

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2021-08-31 / 3:41 PM / Page 1 of 1

Site:  
Lot:  
Model:  
Purchaser:  
Purchaser:  
Phone:  
Email:

WASAGA SHORELINE  
155  
DUNE (40-05) A  
PARMINDER SINGH NIZRAN  
HARINDER KAUR NIZRAN  
289-654-2817 / 647-451-9871  
PARMINDERCCFP@GMAIL.COM /  
ATTHI.HARINDER@GMAIL.COM



DESCRIPTION		DATE SELECTED
BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE TOP LOAD WASHER & DRYER	INCLUDED IN APS	
BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS	
1 HARDWOOD - UPGRADE COLOUR, MAIN FLOOR AND UPPER HALL		AUG 25 2021
2 STAIN STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		AUG 25 2021
3 KITCHEN - BASE CORNER CABINET		AUG 25 2021
4 KITCHEN - FRIDGE ENCLOSURE		AUG 25 2021
5 GAS LINE TO STOVE *INCLUDES 15 AMP PLUG		AUG 25 2021
6 WATERLINE TO FRIDGE		AUG 25 2021
7 CARPET - UPGRADE UNDERPAD IN BEDROOMS (GREY GOOSE)		AUG 25 2021
8 50 INCH FIREPLACE IN LIEU OF STANDARD		AUG 25 2021
9 ELECTRICAL - ADD PLUG ABOVE FIREPLACE APPROX 65 INCHES ABOVE FLOOR **STD CABLE ROUGHIN BESIDE IT		AUG 25 2021
10 MASTER ENSUITE - TILES FOOR - UPGRADE 2		AUG 25 2021
11 MASTER ENSUITE - TILES SHOWER WALL - UPGRADE 4		AUG 25 2021
12 MASTER ENSUITE - CABINETS - UPGRADE 1		AUG 25 2021
13 ELECTRICAL - SHIFT STANDARD LIGHT TO BE CENTRED OVER ISLAND		AUG 25 2021
14 MASTER ENSUITE - CABINETS - COMFORT HEIGHT		AUG 25 2021
15 MASTER ENSUITE - ADD BANK OF DRAWERS BETWEEN SINKS		AUG 25 2021

ZANCOR HOMES COLOUR CHART

PRINTED 2021-08-25, 11:29 AM

ENTRANCES				
Main Foyer - FLOORING		NEW BYZANTINE GREY 12 X 24 *BRICK		✓
Mudroom - FLOORING		N/A		
Side Hall - FLOORING		NEW BYZANTINE GREY 12 X 24 *BRICK		✓
Basement Foyer - FLOORING		N/A		
KITCHEN				
Kitchen - FLOORING		NEW BYZANTINE GREY 12 X 24 *BRICK		✓
Breakfast - FLOORING		NEW BYZANTINE GREY 12 X 24 *BRICK		✓
Kitchen - CABINETS		EURO BLACKWOOD		✓
Island - CABINETS		EURO BLACKWOOD		✓
Servery - CABINETS		N/A		
Kitchen - HANDLES/KNOBS		H800BC		
Kitchen - COUNTERTOP		LAMINATE - 5005-38		
Island - COUNTERTOP		LAMINATE - 5005-38		✓
Kitchen - BACKSPLASH		N/A		
Kitchen - SINK		STANDARD		
Kitchen - FAUCET		STANDARD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING		HARDWOOD - KENTWOOD OAK 3-1/2" STURGEON		
Main Hall - FLOORING		HARDWOOD - KENTWOOD OAK 3-1/2" STURGEON		
Dining / Living Room - FLOORING		N/A		
Library / Den - FLOORING		N/A		
Basement Rec Room - FLOORING		N/A		
STAIRS				
Railing Details - PICKETS		STANDARD METAL - SINGLE COLLAR WITH ALT. PLAIN		
Railing Details - POSTS		STANDARD TURNED OAK		
Railing Details - HANDRAIL		STANDARD OVAL OAK		
Stair Stain - MAIN STAIRS		STAIN TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		✓
Stair Stain - BASEMENT STAIRS (if applicable)		N/A		
Stair Stain - SERVICE STAIRS (if applicable)		N/A		
POWDER ROOM				
Powder Room - FLOORING		NEW BYZANTINE GREY 12 X 24 *BRICK		
Powder Room - CABINETS		N/A		
Powder Room - COUNTERTOP		N/A		
Powder Room - SINK		STANDARD PEDESTAL		
Powder Room - FAUCET		STANDARD		
2ND FLOOR				
Upper Hall - FLOORING		HARDWOOD - KENTWOOD OAK 3-1/2" STURGEON		
Master Bedroom - FLOORING		CARPET - OPENING NIGHT COLOUR T20 w/UPGRADE UNDERPAD (GREY GOOSE)		✓
Bedroom 2 - FLOORING		CARPET - OPENING NIGHT COLOUR T20 w/UPGRADE UNDERPAD (GREY GOOSE)		✓
Bedroom 3 - FLOORING		CARPET - OPENING NIGHT COLOUR T20 w/UPGRADE UNDERPAD (GREY GOOSE)		✓
Bedroom 4 - FLOORING		N/A		
Bedroom 5 - FLOORING		N/A		
Master Ensuite - FLOORING		VERNAZZA BLANCO 18 X 18 (2)		✓
Master Ensuite - SHOWER WALL		ROMA GRAFITE 12 X 24 *STACKED		✓
Master Ensuite - SHOWER FLOOR		WHITE 2 X 2		✓
Master Ensuite - SHOWER JAMB		BIANCO CARRARA		✓
Master Ensuite - CABINETS		EURO LIGHT GREY HIGH GLOSS		✓
Master Ensuite - HANDLES/KNOBS		H800BC		
Master Ensuite - COUNTERTOP		LAMINATE - 3690-58		✓
Master Ensuite - SINK(s)	STANDARD	Master Ensuite - FAUCET(s)	STANDARD	
***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.		WASAGA SHORELINE	155	H.N. ✓
***PAGE 1 OF 2***		PURCHASER INITIALS	VENDOR APPROVAL	✓

