

Site:BRAMPTON

Lot:16

Model:VALLEY 36-02 (B)

Purchaser:GURPAL SINGH SIDHU

Purchaser:KULJEET KAUR SIDHU

Phone:647-338-5312

Email:GSIDHU014@GMAIL.COM



DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WASHER & DRYER	INCLUDED IN APS	
BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS	
STRUCTURALS		
#1 9 FOOR BASEMENT CEILINGS		FEB 16 2021
#2 FROST GLASS ON FRONT DOOR IN LIEU OF CLEAR		FEB 16 2021
	COLOURS	
#1 PLUG FOR FUTURE TV OVER FIREPLACE- SEE SKETCH		10-Aug-21
#2 KITCHEN COUNTER- UP 4		10-Aug-21
#3 KITCHEN BACKSPLASH- SLAB		10-Aug-21
#4 KITCHEN CABINET- UP 1		10-Aug-21
#5 HARDWOOD- GREAT ROOM, DINING ROOM, DEN, MAIN HALL/LANDINGS, UPPER HALL- UP 1		10-Aug-21
#6 CABINET- MASTER ENSUITE- UP 1		10-Aug-21
#7 TILE- MASTER SHOWER FLOOR- UP 1		10-Aug-21
#8 CABINET- MAIN BATH- UP 1		10-Aug-21
#9 CABINET- SHARED BATH- UP 1		10-Aug-21
#10 CABINET- LAUNDRY BASE- UP 1		10-Aug-21
#11 WATERLINE FOR FRIDGE		10-Aug-21
#12 COMFORT HEIGHT X 3- MASTER, MAIN AND ENSUITE 2		10-Aug-21
#13 BANK OF DRAWERS IN MASTER ENSUITE- SEE SKETCH		10-Aug-21

