

CONSTRUCTION SUMMARY OF EXTRAS

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Site: WASAGA
Lot: 147
Model: SAND (40-03) ELEV A
Purchaser: VIRA KYRYLYUK
Purchaser: PETRO TVERDOKHLIB
Phone: 416.804.0861 / 607.425.2667
Email: VERAKYRYLYUK@ROGERS.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
	STRUCTURAL	
1	FROSTED FRONT DOOR- SEE SKETCH	07-Oct-21
2	FROSTED GLASS IN LIEU OF CLEAR- MASTER BATHROOM WINDOW- SEE SKETCH	07-Oct-21
3	SMOOTH CEILING- MAIN FLOOR- SEE SKETCH	07-Oct-21
	COLOURS	
1	ELECTRICAL- 2 CARPED LIGHTS OVER KITCHEN ISLAND, SPACED EVENLY ON SEPARATE SWITCH. STD LIGHT TO REMAIN- SEE SKETCH	07-Oct-21
2	NA	07-Oct-21
3	AIR CONDITIONER- LENNOX (13 ACX) INSTALLED **SIZED ACCORDINGTO HVAC CALCULATIONS	07-Oct-21
4	GASLINE TO STOVE, INCLUDES 15 AMP, 40 AMP TO REMAIN	07-Oct-21
5	WATERLINE TO FRIDGE	07-Oct-21
6	RAILING- UP 2	07-Oct-21
7	KITCHEN- UNDER VALANCE	07-Oct-21
8	KITCHEN- DOUBLE RISER PANEL INSTALLED OVER CABINETS, INSTALLED AT CEILING- SEE SKETCH	07-Oct-21
9	KITCHEN/BREAKFAST TILE- 12 X 24- STACKED- UP 2	07-Oct-21
10	FOYER TILE- 12 X 24- STACKED- UP 2	07-Oct-21
11	MUDROOM TILE- 12 X 24- STACKED - UP 2	07-Oct-21
12	NA	07-Oct-21
13	MASTER SHOWER FLOOR- UP 2	07-Oct-21
14	MAIN BATH- ADD CEILING TILES TO TUB ENCLOSURE	07-Oct-21
15	COMFORT HEIGHT- MASTER BATH	07-Oct-21

ZANCOR HOMES COLOUR CHART

ENTRANCES				
Main Foyer - FLOORING		FLOW GRIEGE POLISHED 12 X 24- UP 2- STACKED		
Mudroom - FLOORING		FLOW GRIEGE POLISHED 12 X 24- UP 2- STACKED		
Side Hall - FLOORING		NA		
Basement Foyer - FLOORING		NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED		
KITCHEN				
Kitchen - FLOORING		FLOW GRIEGE POLISHED 12 X 24- UP 2- STACKED		
Breakfast - FLOORING		FLOW GRIEGE POLISHED 12 X 24- UP 2- STACKED		
Kitchen - CABINETS		EURO HIGH GLOSS WHITE		
Island - CABINETS		EURO HIGH GLOSS WHITE		
Servery - CABINETS		NA		
Kitchen - HANDLES/KNOBS		H800BC		
Kitchen - COUNTERTOP		7735-58		
Island - COUNTERTOP		7735-58		
Kitchen - BACKSPLASH		DECLINED		
Kitchen - SINK		STD		
Kitchen - FAUCET		STD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING		NORTHERN SOLID SAWN PEARL RED OAK 3 1/4 NATURAL		
Main Hall - FLOORING		NORTHERN SOLID SAWN PEARL RED OAK 3 1/4 NATURAL		
Dining / Living Room - FLOORING		NA		
Library / Den - FLOORING		NA		
Basement Rec Room - FLOORING		NA		
STAIRS				
Railing Details - PICKETS		BLACK METAL PLAIN- UP 2		
Railing Details - POSTS		3 1/4" SQUARE OAK POST W/ REVEAL- UP 2		
Railing Details - HANDRAIL		2 3/4" SQUARE OAK HANDRAIL- U P 2		
Stair Stain - MAIN STAIRS		STAIRS TO MATCH HARDWOOD- STD NATURAL		
Stair Stain - BASEMENT STAIRS (if applicable)		STAIRS TO MATCH HARDWOOD- STD NATURAL		
Stair Stain - SERVICE STAIRS (if applicable)		NA		
POWDER ROOM				
Powder Room - FLOORING		NA		
Powder Room - CABINETS		NA		
Powder Room - COUNTERTOP		NA		
Powder Room - SINK		NA		
Powder Room - FAUCET		NA		
2ND FLOOR				
Upper Hall - FLOORING		NA		
Master Bedroom - FLOORING		T15 OPENING NIGHT		
Bedroom 2 - FLOORING		T15 OPENING NIGHT		
Bedroom 3 - FLOORING		NA		
Bedroom 4 - FLOORING		NA		
Bedroom 5 - FLOORING		NA		
Master Ensuite - FLOORING		NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED		
Master Ensuite - SHOWER WALL		NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED VERTICAL		
Master Ensuite - SHOWER FLOOR		MARBLE TUNDRA GREY 2 X 2- UP 2		
Master Ensuite - SHOWER JAMB		PERLATO ROYALE		
Master Ensuite - CABINETS		HIGH GLOSS EURO WHITE- COMFORT HEIGHT		
Master Ensuite - HANDLES/KNOBS		H800BC		
Master Ensuite - COUNTERTOP		P-948-CA		
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.		WASAGA SHORELINE	147	P.T. P.L.
PAGE 1 OF 2		PURCHASER INITIALS	VENDOR APPROVAL	

