

CONSTRUCTION SUMMARY OF EXTRAS  
Printed 2021-11-09 / 4:53 PM / Page 1 of 1

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

INNISFIL  
217W  
RIDGE (50-04) ELEV A \*\*OPTIONAL GROUND FLOOR  
GURJINDER, S SANDHU  
RITU SANDHU  
647.244.2845 / 647.228.6899  
GSAND84@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	
STRUCTURALS		
1 SMOOTH CEILING MAIN FLOOR		01-Nov-21
2 SMOOTH CEILING SECOND FLOOR		01-Nov-21
3 FRAMELESS CLEAR GLASS 10MM SHOWER IN MASTER ENSUITE		01-Nov-21
4 NA		01-Nov-21
5 NA		01-Nov-21
6 10 MAIN FLOOR IN LIEU OF 9', INCLUDES 8 FOOT INTERIOR DOORS, REAR AND GARAGE MAN DOOR AND TRANSOMS ABOVE WINDOWS, IF POSSIBLE		01-Nov-21
COLOURS		
1 NA		01-Nov-21
2 NA		01-Nov-21
3 NA		01-Nov-21
4 KITCHEN/BREAKFAST TILE- 24 X 24- UP 6		01-Nov-21
5 FOYER TILE-24 X 24 STACKED- UP 6		01-Nov-21
6 POWDER ROOM TILE- 24 X 24- STACKED- UP 6		01-Nov-21
7 MUDROOM TILE- 12 X 24- STACKED- UP 1		01-Nov-21
8 MASTER ENSUITE TILE 12 X 24- STACKED- UP 1		01-Nov-21
9 MASTER SHOWER WALL TILE- 12 X 24- STACKED- UP 1		01-Nov-21
10 MASTER SHOWER FLOOR TILE- UP 1		01-Nov-21
11 NA		01-Nov-21
12 TRIM- UP 1- COLONIAL		01-Nov-21
13 NA		01-Nov-21
14 RAILING- UP 2		01-Nov-21
15 BANK OF DRAWERS IN MASTER ENSUITE AND TWIN		01-Nov-21
16 COMFORT HEIGHT- QTY 3- MASTER, SHARED, ENSUITE		01-Nov-21
17 NA		01-Nov-21

