



Site: INNISFIL  
Lot: 86W  
Model: CUNNINGHAM 36-04 (A)  
Purchaser: HUI ZHOU  
Purchaser: XUEWU XIE  
Phone: 647-639-8179  
Email: XIANGZHOUQUAN@HOTMAIL.COM



DESCRIPTION		DATE SELECTED
	BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE FRONT LOAD WASHER & DRYER	INCLUDED IN APS
	BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS
	BONUS PACKAGE: AIR CONDITIONING UNIT	INCLUDED IN APS
	STRUCTURALS	
#1	LARGER BASEMENT WINDOWS (x4)	JAN 26 2021
#2	SIDE ENTRY DOOR (EXTERIOR TO LANDING), AS PER PLAN, GRADE PERMITTING & PENDING CITY APPROVAL	JAN 26 2021
#3	NO FURTHER STRUCTURAL CHANGES	JAN 26 2021
	COLOURS	
#1	HARDWOOD- MAIN FLOOR- GREAT ROOM AND DINING ROOM- UP 1	14-Jun-21
#2	STAIN FOR STAIRS TO MATCH HARDWOOD- 1 FLIGHT	14-Jun-21
#3	KITCHEN TILE- UP 1	14-Jun-21

ZANCOR HOMES COLOUR CHART

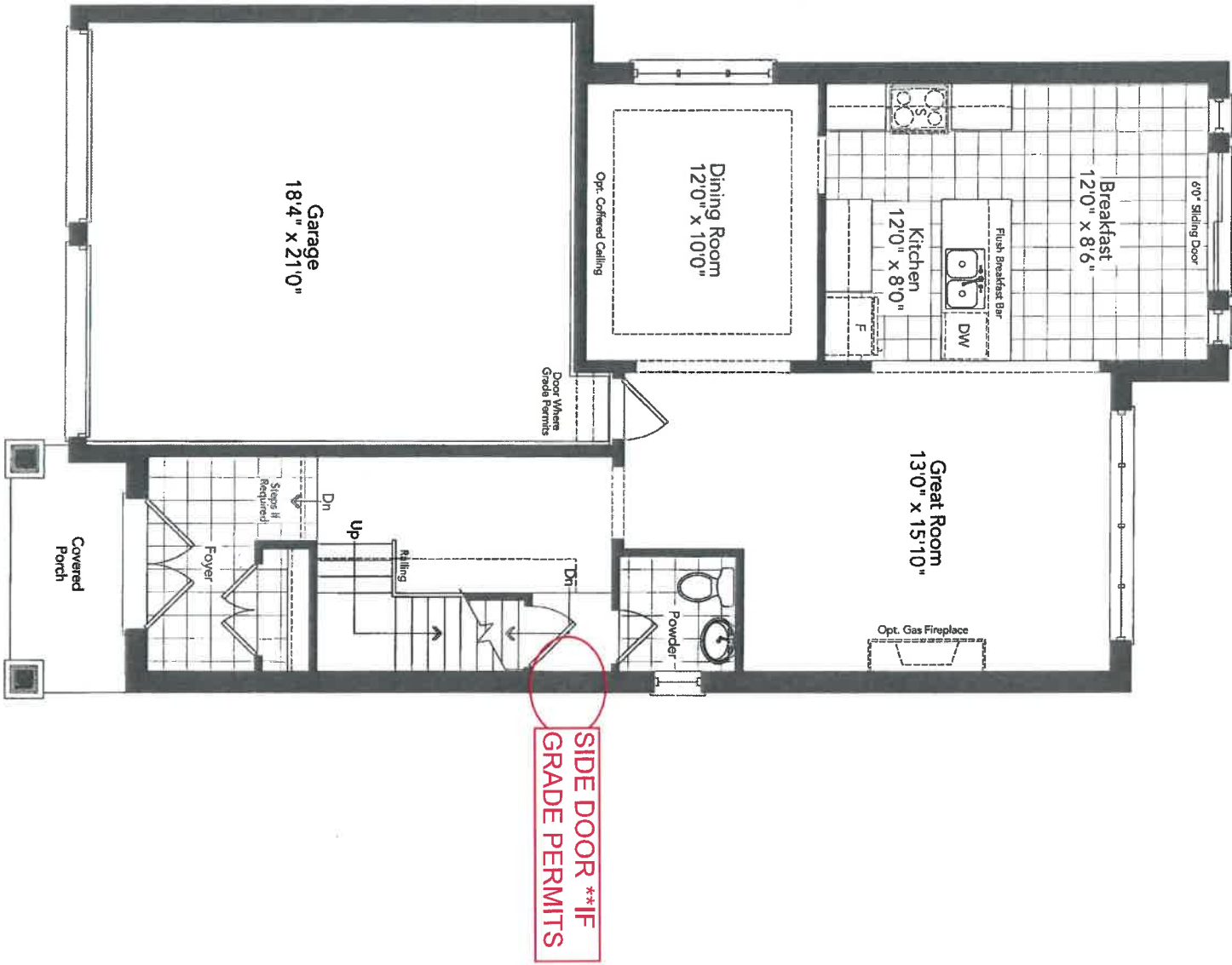
ENTRANCES				
Main Foyer - FLOORING		MALENA ICE 13 X 13		
Mudroom - FLOORING		NA		
Side Hall - FLOORING		NA		
Basement Foyer - FLOORING		NA		
KITCHEN				
Kitchen - FLOORING		VERSAI GRIS 18 X 18- UP 1		
Breakfast - FLOORING		VERSAI GRIS 18 X 18- UP 1		
Kitchen - CABINETS		CAMBRIDGE OAK ESPRESSO STAIN		
Island - CABINETS		CAMBRIDGE OAK ESPRESSO STAIN		
Servery - CABINETS		NA		
Kitchen - HANDLES/KNOBS		H800BC		
Kitchen - COUNTERTOP		BIANCO SARDO		
Island - COUNTERTOP		BIANCO SARDO		
Kitchen - BACKSPLASH		DECLINED		
Kitchen - SINK		STD		
Kitchen - FAUCET		STD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Dining Room - FLOORING		NORTHERN SOLID SAWN COLLECTION RED OAK 3 1/4" ECLIPSE- UP 1		
Living Room - FLOORING		NA		
Great Room - FLOORING		NORTHERN SOLID SAWN COLLECTION RED OAK 3 1/4" ECLIPSE- UP 1		
Library / Den - FLOORING		NA		
Basement Rec Room - FLOORING		NA		
STAIRS				
Railing Details - PICKETS		1-5/16" TURNED OAK		
Railing Details - POSTS		2 3/4" TURNED OAK POST		
Railing Details - HANDRAIL		2 1/2" OVAL OAK HANDRAIL		
Stair Stain - MAIN STAIRS		STAIN STAIRS TO MATCH HARDWOOD		
Stair Stain - BASEMENT STAIRS (if applicable)		NA		
Stair Stain - SERVICE STAIRS (if applicable)		NA		
POWDER ROOM				
Powder Room - FLOORING		MALENA ICE 13 X 13		
Powder Room - CABINETS		NA		
Powder Room - COUNTERTOP		NA		
Powder Room - SINK		STD		
Powder Room - FAUCET		STD		
2ND FLOOR				
Upper Hall - FLOORING		T20 OPENING NIGHT		
Master Bedroom - FLOORING		T20 OPENING NIGHT		
Bedroom 2 - FLOORING		T20 OPENING NIGHT		
Bedroom 3 - FLOORING		T20 OPENING NIGHT		
Bedroom 4 - FLOORING		NA		
LOFT - FLOORING		T20 OPENING NIGHT		
Master Ensuite - FLOORING		MALENA ICE 13 X 13		
Master Ensuite - SHOWER WALL		MALENA ICE 8 X 10		
Master Ensuite - SHOWER FLOOR		WHITE 2 X 2		
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		
Master Ensuite - CABINETS		SIERRA WHITE PVC		
Master Ensuite - HANDLES/KNOBS		K300P		
Master Ensuite - COUNTERTOP		SIERRA CASCADE 5003-38		
Master Ensuite - SINK(s)	STD	Master Ensuite - FAUCET(s)	STD	
***FOR TRADE USE***				
Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PES and/or colour charts PRIOR to installation.		INNISFIL 86W	SIGNATURES	
		PURCHASER INITIALS	VENDOR APPROVAL	