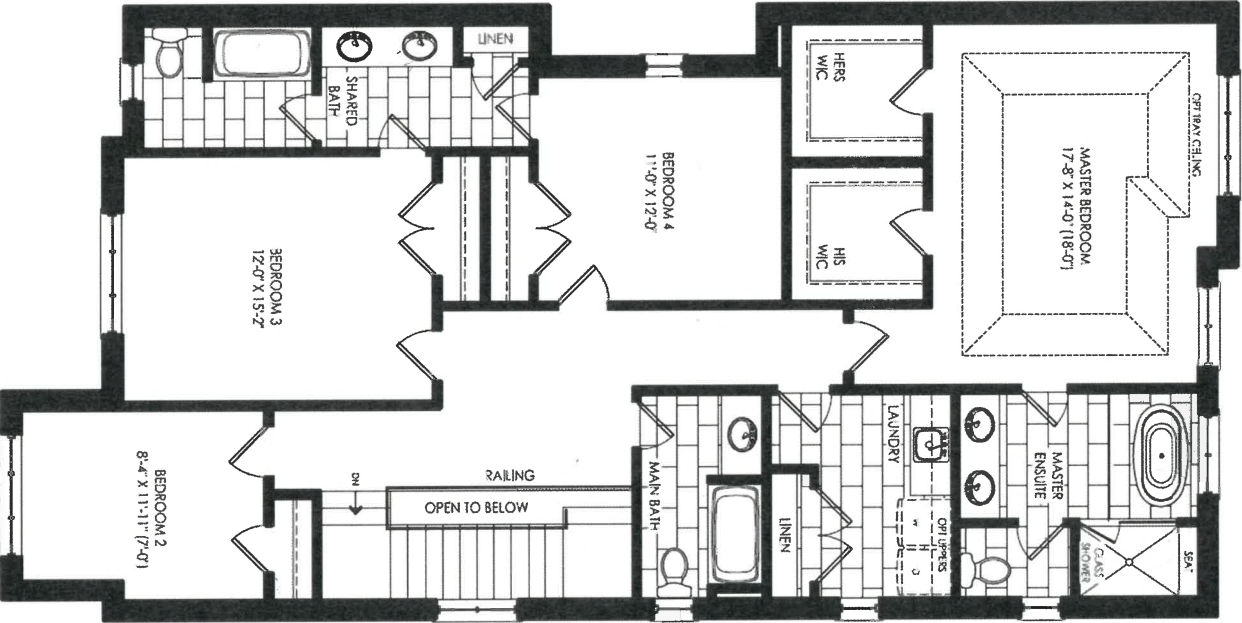
ZANCOR HOMES COLOUR CHART

ENTRANCES				
Main Foyer - FLOORING		VERSAL GRIS POLISHED 18 X 18		
Mudroom - FLOORING		VERSAL GRIS POLISHED 18 X 18		
Side Hall - FLOORING		NA		
Basement Foyer - FLOORING		NA		
KITCHEN				
Kitchen - FLOORING		VERSAL GRIS POLISHED 18 X 18		
Breakfast - FLOORING		VERSAL GRIS POLISHED 18 X 18		
Kitchen - CABINETS		EURO MYSTIQUE HIGH GLOSS -UP 1		
Island - CABINETS		EURO MYSTIQUE HIGH GLOSS -UP 1		
Servery - CABINETS		NA		
Kitchen - HANDLES/KNOBS		H800BC		
Kitchen - COUNTERTOP		BORGHINI LINCOLN- UP 4		
Island - COUNTERTOP		BORGHINI LINCOLN- UP 4		
Kitchen - BACKSPLASH		SLAB- BORGHINI LINCOLN		
Kitchen - SINK		STD		
Kitchen - FAUCET		STD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING		NORTHERN SOLID SAWN COLLECTION PEARL WHITE OAK 3 1/4" GOTHAM- UP1		
Main Hall - FLOORING		NORTHERN SOLID SAWN COLLECTION PEARL WHITE OAK 3 1/4" GOTHAM- UP1		
Dining /Room - FLOORING		NORTHERN SOLID SAWN COLLECTION PEARL WHITE OAK 3 1/4" GOTHAM- UP1		
Library / Den - FLOORING		NORTHERN SOLID SAWN COLLECTION PEARL WHITE OAK 3 1/4" GOTHAM- UP1		
Basement Rec Room - FLOORING		NA		
STAIRS				
Railing Details - PICKETS		BLACK METAL SINGLE COLLAR W/ ALT PLAIN		
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 AS CLOSE AS POSSIBLE		
Stair Stain - BASEMENT STAIRS (if applicable)		NA		
Stair Stain - SERVICE STAIRS (if applicable)		NA		
POWDER ROOM				
Powder Room - FLOORING		VERSAL GRIS POLISHED 18 X 18		
Powder Room - CABINETS		NA		
Powder Room - COUNTERTOP		NA		
Powder Room - SINK		STD		
Powder Room - FAUCET		STD		
2ND FLOOR				
Upper Hall - FLOORING		NORTHERN SOLID SAWN COLLECTION PEARL WHITE OAK 3 1/4" GOTHAM- UP1		
Master Bedroom - FLOORING		T03 OPENING NIGHT		
Bedroom 2 - FLOORING		T03 OPENING NIGHT		
Bedroom 3 - FLOORING		T03 OPENING NIGHT		
Bedroom 4 - FLOORING		T03 OPENING NIGHT		
Bedroom 5 - FLOORING		NA		
Master Ensuite - FLOORING		LIVORNO POLISHED 18 X 18		
Master Ensuite - SHOWER WALL		LIVORNO POLISHED 18 X 18		
Master Ensuite - SHOWER FLOOR		ONTARIO HEX SERIES DARK GREY MATTE - UP 1		
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		
Master Ensuite - CABINETS		SHAKER MDF STONE GREY- UP 1-COMFORT HEIGHT		
Master Ensuite - HANDLES/KNOBS		H800BC		
Master Ensuite - COUNTERTOP		BIANCO CARRARA		
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.		BRAMPTON 160	PC	Vendor Approval
PAGE 1 OF 2			PURCHASER INITIALS	