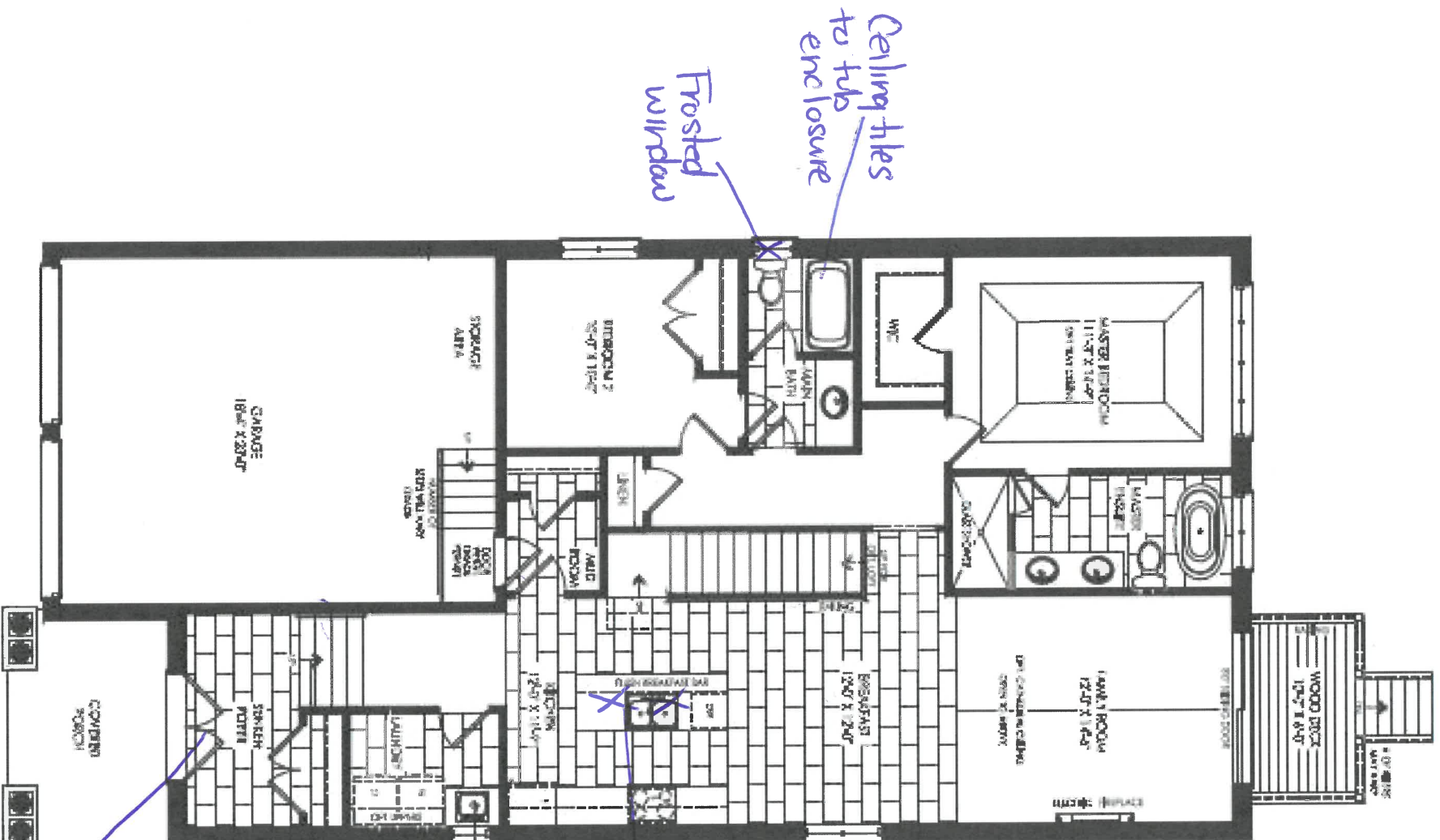
ZANCOR HOMES COLOUR CHART

2ND FLOOR CONTINUED ...						
Main Bath - FLOORING		NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED				
Main Bath - TUB / SHOWER WALL & CEILING		NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED HORIZONTAL				
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		P-948-CA				
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		NA				
Ensuite Bath - TUB / SHOWER WALL		NA				
Ensuite Bath - SHOWER FLOOR		NA				
Ensuite Bath - SHOWER JAMB		NA				
Ensuite Bath - CABINETS		NA				
Ensuite Bath - HANDLES/KNOBS		NA				
Ensuite Bath - COUNTERTOP		NA				
Ensuite Bath - SINK(s)		NA		Ensuite Bath - FAUCET(s)		NA
LAUNDRY						
Laundry - FLOORING		NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED		Laundry - HANDLES/KNOBS		H800BC
Laundry - CABINETS		EURO OLMO CARISMA		Laundry - SINK		STD
Laundry - COUNTERTOP		5005-38		Laundry - FAUCET		STD
Laundry - BACKSPLASH		NA				
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	DO NOT INSTALL			
APPLIANCE REQUIREMENTS						
GAS LINE TO BBQ	STD	ELECTRICAL for Built-in Oven		DECLINED		
