

Site: CALEDON

Lot: 2A


Model: CABO 30-02 (B) \*OPT. 4TH BEDROOM


Purchaser: SANDEEP KAUR CHAHAL

Purchaser: BEANT SINGH CHAHAL

Phone: 289-233-8872 / 289-380-2901

Email: SANCHAHAL8@GMAIL.COM / BEANTCHAHAL8@GMAIL.COM









DESCRIPTION		DATE SELECTED
	BONUS PACKAGE: 3 PIECE STAINLESS STEEL APPLIANCES WITH WHITE FRONT LOAD WASHER & DRYER	INCLUDED IN APS
	BONUS PACKAGE: STAINLESS STEEL HOOD FAN	INCLUDED IN APS
	***OPTIONAL 4 BEDROOM PLAN	SCHEDULE E
	STRUCTURALS	
#1	LARGER BASEMENT WINDOWS (x2)	JAN 18 2021
	COLOURS	
#1	KITCHEN - FRIDGE ENCLOSURE (DEEP UPPERS)	SEPT 15 2021
#2	KITCHEN CABINETS - UPGRADE 1	SEPT 15 2021
#3	KITCHEN TILES - UPGRADE 1 TILE IN LIEU OF HARDWOOD IN KITCHEN AREA	SEPT 15 2021
#4	KITCHEN HANDLES - METAL PULL 8160 MATTE BLACK (160MM)	SEPT 15 2021
#5	KITCHEN BACKSPLASH - UPGRADE 2	SEPT 15 2021
#6	FOYER TILES - UPGRADE 1	SEPT 15 2021
#7	POWDER ROOM TILES - UPGRADE 1	SEPT 15 2021
#8	MAIN BATHROOM CABINETS - UPGRADE 1	SEPT 15 2021
#9	MAIN BATHROOM COUNTERTOP - UPGRADE TO STONE *INCLUDES OVAL UNDERMOUNT SINK	SEPT 15 2021
#10	CARPET IN ALL BEDROOMS - UPGRADE 1 WITH UPGRADE 1 UNDERPAD	SEPT 15 2021
#11	WATERLINE TO FRIDGE	SEPT 15 2021
#12	KITCHEN TILES - UPGRADE 1 TILE IN LIEU OF HARDWOOD IN BREAKFAST AREA	SEPT 15 2021

ZANCOR HOMES COLOUR CHART

ENTRANCES			
Main Foyer - FLOORING		LIVORNO 18 X 18 (1)	
Mudroom - FLOORING		N/A	
Side Hall - FLOORING	HARDWOOD - VINTAGE OAK NSS JAVA 3-1/4" (PEARL)		
Basement Foyer - FLOORING	N/A		
KITCHEN			
Kitchen - FLOORING <b>ONLY</b>	LIVORNO 18 X 18 (1) *IN LIEU OF HARDWOOD		
Breakfast - FLOORING	LIVORNO 18 X 18 (1) *IN LIEU OF HARDWOOD		
Kitchen - CABINETS	MATRIX - ROVERE CHIOSTRO (1)		
Island - CABINETS	MATRIX - ROVERE CHIOSTRO (1)		
Servery - CABINETS	N/A		
Kitchen - HANDLES/KNOBS	METAL PULL 8160 - MATTE BLACK		
Kitchen - COUNTERTOP	BIANCO SARDO GRANITE		
Island - COUNTERTOP	BIANCO SARDO GRANITE		
Kitchen - BACKSPLASH	COLOURS & DIMENSIONS 4 X 16 GLOSSY - TENDER GREY (2) *STACKED		
Kitchen - SINK	STANDARD		
Kitchen - FAUCET	STANDARD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT			
Dining Room - FLOORING	HARDWOOD - VINTAGE OAK NSS JAVA 3-1/4" (PEARL)		
Living Room - FLOORING	N/A		
Great Room - FLOORING	HARDWOOD - VINTAGE OAK NSS JAVA 3-1/4" (PEARL)		
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	LIVORNO 18 X 18 (1)		
Powder Room - CABINETS	SIERRA PVC WHITE		
Powder Room - COUNTERTOP	BIANCO CARRARA		
Powder Room - SINK	STANDARD OVAL UNDERMOUNT		
Powder Room - FAUCET	STANDARD		
2ND FLOOR			
Upper Hall - FLOORING	HARDWOOD - VINTAGE OAK NSS JAVA 3-1/4" (PEARL)		
Master Bedroom - FLOORING	CARPET - REMARKABLE T31 SANDCASTLE w/SUPREME UNDERPAD (1)		
Bedroom 2 - FLOORING	CARPET - REMARKABLE T31 SANDCASTLE w/SUPREME UNDERPAD (1)		
Bedroom 3 - FLOORING	CARPET - REMARKABLE T31 SANDCASTLE w/SUPREME UNDERPAD (1)		
Bedroom 4 - FLOORING	CARPET - REMARKABLE T31 SANDCASTLE w/SUPREME UNDERPAD (1)		
Bedroom 5 - FLOORING	N/A		
Master Ensuite - FLOORING	NEW BYZANTINE ASSURO 12 X 24 *BRICK		
Master Ensuite - SHOWER WALL	NEW BYZANTINE ASSURO 12 X 24 *VERTICAL STACKED		
Master Ensuite - SHOWER FLOOR	WHITE 2 X 2		
Master Ensuite - SHOWER JAMB	BIANCO CARRARA		
Master Ensuite - CABINETS	SIERRA PVC - WHITE		
Master Ensuite - HANDLES/KNOBS	H800BC		
Master Ensuite - COUNTERTOP	BIANCO CARRARA		
Master Ensuite - SINK(S)	STANDARD OVAL UNDER	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 <u>PRIOR</u> to installation.		SIGNATURES	
CALEDON 2A		SCB	
**PAGE 1 OF 2**		PURCHASER INITIALS	VENDOR APPROVAL