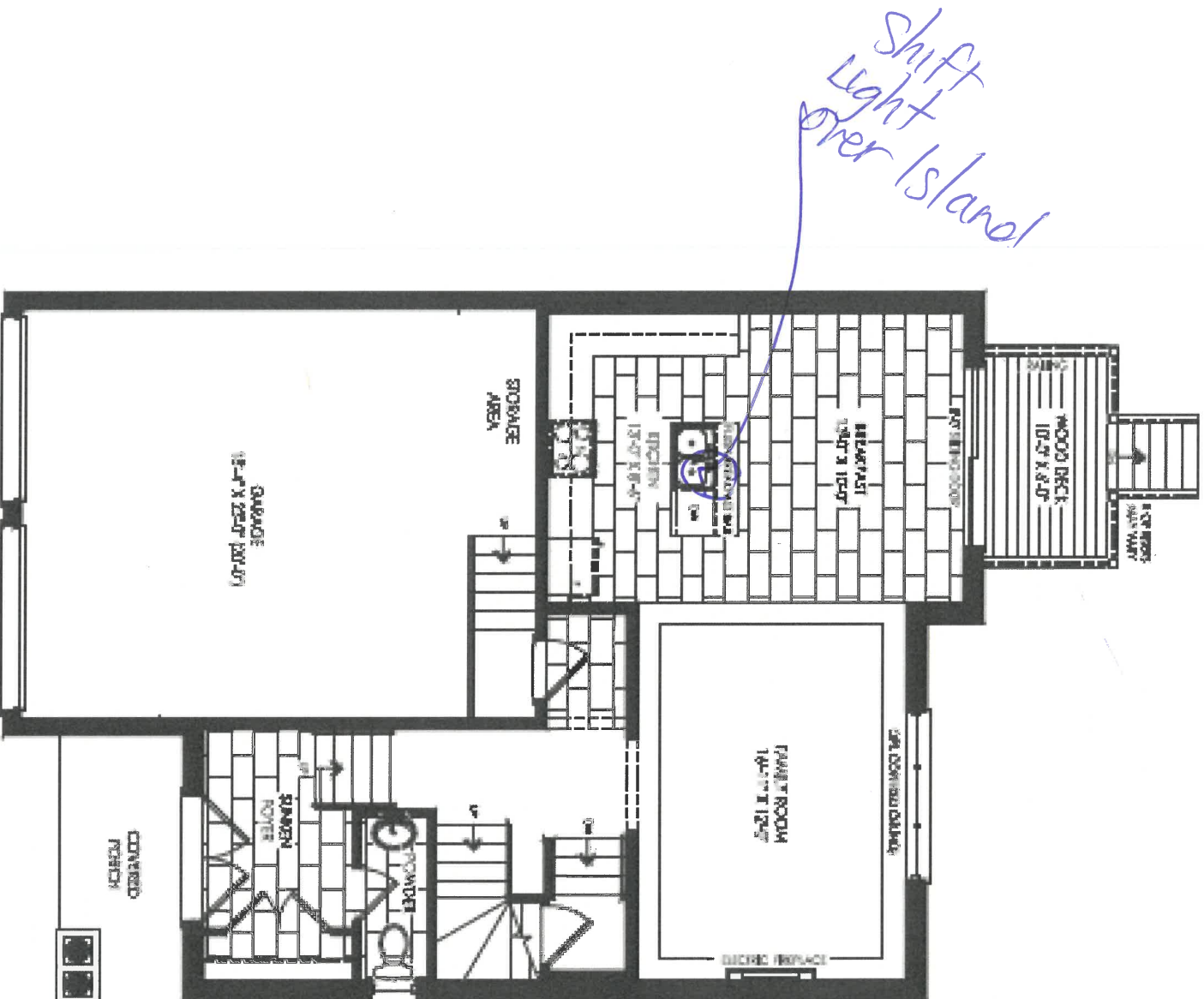


2ND FLOOR CONTINUED ...				
Main Bath - FLOORING	NEW BYZANTINE GREY 12 X 24 *BRICK		<input checked="" type="checkbox"/>	
Main Bath - TUB / SHOWER WALL	NEW BYZANTINE GREY 12 X 24 *STACK		<input checked="" type="checkbox"/>	
Main Bath - SHOWER FLOOR	N/A			
Main Bath - SHOWER JAMB	N/A			
Main Bath - CABINETS	EURO LARICE BIANCO		<input checked="" type="checkbox"/>	
Main Bath - HANDLES/KNOBS	H800BC			
Main Bath - COUNTERTOP	LAMINATE - P344-LM		<input checked="" type="checkbox"/>	
Main Bath - SINK(s)	STANDARD	Main Bath - FAUCET(s)	STANDARD	
Shared Bath - FLOORING	N/A			
Shared Bath - TUB / SHOWER WALL	N/A			
Shared Bath - SHOWER FLOOR	N/A			
Shared Bath - SHOWER JAMB	N/A			
Shared Bath - CABINETS	N/A			
Shared Bath - HANDLES/KNOBS	N/A			
Shared Bath - COUNTERTOP	N/A			
Shared Bath - SINK(s)		Shared Bath - FAUCET(s)		
Ensuite Bath - FLOORING	N/A			
Ensuite Bath - TUB / SHOWER WALL	N/A			
Ensuite Bath - SHOWER FLOOR	N/A			
Ensuite Bath - SHOWER JAMB	N/A			
Ensuite Bath - CABINETS	N/A			
Ensuite Bath - HANDLES/KNOBS	N/A			
Ensuite Bath - COUNTERTOP	N/A			
Ensuite Bath - SINK(s)		Ensuite Bath - FAUCET(s)		
LAUNDRY				
Laundry - FLOORING	NEW BYZANTINE GREY 12 X 24 *BRICK		<input checked="" type="checkbox"/>	H800BC
Laundry - CABINETS	LARICE BIANCO	EURO <del>STORM</del>	<input checked="" type="checkbox"/>	Laundry - SINK