2ND FLOOR CONTINUED...									
TWIN Bath - FLOORING		MALENA ICE 13 X 13							
TWIN Bath - TUB / SHOWER WALL		MALENA ICE 8 X 10							
TWIN Bath - SHOWER FLOOR		NA							
TWIN Bath - SHOWER JAMB		NA							
TWIN Bath - CABINETS		SIERRA WHITE PVC							
TWIN Bath - HANDLES/KNOBS		K300P							
TWIN Bath - COUNTERTOP		SIERRA CASCADE 5003-38							
TWIN Bath - SINK(s)		STD		Main Bath - FAUCET(s)				STD	
Shared Bath - FLOORING		NA							
Shared Bath- TUB / SHOWER WALL		NA							
Shared Bath- SHOWER FLOOR		NA							
Shared Bath- SHOWER JAMB		NA							
Shared Bath- CABINETS		NA							
Shared Bath- HANDLES/KNOBS		NA							
Shared Bath- COUNTERTOP		NA							
Shared Bath- SINK(s)		NA		Shared Bath - FAUCET(s)				NA	
Ensuite Bath - FLOORING		NA							
Ensuite Bath - TUB / SHOWER WALL		NA							
Ensuite Bath - SHOWER FLOOR		NA							
Ensuite Bath - SHOWER JAMB		NA							
Ensuite Bath - CABINETS		NA							
Ensuite Bath - HANDLES/KNOBS		NA							
Ensuite Bath - COUNTERTOP		NA							
Ensuite Bath - SINK(s)		NA		Ensuite Bath - FAUCET(s)				NA	
LAUNDRY									
Laundry - FLOORING		MALENA ICE 13 X 13		Laundry - HANDLES/KNOBS		NA			
Laundry - CABINETS		NA		Laundry - SINK		STD			
Laundry - COUNTERTOP		NA		Laundry - FAUCET		STD			
Laundry - BACKSPLASH		NA							
TRIM / PAINT									
Casing/Baseboards		STD							
Interior Doors		STD							
Interior Door Hardware		STD							
PAINT - Throughout		BIRCH WHITE							
FIREPLACE									
Location / Insert / Mantle		DECLINED							
ACCESSORIES									
Mirrors		YES		BATH ACCESSORIES		YES			
APPLIANCE REQUIREMENTS									
GAS LINE TO BBQ		DECLINED		ELECTRICAL for Built-in Oven		DECLINED			
GAS LINE & ELECTRICAL TO STOVE		DECLINED		ELECTRICAL for Built-in Micro		DECLINED			
GAS LINE & ELECTRICAL TO DRYER		DECLINED		ELECTRICAL for Cooktop		DECLINED			
HOOD FAN VENT SIZE		6" STD		ELECTRICAL for Bar Fridge		DECLINED			
WATERLINE to Fridge		DECLINED							
DISCLAIMER									
Any changes to the colour chart after signing are subject to a <b>\$5000</b> administration fee plus costs									
Purchaser has checked and acknowledged accuracy of colour and selections before signing.									
Colours of all materials are as close as possible to Builders selection but not necessarily identical due to dye lot variances in manufacturing/manufacturers. Due to construction progress some items may have been pre-selected or installed. In this event the Vendor's selection must be accepted by the purchaser									
SITE / LOT:		INNISFIL		LOT		86W			
PURCHASER(S):		HUI ZHOU							
PURCHASER(S):		XUEWU XIE							
CONTACT:		647-639-8179		XIANGZHOUQUAN@HOTMAIL.COM					
****FOR TRADE USE****									
Any upgrades in the colour chart must be accompanied with a PES. It is the responsibility of all Trades to Inform the builder of any discrepancies on sketches, PES and/or colour charts <u>PRIOR</u> to installation.									
PURCHASER SIGNATURE				PURCHASER SIGNATURE					
PURCHASER SIGNATURE				PURCHASER SIGNATURE					
DÉCOR CONSULTANT				DÉCOR CONSULTANT		0			
Vendor APPROVAL				Vendor APPROVAL					

