

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2021-08-30 / 3:50 PM / Page 1 of 1

Site: CALEDON

Lot: 59A

Model: CAPILANO (30-05) A

Purchaser: MANMEET PAL SINGH

Purchaser: 0

Phone: 647-281-8779

Email: MEET93_SINGH@YAHOO.COM



DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE WASHER & DRYER		INCLUDED IN APS
BONUS PACKAGE: STAINLESS STEEL HOOD FAN		INCLUDED IN APS
1 HARDWOOD - UPGRADE 1 STANDARD AREAS		10-Aug-21
2 KITCHEN COUNTERTOP - UPGRADE 2		10-Aug-21
3 CABINETS - COMFOR HEIGHT IN MASTER ENSUITE		10-Aug-21
4 CARPET - UPGRADE 2 IN ALL BEDROOMS WITH UPGRADE 1 UNDERPAD		10-Aug-21

ZANCOR HOMES COLOUR CHART

PRINTED 2021-08-10, 3:36 PM

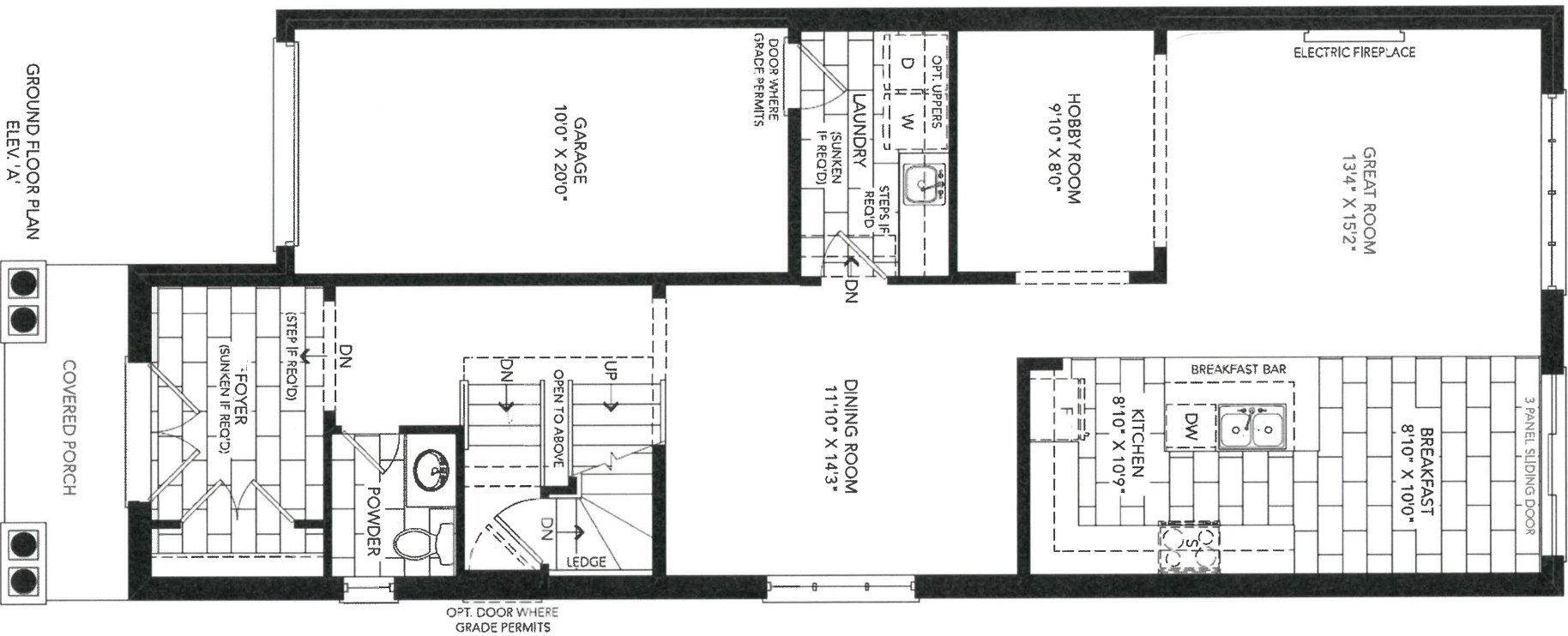
ENTRANCES				
Main Foyer - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED			
Mudroom - FLOORING	NA			
Side Hall - FLOORING	NA			
Basement Foyer - FLOORING	NA			
KITCHEN				
Kitchen - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED			
Breakfast - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED			
Kitchen - CABINETS	EURO LARICE BIANCO			
Island - CABINETS	EURO LARICE BIANCO			
Servery - CABINETS	NA			
Kitchen - HANDLES/KNOBS	H800BC			
Kitchen - COUNTERTOP	DINOS GRIS - UP 2			
Island - COUNTERTOP	DINOS GRIS - UP 2			
Kitchen - BACKSPLASH	DECLINED			
Kitchen - SINK	STD			
Kitchen - FAUCET	STD			