2ND FLOOR CONTINUED...									
Main Bath - FLOORING		LOFT WHITE 12 X 24 *BRICK							
Main Bath - TUB / SHOWER WALL		LOFT WHITE <del>ASSURED</del> 12 X 24 *HORIZONTAL STACKED							
Main Bath - SHOWER FLOOR		N/A							
Main Bath - SHOWER JAMB		N/A							
Main Bath - CABINETS		MOSAIC MAPLE - TIMBER GREY (1)							
Main Bath - HANDLES/KNOBS		H500P							
Main Bath - COUNTERTOP		SILVER WAVE - GRANITE (2)							
Main Bath - SINK(s)		OVAL UNDERMOUNT	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	LOFT WHITE 12 X 24 *STACKED	Laundry - HANDLES/KNOBS		H800BC					
Laundry - CABINETS	SIERRA PVC SHITE	Laundry - SINK		STANDARD					
Laundry - COUNTERTOP	WHITE LAMINATE	Laundry - FAUCET		STANDARD					
Laundry - BACKSPLASH	N/A								
TRIM / PAINT									
Casing/Baseboards	STANDARD								
Interior Doors	STANDARD								
Interior Door Hardware	STANDARD								
PAINT - Throughout	COOL WHITE								
FIREPLACE									
Location / Insert / Mantle	STANDARD ELECTRIC								
ACCESSORIES									
Mirrors	YES	BATH ACCESSORIES		YES					
APPLIANCE REQUIREMENTS									
GAS LINE TO BBQ	STANDARD	ELECTRICAL for Built-in Oven		N/A					
GAS LINE & ELECTRICAL TO STOVE	DECLINED	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									
Any changes to the colour chart after signing are subject to a <b>\$5000</b> administration fee plus costs									
Purchaser has checked and acknowledged accuracy of colour and selections before signing.									
Colours of all materials are as close as possible to Builders selection but not necessarily identical due to dye lot variances in manufacturing/manufacturers. Due to construction progress some items may have been pre-selected or installed. In this event the Vendor's selection must be accepted by the purchaser									
SITE / LOT:	CALEDON		2A						
PURCHASER(S):	SANDEEP KAUR CHahal		BEANT SINGH CHahal						
HOME #/CELL #	289-233-8872 / 289-380-2901		SANCHAHAL8@GMAIL.COM / BEANTCHAHAL8@GMAIL.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.									
		PURCHASER SIGNATURE							
		PURCHASER SIGNATURE							
		DÉCOR CONSULTANT		SIMONE					
**PAGE 2 OF 2**		Vendor APPROVAL		 21/21					

CALVIN

1 9/16" OVAL UNDERMOUNT SINK

☐ 4220CFY

Undermount Sink

Product Specs:

- Vitreous china
- Front overflow hole
- Template and mounting hardware supplied

Overall Dimensions (W x D x H):

(OD): 490mm(19 1/4") x 410mm(16 1/8") x 195mm(7 7/8")  
(ID): 430mm(17") x 350mm(13 3/4") x 145mm(5 3/4")

Compliance Certifications:

Meets or exceeds the following:

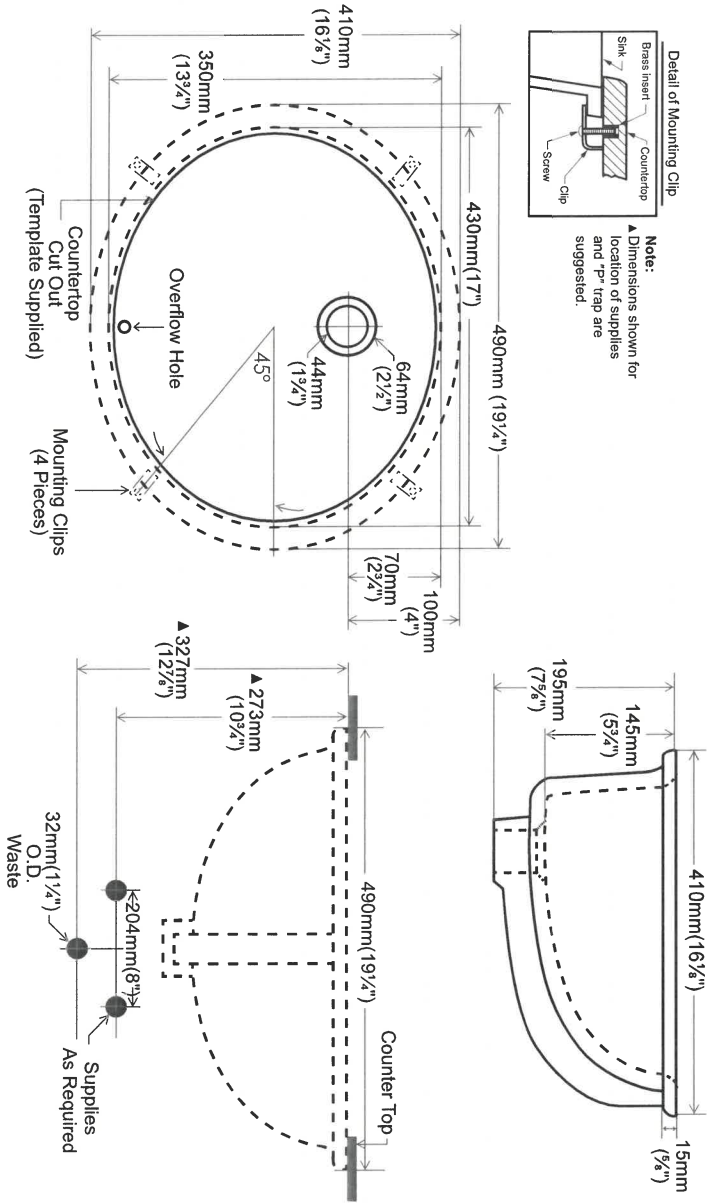
- IAPMO cUPC
- ASME A112.19.2 / CSA B45.1-2013

Shipping:

Cube 1.53  
GW 19 lbs



**Notes:**  
Dimensions of fixtures are nominal and may vary within the range of tolerances established by ASME standard A112.19.2. These measurements are subject to change or cancellation. No responsibility is assumed for use of superseded or voided pages.  
\* Bone and Biscuit available through Direct Import (CIF) only.