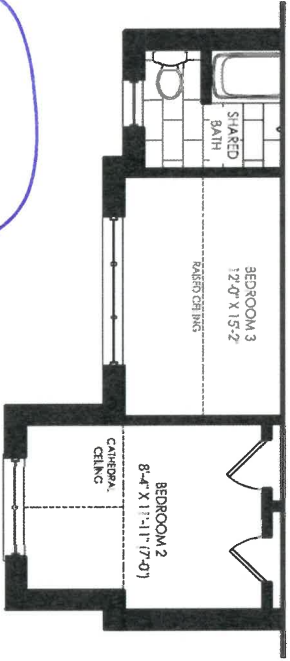
2ND FLOOR CONTINUED...									
Main Bath - FLOORING				MADISON ANTHRACITE MATTE 18 X 18		✓			
Main Bath - TUB / SHOWER WALL				MADISON ANTHRACITE MATTE 18 X 18		✓			
Main Bath - SHOWER FLOOR				NA					
Main Bath - SHOWER JAMB				NA					
Main Bath - CABINETS				EURO PVC LIGHT GREY HIGH GLOSS- UP 1- COMFORT HEIGHT					
Main Bath - HANDLES/KNOBS				H800BC					
Main Bath - COUNTERTOP				5003-38					
Main 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				MADISON ANTHRACITE MATTE 18 X 18					
Ensuite Bath - TUB / SHOWER WALL				MADISON ANTHRACITE MATTE 18 X 18					
Ensuite Bath - SHOWER FLOOR				NA					
Ensuite Bath - SHOWER JAMB				NA					
Ensuite Bath - CABINETS				EURO PVC LIGHT GREY HIGH GLOSS- UP 1- COMFORT HEIGHT					
Ensuite Bath - HANDLES/KNOBS				H800BC					
Ensuite Bath - COUNTERTOP				5003-38					
Ensuite Bath - SINK(s)	STD				Ensuite Bath - FAUCET(s)		STD		
LAUNDRY									
Laundry - FLOORING	VERSAL GRIS 18 X 18			Laundry - HANDLES/KNOBS		H800BC			
Laundry - CABINETS	MYSTIQUE HIGH GLOSS EURO- 1 ✓			Laundry - SINK		STD			
Laundry - COUNTERTOP	5003-38			Laundry - FAUCET		STD			
Laundry - BACKSPLASH	DECLINED								
TRIM / PAINT									
Casing/Baseboards				STD					
Interior Doors				STD					
Interior Door Hardware				STD					
PAINT - Throughout				WARM GREY					
FIREPLACE									
Location / Insert / Mantle				STD					
ACCESSORIES									
Mirrors	YES			BATH ACCESSORIES		YES			
APPLIANCE REQUIREMENTS									
GAS LINE TO BBQ	STD			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	YES								
DISCLAIMER									
Any changes to the colour chart after signing are subject to a \$5000 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:	BRAMPON 16					0			
PURCHASER(S):	GURPAL SINGH				0				
PURCHASER(S):	KULJEET KAUR SETHI				0				
CONTACT:	0 647-338-5312				0				
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.									
ZANCOR HOMES				PURCHASER SIGNATURE		SIGNATURES / DATE			
				PURCHASER SIGNATURE					
				DÉCOR CONSULTANT					
				Vendor APPROVAL		Aug 17/21			