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING	KENTWOOD OAK WOLFHOUND 3/2 " X 3/4"- UP 1			
Main Hall - FLOORING	KENTWOOD OAK WOLFHOUND 3/2 " X 3/4"- UP 1			
Dining / Living Room - FLOORING	KENTWOOD OAK WOLFHOUND 3/2 " X 3/4"- UP 1			
HOBBY ROOM- FLOORING	KENTWOOD OAK WOLFHOUND 3/2 " X 3/4"- UP 1			
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 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	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED			
Powder Room - CABINETS	EURO LARICE BIANCO			
Powder Room - COUNTERTOP	PERLATO ROYALE			
Powder Room - SINK	STD			
Powder Room - FAUCET	STD			
2ND FLOOR				
Upper Hall - FLOORING	KENTWOOD OAK WOLFHOUND 3/2 " X 3/4"- UP 1			
Master Bedroom - FLOORING	819 QUIET ALCOVE TIMELESS JOURNEY- UP 2			
Bedroom 2 - FLOORING	819 QUIET ALCOVE TIMELESS JOURNEY- UP 2			
Bedroom 3 - FLOORING	819 QUIET ALCOVE TIMELESS JOURNEY- UP 2			
Bedroom 4 - FLOORING	819 QUIET ALCOVE TIMELESS JOURNEY- UP 2			
Bedroom 5 - FLOORING	NA			
Master Ensuite - FLOORING	GENESIS TAUPE 12 X 24- STACKED			
Master Ensuite - SHOWER WALL	GENESIS TAUPE 12 X 24- STACKED VERTICLE			
Master Ensuite - SHOWER FLOOR	WHITE 2 X 2			
Master Ensuite - SHOWER JAMB	BIANCO CARRARA			
Master Ensuite - CABINETS	HIGH GLOSS EURO WHITE- 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 <u>PRIOR</u> to installation.		CALEDON	59A	MS
		PURCHASER INITIALS		
		VENDOR APPROVAL		

