

CONSTRUCTION SUMMARY OF EXTRAS

Printed 2021-11-23 / 12:53 PM / Page 1 of 1





Site: INNISFIL  
Lot: 357W  
Model: FAIRWAY 50-08 C-CORNER  
Purchaser: Shankara Nikhil Rachwani  
Purchaser: Manisha Singh  
Phone: 6473956786 437 229-0095  
Email: nikhillesh786@outlook.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	WATERLINE FOR FRIDGE	16-Nov-21
2	DELETE UPPER ABOVE STOVE FOR FUTURE CHIMNEY HOOD CENTER VENT CAP TO RUN ACROSS UPPER CABINETS	16-Nov-21
3	METHOD BATHROOM ACCESSORIES IN CHROME (3) PIVOTING PAPER HOLDER MODEL YB2408 (3) 24" TOWEL BAR YB 2424 FOR MASTER ENSUITE, TWIN BATH, ENSUITE # 4	16-Nov-21
4	METHOD BATHROOM ACCESSORIES IN CHROME (1) PIVOTING PAPER HOLDER MODEL YB2408 AND (1) TOWEL BAR YB 2418 FOR POWDER ROOM	16-Nov-21

ZANCOR HOMES COLOUR CHART

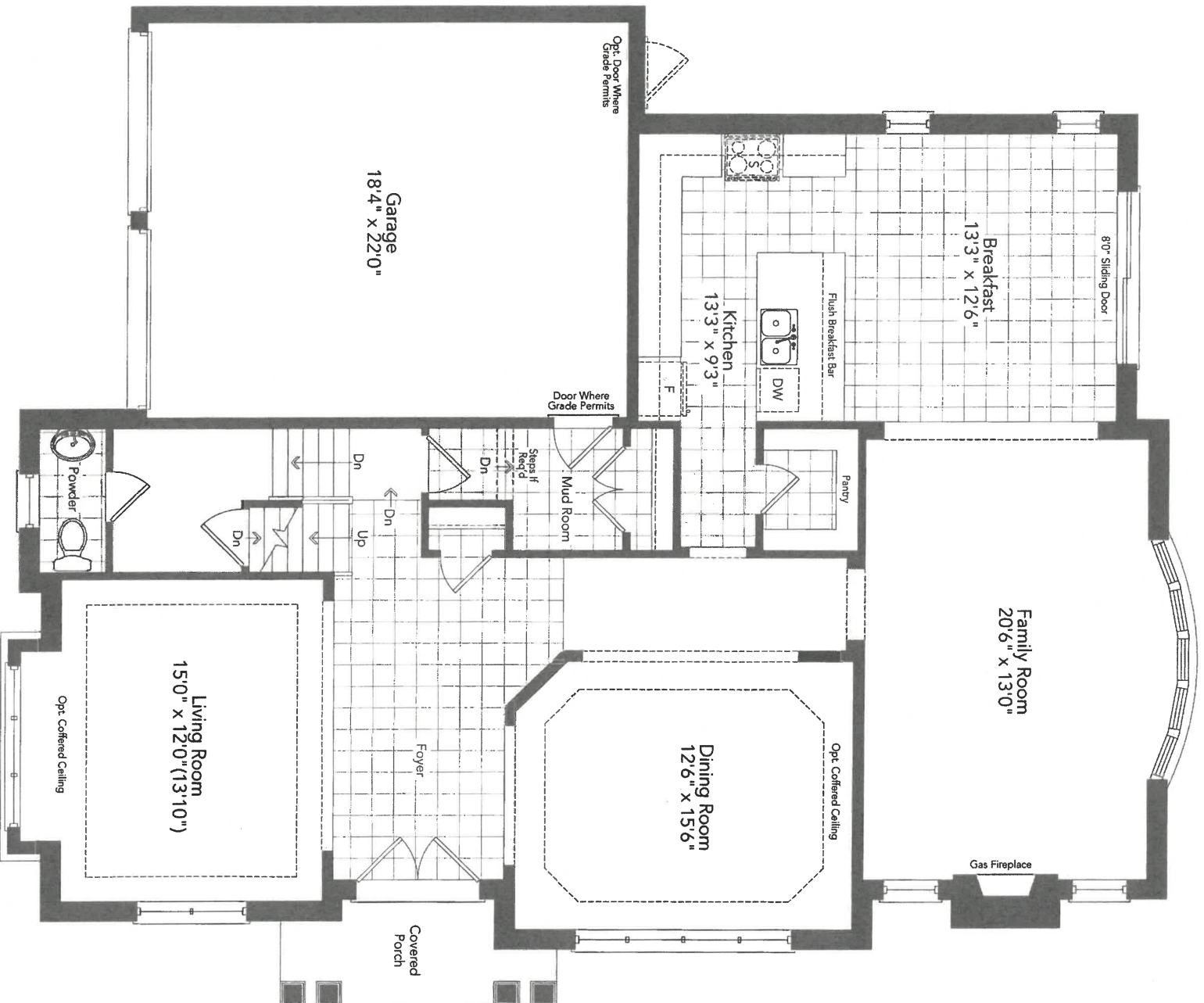
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ENTRANCES			
Main Foyer - FLOORING	GRECO GREY 13 X 13		
Mudroom - FLOORING	GRECO GREY 13 X 13		
Side Hall - FLOORING	NA		
Basement Foyer - FLOORING	NA		
KITCHEN			
Kitchen - FLOORING	GRECO GREY 13 X 13		
Breakfast - FLOORING	GRECO GREY 13 X 13		
Kitchen - CABINETS	EURO HIGH GLOSS WHITE		
Island - CABINETS	EURO HIGH GLOSS WHITE		
Servery - CABINETS	NA		
Kitchen - HANDLES/KNOBS	H 800-BC		
Kitchen - COUNTERTOP	BIANCO SARDO GRANITE		
Island - COUNTERTOP	BIANCO SARDO GRANITE		
Kitchen - BACKSPLASH	NA		
Kitchen - SINK	STANDARD		
Kitchen - FAUCET	STANDARD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT			
Family / Great Room - FLOORING	SOLID SAWN 3 1/4" NATURAL OAK STANDARD		
Main Hall - FLOORING	SOLID SAWN 3 1/4" NATURAL OAK STANDARD		
Dining / Living Room - FLOORING	SOLID SAWN 3 1/4" NATURAL OAK STANDARD		
Library / Den - FLOORING	NA		
Basement Rec Room - FLOORING	NA		
STAIRS			
Railing Details - PICKETS	1 5/16" TURNED OAK PICKETS		
Railing Details - POSTS	2 3/4" TURNED OAK POSTS		
Railing Details - HANDRAIL	2 1/2" OVAL OAK HANDRAIL		
Stair Stain - MAIN STAIRS	STANDARD HARDWOOD COLOR NATURAL		
Stair Stain - BASEMENT STAIRS (if applicable)	NA		
POWDER ROOM			
Powder Room - FLOORING	GRECO GREY 13 X 13		
Powder Room - CABINETS / HANDLES	NA		
Powder Room - COUNTERTOP	NA		
Powder Room - SINK	STANDARD		
Powder Room - FAUCET	STANDARD		
2ND FLOOR			
Upper Hall - FLOORING	OPENING NIGHT T-20		
Master Bedroom - FLOORING	OPENING NIGHT T-20		
Bedroom 2 - FLOORING	OPENING NIGHT T-20		
Bedroom 3 - FLOORING	OPENING NIGHT T-20		
Bedroom 4 - FLOORING	OPENING NIGHT T-20		
