

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2021-08-31 / 4:18 PM / Page 1 of 1

Site: CALEDON

Lot: 105A

Model: GREYSTONE 30-03 ELEV. B

Purchaser: PARMINDER PAUL MUNDHAN

Purchaser: 0

Phone: 416-709-1111



Email: JASSIANDPAUL@GMAIL.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	PLUG FOR FUTURE TV OVER IREPLACE, INSTALL BESIDE CABLE ROUGH IN 65 INCHES AFF	31-Aug-21
2	COMFORT HEIGHT VANITIES - MASTER, ENSUITE 2, ENSUITE 3	31-Aug-21
3	TILES - KITCHEN - UPGRADE 2 STACKED	31-Aug-21
4	TILES - FOYER - UPGRADE 2 STACKED	31-Aug-21
5	TILES - POWDER ROOM - UPGRADE 2 STACKED	31-Aug-21
6	HARDWOOD - UPGRADE 1 STANDARD AREAS	31-Aug-21
7		
8	CABINETS - KITCHEN AND ISLAND UPG 1	31-Aug-21
9	MASTER ENSUITE SHOWER FLOOR	31-Aug-21
10	24 " TOWEL BAR METHOD YB2424 (X3) MASTER, E2, E3	31-Aug-21
11	9 " TOWEL BAR METHOD YB2486 (X4) MASTER, E2, E3, POWDER - INSTALL TOWEL BAR NEAR SINK	31-Aug-21
12	TOILE PAPER HOLDER METHOD YB2408 (X4) MASTER, E2, E3, POWDER	31-Aug-21
13	BANK OF DRAWERS IN MASTER ENSUTE	31-Aug-21

ZANCOR HOMES COLOUR CHART

PRINTED 2021-08-12, 4:30 PM

ENTRANCES				
Main Foyer - FLOORING		FLOW LIGHT GREY POLISHED- 12 X 24 - UP 2- STACKED		
Mudroom - FLOORING		GENESIS TAUPE 12 X 24- STACKED		
Side Hall - FLOORING		NA		
Basement Foyer - FLOORING		NA		
KITCHEN				
Kitchen - FLOORING		FLOW LIGHT GREY POLISHED- 12 X 24- UP 2- STACKED		
Breakfast - FLOORING		FLOW LIGHT GREY POLISHED- 12 X 24- UP 2- STACKED		
Kitchen - CABINETS		CONTEMPORARY SLAB OAK TIMBER GREY STAINED		
Island - CABINETS		CONTEMPORARY SLAB OAK TIMBER GREY STAINED		
Servery - CABINETS		NA		
Kitchen - HANDLES/KNOBS		H800BC		
Kitchen - COUNTERTOP		PURE GREY QUARTZ- UP 2		
Island - COUNTERTOP		BLANCO PURE QUARTZ- UP 2		
Kitchen - BACKSPLASH		DECLINED		
Kitchen - SINK		STD		
Kitchen - FAUCET		STD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING		KENTWOOD OAK STURGEON 3 1/2" X 2 1/4" - UP 1		
Main Hall - FLOORING		KENTWOOD OAK STURGEON 3 1/2" X 2 1/4" - UP 1		
Dining / Living Room - FLOORING		KENTWOOD OAK STURGEON 3 1/2" X 2 1/4" - UP 1		
Library / Den - FLOORING		NA		
Basement Rec Room - FLOORING		NA		
STAIRS				
Railing Details - PICKETS		BLACK METAL SILNGLE 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		FLOW LIGHT GREY POLISHED- 12 X 24- UP 2- STACKED		
Powder Room - CABINETS		CONTEMPORARY SLAB OAK TIMBER GREY STAINED		
Powder Room - COUNTERTOP		BIANCO CARRARA		
Powder Room - SINK		STD		
Powder Room - FAUCET		STD		
2ND FLOOR				
Upper Hall - FLOORING		KENTWOOD OAK STURGEON 3 1/2" X 2 1/4" - UP 1		
Master Bedroom - FLOORING		T20 OPENING NIGHT		
Bedroom 2 - FLOORING		T20 OPENING NIGHT		
Bedroom 3 - FLOORING		T20 OPENING NIGHT		
Bedroom 4 - FLOORING		NA		
Bedroom 5 - FLOORING		NA		
Master Ensuite - FLOORING		NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED		
Master Ensuite - SHOWER WALL		NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED VERTICLE		
Master Ensuite - SHOWER FLOOR		ONTARIO SERIES HEX TAUPE MATTE- UP 1		
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		
Master Ensuite - CABINETS		CONT SLAB OAK NEW GREY STAINED- 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 105A		
		PAGE 1 OF 2	PURCHASER INITIALS	VENDOR APPROVAL

ZANCOR HOMES COLOUR CHART

PRINTED 2021-08-12, 4:30 PM

2ND FLOOR CONTINUED...