Laundry - COUNTERTOP	LAMINATE - P344-LM		<input checked="" type="checkbox"/>	Laundry - FAUCET
Laundry - BACKSPLASH	N/A			
TRIM / PAINT				
Casing/Baseboards	STANDARD			
Interior Doors	STANDARD			
Interior Door Hardware	STANDARD			
PAINT - Throughout	WARM GREY			
FIREPLACE				
Location / Insert / Mantle	50 INCH ELECTRIC		<input checked="" type="checkbox"/>	
ACCESSORIES				
Mirrors	YES	BATH ACCESSORIES	DELETE	
APPLIANCE REQUIREMENTS				
GAS LINE TO BBQ	YES - STANDARD	ELECTRICAL for Built-in Oven	N/A	
GAS LINE & ELECTRICAL TO STOVE	YES	ELECTRICAL for Built-in Micro	N/A	
GAS LINE & ELECTRICAL TO DRYER	N/A	ELECTRICAL for Cooktop	N/A	
HOOD FAN VENT SIZE	6 INCH	ELECTRICAL for Bar Fridge	N/A	
WATERLINE to Fridge	YES			
DISCLAIMER			INITIALS	
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			H.N	Dee
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			H.N	Dee
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:			WASAGA SHORELINE 155	
PURCHASER(S):			PARMINDER SINGH NIZRAN	
PURCHASER(S):			HARINDER KAUR NIZRAN	
CONTACT:			289-654-2817 / 647-451-9871 ARMINDERCCFP@GMAIL.COM / ATTHI.HARINDER@GMAIL.CC	
****FOR TRADE USE****			SIGNATURES / DATE	
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.			PURCHASER SIGNATURE	
ZANCOR HOMES			PURCHASER SIGNATURE	
			DÉCOR CONSULTANT	
			Vendor APPROVAL	
			SIMONE	
**PAGE 2 OF 2**			3/21	

