

CONSTRUCTION SUMMARY OF EXTRAS  
Printed 2021-11-22 / 3:45 PM / Page 1 of 1





Site: INNISFIL  
Lot: 348W  
Model: MASTHEAD (42-06) ELEV A  
Purchaser: RISHI BHALLA  
Purchaser: SONA BHALLA  
Phone: 416.464.0068  
Email: MESSAGERISHI@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	
1 ELECTRIC FIREPLACE- 50" DIMPELX-BLF5051- WALL BUILT INTO ROOM APPROX 8" TO ACCOMMODATE- SEE SKECTH		18-Nov-21
2 ELECTRICAL- PLUG FOR FUTURE TV OVER FIREPLACE, INSTALL 65 AFF, BESIDE CABLE- SEE SKETCH		18-Nov-21
3 BANK OF DRAWERS IN MASTER, TWIN AND ENSUITE		18-Nov-21
4 HARDWOOD- FAMILY ROOM, DEN, DINING ROOM, KIDS PLAY ROOM, MAIN HALL- UP 1		18-Nov-21
5 STAIN FOR STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		18-Nov-21
6 HARDWOOD IN UPPER HALL- UP 1		18-Nov-21
7 KITCHEN FLOOR- 12 X 24- UP 1- STACKED		18-Nov-21
8 FOYER FLOOR TILE- 12 X 24- UP 1- STACKED		18-Nov-21
9 POWDER ROOM FLOOR TILE- 12 X 24- UP 1- STACKED		18-Nov-21
10 MASTER FLOOR TILE= 12 X 24- UP 1- STACKED		18-Nov-21
11 MASTER SHOWER FLOOR TILE- UP 1		18-Nov-21
12 ENSUITE FLOOR TILE- UP 1- 12 X 24- STACKED		18-Nov-21
13 TWIN BATH FLOOR TILE- UP 1- 12 X 24- STACKED		18-Nov-21
14 HARDWARE FOR CABINETS		18-Nov-21
15 COMFORT HEIGHT- MASTER, TWIN AND ENSUITE		18-Nov-21
16 KITCHEN BACKSPLASH W/ EXTRA FOR CHIMNEY HOOD- UP 3		18-Nov-21
17 RAILING- UP 3		18-Nov-21
18 KITCHEN- CHIMNEY HOOD- DELETE UPPER CABINET AND CENTER VENTING- SEE SKETCH		18-Nov-21

ZANCOR HOMES COLOUR CHART

PRINTED 2021-11-18, 11:27 AM

ENTRANCES				
Main Foyer - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED- UP 1			
Mudroom - FLOORING	BALLINA GREY 13 X 13			
Side Hall - FLOORING	NA			
Basement Foyer - FLOORING	NA			
KITCHEN				
Kitchen - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED- UP 1			
Breakfast - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED- UP 1			
Kitchen - CABINETS	SHAKER V PVC TUXEDO			
Island - CABINETS	SHAKER V PVC TUXEDO			
Servery - CABINETS	NA			
Kitchen - HANDLES/KNOPS	H800MB			
Kitchen - COUNTERTOP	GALLO ORNAMENTAL LT			
Island - COUNTERTOP	GALLO ORNAMENTAL LT			
Kitchen - BACKSPLASH	TAYELLA SATIN POLVERE 3 X 6 WITH EXTRA FOR CHIMNEY HOOD- UP 3			
Kitchen - SINK	STD			
Kitchen - FAUCET	STD			
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING	TORLYS SUPERSOLID 3 PRESTON EE13302- 3/4"- UP 1			
Main Hall - FLOORING	TORLYS SUPERSOLID 3 PRESTON EE13302- 3/4"- UP 1			
Dining / Living Room - FLOORING	TORLYS SUPERSOLID 3 PRESTON EE13302- 3/4"- UP 1			
Library / Den/ PLAY ROOM - FLOORING	TORLYS SUPERSOLID 3 PRESTON EE13302- 3/4"- UP 1			
Basement Rec Room - FLOORING	NA			
STAIRS				
Railing Details - PICKETS	PLAIN BLACK METAL- UP 2			
Railing Details - POSTS	3 1/4" SQUARE OAK POST W/ REVEAL- UP 2			
Railing Details - HANDRAIL	2 3/4" SQUARE OAK HANDRAIL- UP 2			
Stair Stain - MAIN STAIRS	STAIN FOR STAIRS TO MATCH HARDWOOD AS CLOSE AS POSSIBLE			
Stair Stain - BASEMENT STAIRS (if applicable)	NA			
POWDER ROOM				
Powder Room - FLOORING	NEW BYZANTINE PENTELLIC GREY 12 X 24- STACKED- UP 1			
Powder Room - CABINETS / HANDLES	NA			
Powder Room - COUNTERTOP	NA			
Powder Room - SINK	STD			
Powder Room - FAUCET	STD			
2ND FLOOR				
Upper Hall - FLOORING	TORLYS SUPERSOLID 3 PRESTON EE13302- 3/4"- UP 1			
Master Bedroom - FLOORING	T17 OPENING NIGHT			
Bedroom 2 - FLOORING	T17 OPENING NIGHT			
Bedroom 3 - FLOORING	T17 OPENING NIGHT			
Bedroom 4 - FLOORING	T17 OPENING NIGHT			
Bedroom 5 - FLOORING	NA			
Master Ensuite - FLOORING	LOFT ANTHRACITE 12 X 24- UP 1- STACKED			
Master Ensuite - SHOWER WALL	SPLENDOUR WHITE 8 X 10			
Master Ensuite - SHOWER FLOOR	ONTARO SERIES 2 X 2 DARK GREY GLOSSY- UP 1			
Master Ensuite - SHOWER JAMB	BIANCO CARRARA			
Master Ensuite - CABINETS	EURO HIGH GLOSS WHITE- COMFORT HEIGHT			
Master Ensuite - HANDLES/KNOPS	H800MB			
Master Ensuite - COUNTERTOP	4926K-07			
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 328W		
		PURCHASER INITIALS	VENDOR APPROVAL	