2ND FLOOR CONTINUED...									
Main Bath - FLOORING		GENESIS DARK GREY 12 X 24- STACKED							
Main Bath - TUB / SHOWER WALL		GENESIS DARK GREY 12 X 24- STACKED VERTICLE							
Main Bath - SHOWER FLOOR		NA							
Main Bath - SHOWER JAMB		NA							
Main Bath - CABINETS		HIGH GLOSS EURO WHITE							
Main Bath - HANDLES/KNOBS		H800BC							
Main Bath - COUNTERTOP		5009-60 PEBBLE PIAZZA							
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		GENESIS DARK GREY 12 X 24- STACKED							
Ensuite Bath - TUB / SHOWER WALL		GENESIS DARK GREY 12 X 24- STACKED VERTICLE							
Ensuite Bath - SHOWER FLOOR		NA							
Ensuite Bath - SHOWER JAMB		NA							
Ensuite Bath - CABINETS		HIGH GLOSS EURO WHITE							
Ensuite Bath - HANDLES/KNOBS		H800BC							
Ensuite Bath - COUNTERTOP		5003-38 WHITE CASCADE							
Ensuite Bath - SINK(s)		STD		Ensuite Bath - FAUCET(s)				STD	
LAUNDRY									
Laundry - FLOORING		NEW BYZ PENTELIC GREY 12 X24		Laundry - HANDLES/KNOBS		H800BC			
Laundry - CABINETS		EURO LARICE BIANCO		Laundry - SINK		STD			
Laundry - COUNTERTOP		5011K-22		Laundry - FAUCET		STD			
Laundry - BACKSPLASH		NA							
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		NO INSTALL			
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		DECLINED							
DISCLAIMER		INITIALS							
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:		CALEDON		59A					
PURCHASER(S):		MANMEET PAL SINGH							
PURCHASER(S):		0							
CONTACT:		647.281.8779		MEET93_SINGH@YAHOO.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 PRIOR to installation.				SIGNATURES / DATE					
<div><div>ZANCOR HOMES</div><div>**PAGE 2 OF 2**</div></div>				PURCHASER SIGNATURE		Manmeet Pal Singh			
				PURCHASER SIGNATURE		Jill 12/1/21			
				DÉCOR CONSULTANT		Arya 7/23			
Vendor APPROVAL									