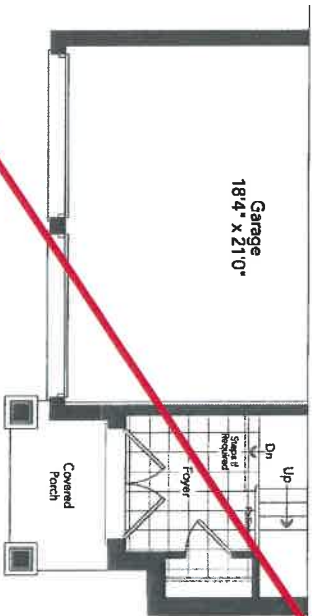


Elevation A 2108 sq.ft.

Elevation B 2081 sq.ft.



Ground Floor  
Elevation A

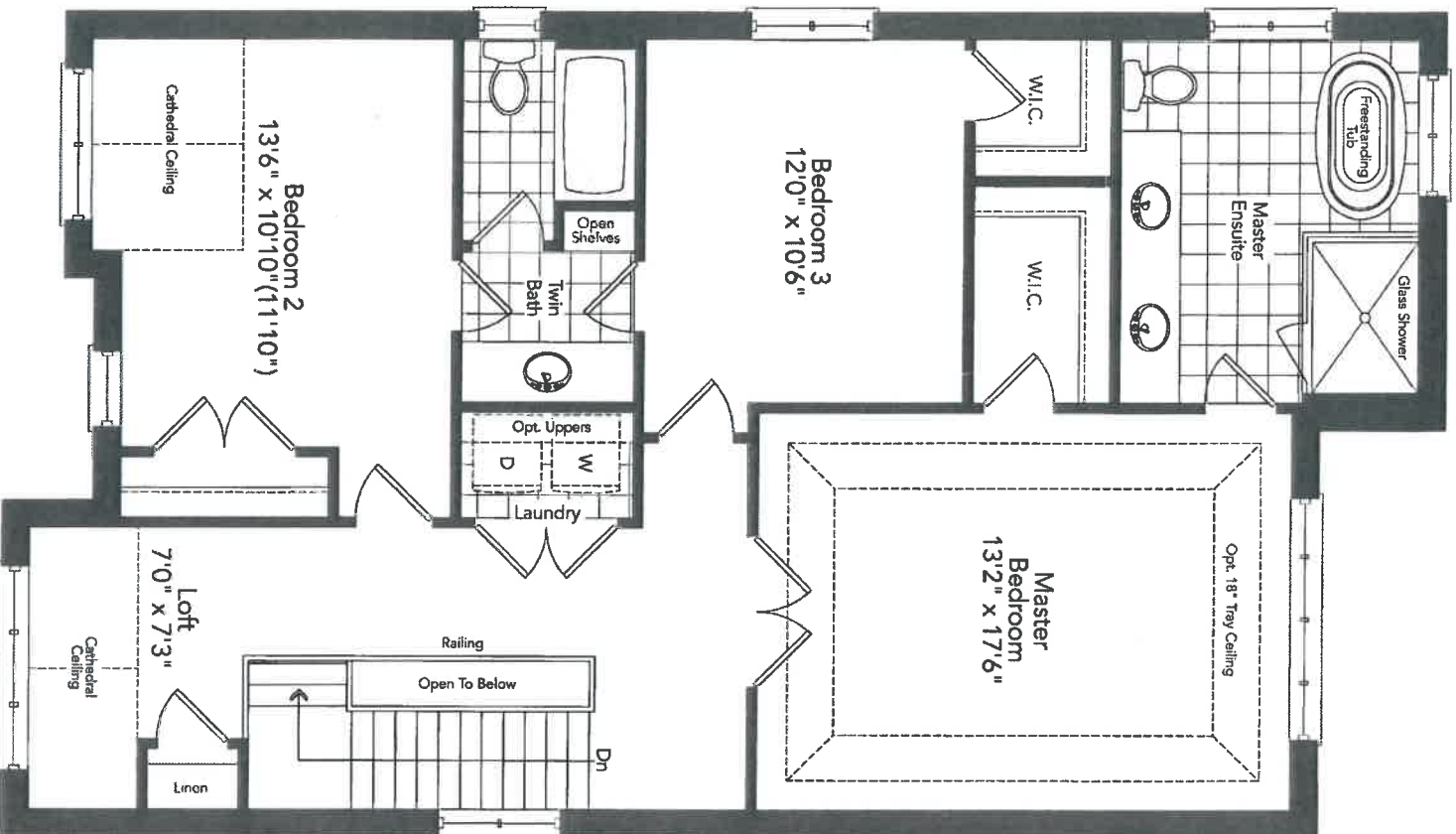


Partial Ground Floor  
Elevation B

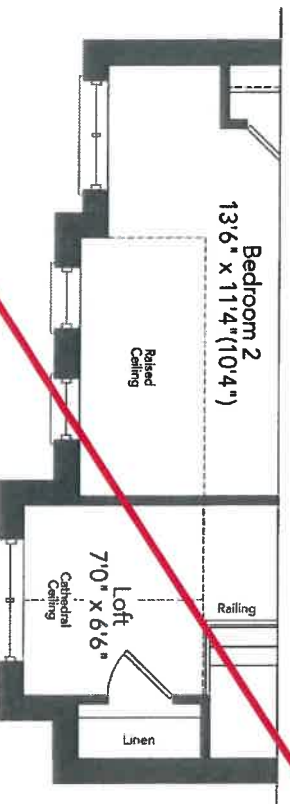
XXXX  
24H  
June 14, 2021

**LOT 86W**

**CUNNINGHAM 36-04**



Second Floor  
