



CONSTRUCTION SUMMARY

Joshua Creek - 224-6 MILLCROFT (TH-02.BLK236) A CORNER

Registere Plan Number: Municipal Address: Closing: 24-Aug-23

BONUS

Inv.472 18 Line 9618 25Oct22 / 25Oct22	1 - BONUS PACKAGE: \$5,000.00 WORTH OF UPGRADES FROM VALERY HOMES DÉCOR CENTRE IS BEING APPLIED TOWARD THE STRUCTURAL APPOINTMENT Note:
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CABINETRY

Inv.657 24 Line 12614 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL FRIDGE ENCLOSURE (H04) Note:
Inv.657 25 Line 12615 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL FRIDGE VALANCE Note:
Inv.657 26 Line 12616 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL FASCIA AND STACK MOULDING (J13) Note:
Inv.657 20 Line 12628 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL LEVEL 6 CABINETRY THROUGHOUT KITCHEN Note:
Inv.657 27 Line 12629 20Jun24 / 30Jun24	2 - KITCHEN: INSTALL CROWN MOULDING IN KITCHEN Note:
Inv.657 28 Line 12630 20Jun24 / 30Jun24	1 - MASTER ENSUITE: INSTALL LEVEL 6 CABINET ON MASTER ENSUITE VANITY Note:
Inv.657 21 Line 12611 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL WALL OVEN CABINET (H19) Note:
Inv.657 22 Line 12612 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL COOKTOP CABINET (H27) WITH POT AND PAN DRAWERS Note:



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CARPET

Inv.657 33 Line 12663 20Jun24 / 30Jun24	1 - BASEMENT - LOFT - ALL BEDROOMS: INSTALL UPGRADE 2 UNDERPAD IN CARPETED AREAS Note:
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CERAMIC TILE

Inv.657 29 Line 12631 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL STANDARD BACKSPLASH TILE UP BEHIND CHIMNEY HOOD FAN TO UPPER CABINETS Note:
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COUNTERTOP

Inv.657 31 Line 12633 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL MSI 2 QUARTZ IN KITCHEN, INCLUDING ISLAND Note:
Inv.657 32 Line 12634 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL OPTIONAL BREAKFAST BAR IN MSI 2 QUARTZ ON KITCHEN ISLAND Note:
Inv.657 23 Line 12613 20Jun24 / 30Jun24	1 - KITCHEN: COOKTOP CUTOUT Note:

ELECTRICAL

Inv.472 7 Line 9606 25Oct22 / 25Oct22	1 - KITCHEN: INSTALL RECEPTACLES - ADDITIONAL 15 AMP 120 VOLT RECEPTACLE FOR GAS STOVE Note:
Inv.472 9 Line 9609 25Oct22 / 25Oct22	1 - KITCHEN: INSTALL ELECTRICAL - ROUGH-IN FOR DEDICATED 30 - 40 AMP 220 V BUILT-IN WALL OVEN Note:
Inv.472 10 Line 9610 25Oct22 / 25Oct22	1 - ELECTRICAL - ROUGH-IN FOR AC UNIT. INCLUDES BREAKER & LOW VOLTAGE WIRE Note:



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HARDWOOD FLOORING

Inv.657 30 Line 12632 20Jun24 / 30Jun24	1 - KITCHEN: INSTALL STANDARD LEVEL HARDWOOD THROUGHOUT KITCHEN AND BREAKFAST AREA IN LIEU OF STANDARD TILES Note:
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HVAC

Inv.472 6 Line 9605 25Oct22 / 25Oct22	1 - KITCHEN: INSTALL GAS PIPING AND OTHER - GAS LINE R/I FOR MAIN FLOOR - STOVE Note:
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INTERIOR DOOR & TRIM

Inv.472 3 Line 9604 25Oct22 / 25Oct22	1 - INTERIOR DOOR HARDWARE, PACE LINE IN MATTE BLACK. INCL. EXTERIOR DOOR, NOT GRIP SET. PRICE IS EACH Note:
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Inv.472 4 Line 9620 25Oct22 / 25Oct22	8 - BASEMENT & LOFT: INSTALL LINCOLN PARK DOOR, 1 PANEL, HERITAGE 84" H Note:
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Inv.472 5 Line 9621 25Oct22 / 25Oct22	15 - MAIN FLOOR & SECOND FLOOR: INSTALL LINCOLN PARK DOOR, 1 PANEL, HERITAGE 96" H Note:
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INTERIOR DOORS & TRIM