Bedroom 5 - FLOORING	NA		
Master Ensuite - FLOORING	GRECO GREY 13 X 13		
Master Ensuite - SHOWER WALL	SPLENDOR WHITE 8 X 10		
Master Ensuite - SHOWER FLOOR	F		
Master Ensuite - SHOWER JAMB	BIANCA CARRERRA		
Master Ensuite - CABINETS	EURO HIGH GLOSS WHITE		
Master Ensuite - HANDLES/KNOBS	H 800-BC		
Master Ensuite - COUNTERTOP	4925K-07 CALACATTA MARBLE		
Master Ensuite - SINK(s)	STANDARD	Master Ensuite - FAUCET(s)	STANDARD
***FOR TRADE USE***		SIGNATURES	
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 357W	
**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)		N			
Shared Bath - FLOORING				GRECO GREY 13 X 13					
Shared Bath- TUB / SHOWER WALL				SPLENDOR WHITE 8 X 10					
Shared Bath- SHOWER FLOOR				NA					
Shared Bath- SHOWER JAMB				NA					
Shared Bath- CABINETS				EURO HIGH GLOSS WHITE					
Shared Bath- HANDLES/KNOBS				H-800-BC					
Shared Bath- COUNTERTOP				4925K-07 CALACATTA MARBLE					
Shared Bath- SINK(s)		STANDARD		Shared Bath - FAUCET(s)				STANDARD	
Ensuite Bath - FLOORING				GRECO GREY 13 X 13					
Ensuite Bath - TUB / SHOWER WALL				SPLENDOR WHITE 8 X 10					
Ensuite Bath - SHOWER FLOOR				NA					
Ensuite Bath - SHOWER JAMB				NA					
Ensuite Bath - CABINETS				EUO HIGH GLOSS WHITE					
Ensuite Bath - HANDLES/KNOBS				H-800-BC					
Ensuite Bath - COUNTERTOP				4925K-07 CALACATTA MARBLE					
Ensuite Bath - SINK(s)		STANDARD		Ensuite Bath - FAUCET(s)				STANDARD	
LAUNDRY									
Laundry - FLOORING				GRECO GREY 13 X 13					
Laundry - CABINETS		NA		Laundry - HANDLES/KNOBS				NA	
Laundry - COUNTERTOP		NA		Laundry - SINK				SANDARD	
Laundry - BACKSPLASH		NA		Laundry - FAUCET				STANDARD	
TRIM / PAINT									
Casing/Baseboards				STANDARD					
Interior Doors				STANDARD					
Interior Door Hardware				STANDARD					
PAINT - Throughout				COOL WHITE					
FIREPLACE									
Location / Insert / Mantle				NF 8 STANDARD MANTLE					
Mirrors		STANDARD		BATH ACCESSORIES				UPGRADE	
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" STANDARD		ELECTRICAL for Bar Fridge				DECLINED	
WATERLINE to Fridge		UPGRADE							
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:		INNISFIL		357W					
PURCHASER(S):		Shankara Nikhil Rachwani							
PURCHASER(S):		Manisha Singh							
CONTACT:		6473956786 437 229-0095		nikhilesh786@outlook.com					
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		PURCHASER SIGNATURE		KATHERINE			
		DÉCOR CONSULTANT							
**PAGE 2 OF 2**		Vendor APPROVAL							