BRAMPTON
Valley 36-02

Lot 16
Aug 10/21



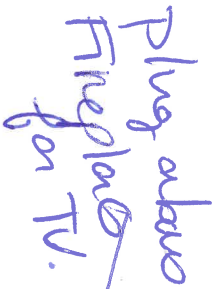
Elevation A
Second Floor



Elevation B
Second Floor

LOT
16

Let 16
Aug 18/21

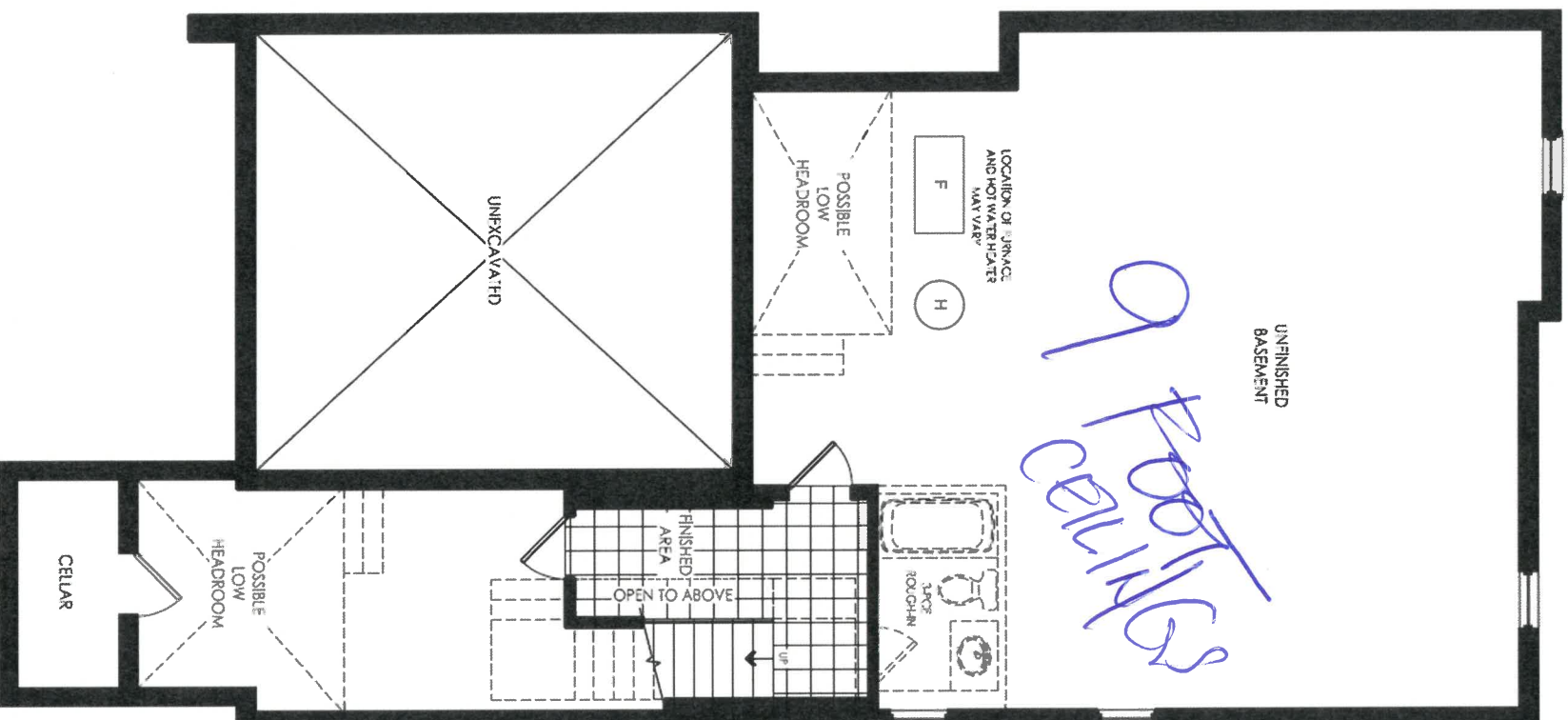


Elevation A & B
Ground Floor

14

BRAMPTON
Valley 36-02

Lot 16
Aug 10/21



Elevation A & B
Basement

LOT
16

Lot 16/21
An 9/10/21

36-02 ELEV. A & B

MAIN

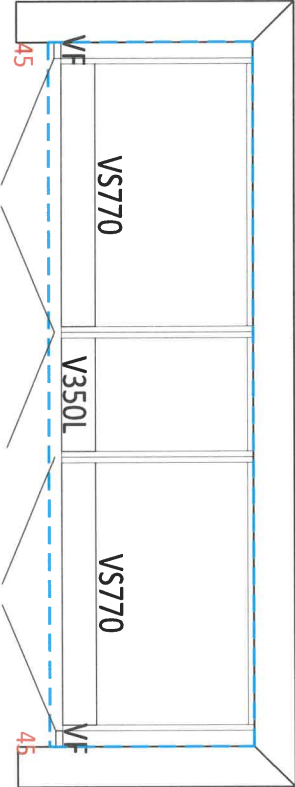
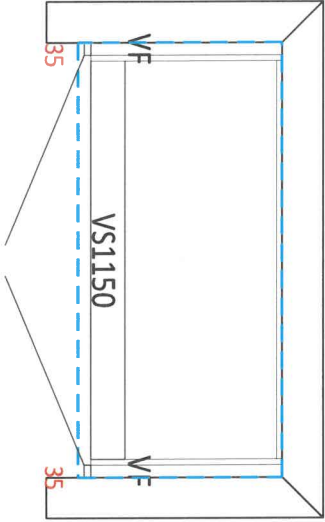
1220