Main Bath - FLOORING		NA
Main Bath - TUB / SHOWER WALL		NA
Main Bath - SHOWER FLOOR		NA
Main Bath - SHOWER JAMB		NA
Main Bath - CABINETS		NA
Main Bath - HANDLES/KNOBS		NA
Main Bath - COUNTERTOP		NA
Main Bath - SINK(s)	NA	Main Bath - FAUCET(s) NA
Ensuite 2 Bath- FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED	
Ensuite 2 Bath- TUB / SHOWER WALL	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED VERTICLE	
Ensuite 2 Bath- SHOWER FLOOR	NA	
Ensuite 2 Bath- SHOWER JAMB	NA	
Ensuite 2 Bath- CABINETS	CONT SLAB OAK NEW GREY STAINED- COMFORT HEIGHT	
Ensuite 2 Bath- HANDLES/KNOBS	H800BC	
Ensuite 2 Bath- COUNTERTOP	4886-38	
Ensuite 2 Bath- SINK(s)	STD	Shared Bath - FAUCET(s) STD
Ensuite 3 Bath - FLOORING	NEW BYZANTINS ASSURO BLUE 12 X 24- STACKED	
Ensuite 3 Bath - TUB / SHOWER WALL	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED VERTICLE	
Ensuite 3 Bath - SHOWER FLOOR	NA	
Ensuite 3 Bath - SHOWER JAMB	NA	
Ensuite 3 Bath - CABINETS	CONT SLAB OAK NEW GREY STAINED- COMFORT HEIGHT	
Ensuite 3 Bath - HANDLES/KNOBS	H800BC	
Ensuite 3 Bath - COUNTERTOP	4886-38	
Ensuite 3 Bath - SINK(s)	STD	Ensuite Bath - FAUCET(s) STD
LAUNDRY		
Laundry - FLOORING	NEW BYZANTINE ASSURO BLUE 12X24	Laundry - HANDLES/KNOBS H800BC
Laundry - CABINETS	CONT SLAB OAK NEW GREY STAINED	Laundry - SINK STD
Laundry - COUNTERTOP	4886-38	Laundry - FAUCET STD
Laundry - BACKSPLASH	DECLINED	
TRIM / PAINT		
Casing/Baseboards		STD
Interior Doors		STD
Interior Door Hardware		STD
PAINT - Throughout		COOL WHITE
FIREPLACE		
Location / Insert / Mantle		STD
ACCESSORIES		
Mirrors	YES	BATH ACCESSORIES UPGRADE
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		
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 Vendors's selection must be accepted by the purchaser		
SITE / LOT: CALEDON		
PURCHASER(S): ANKUR SURESHKUMAR		
PURCHASER(S): 0		
CONTACT: 306.241.3870 PATELANKURMHD@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.		
ZANCOR HOMES		
PURCHASER SIGNATURE		
PURCHASER SIGNATURE		
DÉCOR CONSULTANT		
Vendor APPROVAL		

INITIALS

2M 3M 3M 33A

Authenticator

Scanned by Paul Mundhu

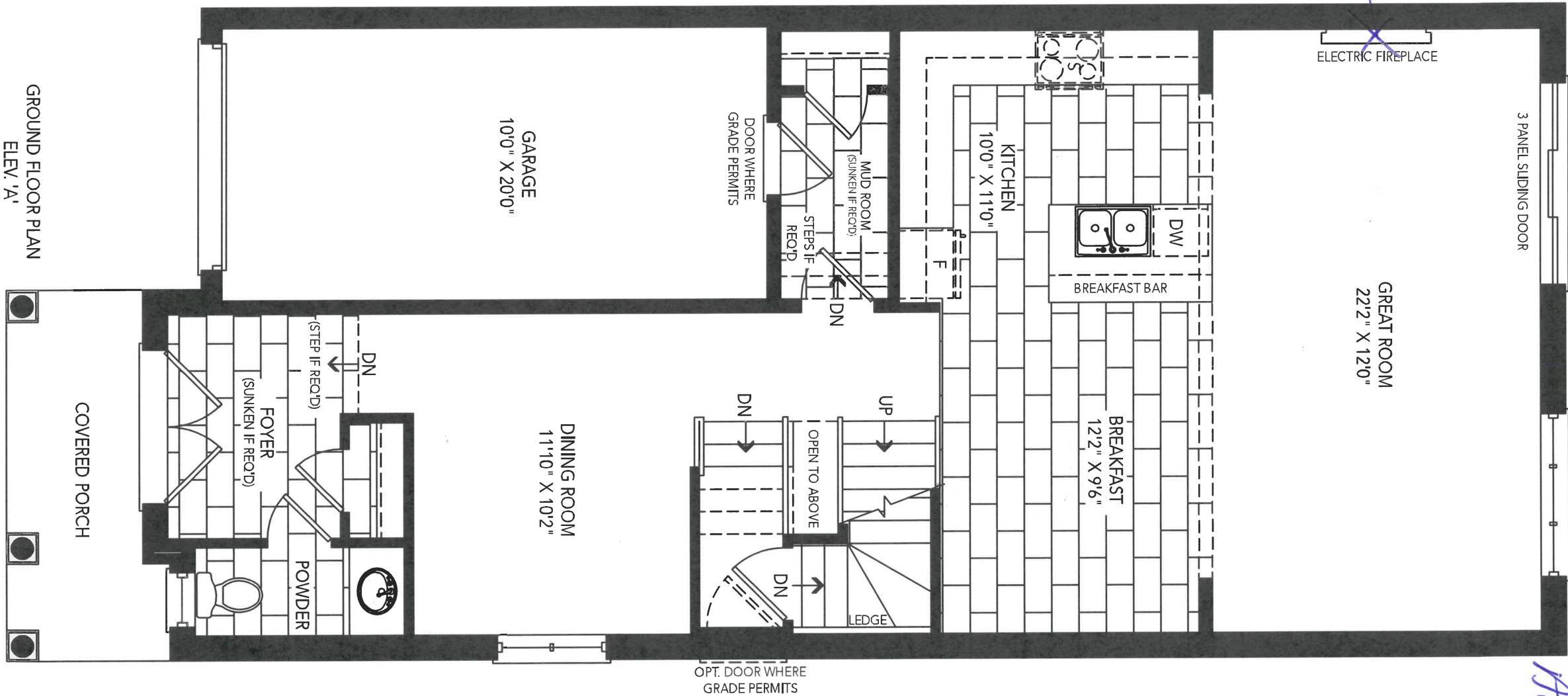
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116