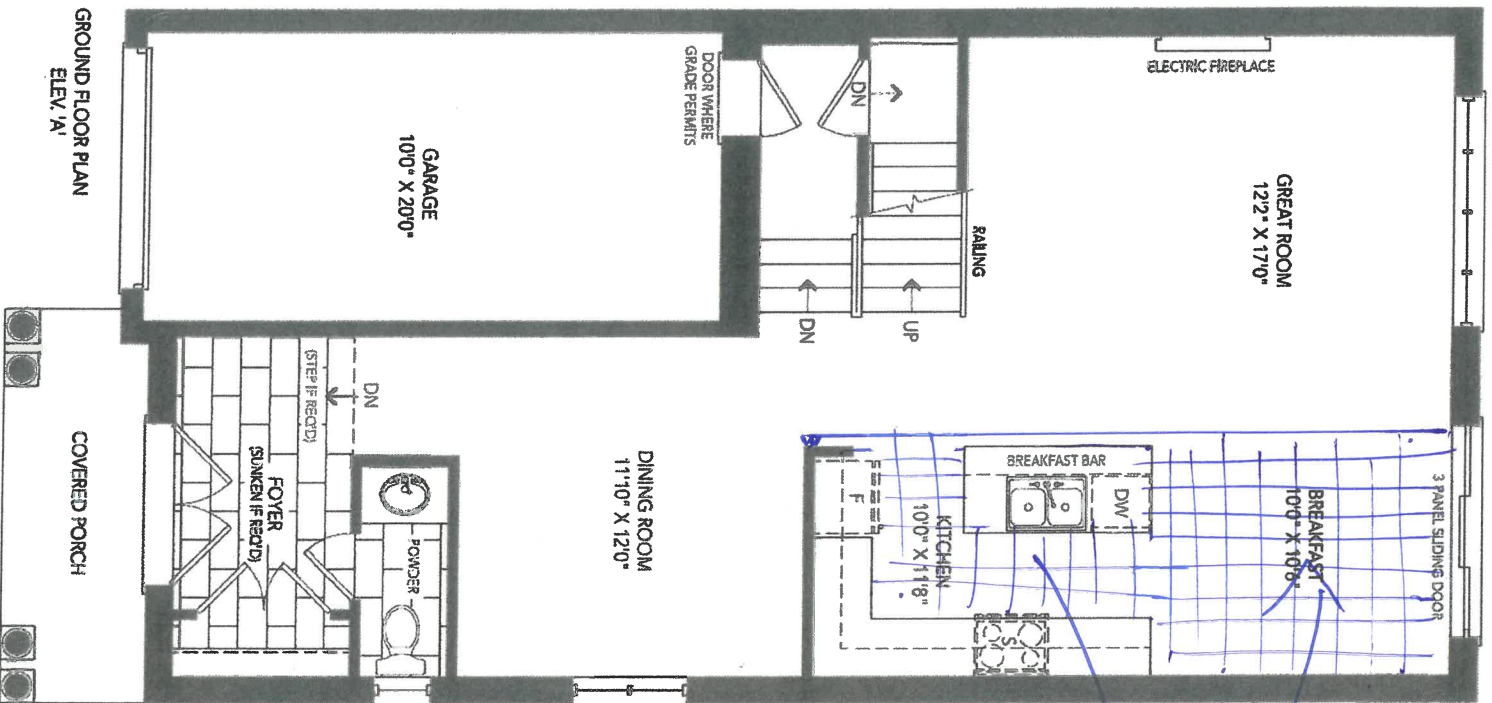
contrac®

5970 Chedworth Way, Unit A, Mississauga, ON, Canada L5R 3V5  
www.contrac.ca

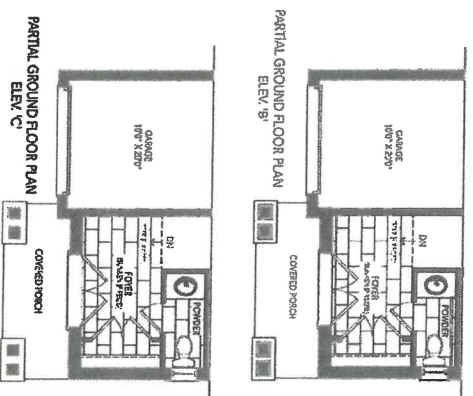
Revised: January 2016