GAS LINE & ELECTRICAL TO STOVE	YES	ELECTRICAL for Built-in Micro		DECLINED		
GAS LINE & ELECTRICAL TO DRYER	DECLINED	ELECTRICAL for Cooktop		DECLINED		
HOOD FAN VENT SIZE	6" STD	ELECTRICAL for Bar Fridge		DECLINED		
WATERLINE to Fridge	YES					
DISCLAIMER						INITIALS
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs						<i>N.L.</i>
Purchaser has checked and acknowledged accuracy of colour and selections before signing.						<i>P.L.</i>
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						<i>N.L.</i>
						<i>P.L.</i>
SITE / LOT:		WASAGA				147
PURCHASER(S):		VIRA KYRYLYUK				
PURCHASER(S):		PETRO TVERDOKHLIB				
CONTACT:		416.804.0861 / 607.425.2667		VERAKYRYLYUK@ROGERS.COM		
FOR TRADE USE						
Any upgrades in the colour chart must be accompanied with a PSS. It is the responsibility of all Trades to inform the builder of any discrepancies on sketches, PSS and/or colour charts <u>PRIOR</u> to installation.				SIGNATURES / DATE		
<div><div>ZANCOR HOMES</div></div>				PURCHASER SIGNATURE		
				PURCHASER SIGNATURE		
				DÉCOR CONSULTANT		
				Vendor APPROVAL		