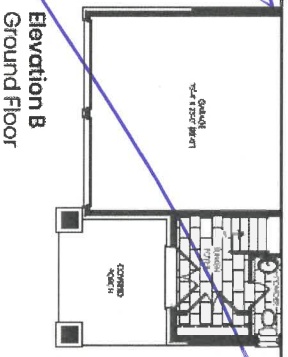
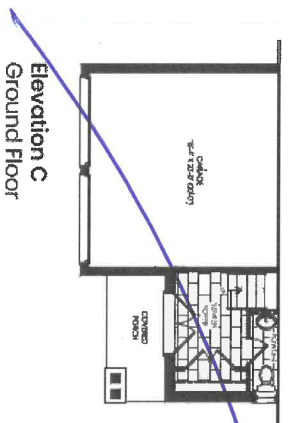
# SHORELINE POINT

WASAGA BEACH

DUNE 40-05



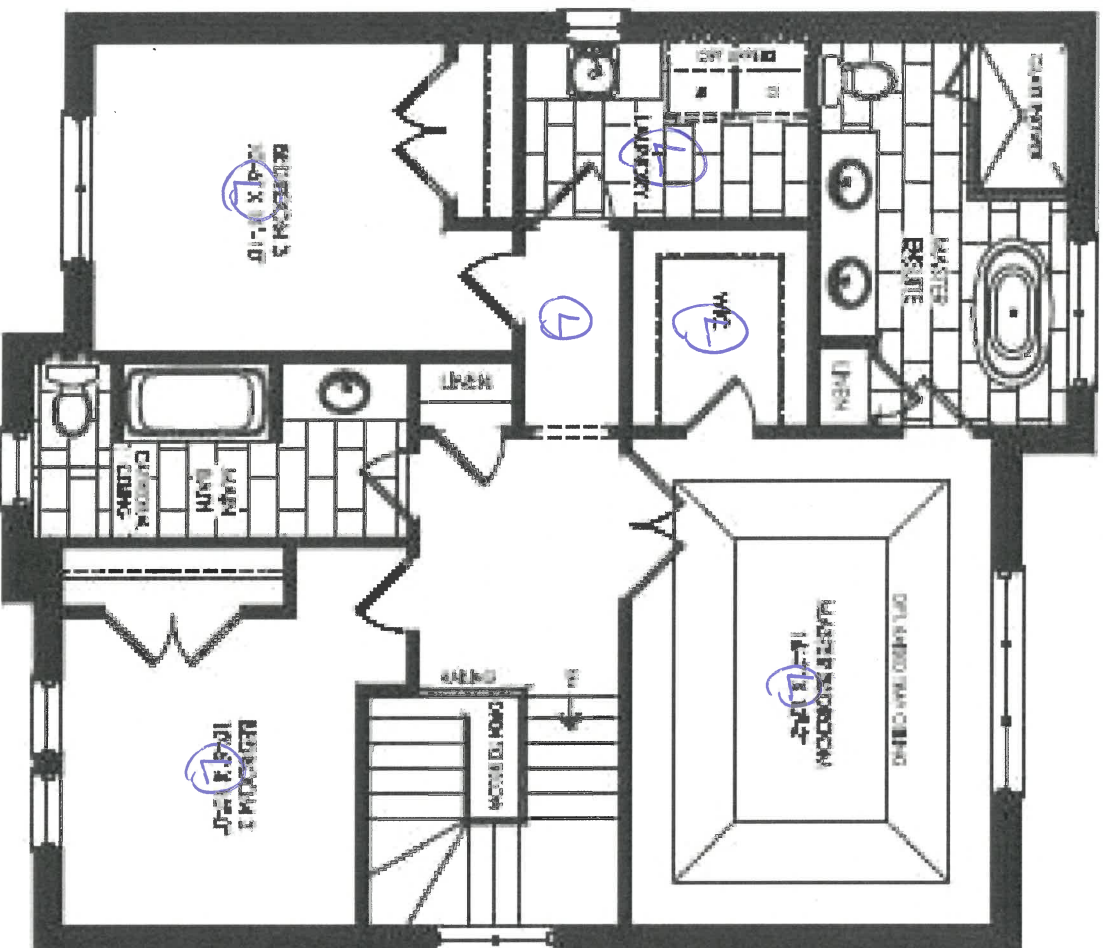
Elevation A  
Ground Floor



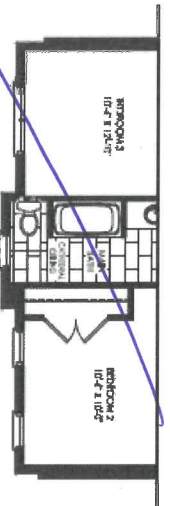
H21 / 155

SHORELINE POINT  
WASAGA BEACH