Elevation A 3364 sq.ft.  
Elevation B 3340 sq.ft.

Lot 357u  
Nov 16/21



Ground Floor  
Elevation A

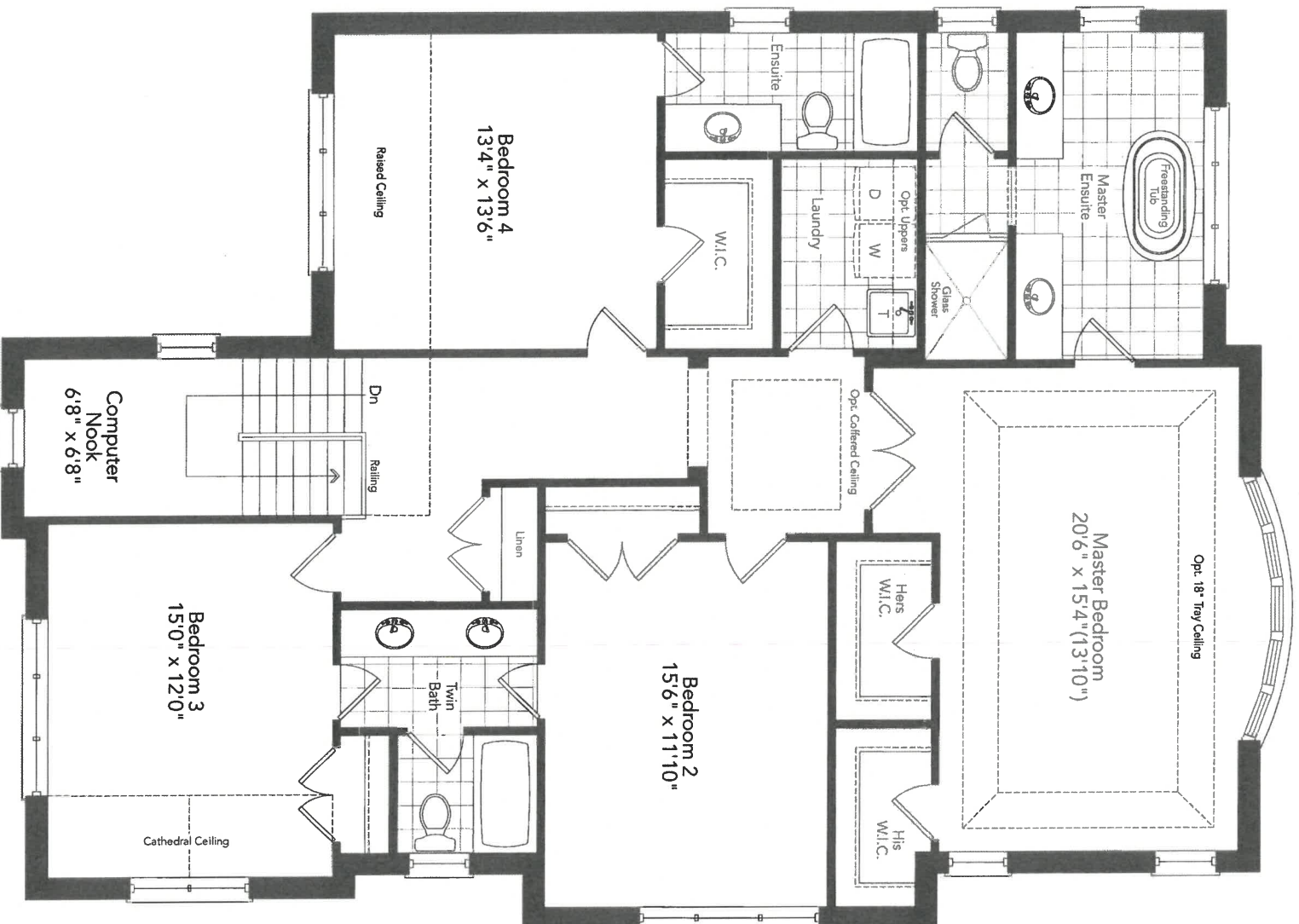