Inv.472 17 Line 9617 25Oct22 / 25Oct22	12 - 2ND FLOOR: INTERIOR DOOR & TRIM - EXTENDED HEIGHT DOOR 96 INCH - 2ND FLOOR, UPGRADE FROM STD. 84"- 12 DOORS IN TOTAL Note:
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MISCELLANEOUS

Inv.657 34 Line 12662 20Jun24 / 30Jun24	1 - Purchaser has attended a Colour appointment at the Decor Centre & has DECLINED any additional upgrades and accepts and acknowledges that there will be no further colour or structural changes/additions/deletions to be made Note: Purchasers are aware & accept that ANY changes made to upgrades after signing this Purchasers Extra Form are subject to a minimum administration fee
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Inv.472 19	1 - Purchaser has attended a Structural appointment at the Decor Centre & has DECLINED any additional upgrades and accepts and acknowledges that there will be no further structural changes/additions/deletions to be made upon signing
Line 9619	Note: Purchaser accepts & acknowledges that all upgrades are to be approved by construction before the invoice is accepted.
25Oct22 / 25Oct22	

PLUMBING

Inv.472 8	1 - KITCHEN: INSTALL EXTRA ROUGH-IN LINE FOR FRIDGE ICE MAKER WITH SHUT-OFF
Line 9607	Note:
25Oct22 / 25Oct22	
Inv.472 11	1 - 3 PIECE BATHROOM - EXTRA 3-PIECE FINISHED BATH, COMPLETE
Line 9611	Note:
25Oct22 / 25Oct22	
Inv.472 12	1 - KITCHEN: ADD ADDITIONAL PLUMBING WHEN ADDING POT FILLER
Line 9612	Note:
25Oct22 / 25Oct22	
Inv.472 13	1 - KITCHEN: INSTALL POT FILLER S665- CHROME
MOEN MODERN TWO HANDLE POT FILLER FAUCET WITH DUAL SHUT-OFFS.	
*NOTE, PURCHASER WILL SELECT COLOUR AT THE TIME OF COLOURS. ADDITIONAL MONEY MAY BE REQUIRED	
Line 9613	Note:
25Oct22 / 25Oct22	
Inv.472 14	1 - PRIMARY ENSUITE: INSTALL PLUMBING FOR RAIN SHOWERHEAD FROM CEILING, MUST PURCHASE SHOWERHEAD. IN LIEU OF STANDARD SHOWERHEAD ON WALL
Line 9614	Note:
25Oct22 / 25Oct22	
Inv.472 15	1 - PRIMARY ENSUITE: INSTALL RAIN SHOWERHEAD
MOEN 12"RAINSHOWER WITH IMMERSION	
S1004 CHROME	
Line 9615	Note:
25Oct22 / 25Oct22	



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Inv.472 16	1 - BASEMENT: LAUNDRY: INSTALL ROUGH-IN LAUNDRY ROOM IN BASEMENT- INCL. PLUMBING, ELECTRICAL, VENTING. TILED FLOOR MUST BE PURCHASED IF ROUGH-IN IS ON CARPET. TILES ARE \$50/ SQ FOOT.*LAUNDRY TUB R/I NOT INCLUDED
Line 9616	Note:
25Oct22 / 25Oct22	

VACCUM/BELL

Inv.472 1	1 - CAT 6A LOCATION SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS
Line 9600	Note:
25Oct22 / 25Oct22	

WINDOWS

Inv.472 2	1 - BASEMENT: BASEMENT WINDOW - ENLARGE ONE (1) STANDARD WINDOW TO- 36 X 30
Line 9601	Note:
25Oct22 / 25Oct22	

**TH-2 CORNER, BLOCK 236
MILLCROFT
ELEV.A-CORNER 3,224 SQ.FT.**

ELEV. A-CORNER 3.224 SQ. FT.