Aug 17/21

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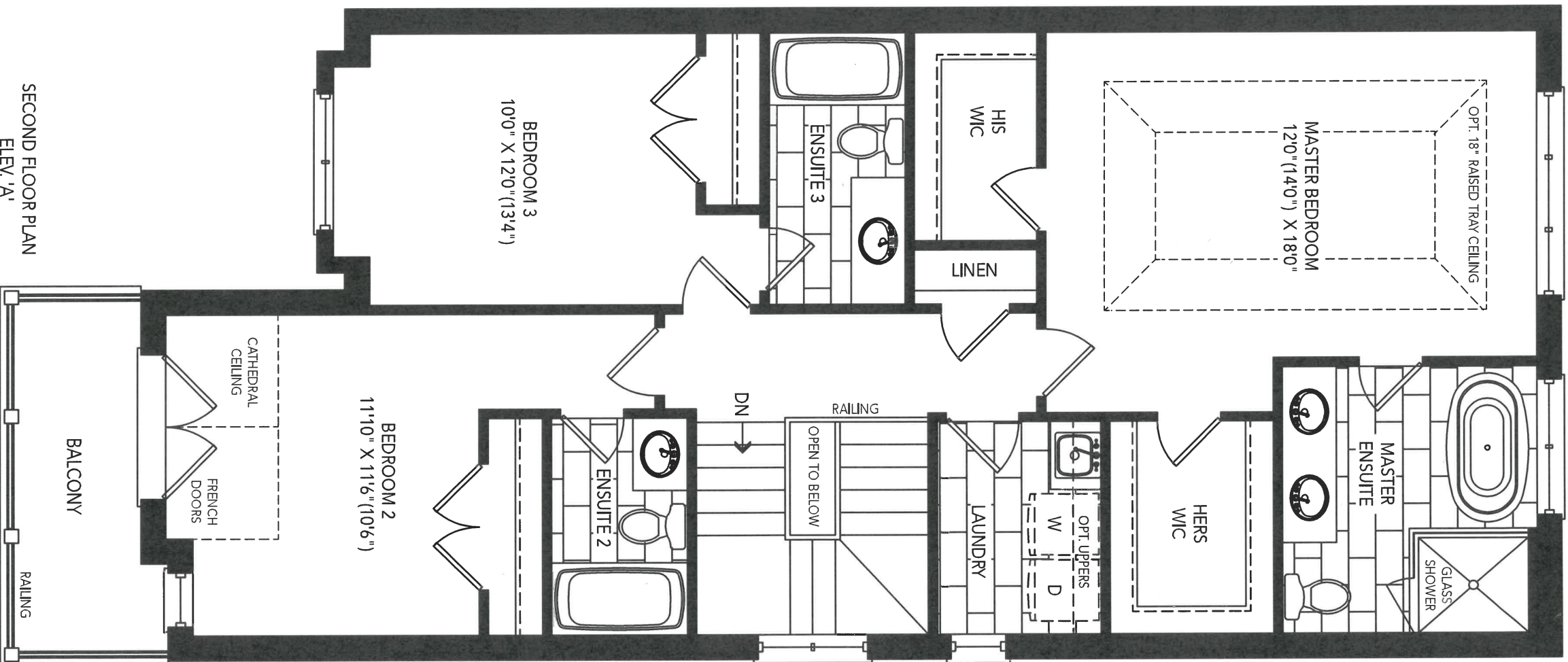
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tv over
fireplace*