Comfort Height

SHARED

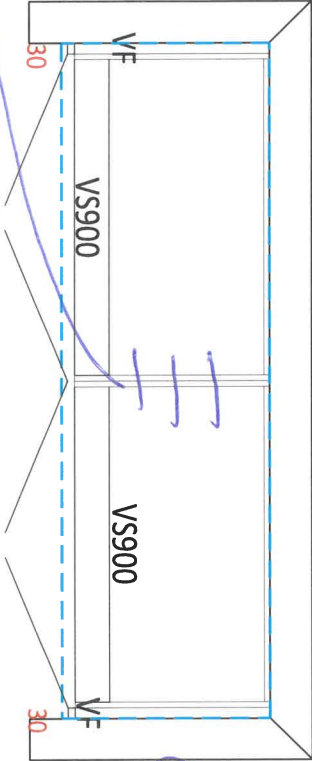
1980

Comfort Height



MASTER ENSUITE

1860



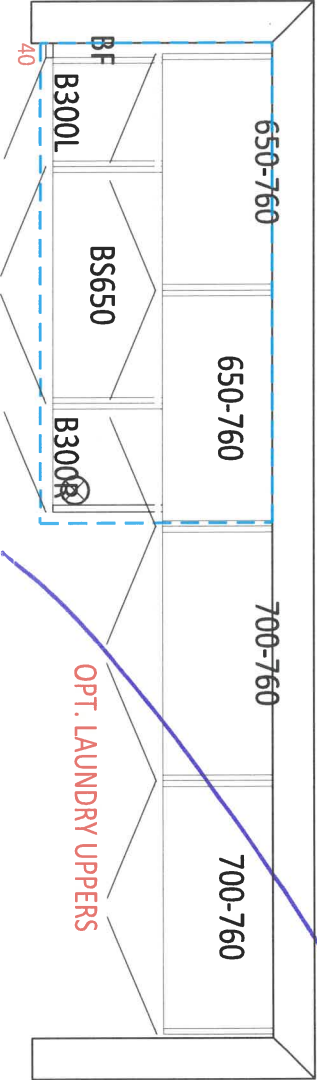
Comfort Height

LAUNDRY ROOM

2740

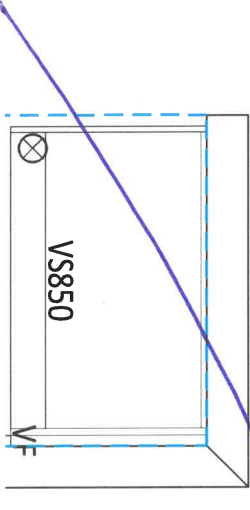