Plan C

1/5  
SMP

FAIRWAY 50-08

Lot 357a

Nov 16/21



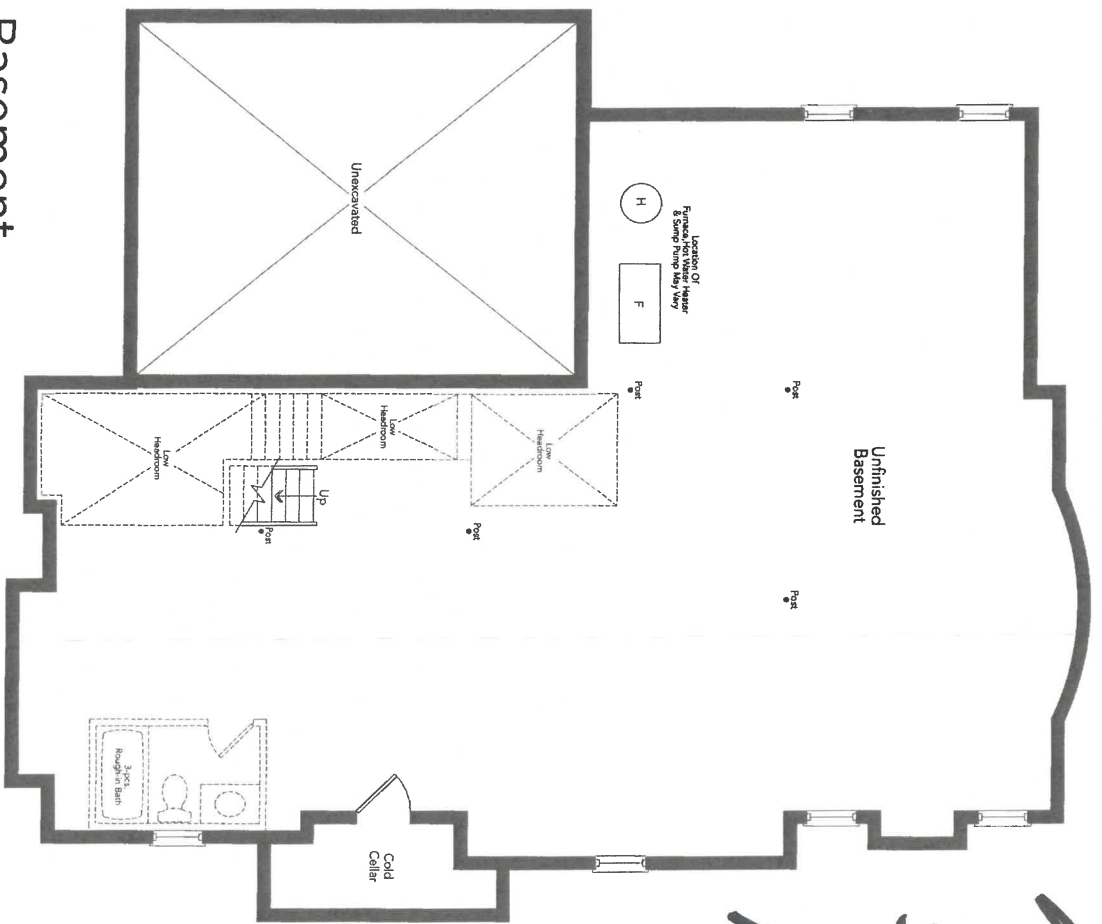
Second Floor  
Elevation A