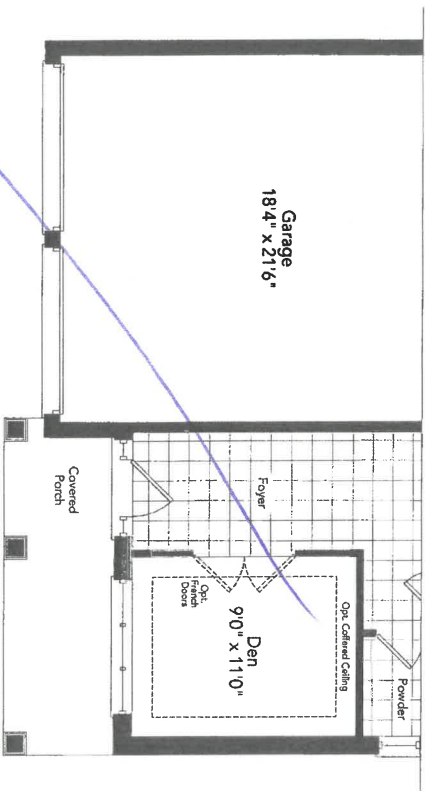
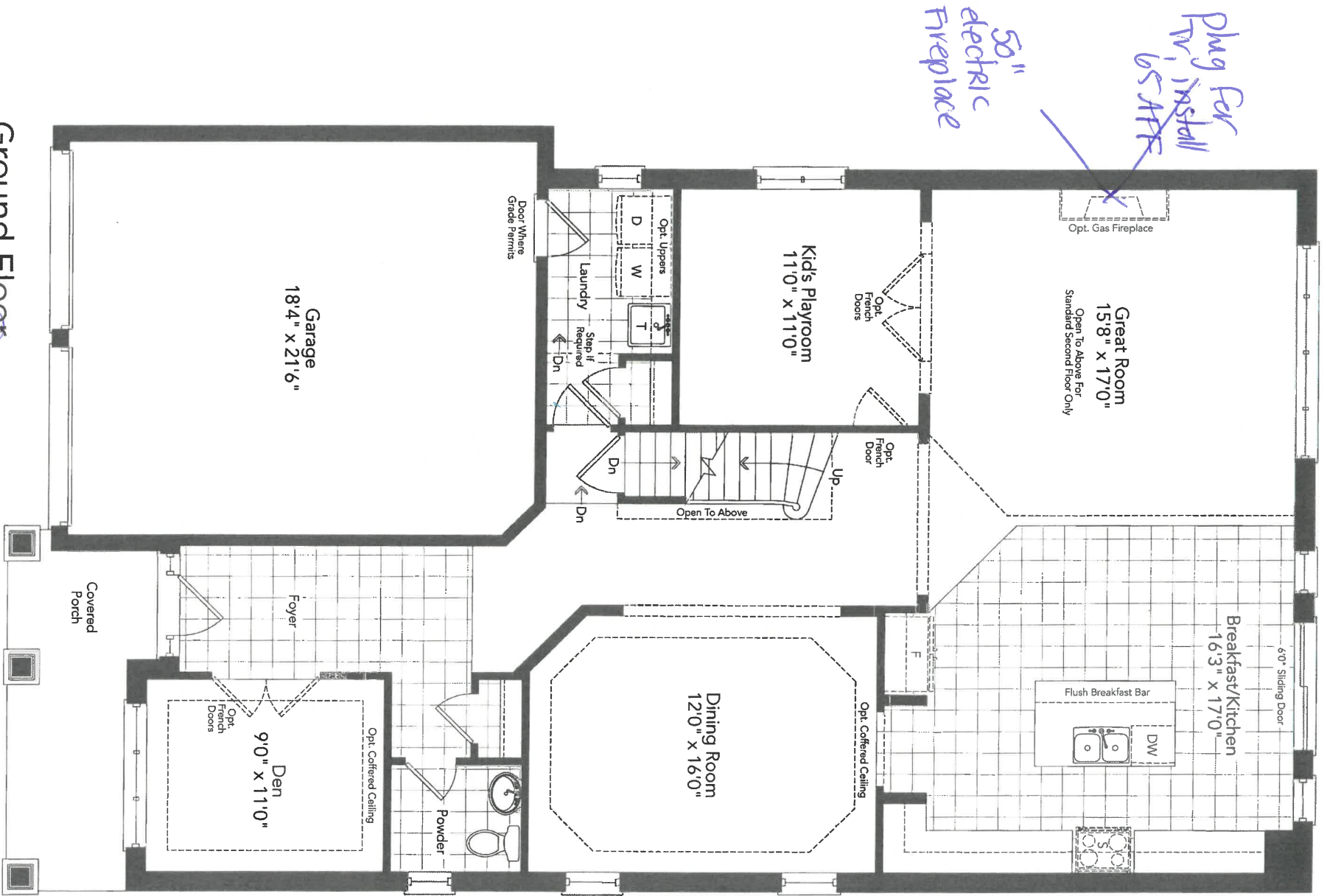