1320

Barb's Mark



OPT. BASEMENT BATH

910



Barb's

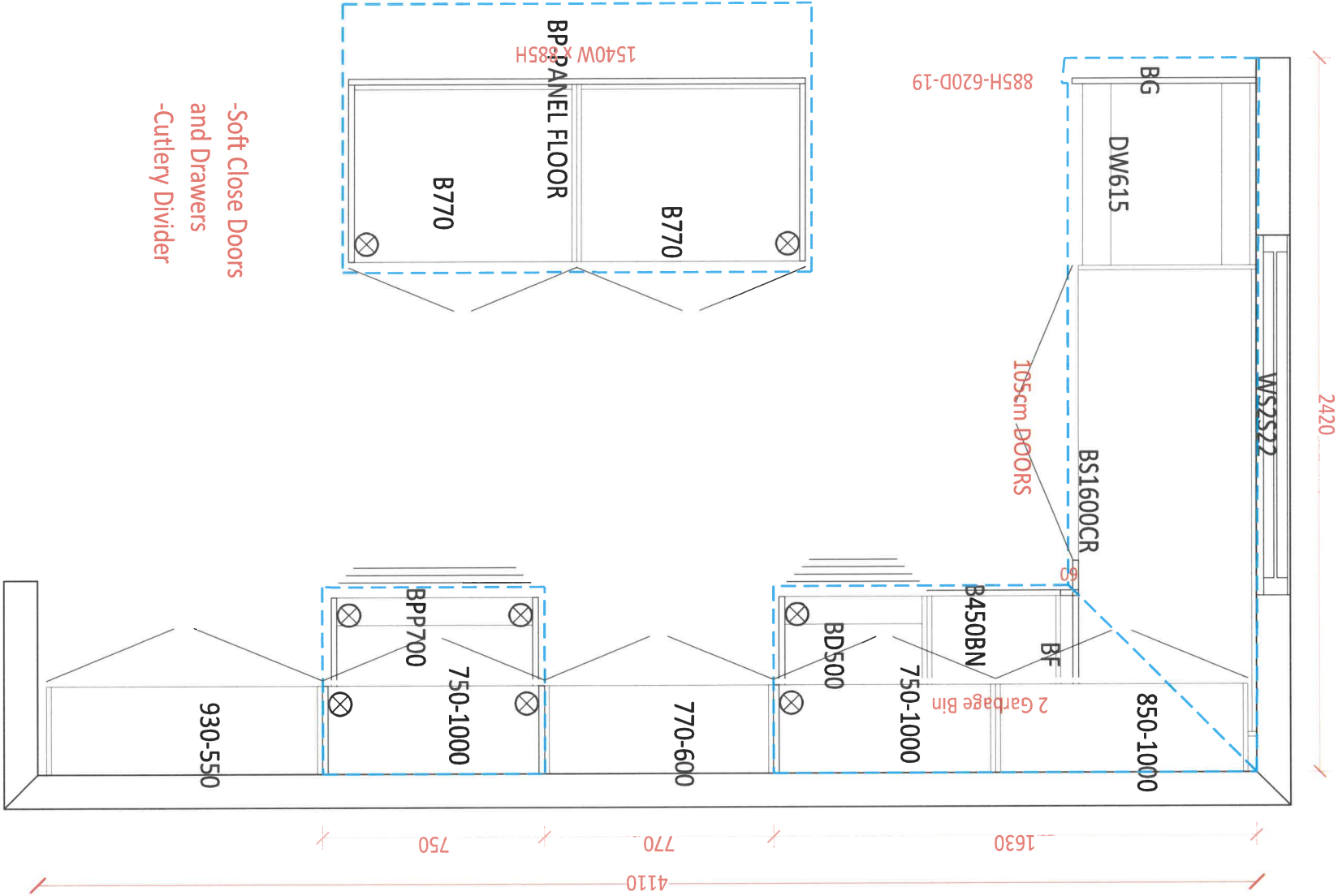
30 Mar 2021

COMMENT

P/O #

Lot 16
Aug 10/21

36-02 ELEV. A & B
KITCHEN



-Soft Close Doors
and Drawers
-Cutlery Divider

Mr