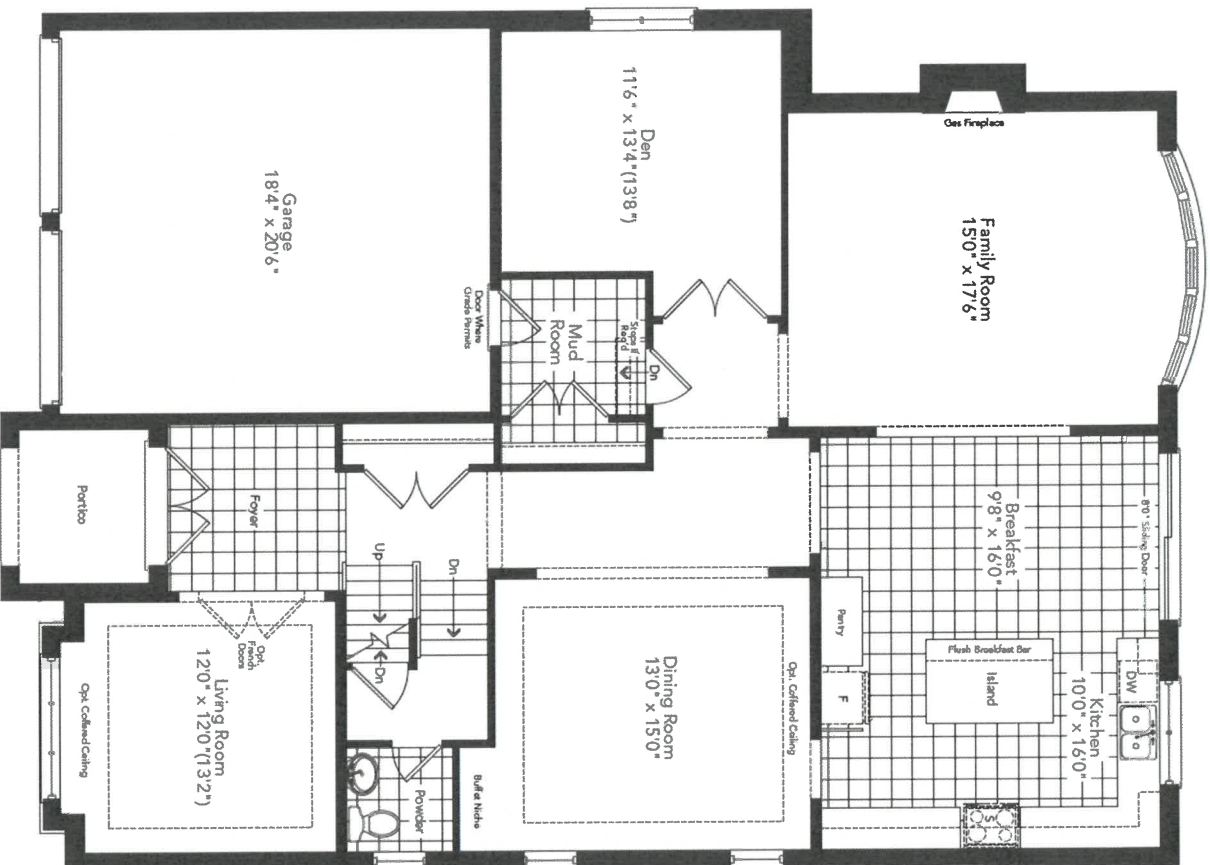
ZANCOR HOMES COLOUR CHART

ENTRANCES				
Main Foyer - FLOORING	MAYFAIR STATUARIO 24 X 24 - UP 6			
Mudroom - FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED- UP 1			
Side Hall - FLOORING	NA			
Basement Foyer - FLOORING	NA			
KITCHEN				
Kitchen - FLOORING	MAYFAIR STATUARIO 24 X 24 - UP 6			
Breakfast - FLOORING	MAYFAIR STATUARIO 24 X 24 - UP 6			
Kitchen - CABINETS	SIERRA WHITE PVC			
Island - CABINETS	SIERRA WHITE PVC			
Servery - CABINETS	NA			
Kitchen - HANDLES/KNOBS	H800BC			
Kitchen - COUNTERTOP	BIANCO SARDO			
Island - COUNTERTOP	BIANCO SARDO			
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 3/4" - NATURAL			
Main Hall - FLOORING	NORTHERN SOLID SAWN PEARL RED OAK 3/4" - NATURAL			
Dining / Living Room - FLOORING	NORTHERN SOLID SAWN PEARL RED OAK 3/4" - NATURAL			
Library / Den - FLOORING	NORTHERN SOLID SAWN PEARL RED OAK 3/4" - NATURAL			
Basement Rec Room - FLOORING	NA			
STAIRS				
Railing Details - PICKETS	SINGLE COLLAR BLACK METAL WITH ALT PLAIN- UP 2			
Railing Details - POSTS	3 1/4" SQUARE OAK POST W/ BEVEL- UP 2			
Railing Details - HANDRAIL	2 3/4" GROOVE OAK - UP 2 -			
Stair Stain - MAIN STAIRS	STAIN TO MATCH HARDWOOD			
Stair Stain - BASEMENT STAIRS (if applicable)	NA			
Stair Stain - SERVICE STAIRS (if applicable)	NA			
POWDER ROOM				
Powder Room - FLOORING	MAYFAIR STATUARIO 24 X 24 - UP 6			
Powder Room - CABINETS	NA			
Powder Room - COUNTERTOP	NA			
Powder Room - SINK	STD			
Powder Room - FAUCET	STD			
2ND FLOOR				
Upper Hall - FLOORING	T20 OPENING NIGHT			
Master Bedroom - FLOORING	T20 OPENING NIGHT			
Bedroom 2 - FLOORING	T20 OPENING NIGHT			
Bedroom 3 - FLOORING	T20 OPENING NIGHT			
Bedroom 4 - FLOORING	T20 OPENING NIGHT			
Bedroom 5 - FLOORING	NA			
Master Ensuite - FLOORING	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED- UP 1			
Master Ensuite - SHOWER WALL	NEW BYZANTINE ASSURO BLUE 12 X 24- STACKED VERTICAL- UP 1			
Master Ensuite - SHOWER FLOOR	ONTARIO SERIES HEX SNOW WHITE GLOSSY- UP 1			
Master Ensuite - SHOWER JAMB	BIANCO CARRARA			
Master Ensuite - CABINETS	SIERRA WHITE PVC- COMFORT HEIGHT			
Master Ensuite - HANDLES/KNOBS	H800BC			
Master Ensuite - COUNTERTOP	4945-38- ORGANIC COTTON			
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.		INNISFIL	2170	8
		**PAGE 1 OF 2**		
		PURCHASER INITIALS	VENDOR APPROVAL	



