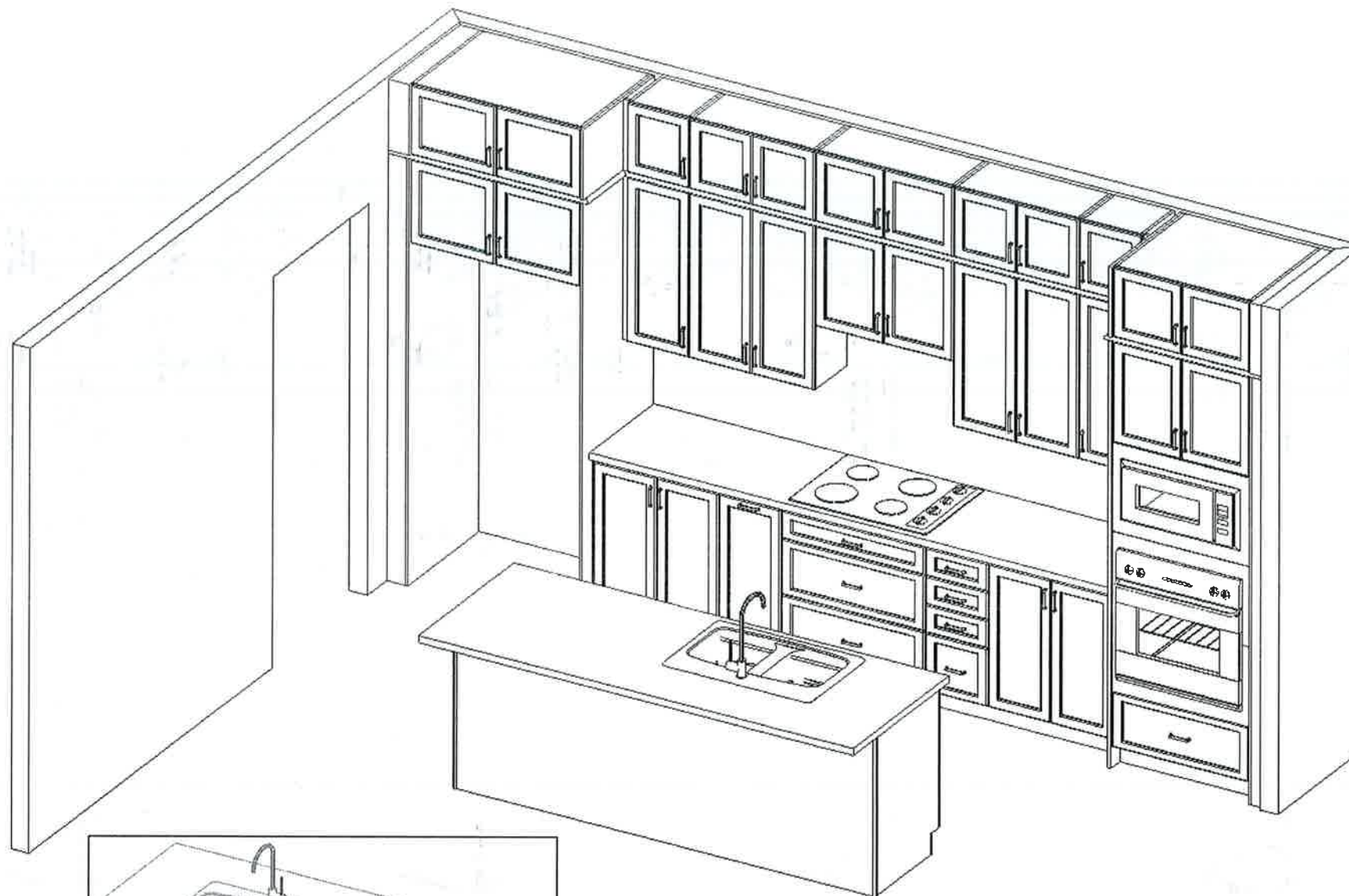


July 7, 21

Drawn By:
Date: July 7, 2021
Scale: Not To Scale

Approved By Builder:

Date:



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JUN 12 2021