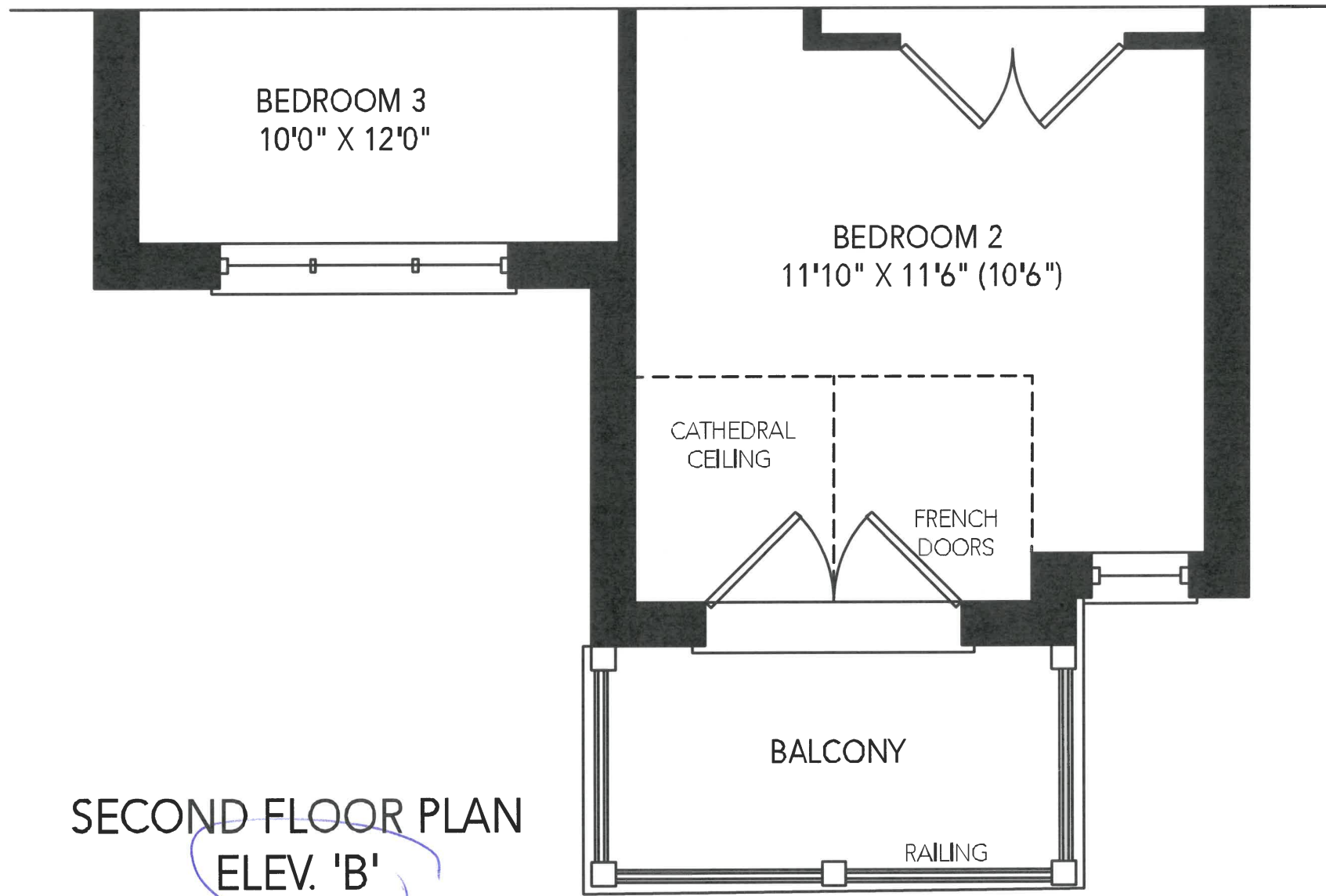
GROUND FLOOR PLAN
ELEV. 'A'

*lot 105A
Aug 9/21*

1st 105A
Aug 9/21



SECOND FLOOR PLAN
ELEV. 'A'

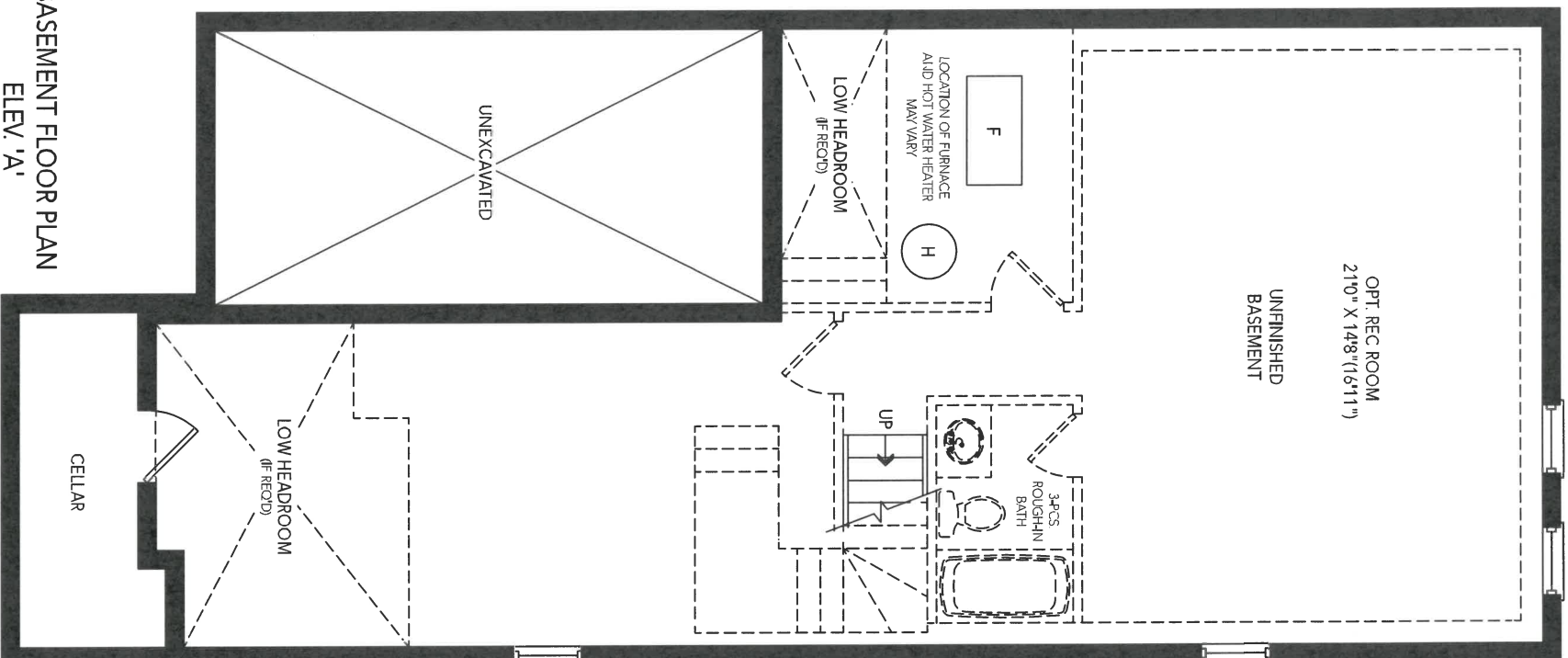


SECOND FLOOR PLAN
ELEV. 'B'