CALEDON CLUB

30-05 CAPILANO

16159A
Aug 18/21



GROUND FLOOR PLAN
ELEV. 'A'

MS

CALEDON CLUB

30-05 CAPILANO

1st 59A
Aug 10/21

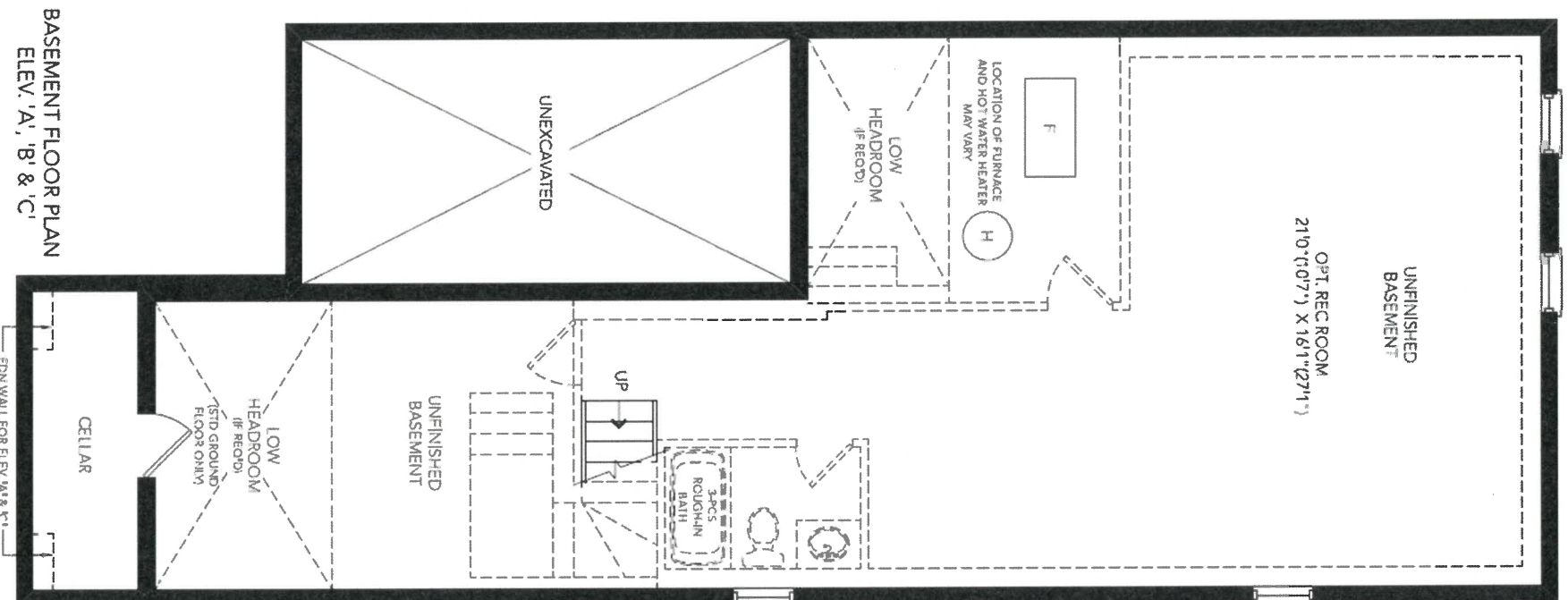


SECOND FLOOR PLAN
ELEV. 'A'