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			
Shared Bath - FLOORING				GRECO GREY 13 X 13					
Shared Bath- TUB / SHOWER WALL				BALLINA GREY 8 X 10					
Shared Bath- SHOWER FLOOR				NA					
Shared Bath- SHOWER JAMB				NA					
Shared Bath- CABINETS				SIERRA WHITE PVC- COMFORT HEIGHT					
Shared Bath- HANDLES/KNOBS				H800BC					
Shared Bath- COUNTERTOP				1886K-07					
Shared Bath- SINK(s)		STD		Shared Bath - FAUCET(s)				STD	
Ensuite Bath - FLOORING				MALENA ICE 13 X 13					
Ensuite Bath - TUB / SHOWER WALL				CINQ GREY 8 X 10					
Ensuite Bath - SHOWER FLOOR				NA					
Ensuite Bath - SHOWER JAMB				NA					
Ensuite Bath - CABINETS				SIERRA WHITE PVC- COMFORT HEIGHT					
Ensuite Bath - HANDLES/KNOBS				H800BC					
Ensuite Bath - COUNTERTOP				5001K-07					
Ensuite Bath - SINK(s)		STD		Ensuite Bath - FAUCET(s)				STD	
LAUNDRY									
Laundry - FLOORING		MALENA ICE 13 X 13		Laundry - HANDLES/KNOBS				H800BC	
Laundry - CABINETS		SIERRA WHITE PVC		Laundry - SINK				STD	
Laundry - COUNTERTOP		5001K-07		Laundry - FAUCET				STD	
Laundry - BACKSPLASH		NA							
TRIM / PAINT									
Casing/Baseboards				COLONIAL- UP 1					
Interior Doors				STD					
Interior Door Hardware				STD					
PAINT - Throughout				COOL WHITE					
FIREPLACE									
Location / Insert / Mantle				NF15 MANTLE & STD FIREPLACE					
ACCESSORIES									
Mirrors		YES		BATH ACCESSORIES				DO NOT INSTALL	
APPLIANCE REQUIREMENTS									
GAS LINE TO BBQ		DECLINED		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 Vendor's selection must be accepted by the purchaser									
SITE / LOT:		INNISFIL		217W					
PURCHASER(S):		Gurjinder S Sandhu							
PURCHASER(S):		Ritu Sandhu							
CONTACT:		1047-244-2845 / 1647-228-6899							
Any upgrades in the colour chart must be accompanied with a Extras Form. 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		SIGNATURES / DATE					
		PURCHASER SIGNATURE							
		DÉCOR CONSULTANT							
**PAGE 2 OF 2**		Vendor APPROVAL				Nov 5/21			