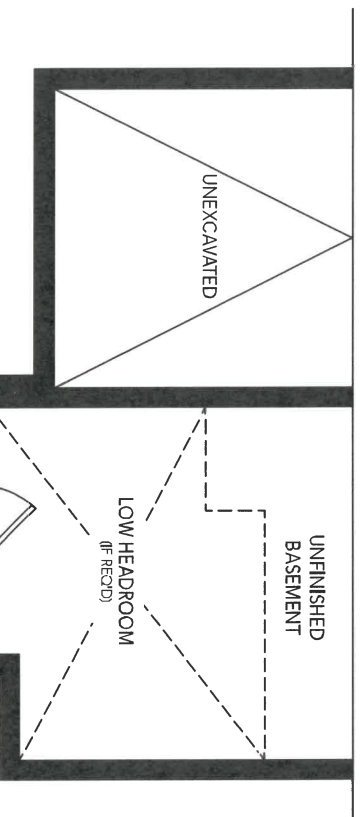
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*Lot 105A
Aug 9/21*

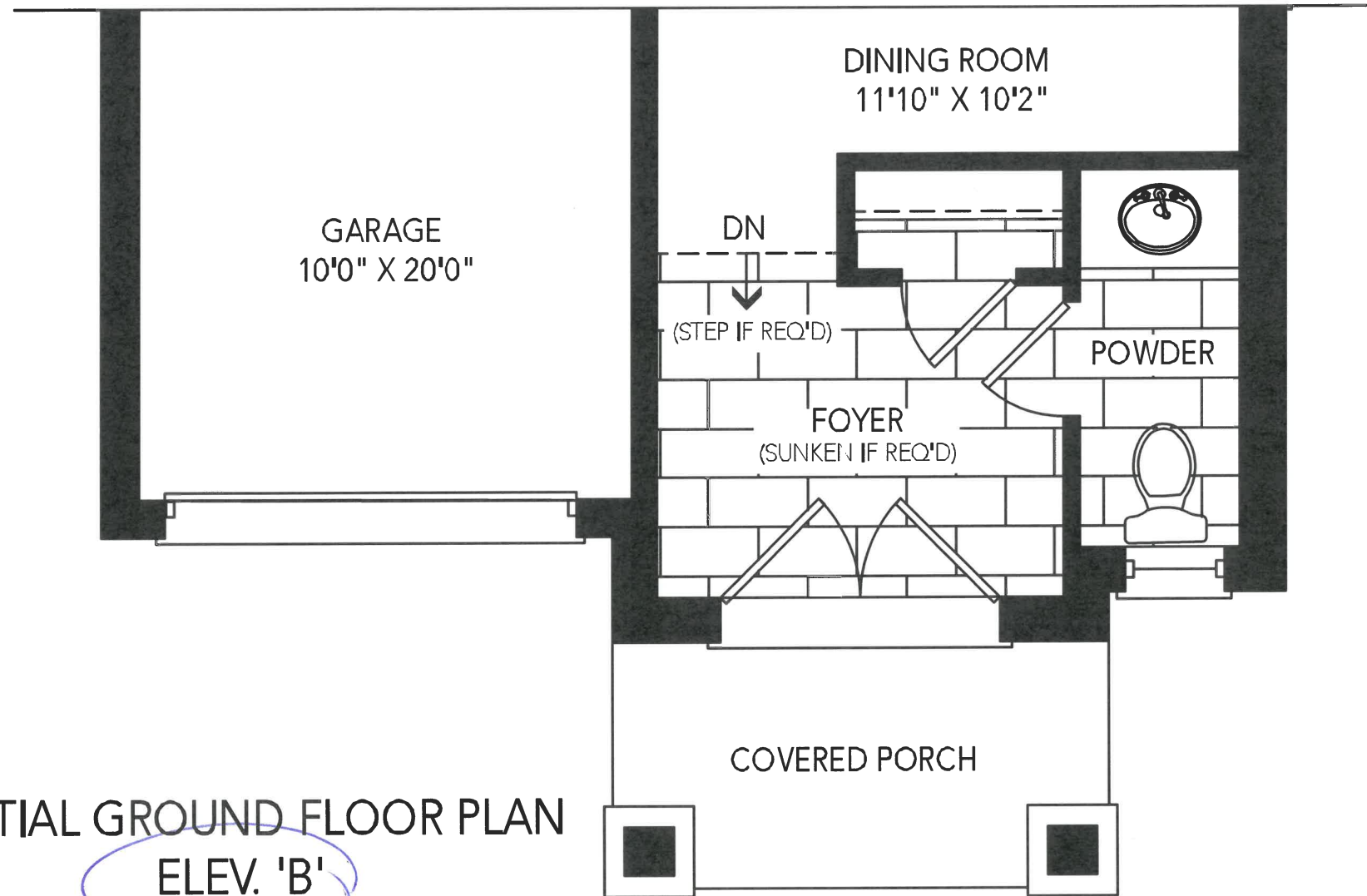
1st 105A
Aug 9/21



PARTIAL BASEMENT FLOOR PLAN
ELEV. 'B' & 'C'



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PARTIAL GROUND FLOOR PLAN
ELEV. 'B'

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*Lot 105A
Aug 9/21*



CLIENT NAME: ZANCOR HOMES
SHIP TO : CALEDON CLUB

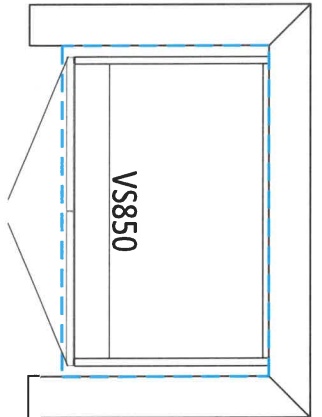
PH:
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P/O #