ZANCOR HOMES COLOUR CHART

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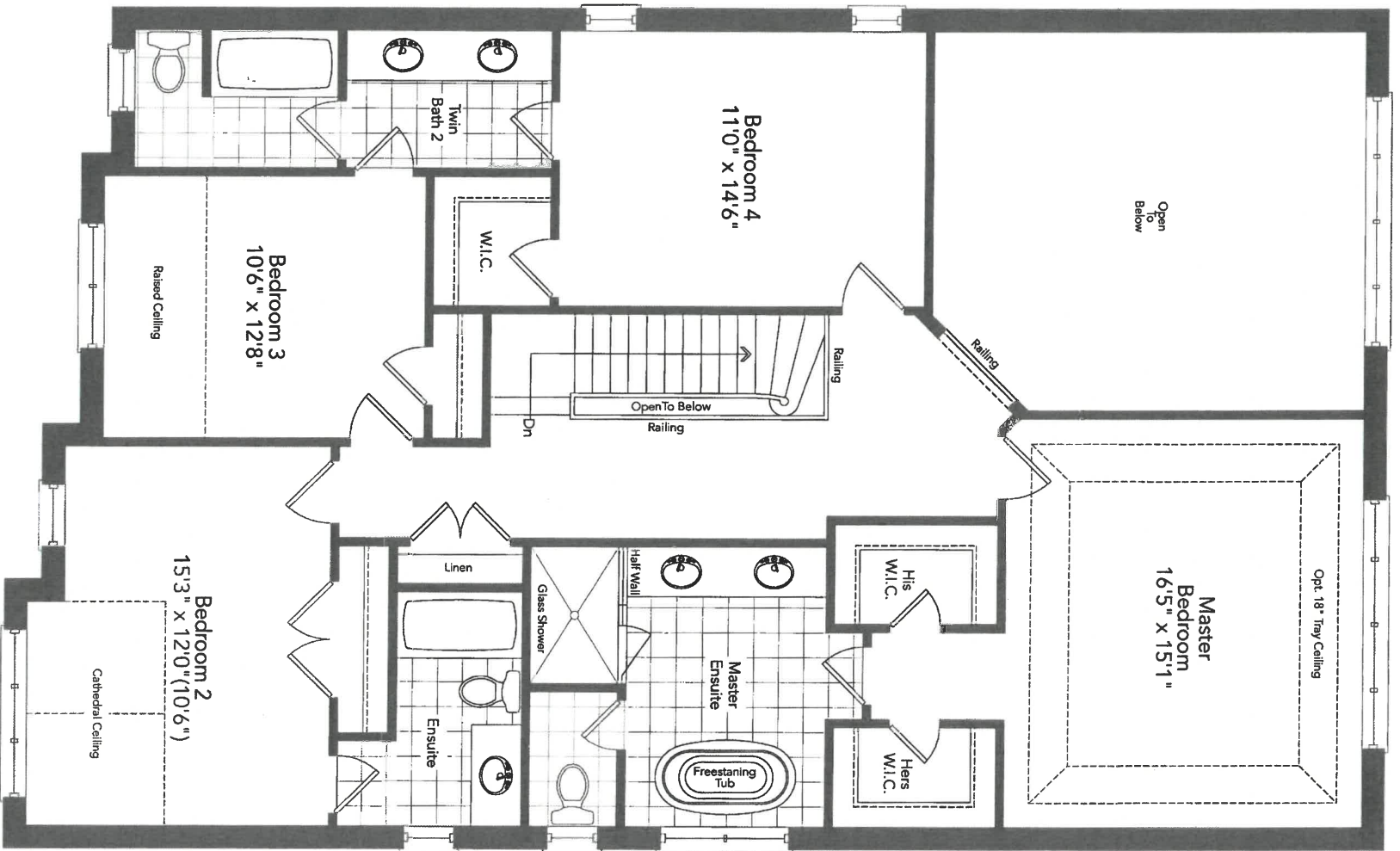
2ND FLOOR CONTINUED ...									
Main Bath - FLOORING				NA					
Main Bath - TUB / SHOWER WALL				NA					
Main Bath - SHOWER FLOOR				NA					
Main Bath - SHOWER JAMB				NA					
Main Bath - CABINETS				NA					
Main Bath - HANDLES/KNOBS				NA					
Main Bath - COUNTERTOP				NA					
Main Bath - SINK(s)		NA		Main Bath - FAUCET(s)		NA			
Shared Bath- FLOORING				LOFT ASH 12 X 24- UP 1- STACKED					
Shared Bath- TUB / SHOWER WALL				SPLENDOUR WHITE 8 X 10					
Shared Bath- SHOWER FLOOR				NA					
Shared Bath- SHOWER JAMB				NA					
Shared Bath- CABINETS				HIGH GLOSS EURO WHITE- COMFORT HEIGHT					
Shared Bath- HANDLES/KNOBS				H800MB					
Shared Bath- COUNTERTOP				1886K-07					
Shared Bath- SINK(s)		STD		Shared Bath - FAUCET(s)				STD	
Ensuite Bath - FLOORING				LOFT ASH 12 X 24- UP 1- STACKED					
Ensuite Bath - TUB / SHOWER WALL				SPLENDOUR WHITE 8 X 10					
Ensuite Bath - SHOWER FLOOR				NA					
Ensuite Bath - SHOWER JAMB				NA					
Ensuite Bath - CABINETS				HIGH GLOSS EURO WHITE- COMFORT HEIGHT					
Ensuite Bath - HANDLES/KNOBS				H800MB					
Ensuite Bath - COUNTERTOP				1886K-07					
Ensuite Bath - SINK(s)		STD		Ensuite Bath - FAUCET(s)				STD	