Flou

5-2-12

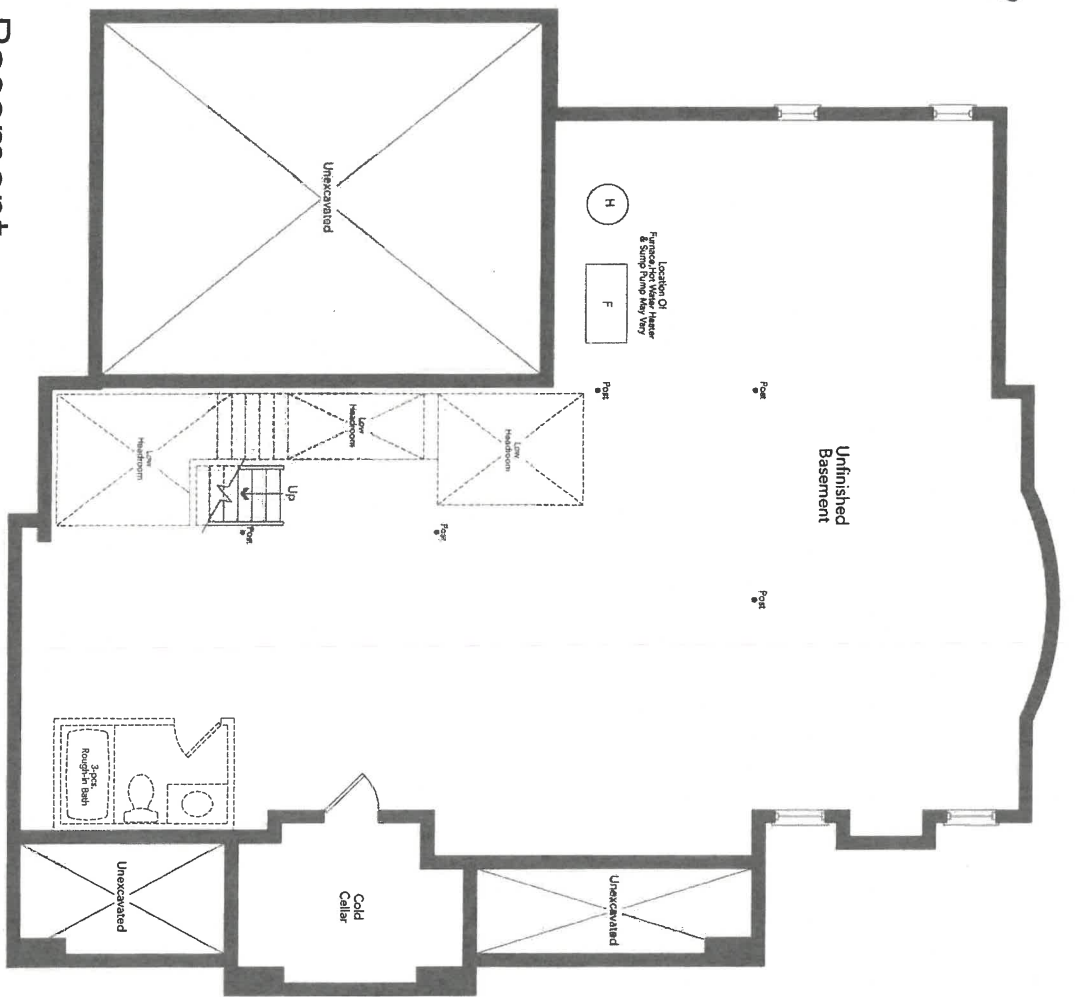
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Lot  
3574  
Nov  
16/21