SHORELINE POINT
WASAGA BEACH

SAND 40-03

1st 147
Oct 7/21



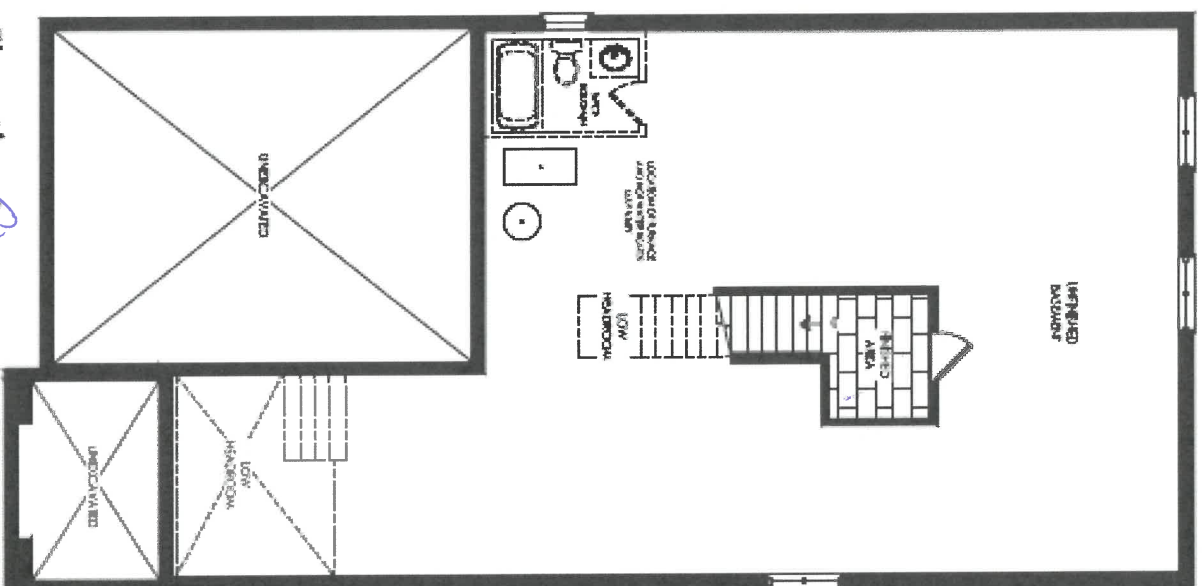
Elevation A
Ground Floor

V.R.

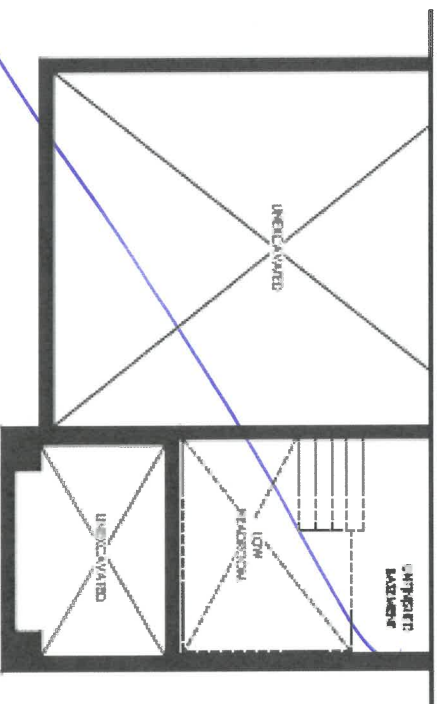
P.T.

SAND 40-03

lot 147
06/7/21



Elevation A
Basement



Elevation B & C
Basement

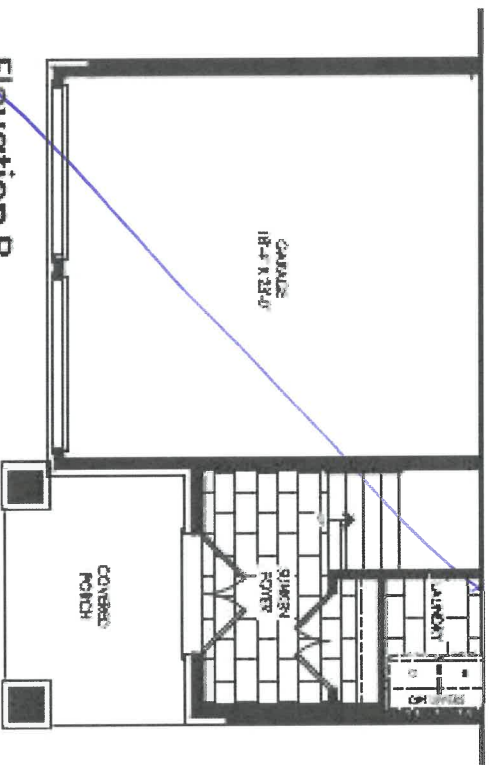
V.L.