30-3-ELEV. A,B,C
STD. VANITIES

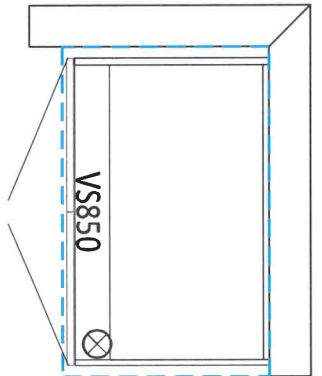
POWDER

910



ENSUITE 2

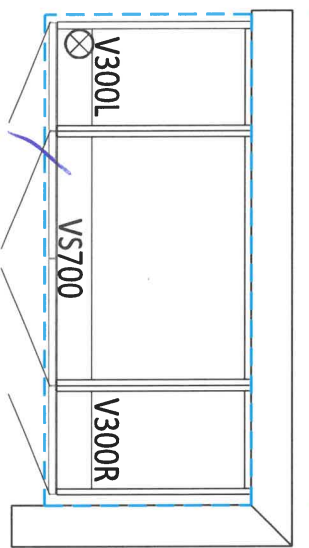
910



Comfort Height

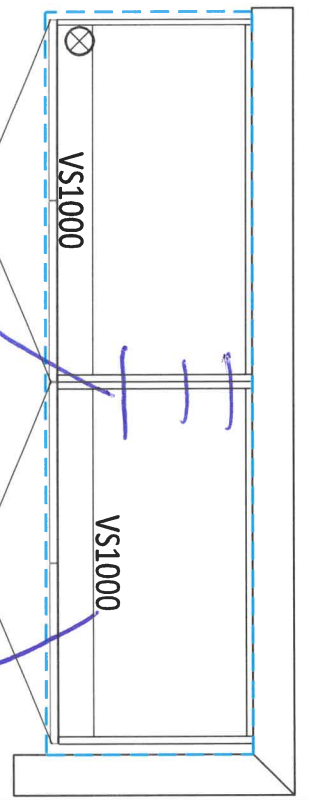
ENSUITE 3

1350



MASTER ENSUITE

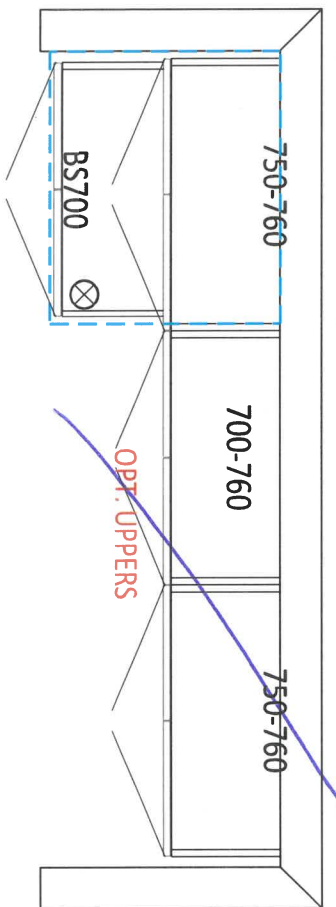
2050



Comfort Height

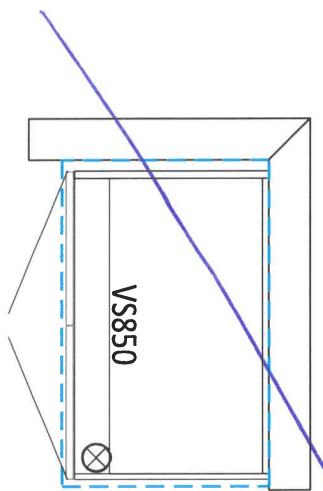
LAUNDRY ROOM

750 2250



OPT. BASEMENT BATH

900





DATE SUBMITTED

25 Jun 2021

CLIENT NAME: ZANCOR HOMES

SHIP TO : CALEDON CLUB

JOB NUMBER

INSTALL DATE:

PAGE

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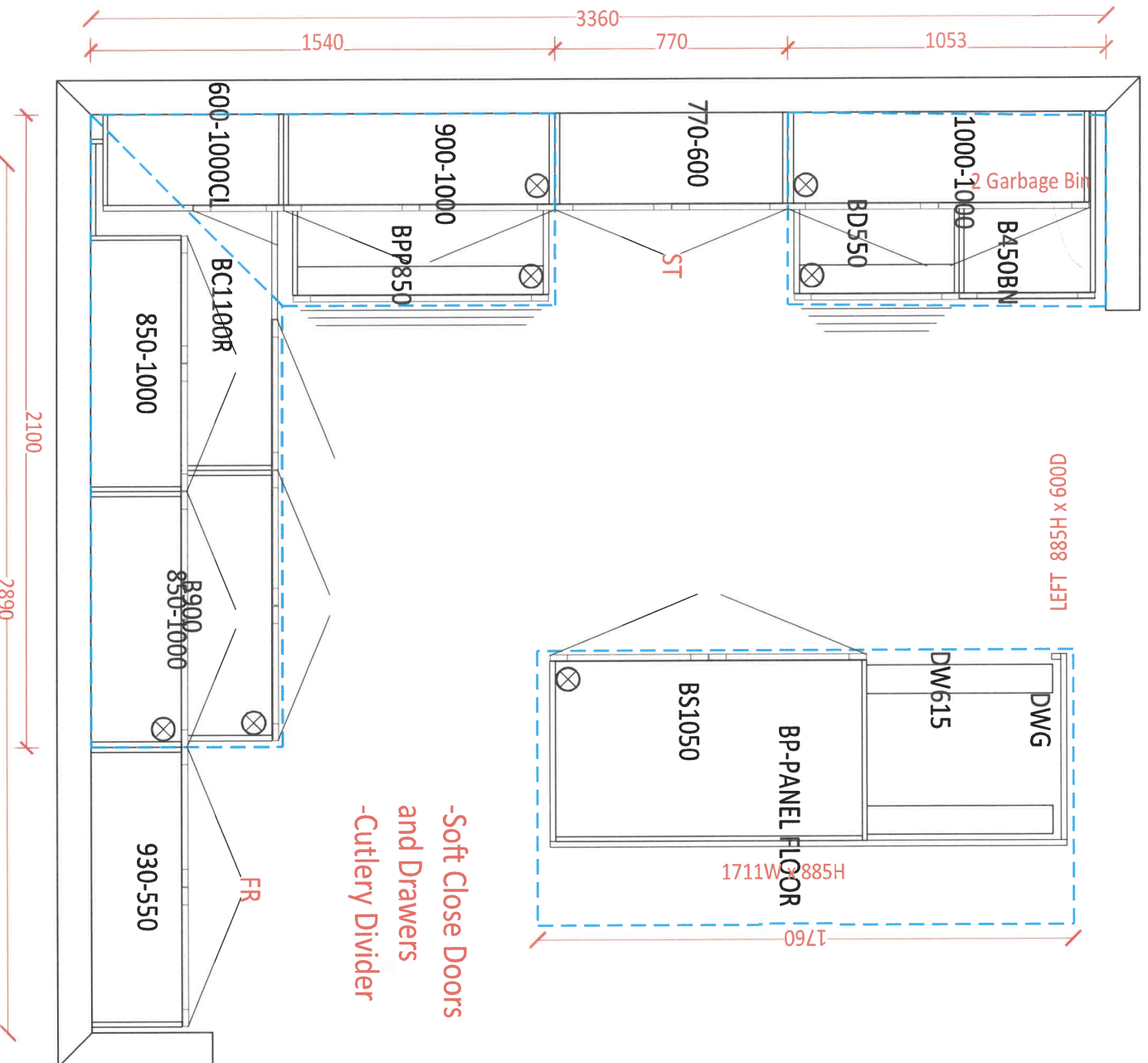
COMMENT

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CELL :

P/O #

30-3-ELEV. A,B,C
KITCHEN

Lot 105A
Aug/9/21



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DATE SUBMITTED
25 Jun 2021

CLIENT NAME: ZANCOR HOMES
SHIP TO : CALEDON CLUB

PH:
CELL:

DRAFTED BY: FERNANDA

COMMENT

P/O #

JOB NUMBER

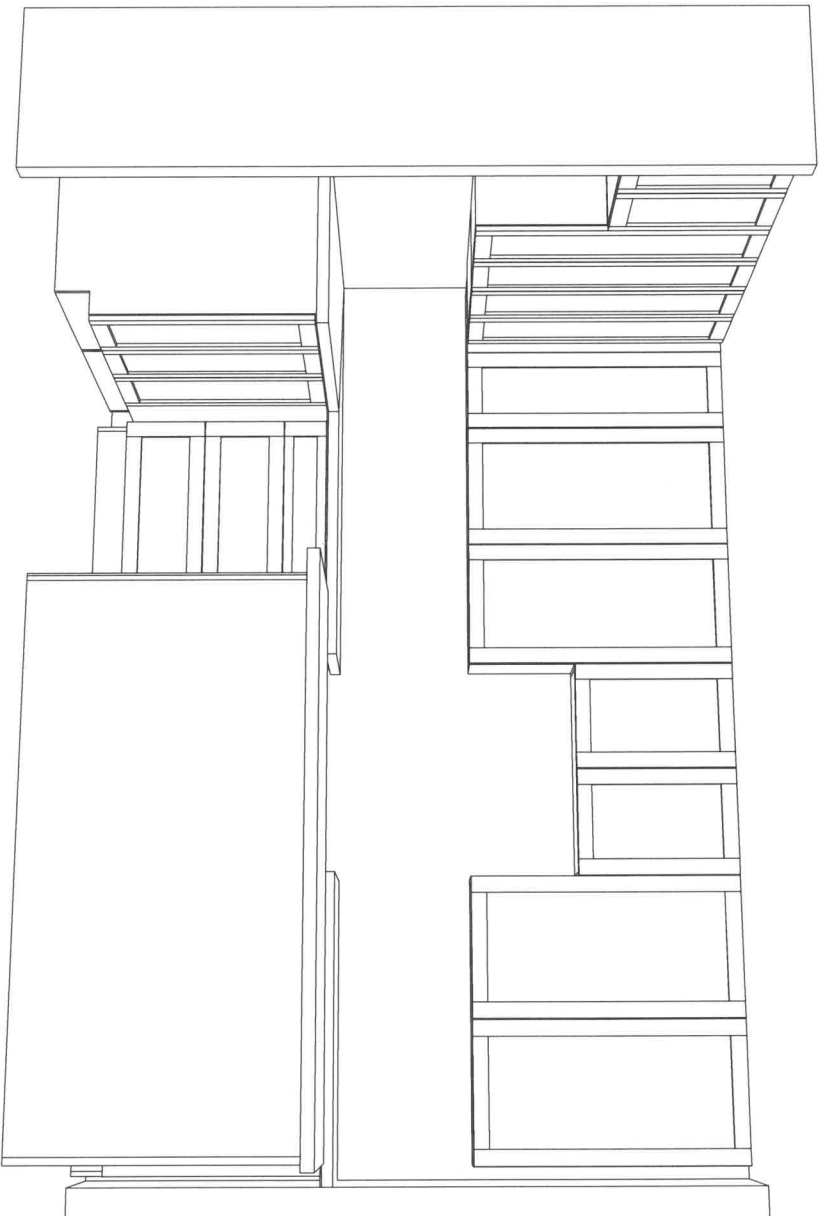
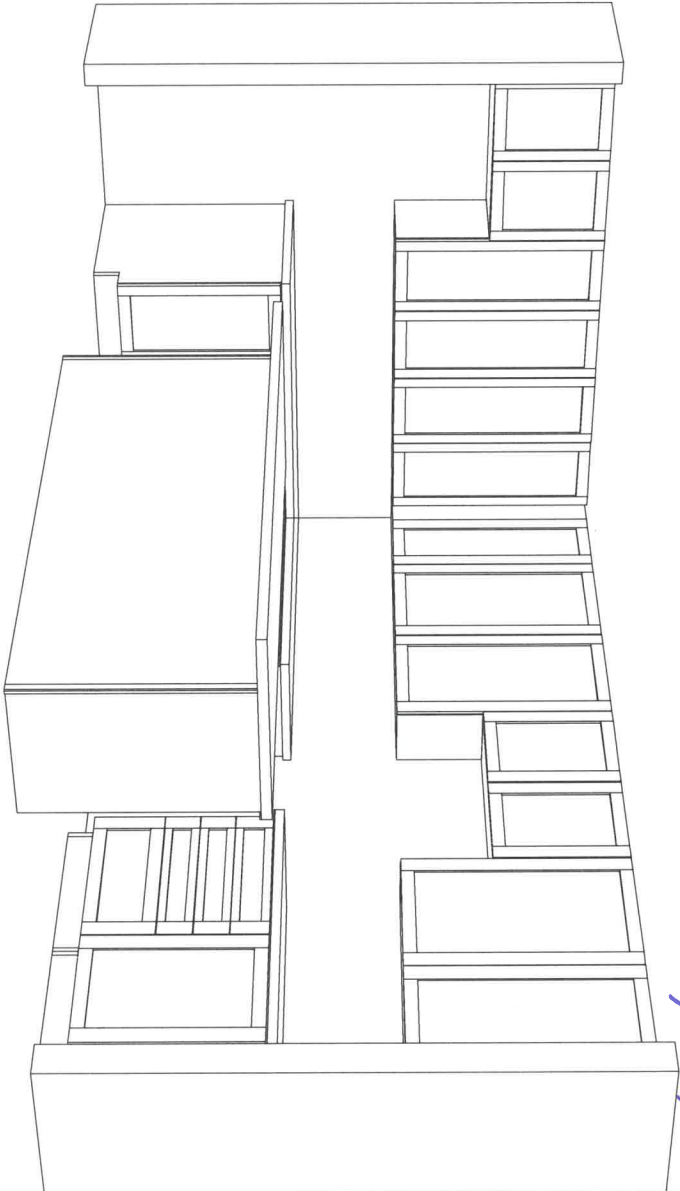
INSTALL DATE:

PAGE

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30-3-ELEV. A,B,C
KITCHEN

Lot 105A
Aug 9/21



APPLIANCE ACKNOWLEDGEMENT

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

- It is the Purchasers 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



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.**



- **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 9/21

SITE CALEDON

LOT 105A

** 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.

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 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****

DATE

SITE

LOT

CALEDON

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.

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

DATE

SITE

LOT

Aug 9/21

CALEDON

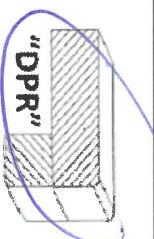
105A

Stone Countertop Edge Profiles

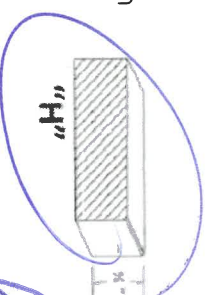
Where applicable as per site specifications

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in
Kitchen



Standard Countertop Edge in
Vanity

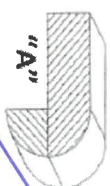
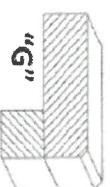
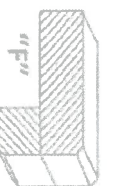
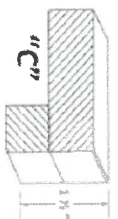


Homeowner(s) Initial

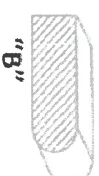
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OPTION (1) EDGE FOR KITCHEN & VANITIES \$250

Optional Edge in Kitchen



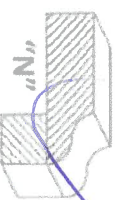
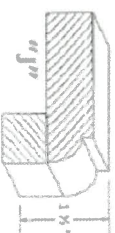
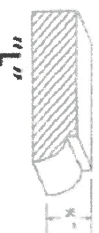
Optional Edge in Bathroom



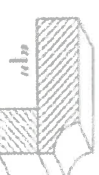
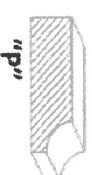
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

105A

DATE

Aug 9/21

SITE

CALEDON

LOT