Elevation A



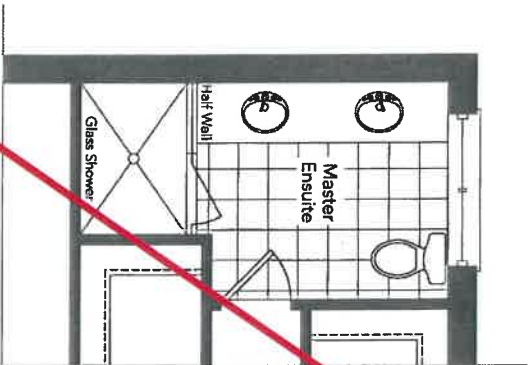
~~Partial Second Floor  
Elevation B~~

XXX  
2H

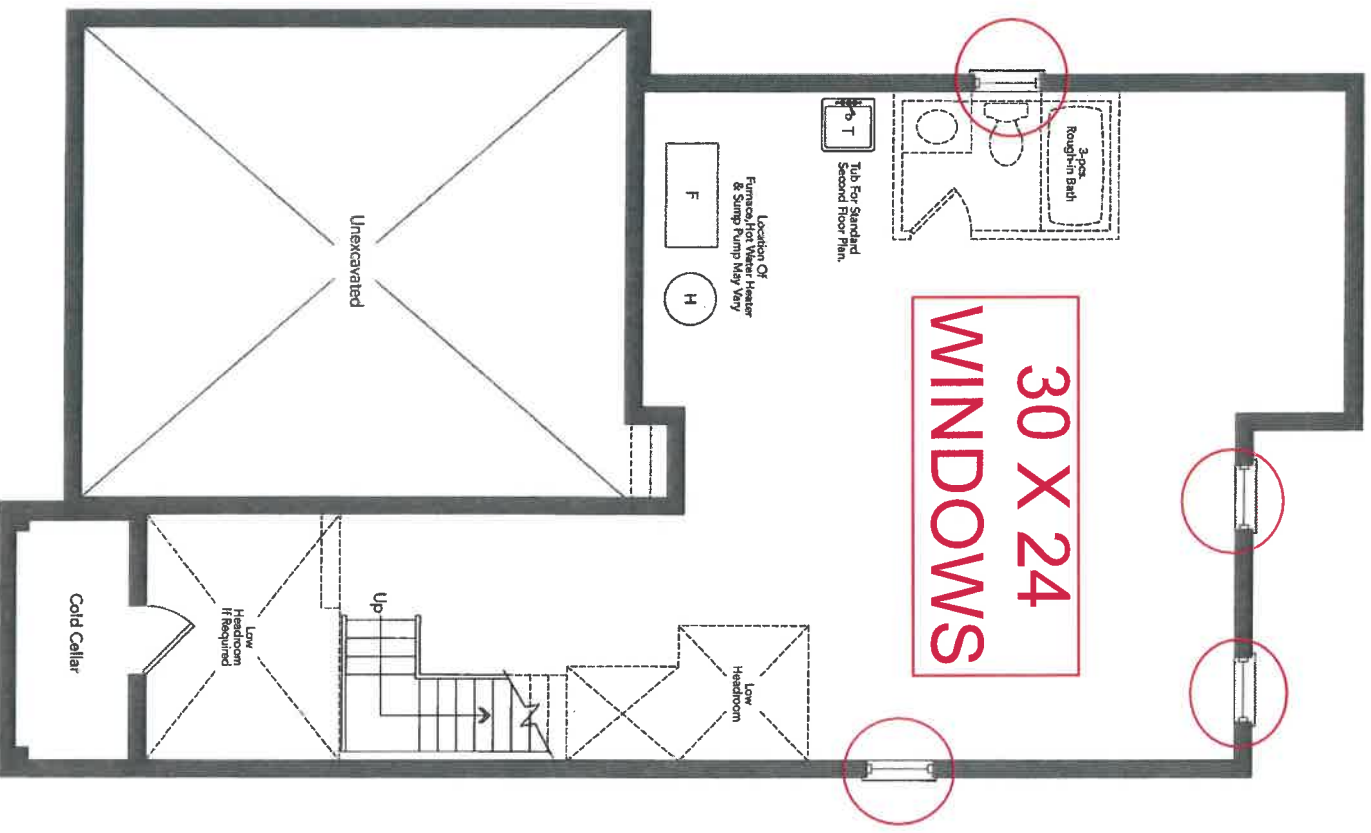
June 14/21

**LOT 86W**

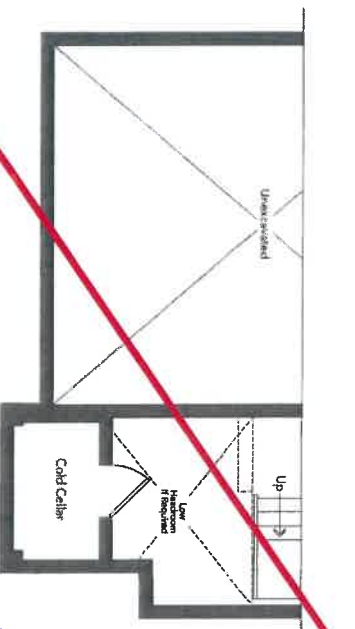
**CUNNINGHAM 36-04**



Optional Master Ensuite  
For Optional Second Floor