61.

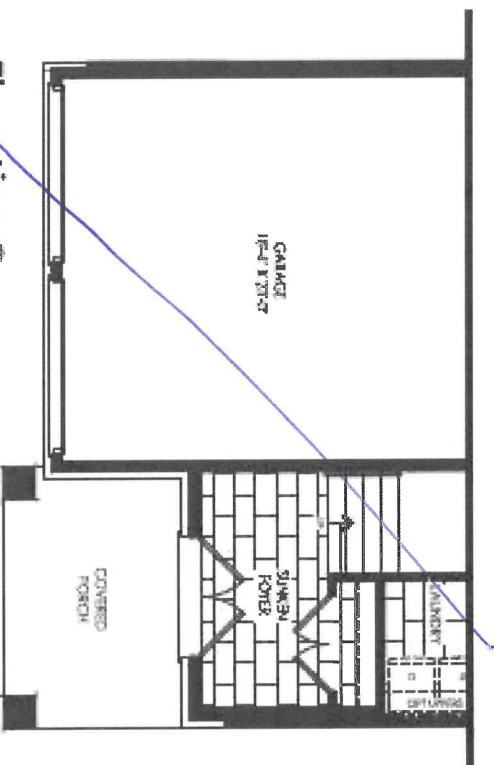
SHORELINE POINT
WASAGA BEACH

SAND 40-03

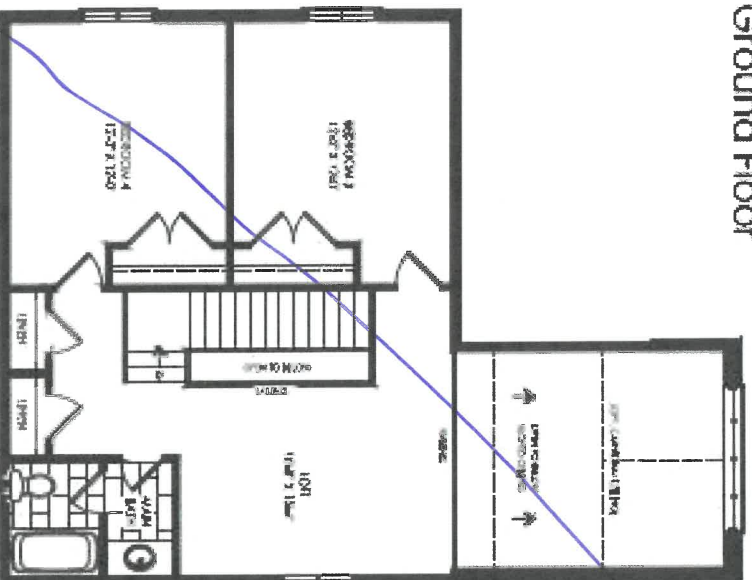
lot 147
Oct 7/21



~~Elevation B
Ground Floor~~



~~Elevation C
Ground Floor~~



~~Elevation A, B & C
Optional Loft~~

V.R.

P.T.