LAUNDRY									
Laundry - FLOORING				BALLINA GREY 13 X 13					
Laundry - CABINETS		NA		Laundry - HANDLES/KNOBS				NA	
Laundry - COUNTERTOP		NA		Laundry - SINK				STD	
Laundry - BACKSPLASH		NA		Laundry - FAUCET				STD	
TRIM / PAINT									
Casing/Baseboards				STD					
Interior Doors				STD					
Interior Door Hardware				STD					
PAINT - Throughout				WARM GREY					
FIREPLACE									
Location / Insert / Mantle				50" DIMPLEX					
ACCESSORIES									
Mirrors		YES		BATH ACCESSORIES				YES	
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				TFR				SB	
Purchaser has checked and acknowledged accuracy of colour and selections before signing.				TFC				SB	
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				TFC				SB	
SITE / LOT:				INNISFIL				348W	
PURCHASER(S):				RISHI BHALLA					
PURCHASER(S):				SONA BHALLA					
CONTACT:		416.464.0068		MESSEAGERISHI@GMAIL.COM					
SIGNATURES / DATE									
Any upgrades in the colour chart must be accompanied with a Extras Form. It is the responsibility of all Trades to inform the buider of any discrepancies on sketches, PES and/or colour charts PRIOR to Installation.				PURCHASER SIGNATURE		Tsu Patel			
				PURCHASER SIGNATURE		Jillie			
				DÉCOR CONSULTANT		JILLIAN			
**PAGE 2 OF 2**		Vendor APPROVAL							