Basement  
Elevation A



Partial Basement  
Elevation B

**LOT 86W**

XXU  
2H  
June 14/21

CUNNINGHAM 36-04

8600  
June 14/21

New Image Kitchens Inc.

Scale

Date 24.02.17

Approved by

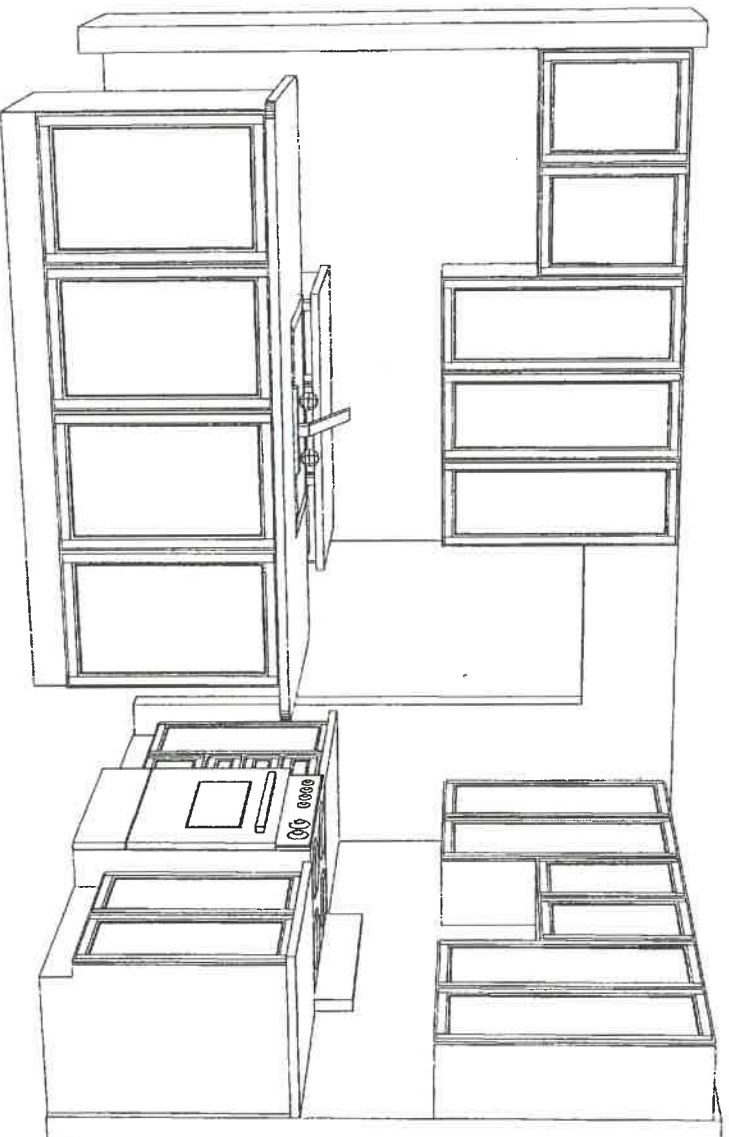
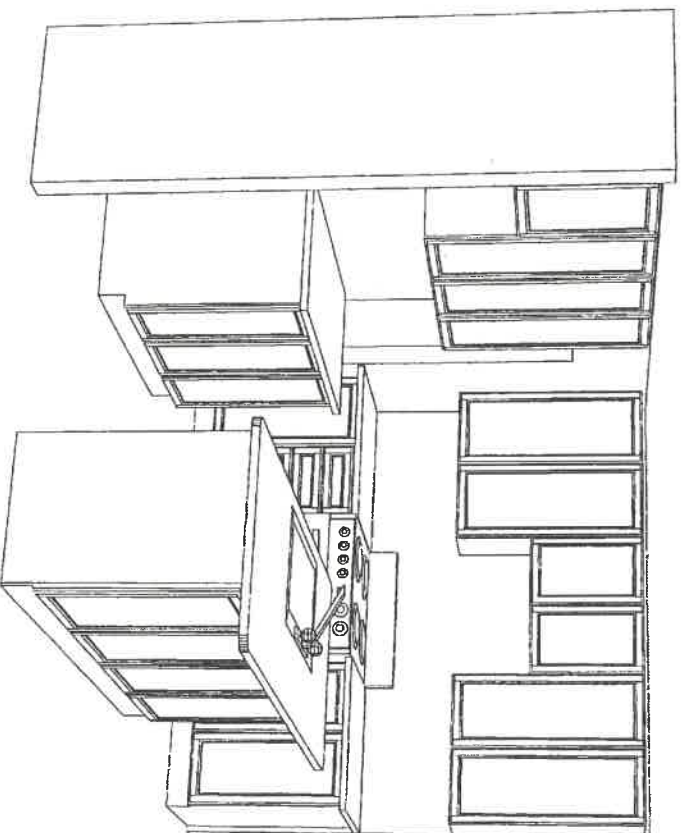
Drawn by  
MAGER