Main Bath  
JK

# Caledon Club CABO 30-02



TILE  
IN KITCHEN +  
Breakfast

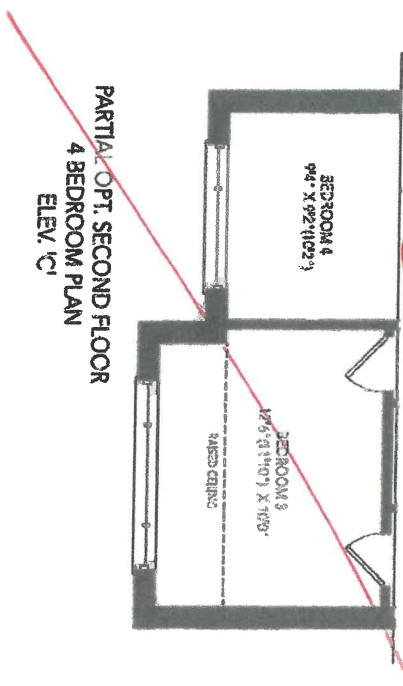
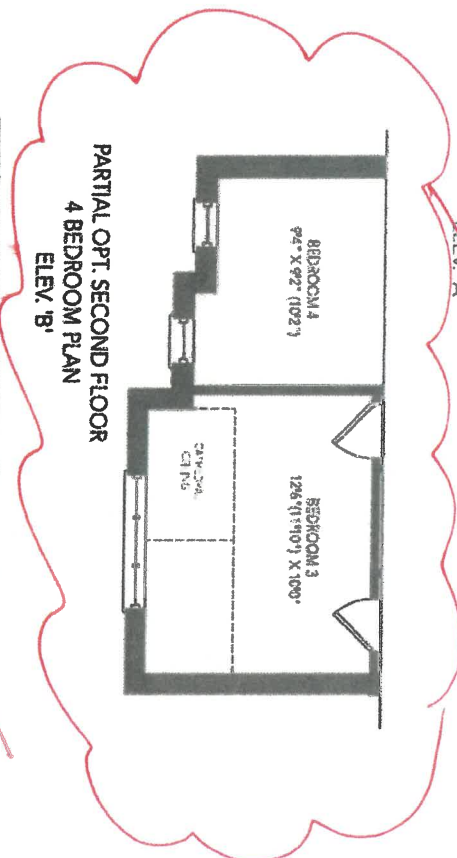
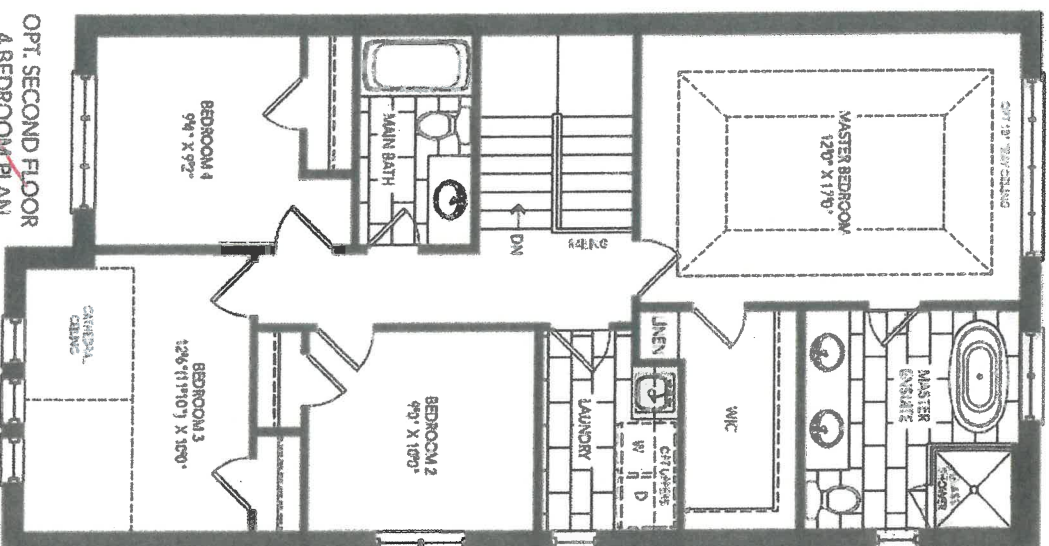