Basement  
Elevation A

Elev  
C



Basement  
Elevation B

FAIRWAY 50-08

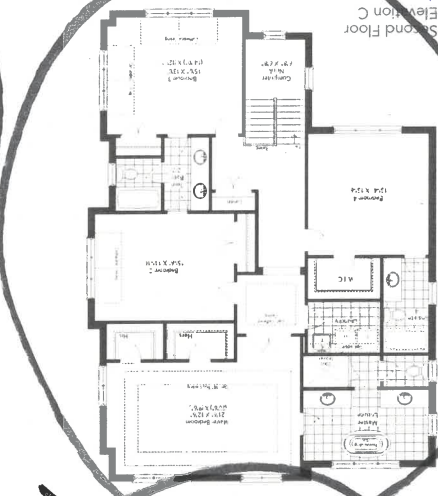
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~~Ground Floor~~  
~~Elevation C~~

~~Second Floor  
Elevation C~~

Basement  
Elevation B

Basement  
Elevation C

## 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.

*H/S gvk*  
Homeowner(s) Initial

*Nov 16/24*  
DATE

**INNISFIL**  
SITE

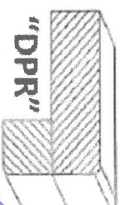
*35761*  
LOT

Stone Countertop Edge Profiles

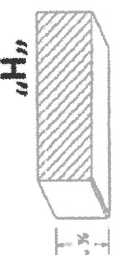
\*\*Where applicable as per site specifications\*\*

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in Kitchen



Standard Countertop Edge in Vanity

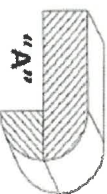
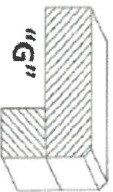
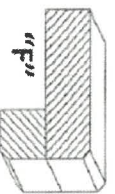
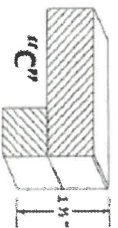


H.S GNR

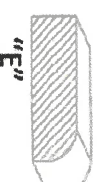
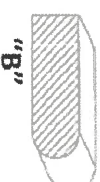
Homeowner(s) Initial

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

Optional Edge in Kitchen



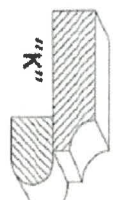
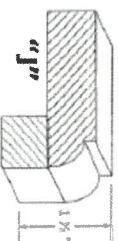
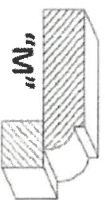
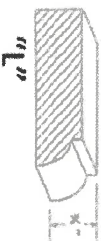
Optional Edge in Bathroom



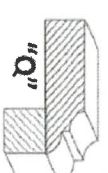
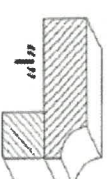
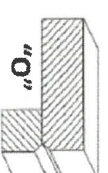
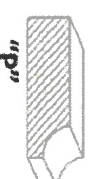
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

DATE 11/01/21

SITE INNISFIL

LOT 3574

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

MS  
5/1/20

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 The Range Microwave (OTR)
- ☐ Built-In Microwave \*\*Trim Kit required \*\*electrical required & sold separately