10 + 34862  
10/18/21



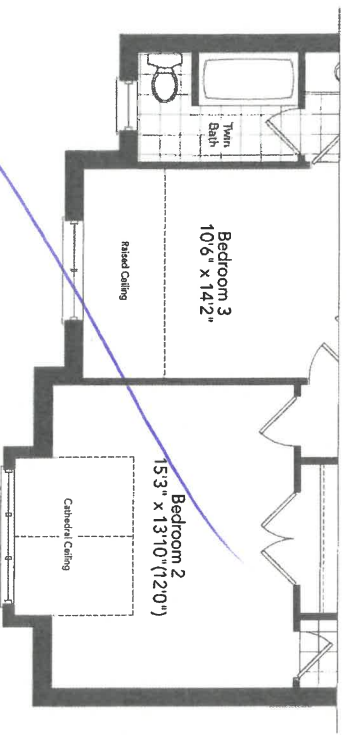
for SB

Lot 348u  
rev 18/21



Second Floor  
Elevation A

140  
CP

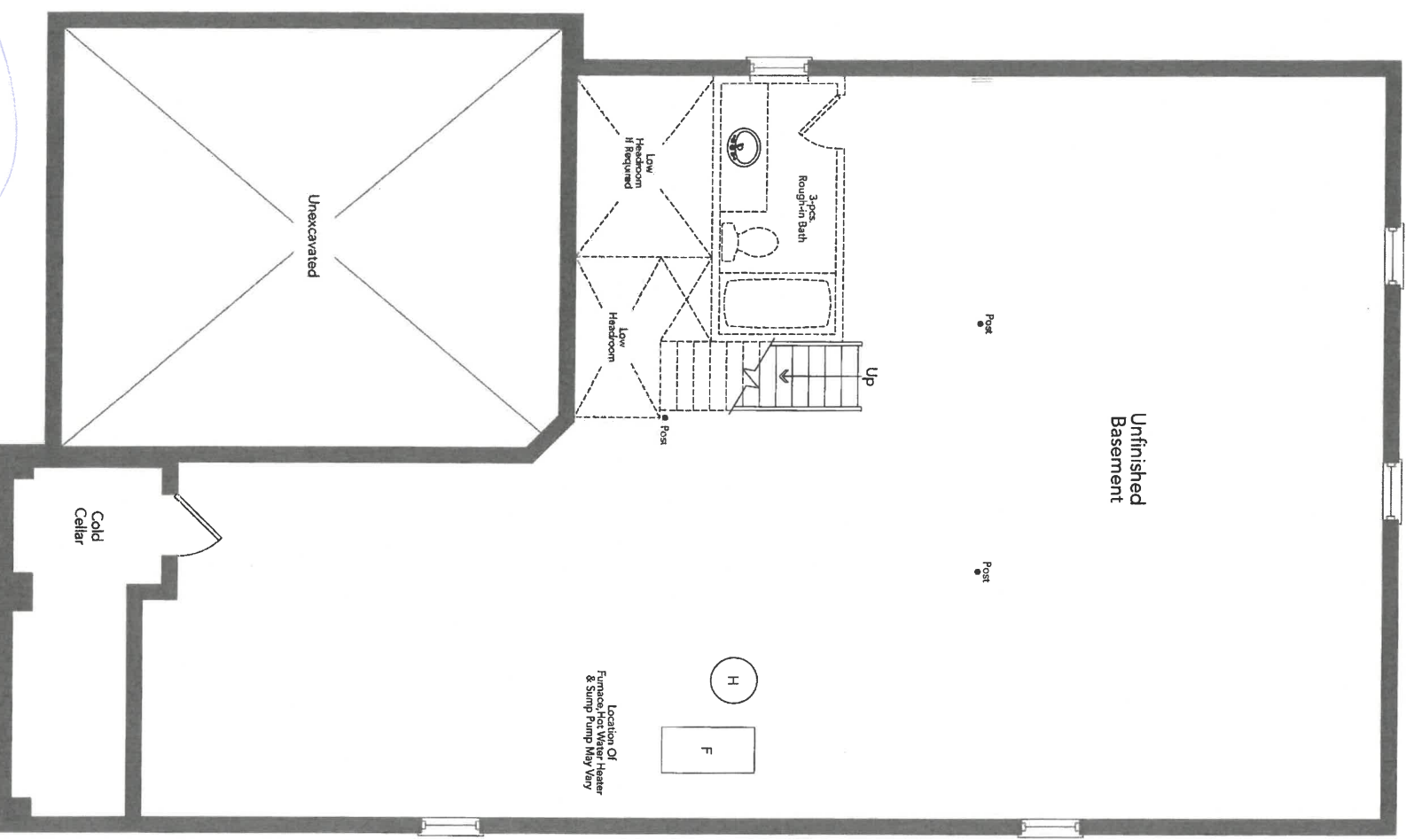


Partial Second Floor  
Elevation B

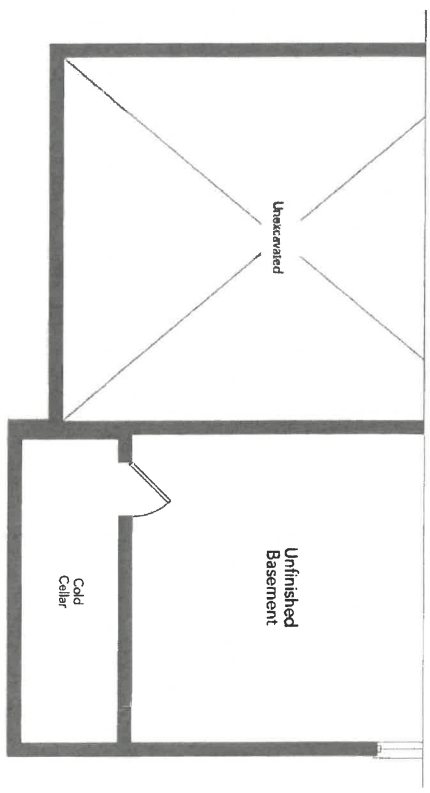
MASTHEAD 42-06



1st 3480  
10/18/21



Basement  
Elevation A



Partial Basement  
Elevation B

MASTHEAD 42-06

FF  
8/21

APPLIANCE ACKNOWLEDGEMENT

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

- 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 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