SC RC  
Homeowner Initials  
LOT 2A

BC SC

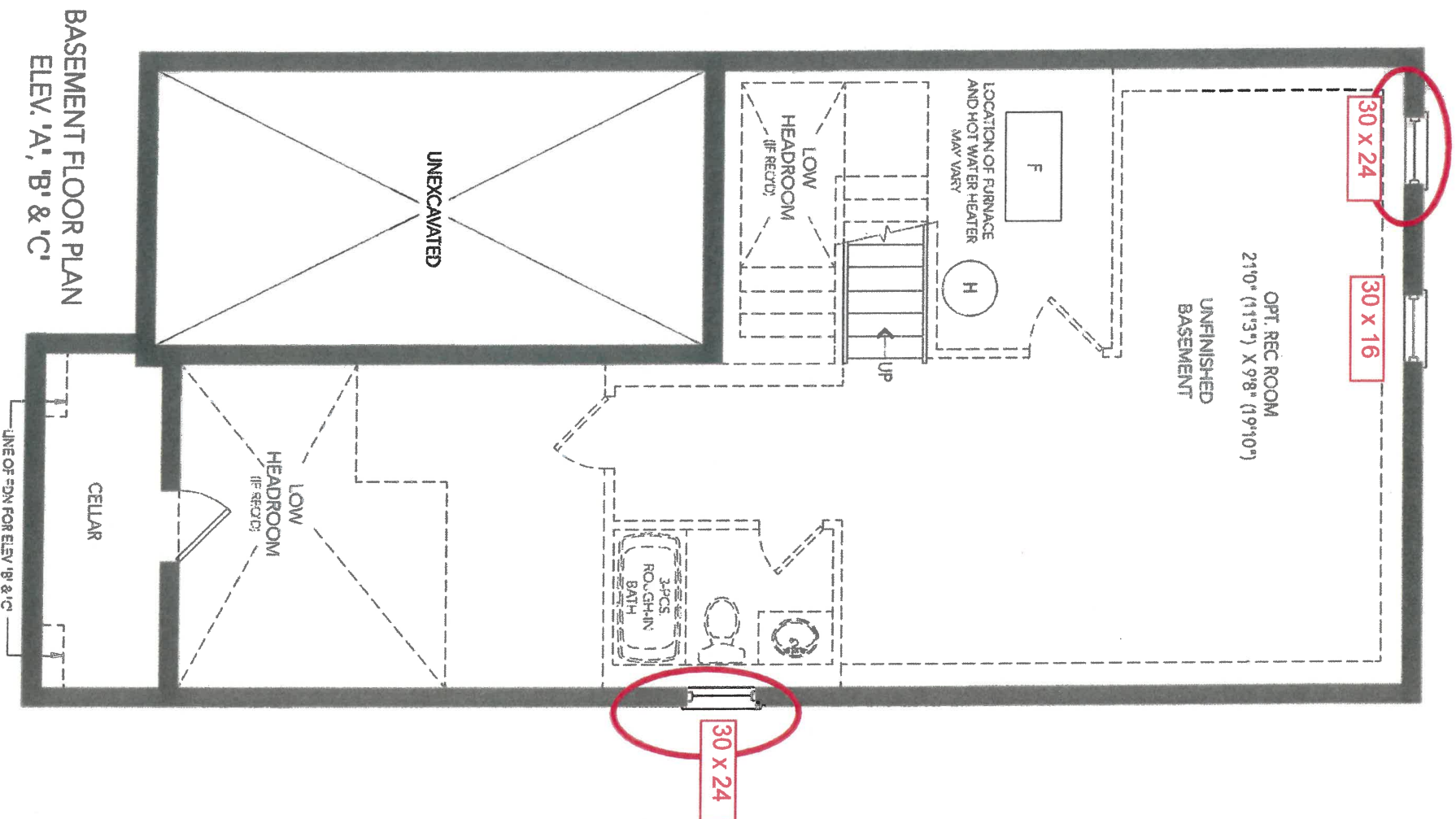


Caledon Club  
CABO 30-02



SC BC  
Homeowner Initials  
LOT 2A

**Caledon Club  
CABO 30-02**



sc **BC**  
Homeowner Initials  
**LOT 2A**

SC BC  
Homeowner Initials  
LOT 2A

30'  
CABO  
THREE BEDROOM / OPTIONAL FOUR BEDROOM  
ELEV A: 1972 SQ FT / ELEV B: 1977 SQ FT / ELEV C: 1972 SQ FT



Caledon Club  
CABO 30-02

B





DATE SUBMITTED

25 Jun 2021

CLIENT NAME: ZANCOR HOMES  
SHIP TO : CALEDON CLUB

DRAFTED BY: FERNANDA

COMMENT

PH:  
CELL :