Revised

BELLE AIR SHORES, INNISFIL

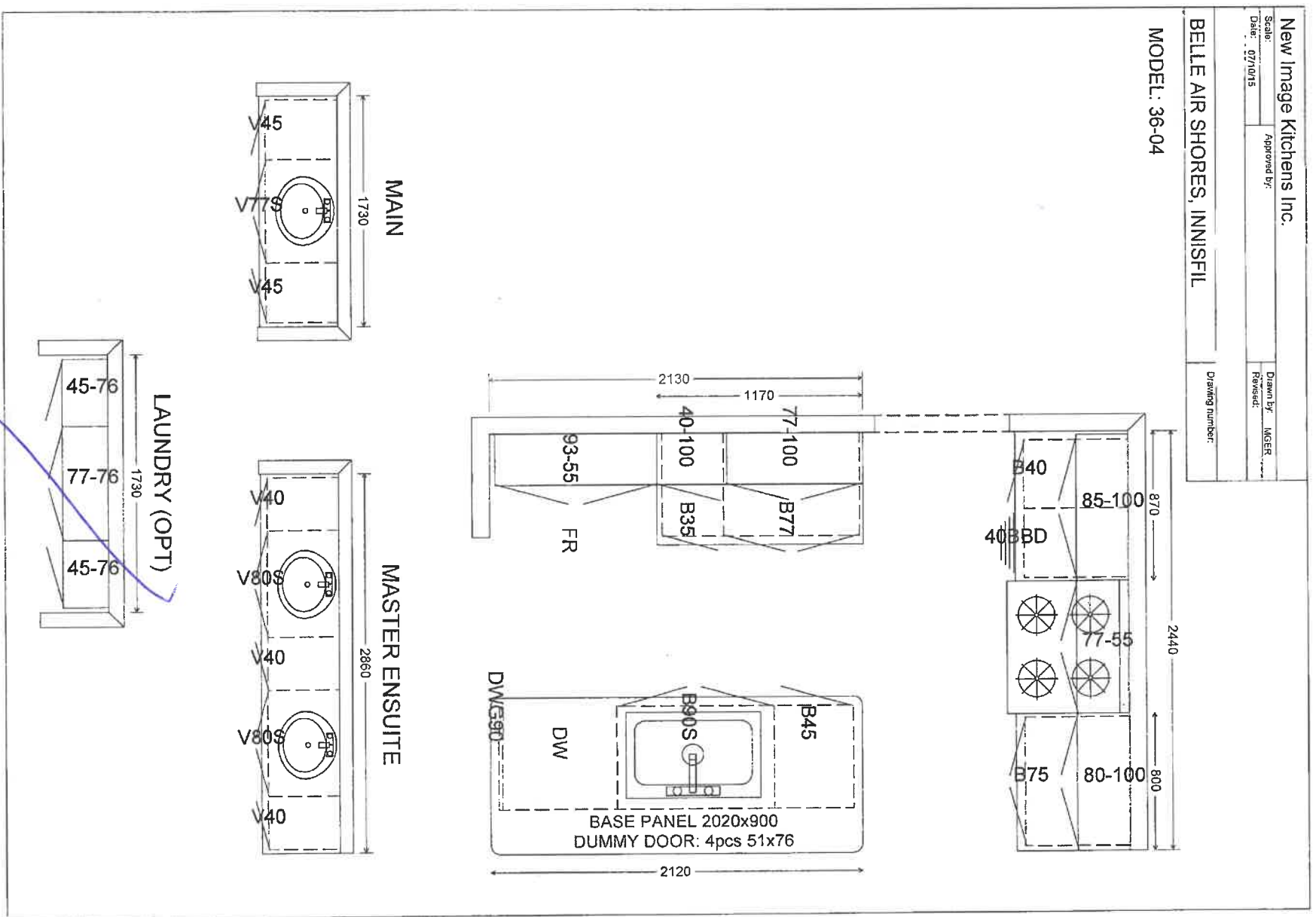
Drawing number

MODEL: 36-04



Standard Kitchen  
XXV  
7H

860  
June 14/21



XXV  
212



## APPLIANCE ACKNOWLEDGEMENT

CONTACT: Wayne @ Coast Appliances (905) 303-6909 / 1748 Creditstone, Unit 1, Concord

- ▶ **Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE OF COLOUR CHART (if not received during appointment)**  
**\*\*\*Specs that require changes/modifications after this date will not be accepted\*\*\***
- ▶ NOTE: Any upgraded appliances are to be paid by the Purchaser, directly to the appliances company.
- ▶ Additional charges to the Purchaser may apply for cabinetry, electrical and plumbing in order to accommodate the specs given by the homeowner.
- ▶ It is the Purchaser's responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications after closing.
- ▶ Standard appliance openings are approximate and the minimum required. Sizes may vary due to onsite condition and/or when modifications have been made to the cabinetry.

### STANDARD OPENINGS ACKNOWLEDGED BY PURCHASER:

- Fridge Opening ▶ 36" x 74" \*\*Size is (+/-) & space above the fridge is required due to proper air flow
- Stove Opening ▶ 30"
- Hood Fan Opening ▶ 30"
- Hood Fan Vent ▶ 6"
- Dishwasher Opening ▶ 24"

INITIAL

### UPGRADED APPLIANCES BELOW (check applicable)

**It is the Purchaser's responsibility to provide Zancor Homes with the correct specification for each appliance that has been upgraded. Zancor Homes will not be responsible for appliance requirements based on upgrades if specs have not been provided to the builder.**

INITIAL

- FRIDGE** ☐ Built-In ☐ Flush Inset
- (Spec's Required) ☐ Paneled / Integrated ☐ Water Line

- RANGE** ☐ 36" ☐ Cooktop (Apron front)
- (Spec's Required) ☐ 48" ☐ same as the stove ☐ Cooktop (Drop-in)
- \*\*Larger CFM may be required with these appliances\*\* ☐ Gas ☐ Induction
- \*\*Countertop Cut-out charge required for cooktop

- HOOD FAN & VENT** ☐ Under Cabinet (Standard) ☒ 6 Inch (Standard)
- (Spec's Required) ☐ Chimney (centre vent) ☐ 8 Inch
- ☐ Insert / Liner ☐ 10 Inch

- WALL OVEN & MICRO** ☐ Single Oven ☐ Warming Drawer
- (Spec's Required) ☐ Double Oven ☐ Over the Range Microwave
- ☐ Steam Oven ☐ Built-in Microwave (\*trim kit required)

DATE June 14/21 SITE 1411561 LOT 8661

**\*\* Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.**

**\*\*It is the responsibility of the trade to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation.**

221 North Rivermede Road, Concord, Ontario L4K 3N7 \* T: (905) 738.7010 F: (905) 738.5948