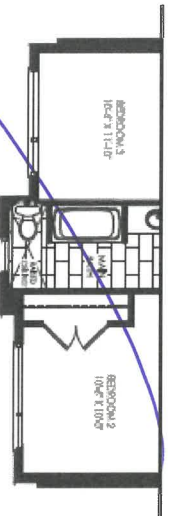
DUNE 40-05



Elevation A  
Second Floor



Elevation B  
Second Floor



Elevation C  
Second Floor

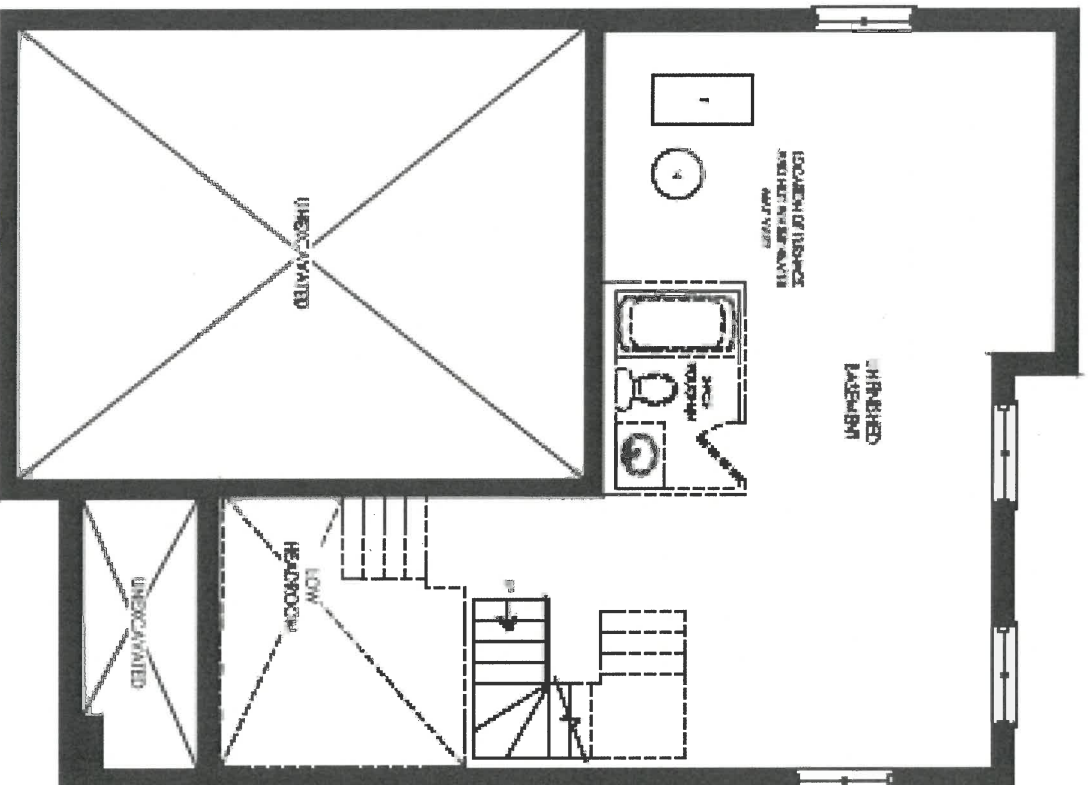
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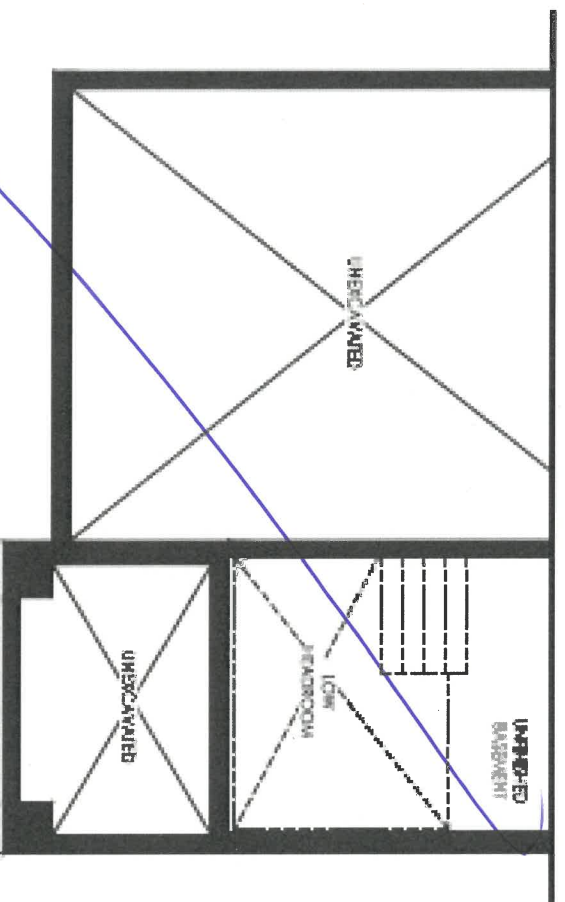