CALEDON CLUB

Lot 59A
Aug 10/21

30-05 CAPILANO



BASEMENT FLOOR PLAN
ELEV. 'A', 'B' & 'C'

(MS)



DATE SUBMITTED
25 Jun 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO: CALEDON CLUB

DRAFTED BY: FERNANDA
COMMENT

PH:
CELL:

P/O #

JOB NUMBER

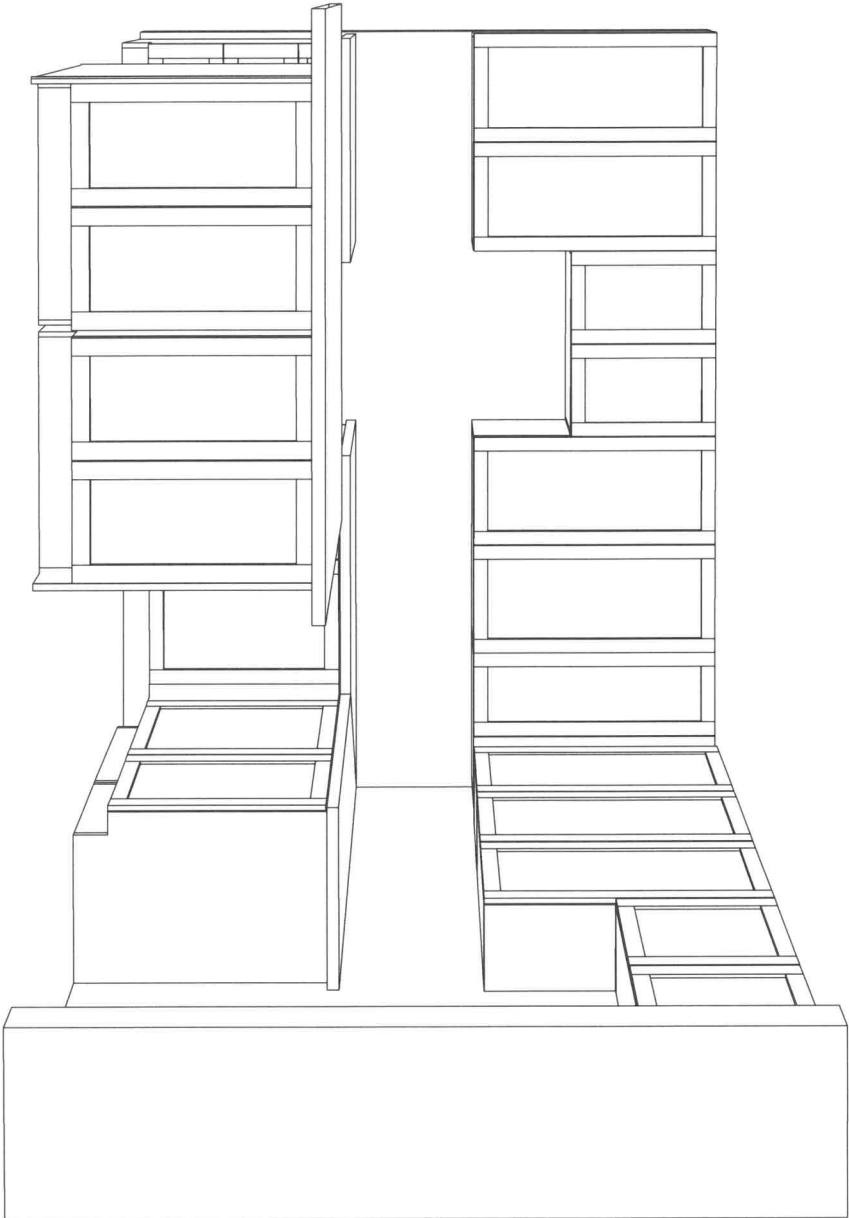
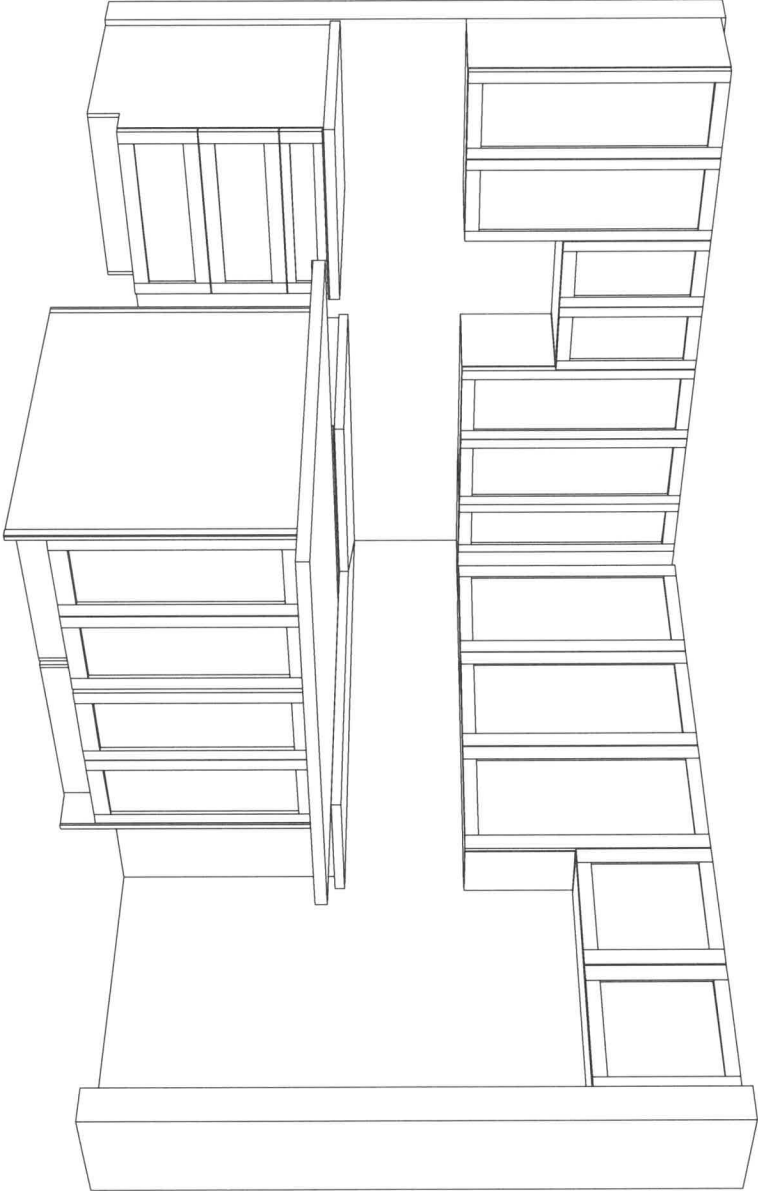
INSTALL DATE:

PAGE

17 of 24

30-5-ELEV. A,B,C
KITCHEN

lot 594
Aug 10/23



15



DATE SUBMITTED
25 Jun 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO : CALEDON CLUB

PH:
CELL :

DRAFTED BY: FERNANDA

P/O #

JOB NUMBER

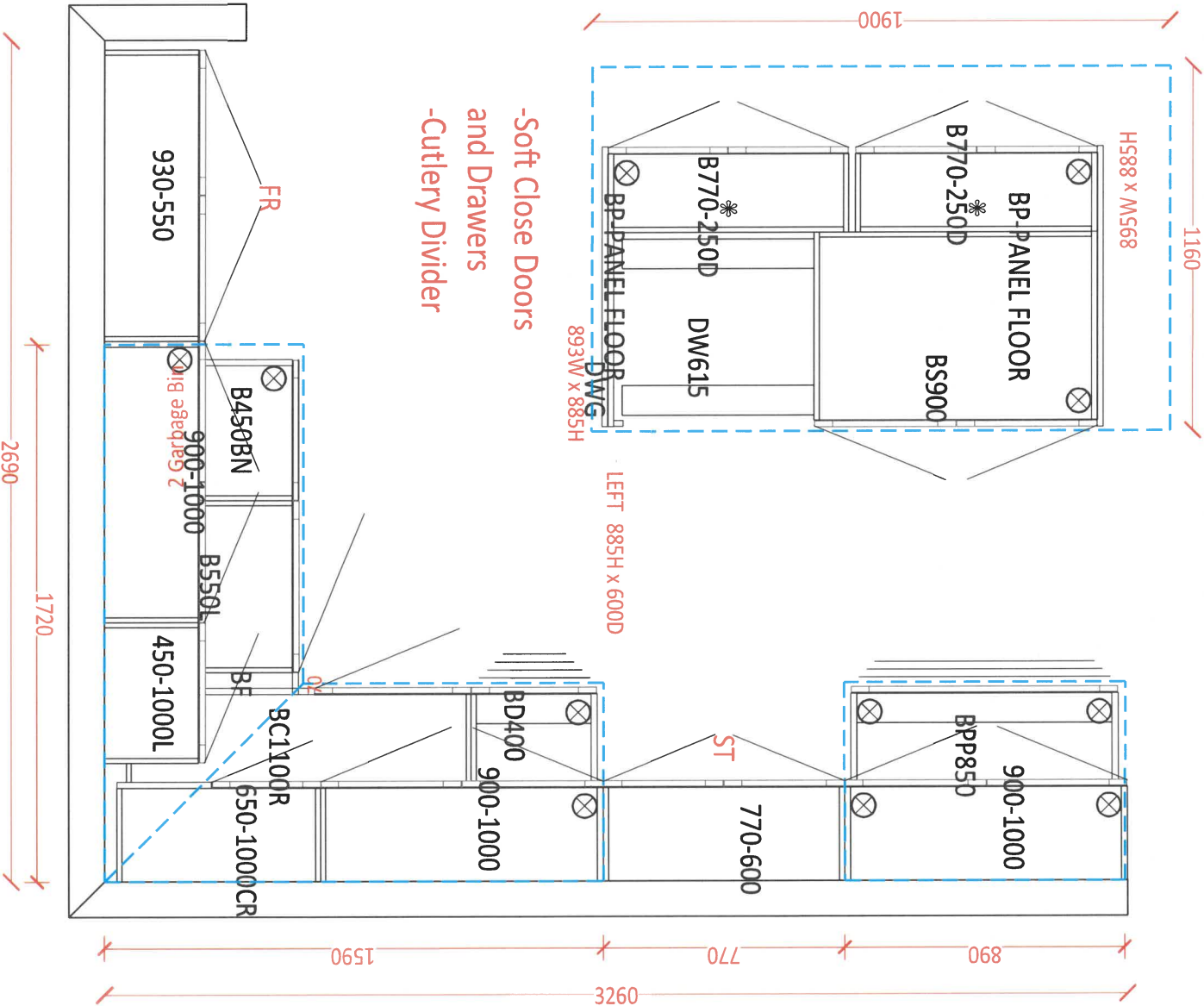
INSTALL DATE:

PAGE

16 of 24

30-5-ELEV. A,B,C
KITCHEN

1st 59A
Aug 10/21



-Soft Close Doors
and Drawers
-Cutlery Divider



DATE SUBMITTED
25 Jun 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO : CALEDON CLUB

PH:
CELL :

DRAFTED BY: FERNANDA
COMMENT

P/O #

JOB NUMBER

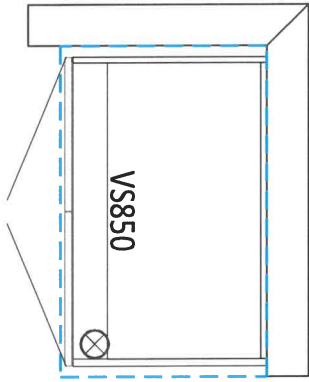
INSTALL DATE:

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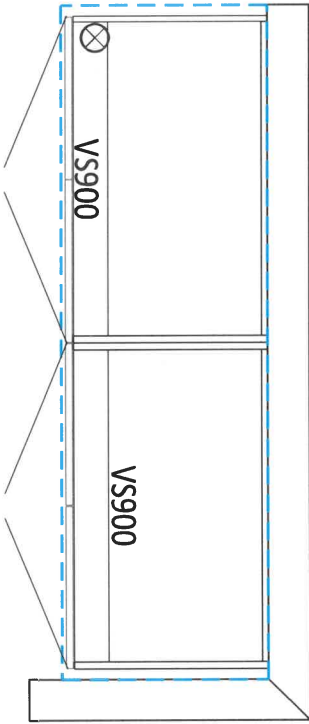
18 of 24