INTERIOR FINISHES ACKNOWLEDGEMENT / WAIVER

Purchaser accepts and acknowledges that the Builder reserves the right to substitute materials with those of equal or better quality where the manufacture, scheduling or delivery of materials may directly impact the Builder's ability to meet its' contractual obligations under the Agreement of Purchase and Sale.

**UPGRADES/EXTRAS:** All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

**PORCELAIN & NATURAL STONES:** Due to the properties of natural stones including but not limited to **marble, granite, quartz**, no two pieces are exactly the same. Variations in colour, tone, granularity (pitting, fissures) and pattern are to be expected, including various lighting may affect the overall finished look. Stone tops are sealed at time of installation and should never be cleaned with lemon oil or vinegar. Stones are porous materials, therefore any spilled substance require immediate attention. Stone countertops require regular seal re-application as part of home maintenance. Purchaser acknowledges colour and product variations as well as natural imperfections may exist with the selection of natural stone materials and shall not hold the Vendor liable for provision of same.

**STONE COUNTERTOP JOINTS:** Purchaser is aware that one joint will be at each corner and on either side of slide-in-range (if applicable). It will also be where the length of the counter top exceeds the length of a stone slab. Slabs are usually approximately 5'x 8'.

**CERAMIC TILES:** Due to manufacturing, shade (dye lots), product variations may exist that can affect the overall look of the finished product. Although every effort will be made to ensure the colours and materials selected are as close as possible to the samples, the purchaser acknowledges that the sample tiles supplied in the Design Centre may not be identical to the materials installed in the home.

**STAIR STAINS:** Due to the natural properties of wood, many variables can affect the overall look of the finished product. Factors including but not limited to wood type, knotting, graining, density, age, humidity, and air temperature can result in substantial variations in stain intensity. The purchaser accepts that although the Vendor will do their best to match stain the unfinished stairs as close as possible to the pre-finished floors, it is not possible to have an identical match and that there MAY be shade differences between the two products.