SHORELINE POINT  
WASAGA BEACH

DUNE 40-05



Elevation A & C  
Basement



Elevation B  
Basement

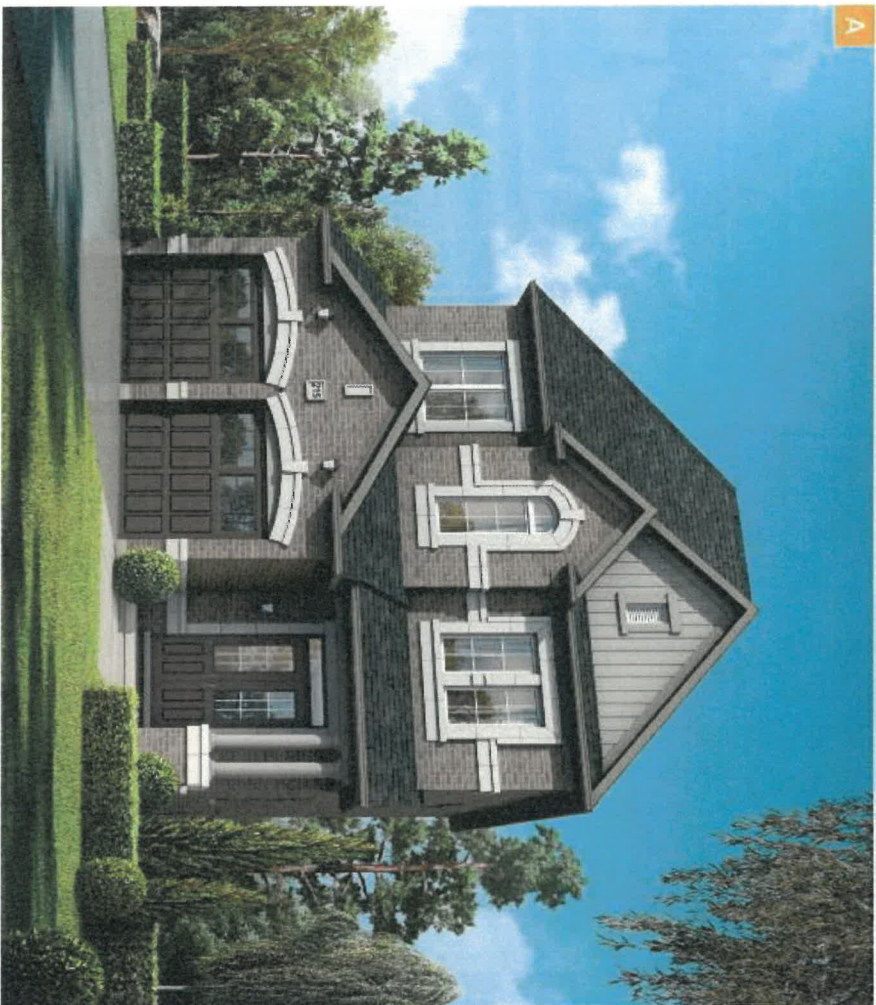
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155