Lot 21720  
Nov 1/21



10 Foot  
Main Floor

Smooth  
Ceiling

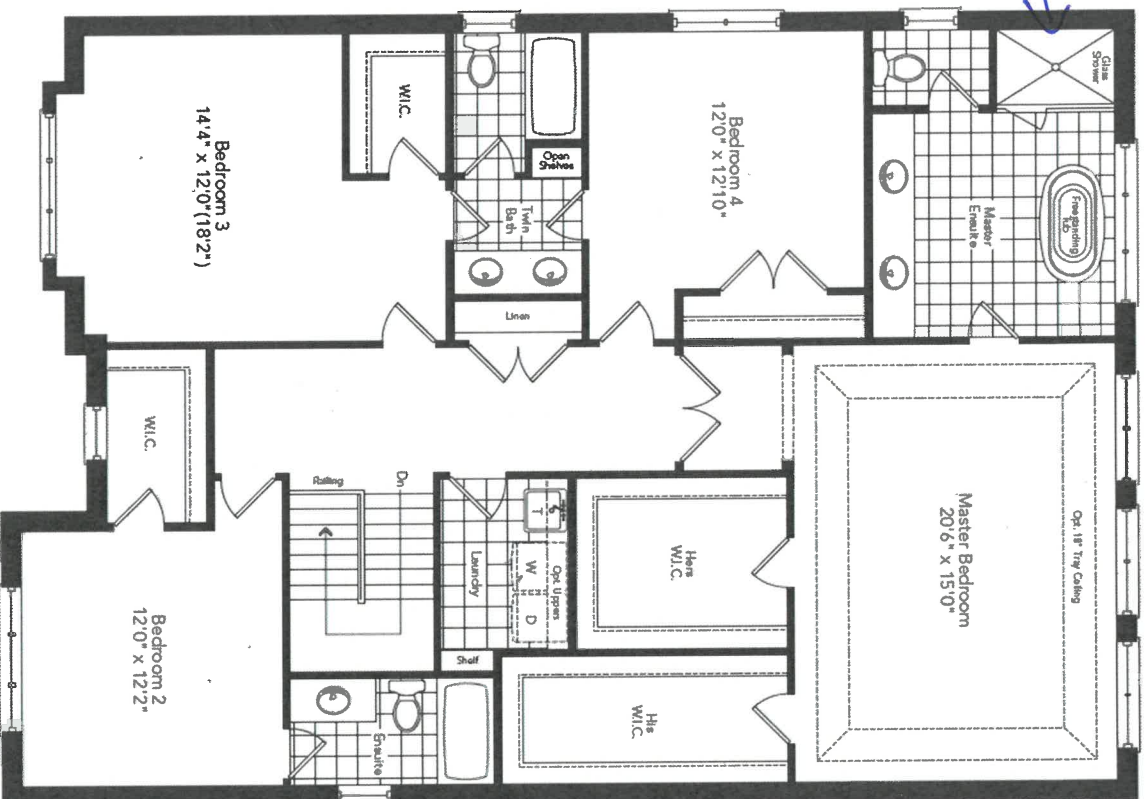


# 50-04 THE RIDGE

1 of 217w

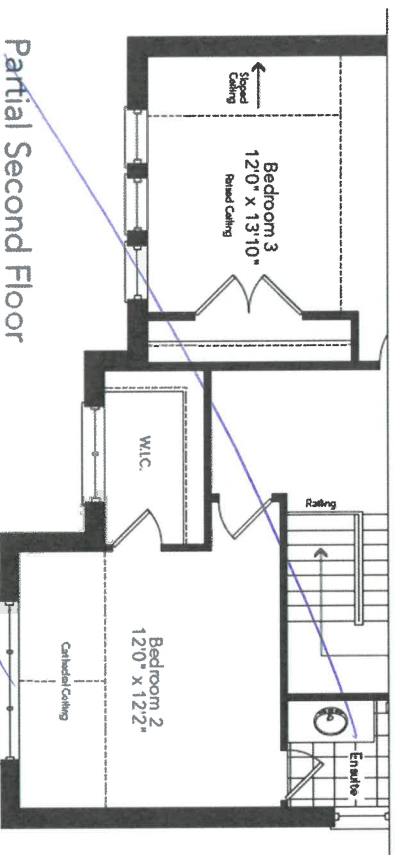
Oct 18/21

Frameless  
Glass  
Shower

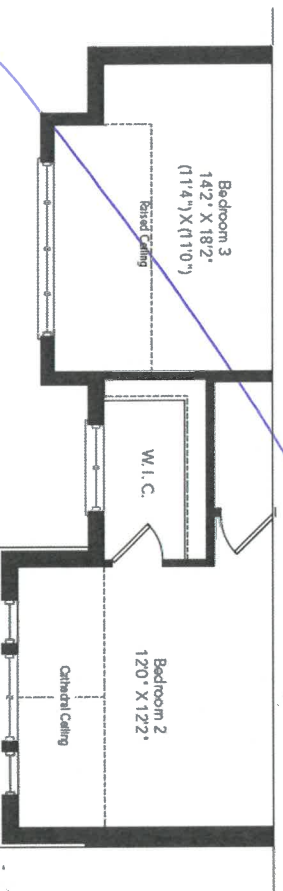


Second Floor  
Elevation A

Smooth  
Ceilings