P/O #

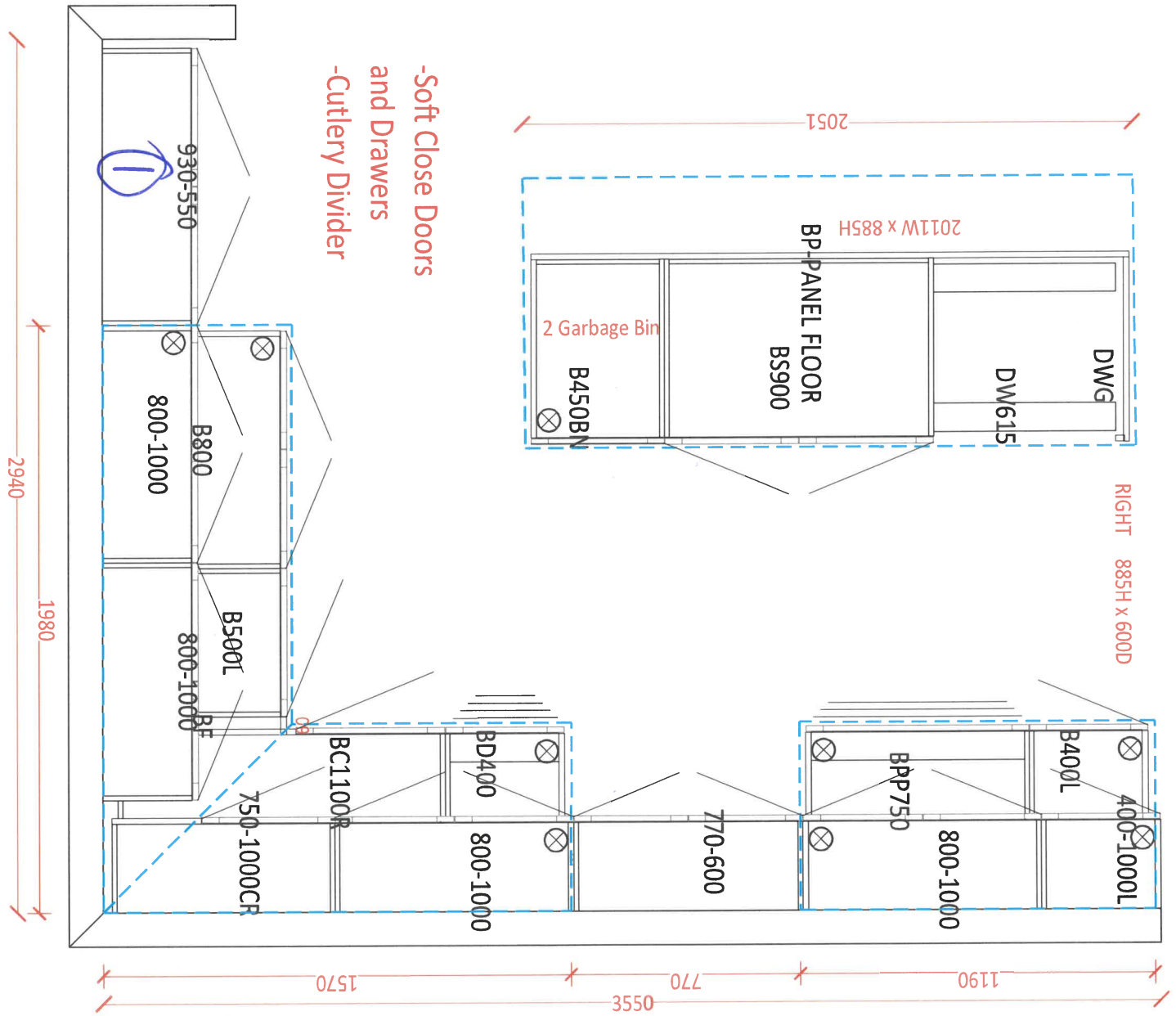
JOB NUMBER

INSTALL DATE:

PAGE

4 of 24

30-2-ELEV. A,B,C  
KITCHEN



-Soft Close Doors  
and Drawers  
-Cutlery Divider

- ① Fridge enclosure
- ② Upgrade handles
- ③ Upg 1 cabinets

sc  
PC  
2A



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:

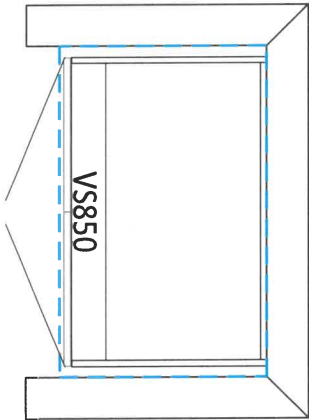
PAGE

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30-2-ELEV. A,B,C  
STD VANITIES