30-5-ELEV. A,B,C
STD VANITIES

POWDER
910

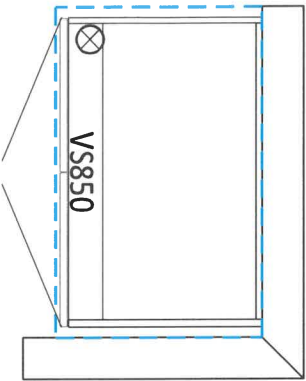


MAIN
1860

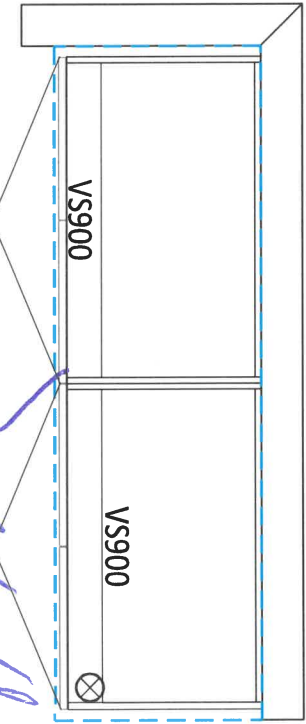


lot 59A
Aug 10/21

ENSUITE 2
910



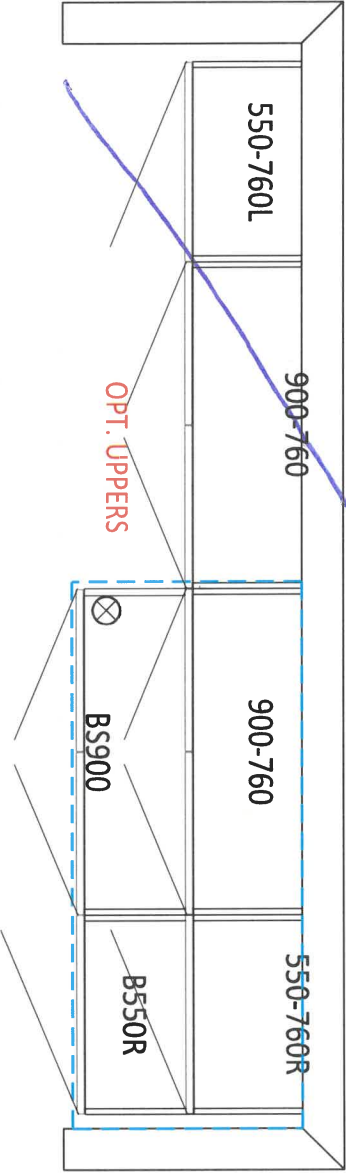
MASTER ENSUITE
1860



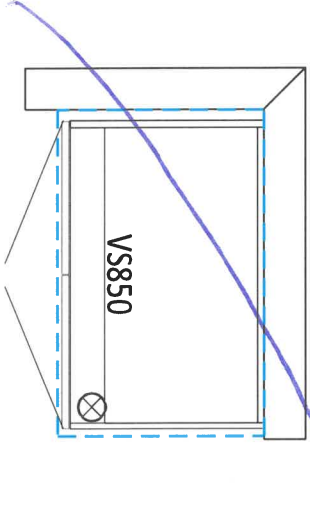
comfort floor

LAUNDRY ROOM

2990 1510



OPT. BASEMENT BATH
900



PHS

APPLIANCE ACKNOWLEDGEMENT

CONTACT: Steve Miller - Appliance Canada (905) 660-2424 / smiller@appliancecanada.com

- 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 provided by Zancor:

*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.