SHORELINE POINT  
WASAGA BEACH

DUNE 40-05

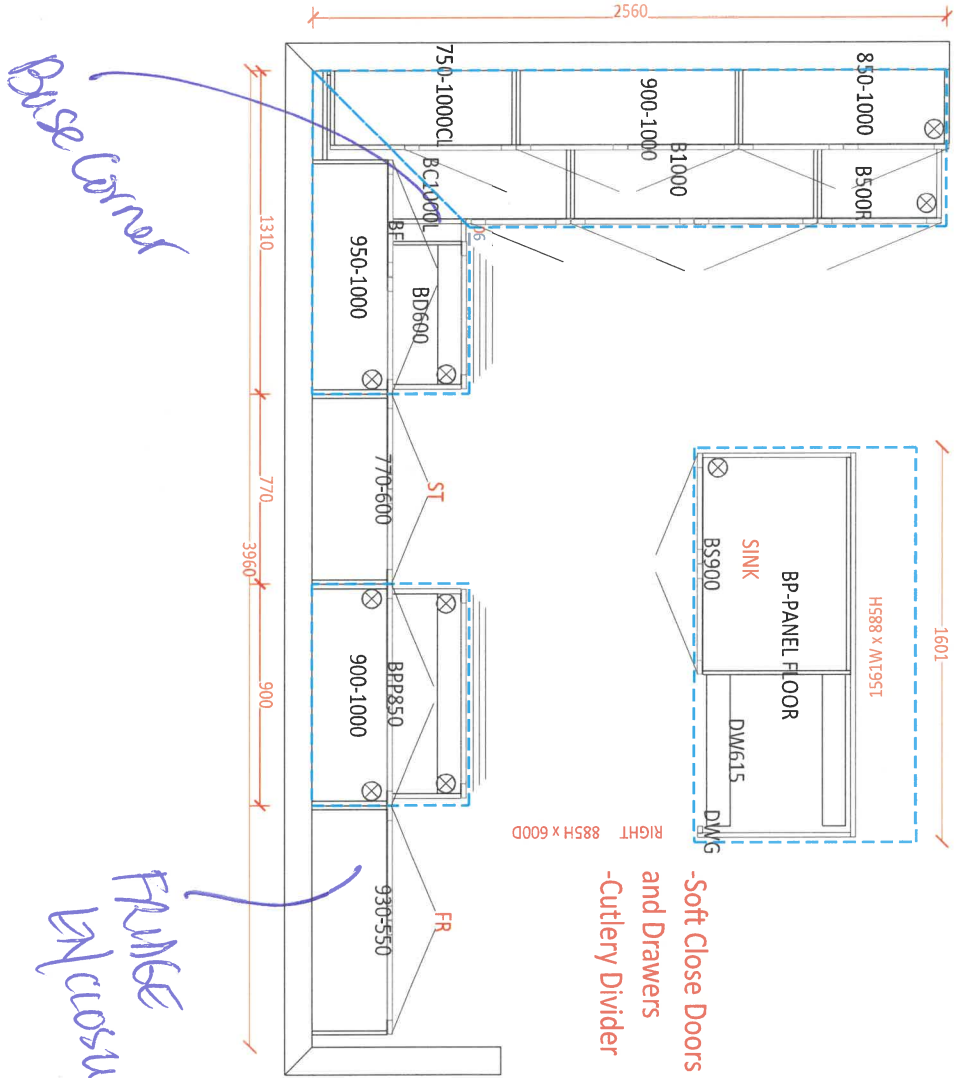
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4/2/20  
155

		JOB NUMBER	
CLIENT NAME: ZANCOR HOMES		INSTALL DATE:	
SHIP TO : SHORELINE POINT		PAGE	
DRAFTED BY: FERNANDA		1 of 22	
COMMENT		P/O #	
DATE SUBMITTED		16 Jun 2021	

40-05  
KITCHEN



155  
H2/188





DATE SUBMITTED  
16 Jun 2021

CLIENT NAME: ZANCOR HOMES  
SHIP TO: SHORELINE POINT

DRAFTED BY: FERNANDA

COMMENT

PH:  
CELL:

P/O #

DWG NUMBER

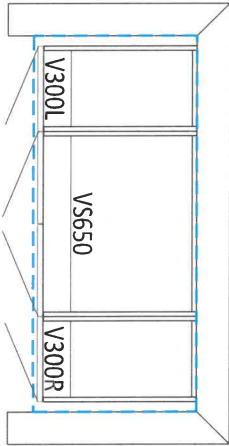
INSTALL DATE:

PAGE  
3 of 22

40-05

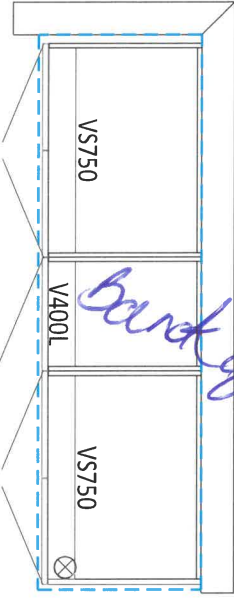
MAIN

1320



MASTER ENSUITE

1950



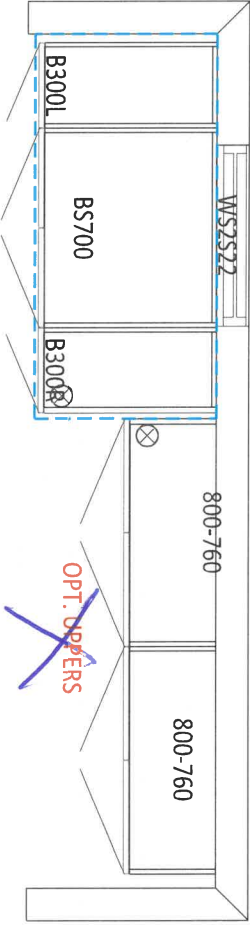
*Back of Drawers*

*- Comfort height*

LAUNDRY

1350

3000



*AN 1800  
155*

THE  
GALLERY

SHORELINE POINT

BY ZANCOR

WASAGA BEACH

ZANCOR

## 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

SM / JMS

### 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.**

SM / JMS

INITIAL

- Upgraded 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.

### FRIDGE UPGRADE

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

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

gas line

### 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

DATE Aug 25/21

**WASAGA SHORLINE**

LOT 155

\*\* 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

THE  
GALLER Y  
BY ZANCOR

SHORELINE POINT  
WASAGA BEACH

ZANCOR

## 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 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\*\***

DATE Aug 25/21

SITE WASAGA SHORELINE

LOT 158

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

**CONTACT:**

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  
Email: kris@smart-tech.ca  
Rep: Kris  
Location: 200 Millway Avenue, Unit 8  
Concord, Ont L4K 5K8

**ACKNOWLEDGEMENT:**

I/We the homeowner(s) acknowledge that if I/We the homeowners decide to not contact Smart-Tech, locations of the standard rough-ins will be installed as per Vendors discretion.

Hw / per  
Homeowner(s) Initial

Aug 25 / 21  
DATE

WASAGA SHORELINE  
SITE

155  
LOT

BRICK/JOINT PATTERN INSTALLATION  
RELEASE FORM

**\*BRICK installation is included as a standard on the floor for 12 x 24 tiles and must be noted on the colour chart and acknowledged on this form \***

(Large tiles installation for floor and wall) – ¼ Brick

Please be advised it has come to our attention, that due to production, many of the over-sized and odd shaped, man-made tiles (i.e. porcelain & ceramic), have been found to have a slight bow in the tile. It is a standard occurrence with all suppliers and manufacturers.

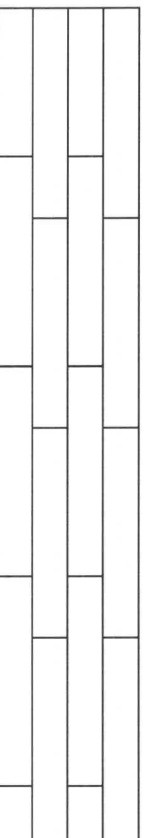
It is therefore recommended, that if and when a purchaser requests to install one of these tiles in a brick-joint pattern, that it be installed on a ¼ brick pattern, to try to avoid lippage. Attached with this letter, you will find a layout of the ¼ brick installation that has been recommended.

LOCATIONS:

LOCATIONS:

LOCATIONS:

LOCATIONS:



Please understand, even in using this ¼ brick installation, there may still be minimal lippage which cannot fully be eliminated.

Hence, when there is a request for brick-joint installation, Zancor Homes and their contractor, cannot be held responsible for this matter.

HP/PM  
Homeowner(s) Initial

(Small tile installation for walls) – ½ Brick

Purchaser requests to install small wall tiles on a backsplash or shower wall in a brick-joint pattern, that it be installed on a ½ brick pattern.

LOCATIONS:

LOCATIONS:

LOCATIONS:

LOCATIONS:



Homeowner(s) Initial

WASAGA SHORELINE

DATE

SITE

LOT