PARTIAL OPTIONAL KITCHEN



Lot 224-6

SCHEDULE "H"

234-6

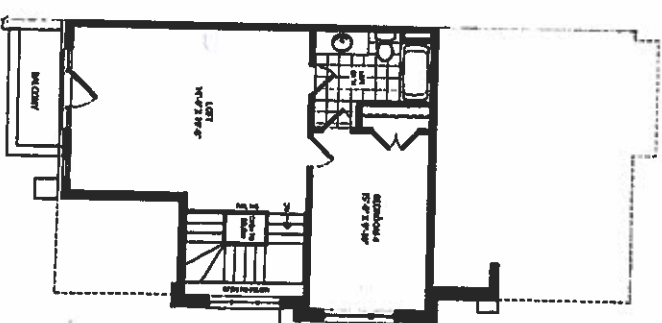
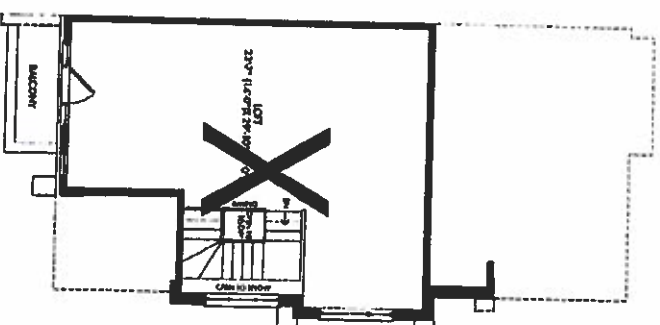
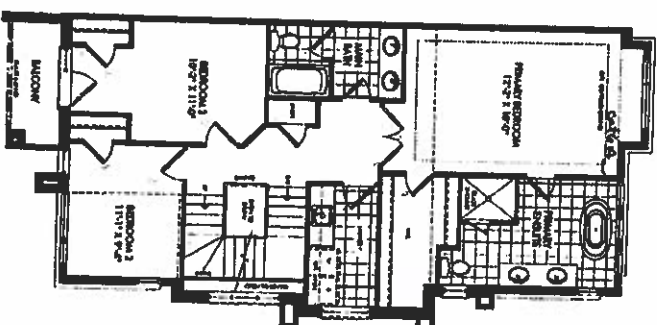
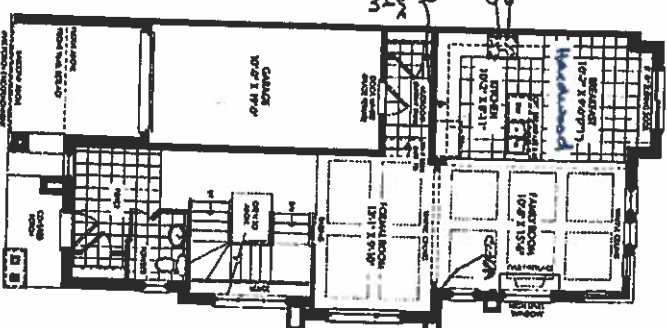
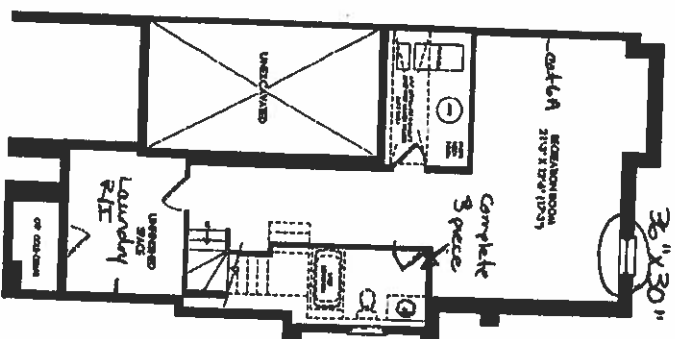
**FINISHED
BASEMENT ELEV. A**

GROUND FLOOR ELEV. A

SECOND FLOOR ELEV. A

LOFT PLAN ELEV. A

OPT. LOFT PLAN ELEV A




12 Doors →
Extended

JOSHUA CREEK
MONTAGE

VALÉRY

As the system has improved, the use of the system has increased. The system has been used by a large number of people, and the results have been very positive. The system has been used by a large number of people, and the results have been very positive.



 <p>FRIENDS TIMBERS 6200 Highway 300A, Ladysburg, PA 17043</p>	<p>VALERY HOMES JOSHUA CREEK TH-2</p>	<p>STANDARD FEATURES:</p> <ul style="list-style-type: none"> • 100cm upper cabinets • Backing on Kitchen and Bath cabinets except sinks • Kitchen & Bath countertops by others • Post-form laminate countertops in laundry
<p>Lot 224-6 June 22, 24</p>		
<p>Drawn By: Date: November 27, 2023 Scale: Not to Scale</p>	<p>Approved By Builder:</p>	<p>Date:</p>