YH  
gg

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.**

YH  
gg  
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 Nov 18/21 SITE INNISFIL LOT 3480

\*\* Any upgrades checked in this appliance form must be accompanied with specs provided by the Purchaser.

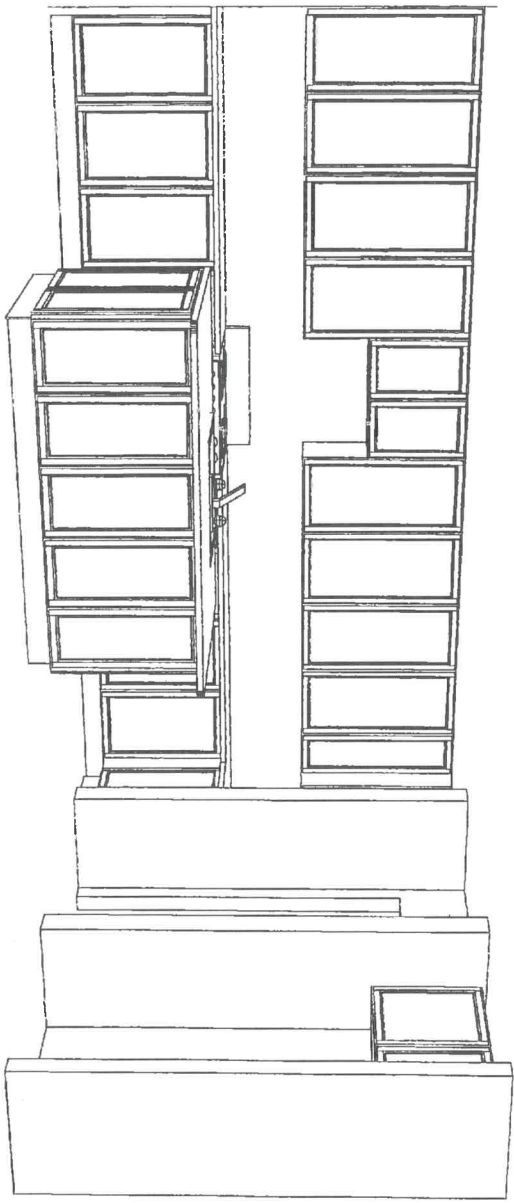
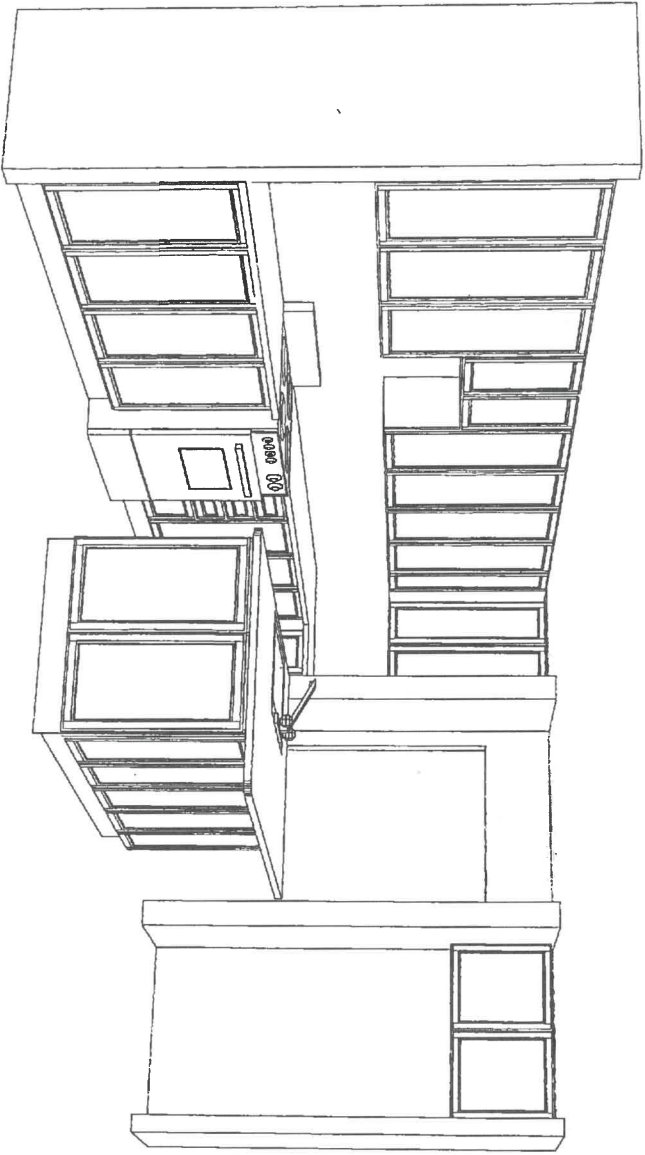
\*\*It is the responsibility of the trade to inform the Builder of any discrepancies with specs, sketches, extras and/or colour chart PRIOR to production/installation.