Partial Second Floor  
Elevation B

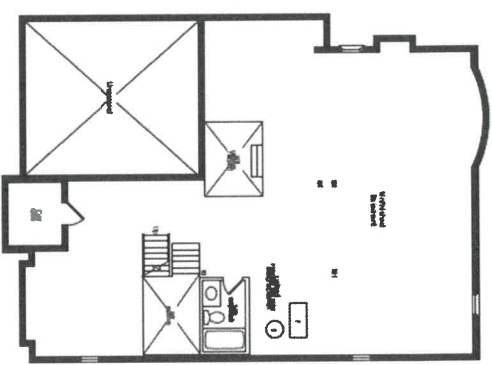
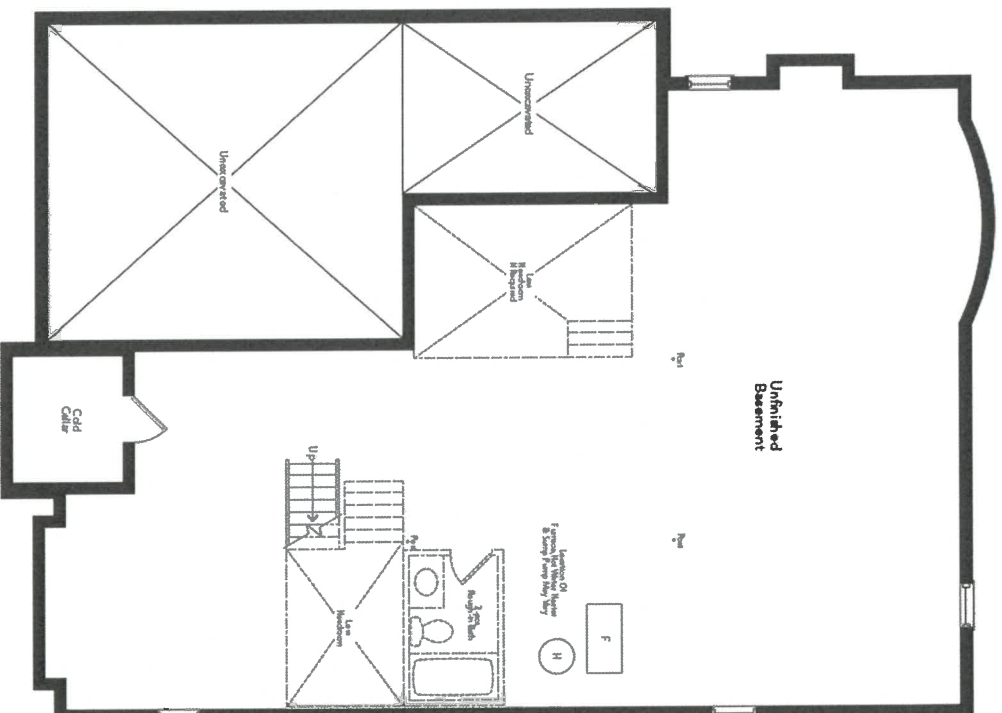


Partial Second Floor  
Elevation C

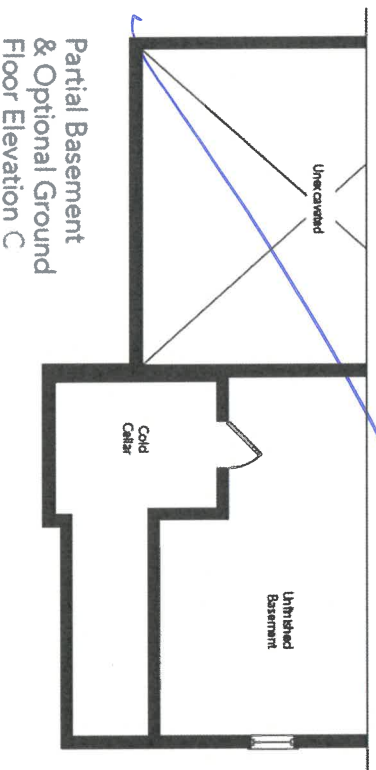
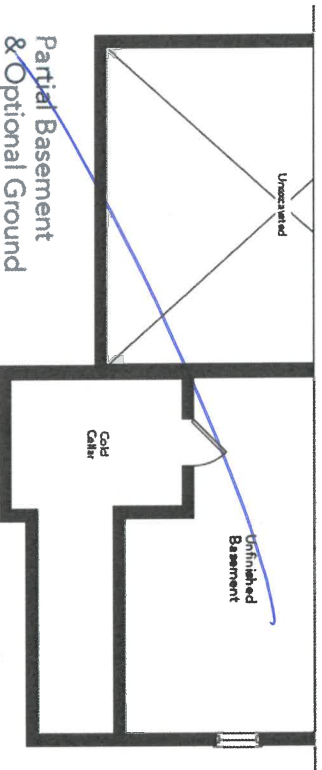
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lot 21710  
Nov 1/21