- ▶ Fridge Opening 36" x 74"
- ▶ Stove Opening 30"
- ▶ Hood Fan Opening 30"
- ▶ Hood Fan & Vent 6" with Under Cabinet Hood
- ▶ Dishwasher Opening 24"

Accepts Standard
Openings **Initial

MS

OPTIONAL UPGRADED APPLIANCES to be provided by Homeowner:

- **Specs/Information sheets are required and it is the responsibility of the homeowner to provide this to Zancor Homes by the due date that has been provided. If appliance specs are not submitted, Zancor Homes will not be responsible for any necessary requirements and the standard opening will be built.**

MS

- ▶ **Upgraded Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE OF COLOUR CHART (if not received during appointment)**

INITIAL

- ▶ ****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.**

FRIDGE UPGRADE

- ☐ Built-in
- ☐ Paneled ****Panel to match required**
- ☐ Integrated / Flush Inset
- ☒ Waterline

RANGE UPGRADE

*Larger hood fan CFM might be required, which need a larger vent

- ☐ 36" ****Hood fan opening must be the same size or larger (8" vent might be required)**
- ☐ 48" ****Hood Fan opening must be the same size or larger (8" or 10" vent required)**
- ☐ Gas Range ****gas line and electrical required & sold separately**
- ☐ Induction ****electrical required & sold separately**
- ☒ Cooktop (Apron Front) ****Countertop Cut-out required & sold separately**
- ☐ Cooktop (Drop-in) ****countertop Cut-out required & sold separately**

HOOD FAN & VENT UPGRADE

- ☐ 8 Inch ****Required for 600 CFM**
- ☐ 10 Inch
- ☐ Chimney Hood Fan ****Vent must be centred**
- ☐ Insert / Liner

WALL OVEN/MICRO UPGRADE

- ☒ Single Wall Oven ****electrical required & sold separately**
- ☐ Double Wall Oven ****electrical required & sold separately**
- ☐ Steam Oven ****electrical required & sold separately**
- ☐ Warming Drawer ****electrical required & sold separately**
- ☐ Over Then Range Microwave (OTR)
- ☐ Built-In Microwave ****Trim Kit required **electrical required & sold separately**

****Electrical required**

DATE Aug 10/23 SITE CALEDON LOT 59A

**** 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.**

ZANCOR

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

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.

MS

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.**

MS

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.

MS

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'.

MS

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.

MS

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.

MS

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.

MS

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.**

MS

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.

MS

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 absorbency in the mentioned areas, and agree to waive any claims against the Township of residence, TARIO and/or the Builder in relation to the matter. ****SEE COLOUR CHART FOR LOCATIONS****

MS

DATE Aug 10/21

SITE CALEDON

LOT 59A

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

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, 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: Artistic Smart Homes

Phone: (905) 850-9386

Location: 8601 Jane Street
Concord, Ont L4K 5N9

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.

MS

Homeowner(s) Initial

OPTION 2:

I/we the Homeowner(s) acknowledge that if we do 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

CALEDON

DATE

SITE

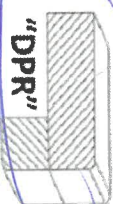
LOT

Stone Countertop Edge Profiles

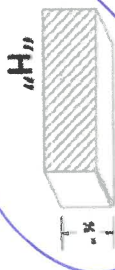
Where applicable as per site specifications

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in Kitchen



Standard Countertop Edge in Vanity

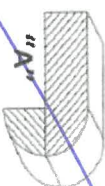
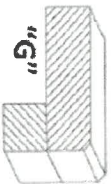
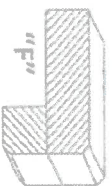
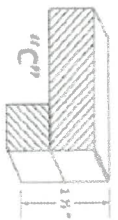


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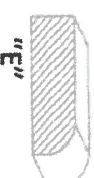
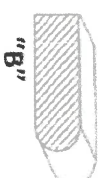
Homeowner(s) Initial

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

Optional Edge in Kitchen



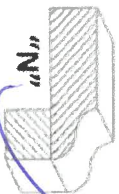
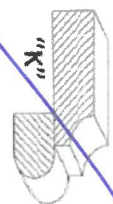
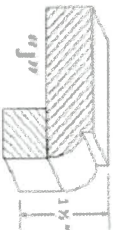
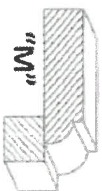
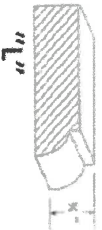
Optional Edge in Bathroom



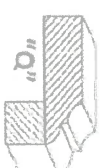
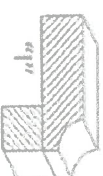
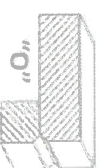
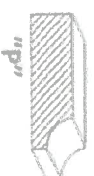
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

59A

DATE

Aug 16/21

SITE

CALEDON

LOT