ZANCOR

New Image Kitchens Inc.	
Scale:	Approved by:
Date: 24/02/17	Drawn by: MGER
	Revised:

BELLE AIR SHORES, INNISFIL	Drawing number:
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MODEL: 42-06



1 of 34800  
Nov 18/21

11/2  
2

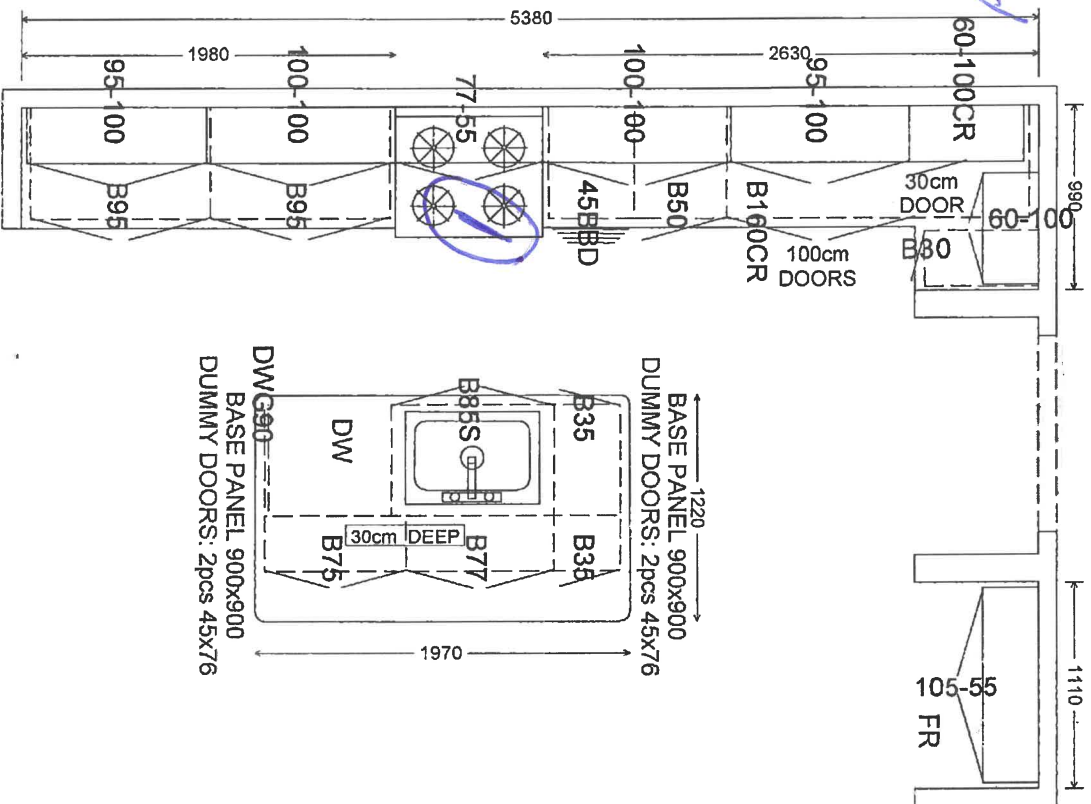


New Image Kitchens Inc.		Drawn by: MGER
Scale:	Approved by:	Revised:
Date: 10/10/15		