Basement For  
Optional Ground Floor  
Elevation A



*[Handwritten signature]*

310



Oct 18/21

APPLIANCE ACKNOWLEDGEMENT

**CONTACT:** Wayne - Coast Appliance (905) 303-6909 / [wwanamaker@coastappliance.com](mailto:wwanamaker@coastappliance.com)

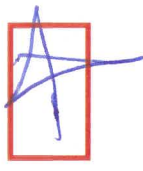
- It is the Purchaser's responsibility to coordinate delivery, installation and hook up of appliances and to ensure they are installed as per Manufacturers specifications after closing.

**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



**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.**



INITIAL

- Upgraded Appliance Specs are 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
- ☒ Paneled \*\*Panel to match required
- ☐ Integrated / Flush Inset
- ☐ Waterline to Fridge

**RANGE UPGRADE**

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

- ☐ Gas Line to Stove
- ☐ 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**

\*\*Electrical required

- ☐ 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 Oct 19 / 21

INNISFIL

SITE

LOT

21760

\*\* 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



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 Oct 19/21

SITE INNISFIL

LOT 21710

## HOME AUTOMATION (Cable, CAT5/6, Telephone)

**INCLUDED as per Schedule A:**

- Rough-in for Central Vacuum system piped to garage
- Rough-in for telephone (2) location
- Rough-in for cable T.V. (2) location
- Rough-in for network (3) wiring (CAT5)

**Trade:**

Smart-Tech Home Automation

**Rep:**

Andrea Chow

**Phone:**

(905) 761-6469

**Email:**

[andrea@smart-tech.ca](mailto:andrea@smart-tech.ca)

**Location:**

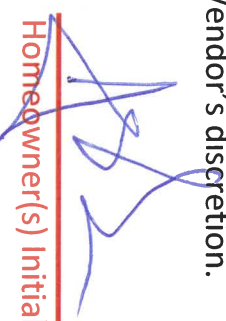
200 Millway Avenue, Unit 8  
Concord, Ont L4K 5K8

**ACKNOWLEDGMENT:**

- 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.

- 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

Oct 19/21

**INNISFIL**

2176

DATE

SITE

LOT

Stone Countertop Edge Profiles

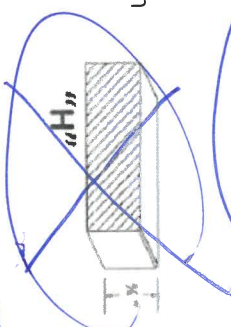
\*\* Where applicable as per site specifications \*\*

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in  
Kitchen



Standard Countertop Edge in  
Vanity

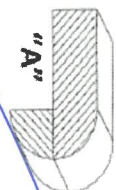
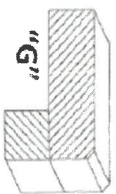
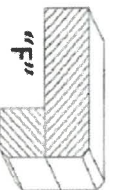
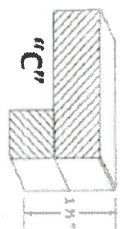


Homeowner(s) Initial

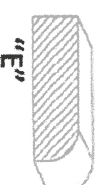
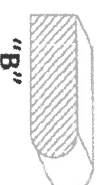
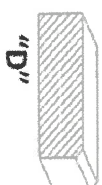
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OPTION (1) EDGE FOR KITCHEN & VANITIES \$250

Optional Edge in Kitchen



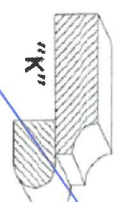
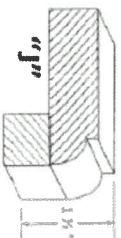
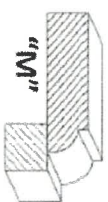
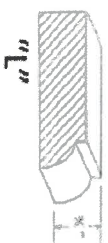
Optional Edge in Bathroom



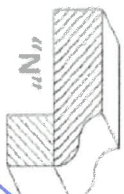
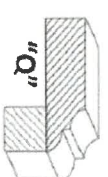
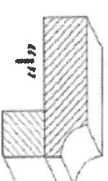
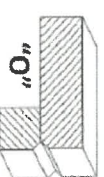
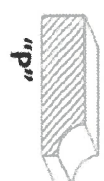
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

*[Handwritten signature]*

DATE

*Nov 1/21*

SITE

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LOT