30 Mar 2021

COMMENT

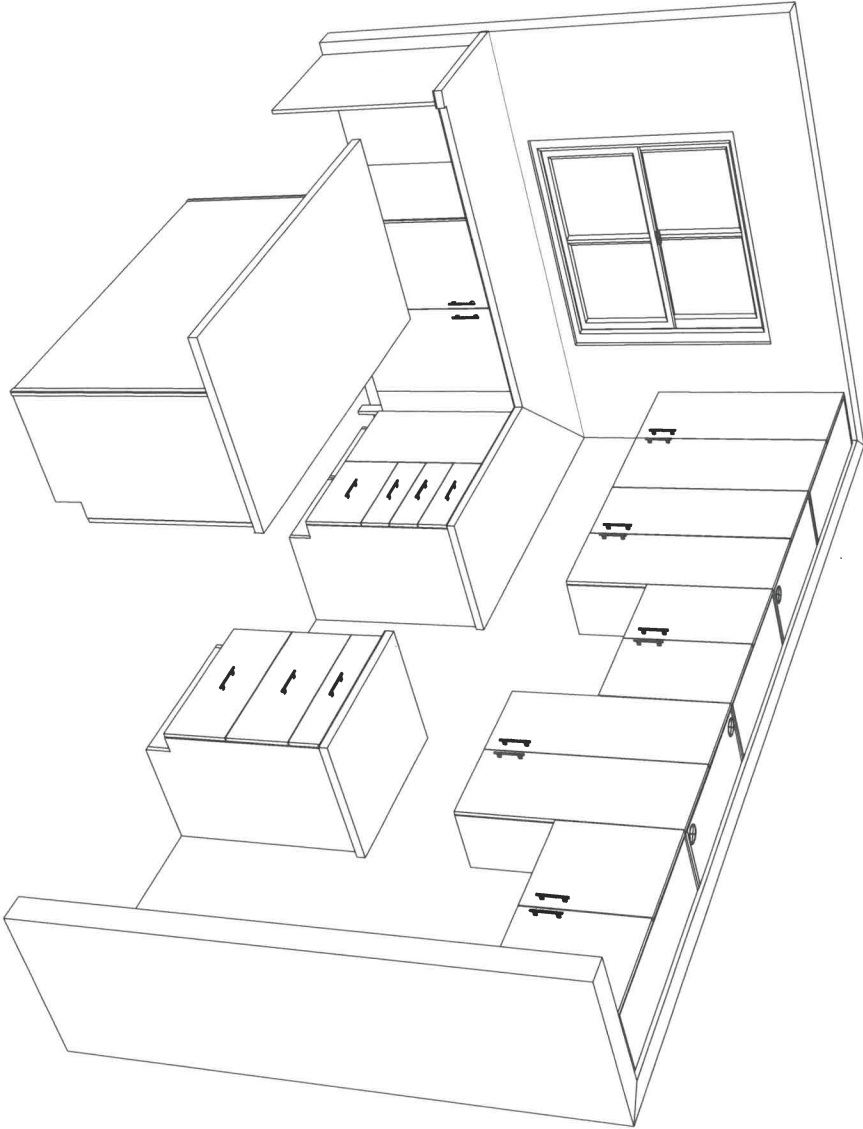
P/O #

1st 16

Aug 10/21

36-02

3D DRAWING



Mr

Stone Countertop Edge Profiles

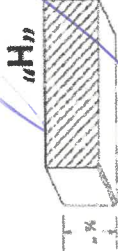
Where applicable as per site specifications