CLIENT NAME: ZANCOR HOMES
SHIP TO : SHORELINE POINT

PH:
CELL :

JOB NUMBER
INSTALL DATE:
PAGE
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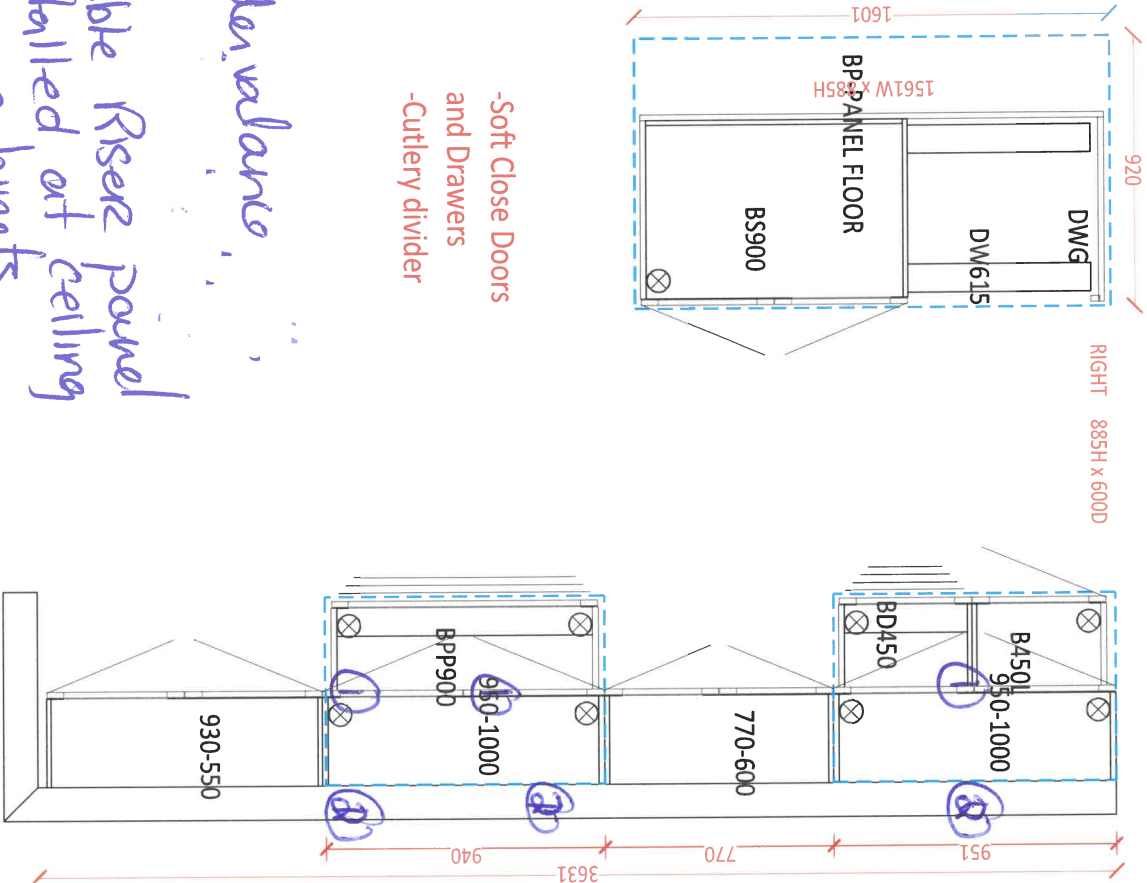
DATE SUBMITTED
16 Jun 2021

DRAFTED BY: FERNANDA
COMMENT

P/O #

40-03
KITCHEN

1st 143
Oct 3/21



-Soft Close Doors
and Drawers
-Cutlery divider

① under valance
② Double Riser Panel
installed at ceiling
over cabinets

V.K.

bl.

DATE

SITE

LOT

** Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.
**It is the responsibility of the trade to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation.



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

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.

V.L. P.T.

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.**

V.L. P.T.

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.

V.L. P.T.

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'.

V.L. P.T.

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.

V.L. P.T.

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.

V.L. P.T.

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.

V.L. P.T.

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.**

V.L. P.T.

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.

V.L. P.T.

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."

V.L. P.T.

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****

V.L. P.T.

DATE	04/2/21	SITE	WASAGA SHORELINE	LOT	147
221 North Rivermede Road, Concord, Ontario L4K 3N7 * T: (905) 738.7010 F: (905) 738.5948					

THE
GALLERY
BY ZANCOR

SHORELINE POINT
WASAGA BEACH

ZANCOR

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.

K.K. P.T.
Homeowner(s) Initial

DATE 08/21/21

WASAGA SHORELINE

SITE

LOT

147

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