BELLE AIR SHORES, INNISFIL Drawing number:

MODEL: 42-06

*Chimney Hood*



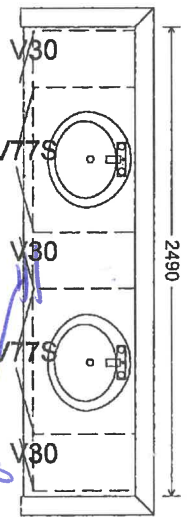
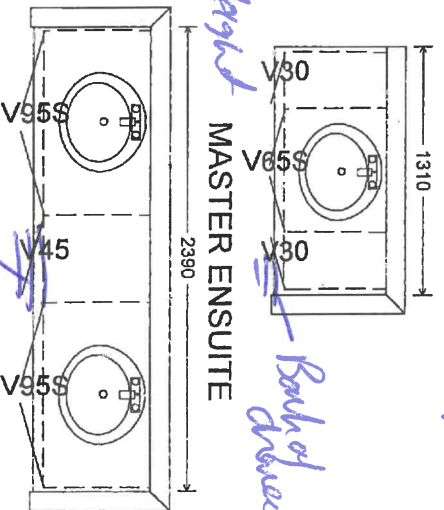
ENSUITE BDRM 2 - *Comfort Height*

TWIN BATH - *Comfort Height*

*Comfort Height*

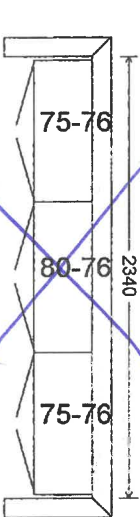
MASTER ENSUITE

*Back of drawers*



LAUNDRY (OPT.)

*Back of drawers*



*Back of drawers*

*Handwritten initials/signature*

*1st 34800 rev 18/21*

## 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.

TSC SB  
Homeowner(s) Initial

DATE Nov 18/21

SITE INNISFIL

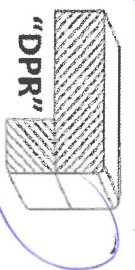
LOT 34810

Stone Countertop Edge Profiles

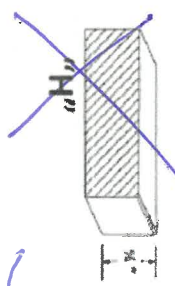
\*\*Where applicable as per site specifications\*\*

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in Kitchen



Standard Countertop Edge in Vanity

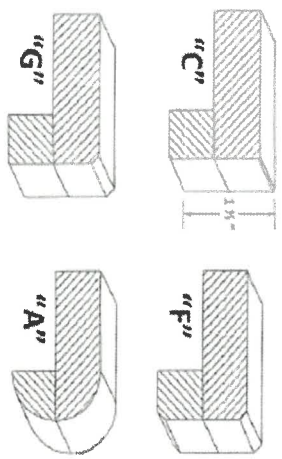


HC SB

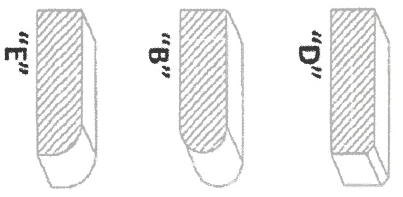
Homeowner(s) Initial

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

Optional Edge in Kitchen



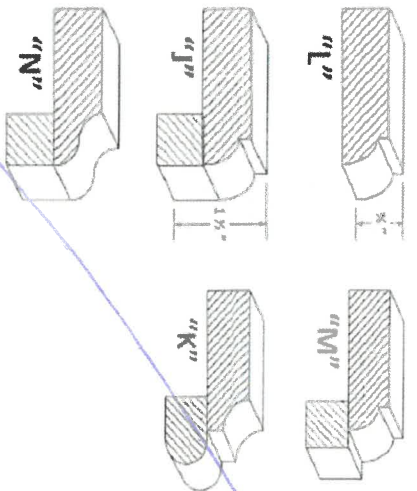
Optional Edge in Bathroom



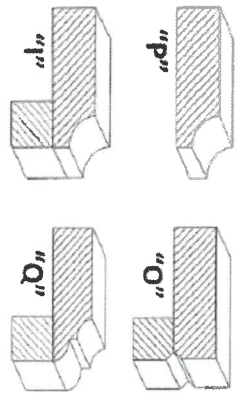
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

DATE

Nov 18/21

SITE

INNISFIL

LOT

3480



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	1 Nov 18/21	SITE	INNISFIL	LOT	348W
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