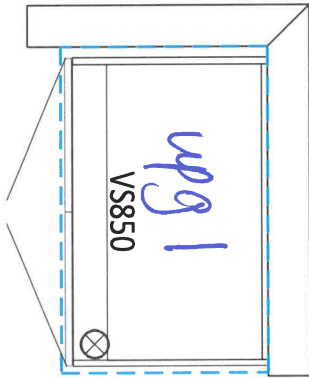
POWDER

910



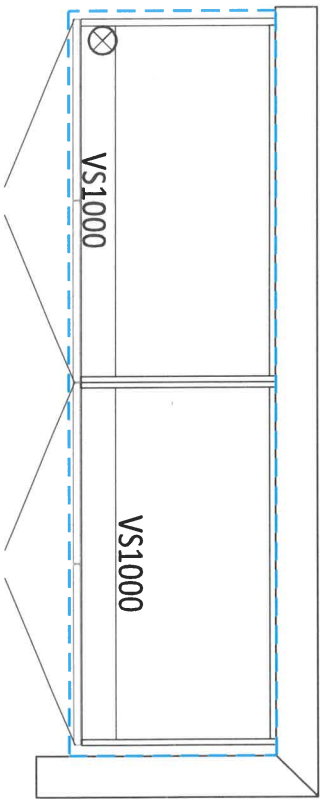
MAIN

900



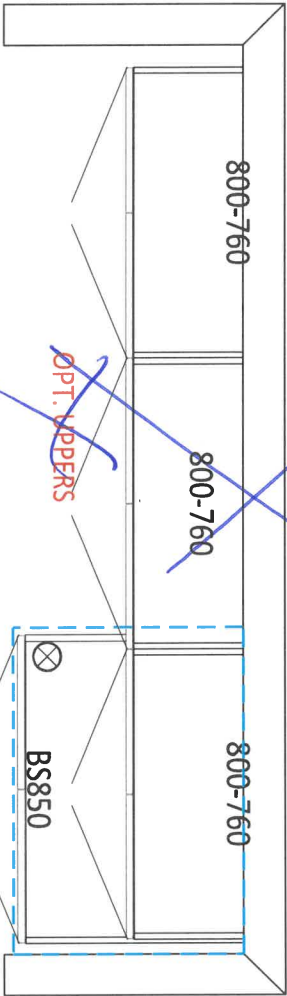
MASTER ENSUITE

2050



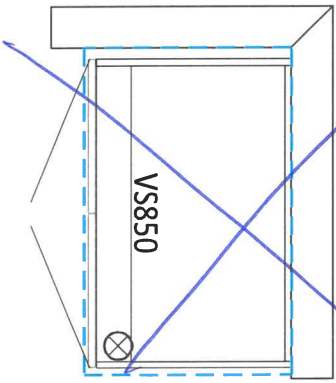
LAUNDRY ROOM

2500 900



OPT. BASEMENT BATH

900



see DC

2A

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 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 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:

SC JC  
INITIAL

- 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"

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.

SC JC  
INITIAL

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

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

- 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)

DATE Sept 15/21 SITE Caledon LOT 2A

\*\* 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.



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 absorbency 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

SITE

LOT

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

BRICK/JOINT PATTERN INSTALLATION  
RELEASE FORM

LOT / SITE:

Caledon 2A

HOMEOWNERS:

Chahal

DATE:

Sept 15/21

\*Brick installation requires an additional charge and must be included on the extras if selected\*

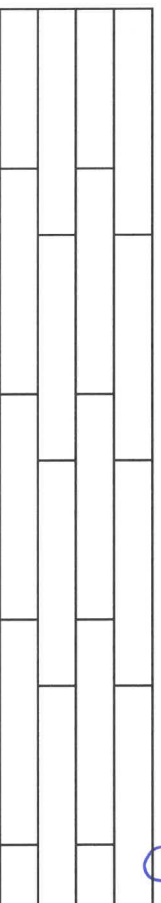
(Large tiles installation for floor and wall) – ¼ Brick

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:

HLF + Main + Landing Floor



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.

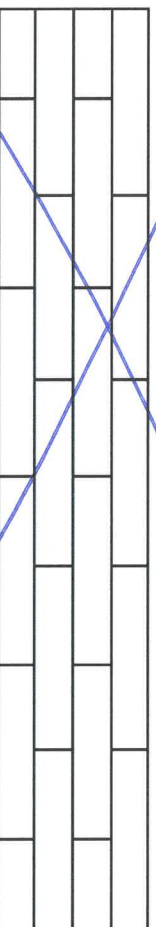
SC DC

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:



Homeowner(s) Initial

Stone Countertop Edge Profiles

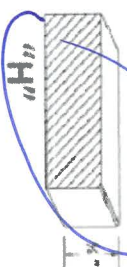
\*\*Where applicable as per site specifications\*\*

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in  
Kitchen



Standard Countertop Edge in  
Vanity

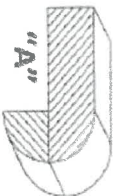
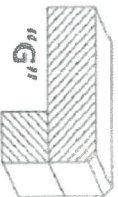
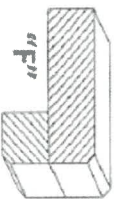
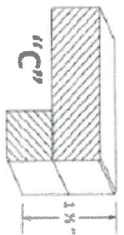


SC  
BIC

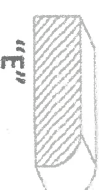
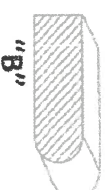
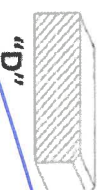
Homeowner(s) Initial

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

Optional Edge in Kitchen



Optional Edge in Bathroom

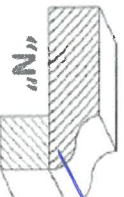
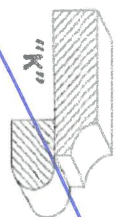
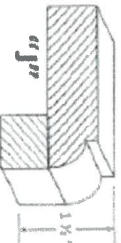
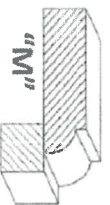
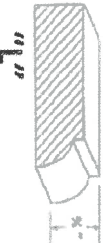


SC DC

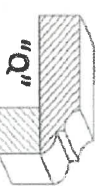
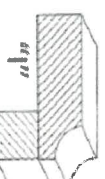
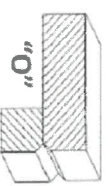
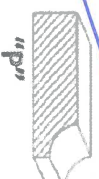
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



SC DC  
Homeowner(s) Initial

Caledon 2A