DATE

02/01/2021

INNISFIL

SITE

LOT

35744

\*\* 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



Lot 357a

Nov 16/21

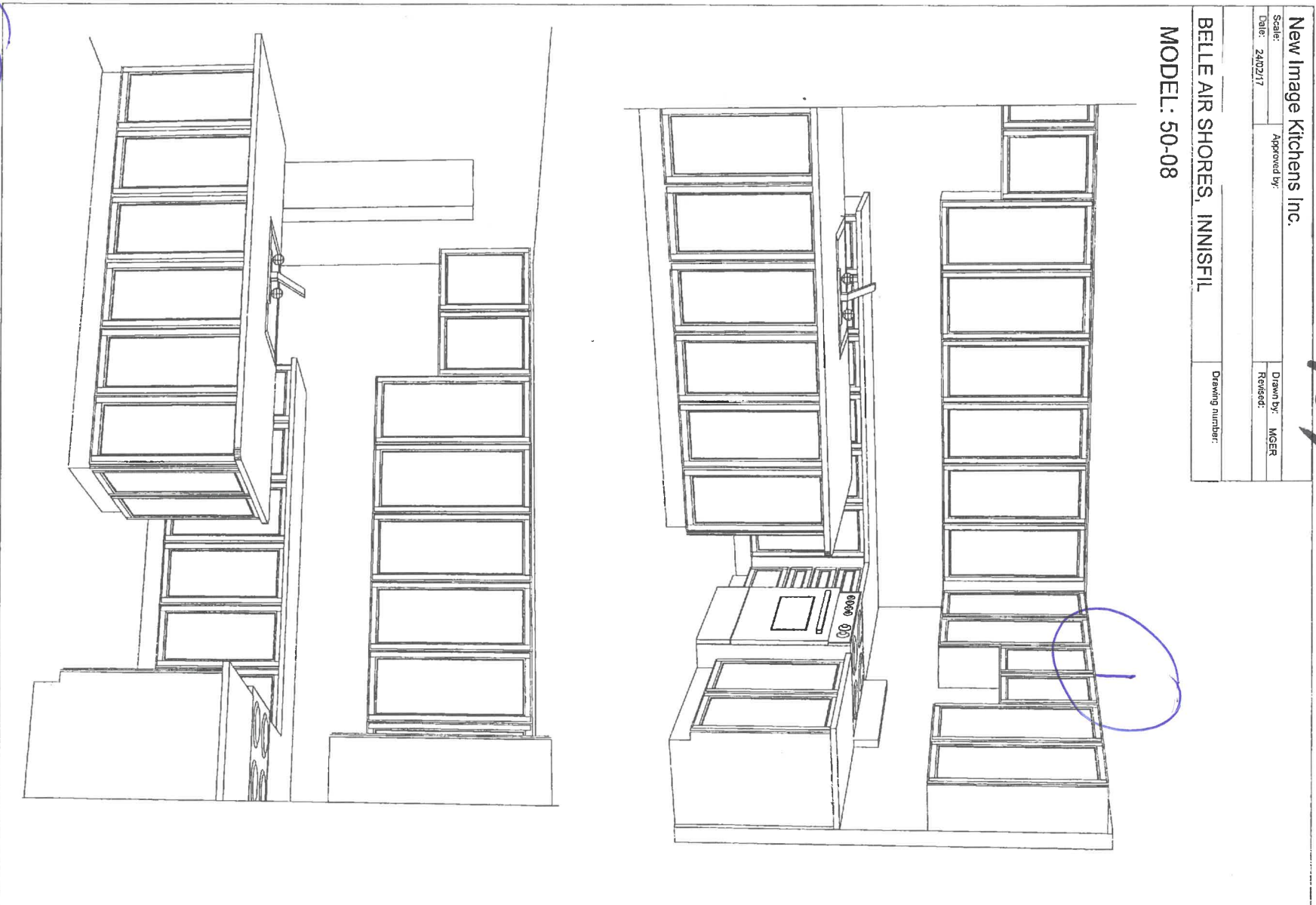
New Image Kitchens Inc.

Scale:	Approved by:	Drawn by:	MSER
Date: 24/02/17		Revised:	

BELLE AIR SHORES, INNISFIL

Drawing number:

MODEL: 50-08



1

Leave Space for 30" Chimney Hood

5/1

S-N-R

## 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.

M/S SMC

**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.**

M/S SMC

**PORCELAINE & 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.

M/S SMC

**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'x8'.

M/S SMC

**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.

M/S SMC

**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.

M/S SMC

**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.

M/S SMC

**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.**

M/S SMC

**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.

M/S SMC

### 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\*\***

M/S SMC

DATE 10/01/21

SITE INNISFIL

LOT 3576