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in
Kitchen



Standard Countertop Edge in
Vanity

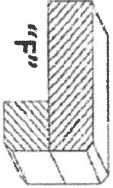
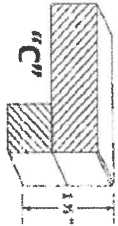


Homeowner(s) Initial

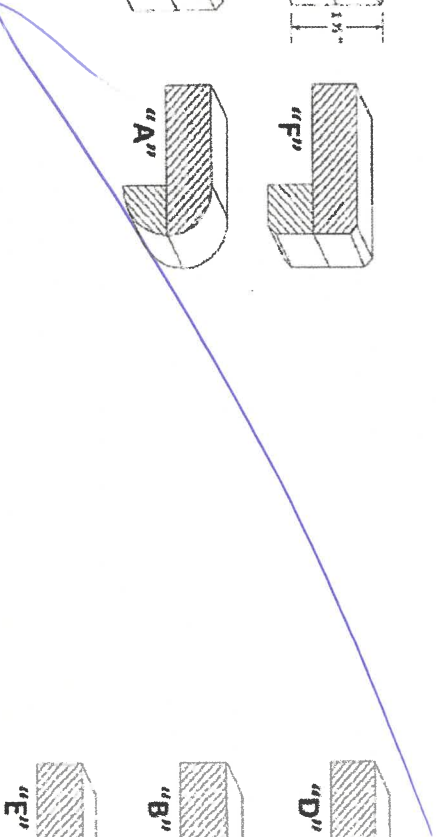
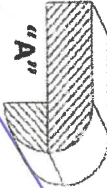
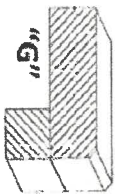
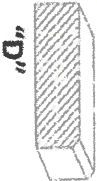
ML

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

Optional Edge in Kitchen



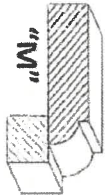
Optional Edge in Bathroom



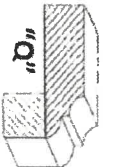
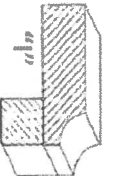
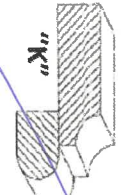
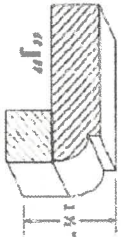
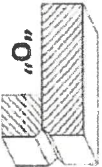
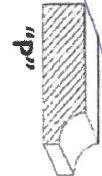
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

ML

DATE

Aug 18 / 21

SITE

BRAMPTON

LOT

HOME AUTOMATION (Cable, CAT5/6, Telephone)

INCLUDED IN SCHEDULE "A" IN AGREEMENT OF PURCHASE AND SALE:

- Rough-in for Central Vacuum system piped to garage
- Rough-in for Telephone (2) locations
- Rough-in for Cable TV (2) locations
- Rough-in for Cat-6 Network (3) locations

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, CAT6, 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

KL

OPTION 2:

I/we the Homeowner(s) have **chosen to not contact the home automation company.** I/we the Homeowner(s) have agreed to the Vendor locations for the standard rough-ins for Cable, CAT6, Telephone that are included in the Agreement of Purchase and Sale.

Homeowner(s) Initial

KL

BRAMPTON

DATE

SITE

LOT

Aug 18/21

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. llll

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.** llll

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. llll

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'. llll

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. llll

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. llll

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. llll

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.** llll

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. llll

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 absorbcency 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**** llll

DATE	<u>Aug 10 / 21</u>
SITE	<u>BRAMPTON</u>
LOT	<u>16</u>

221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738-7010 F: (905) 738-5948

APPLIANCE ACKNOWLEDGEMENT

CONTACT: Steve Miller @ Appliance Canada (905) 660-2424 / 8701 Jane Street, Vaughan

▶ **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 *ll*

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 *ll*

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 ****Countertop Cut-out charge required for cooktop**
- ☐ Induction

HOOD FAN &

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

WALL OVEN &

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

BRAMPTON

DATE

SITE

LOT

**** 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