**CABINETRY:** Due to the natural properties of wood, slight variations apparent with cabinetry are to be expected. This includes but not limited to wood species, wood grain, colour, finish, product variations, and natural imperfections are all factors that may affect the overall look of the finished product. Such factors make exact colour matching impossible. The type and intensity of lighting in the areas of designated cabinetry placement may also highlight characteristics of cabinetry finish. All cabinets shall be finished with a white melamine interior box unless a finished interior is upgraded. Due to building specifications and/or on-site conditions, certain cabinetry upgrades may not be possible. The purchaser acknowledges that the Builder cannot guarantee the cabinetry finish or provision of certain upgrades and shall not hold the Builder liable for provision of same.

**UPGRADES/EXTRAS:** All upgrades and additional selections indicated on the colour chart must be accompanied by an upgrades/extras sheet (PES) and full payment otherwise the selection will be invalid. All colour charts and upgrades/extras will not proceed until verified and signed by an authorized signing officer at the Vendor's head office. **CHANGES WILL NOT BE PERMITTED UPON COMPLETION AND SUBMISSION OF THE COLOUR CHART.**

**HARDWOOD / LAMINATE FLOORING:** Due to the properties of wood and laminate, many variables can affect the overall look of the finished product. Variations include but not limited to wood type or laminate finish, colour/stain and wood grain are significant factors that make exact colour matching impossible. The purchaser acknowledges that the hardwood flooring is a pre-finished product in a controlled environment. Expansion, compression and cupping are characteristics of hardwood flooring once installed in the home. The purchaser acknowledges these may become apparent over time and despite the Builders' efforts to install the hardwood flooring materials in keeping with good workmanship, the Builder shall not be responsible nor held liable for minor variances of fluctuation in hardwood flooring materials.

HARDWOOD / LAMINATE WAIVER:

I/We understand hardwood flooring is classified as a porous material and as such not recommended by the Builder in certain areas. I/We understand there is a concern due to possible water and other substances being frequently splashed or spilled onto the floor and in contravention of Ontario Building Code Section 9.30.1.2(1).

*"Finished flooring bathrooms, kitchens, public entrance halls, laundry & general storage areas shall consist of resilient flooring, felted-synthetic-fibre floor coverings, concrete, terrazzo, ceramic tile, mastic or other types of flooring providing similar degrees of water resistance.*

I/We are prepared to assume full responsibility for any damage caused to the hardwood floor or subfloor due to moisture absorberency in the mentioned areas, and agree to waive any claims against the Township of residence, TARIION and/or the Builder in relation to the matter. **\*\*SEE COLOUR CHART FOR LOCATIONS\*\***

DATE June 14/21

SITE 11111111

LOT 8660

HOME AUTOMATION  
(Cable, CAT5/6, Telephone)

OPTION 1:

I/we the Homeowner(s) have chosen to contact the Home Automation Company to select the locations of the rough-ins for Cable, CAT5, Telephone as included in our Agreement of Purchase Sale.

I/we the Homeowner(s) will contact the trade within 4 weeks of the date of this release to select locations of the standard rough-ins review other optional products for purchase.

Trade: Smart-Tech Home Automation

Phone: (905) 761-6469

Rep: Kris

Location: 200 Millway Avenue, Unit 8

Concord, Ont L4K 5K8

Should the homeowner not make these selections within the sufficient time provided, the rough-ins as mentioned above will be installed in locations at the Vendor's discretion.

Homeowner(s) Initial

OPTION 2:

I/we the Homeowner(s) have chosen to not contact the home automation company. I/we the Homeowner(s) have selected the locations for the standard rough-ins for Cable, CAT5, Telephone that are included in the Agreement of Purchase and Sale directly with a décor rep.

Homeowner(s) Initial

DATE June 14/21

SITE 14111561

LOT 141 8610



Stone Countertop Edge Profiles

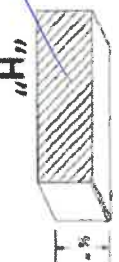
\*\*Where applicable as per site specifications\*\*

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in  
Kitchen



Standard Countertop Edge in  
Vanity

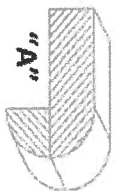
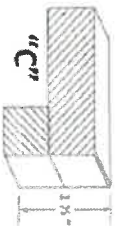


Homeowner(s) Initial

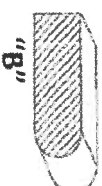
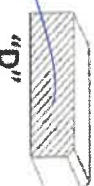
XXV  
2H

OPTION (1) EDGE FOR KITCHEN & VANITIES \$250

Optional Edge in Kitchen



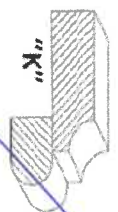
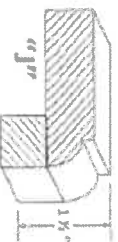
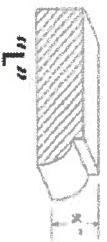
Optional Edge in Bathroom



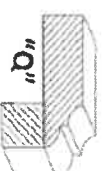
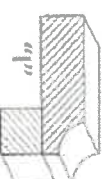
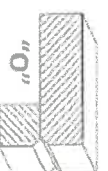
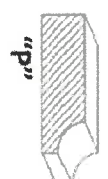
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

DATE

June 14/21

SITE

14411541

LOT

8662