

Enrollment:
Purchaser Name: Paolo, L Magrone
 Amanda, Katherine Ferri-Magrone
Phone Res:
Phone Bus: (416) 707-2778
Closing Date: August 19, 2021
Inspector: Gisella Fiore



Vendor / Builder: 44528
Project: Zancor Homes (Innisfil) Ltd.
Lot / Phase: 26W / 3
Plan:
Address:
Municipality:
Inspection Date: September 30, 2022

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Please list below any damaged, incomplete, or missing items and anything that is not in good operating condition. Also note any (substitutions) of items referred to in, or to be selected under, the Agreement of Purchase and Sales (APS). Please initial all changes and deletions. As a minimum, check the following:

DAMAGED, INCOMPLETE OR MISSING

- Windows, side lights and other glazing. Window and door screens
- Bathtub sinks and toilets
- Bathroom accessories if provided
- Mirrors, counter tops and cabinetry
- Flooring (hardwood, vinyl, ceramic tiles, carpeting)
- Interior finished and trim carpentry
- Furnace
- Hot water heater, if provided (not rental)
- Exterior finished, driveways, walkways, decks and landscaping

OPERATING CONDITION

- Windows, interior and exterior doors. Door locks
- Faucets: Kitchen, bathroom, laundry room
- Exhaust fans (kitchen, bathrooms) if provided
- Electrical outlets and fixtures
- Gas fireplaces, incl. circulation fans, if provided
- Heat Recovery Ventilation system, if provided
- Heating system
- Hot water heater, if provided (not rental)
- Air conditioning system, if provided and if conditions permit

FOYER/HALL	
STAIRS	VARNISH REQUIRED BELOW NOSING AT STRINGER AT STAIRS TO 1ST LANDING TO BASEMENT AND NOSING AT STAIRS TO BASEMENT 3) VARNISH REQUIRED BELOW RISER AT 1ST LANDING AT STAIRS TOO 2ND FLOOR 3) VARNISH REQUIRED BELOW RAILING AT 1ST LANDING REMOVE NAILS FROM RISER BELOW NOSING AT STAIRS TO BASEMENT 2) PLUGS NOT INSTALLED AT NEWEL POST AT FIRST LANDING TO 2ND FLOOR 3) CHIP ON NOSING BY OUTSIDE STRINGER AT 1ST LANDING 4) INSIDE STRINGER LEFT SIDE AT 1ST LANDING NOT FLUSH WITH WALL 5) CHIP ON OUTSIDE STRINGER AT STAIRS TOO 2ND FLOOR 6) MISSING PLUGS AT RAILING TO MUD ROOM 7)
NOTE:	UNABLE TO OPEN MAN DOOR
KITCHEN	
CABINETS	CHIP ON RIGHT AND LEFT ISLAND GABLE FACING BREAKFAST AREA 2) CHIP ON LEFT ISLAND GABLE AT DUMMY LEFT SIDE 3) CHIP ON UPPER RIGHT CABINET ABOVE HOOD FAN 4) CHIP ON 1ST AND 2ND POT DRAWER 5) CHIP AT BOTTOM RIGHT CORNER FILLER 6) CHIP ON FIRST BANK OF DRAWER AT ISLAND 7) CHIP INSIDE UPPER RIGHT PANTRY RIGHT OF SINK
COUNTERTOPS	INSPECT BLACK MARKS ON EDGE OF COUNTERTOP AND SINK AND LINE LEFT OF SINK
MASTER ENSUITE BATH	
VANITY CABINETS	CHIP ON LOWER RIGHT AND LEFT DOOR BELOW LEFT SINK 2) SCRATCH ON KICKPLATE BELOW LEFT SINK
UPPER HALL	
NOTE:	HARDWOOD GAP AT NOSING AT 2ND FLOOR
LAUNDRY ROOM	
NOTE:	SHELF NOT INSTALLED IN LAUNDRY
BEDROOM #2	
WINDOWS	SCREEN NOT INSTALLED AND INSIDE LIVING ROOM- INSPECT BOWED SCREEN THROUGHOUT NOT FITTING PROPERLY
EXTERIOR	
NOTE:	INSPECT DOWNSPOUT AT DECROTIVE RAILING BALCONY IF ELBOW REQUIRED INTO EAVES DECORATIVE RAILING NOT SECURED GAP AT CEILING AND BRICK LEFT DOOR CAULKING REQUIRED RIGHT OF WINDOW AT CONCRETE SILL
GARAGE DOORS	UNABLE TO LOCK GARAGE DOORS
MAIN BATHROOM	
FLOORING	INSPECT TUB TILE AND FLOOR TILE .TWO DIFFERENT COLOURS

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BEDROOM #3		
NOTE:	CARPET CUT SHORT LEFT SIDE OF ROOM CAN SEE SUBS FLOOR	_____
WINDOWS	WINDOW SCREEN RIPPED	_____
LIVING ROOM		
NOTE:	RIP IN FIREPLACE SCREEN	_____
POWDER ROOM		
NOTE:	SINK NOT INSTALLED STRAIGHT	_____
BASEMENT		
NOTE:	PLUG MISSING ON DUCT LEFT OF HOT WEATHER TANK	_____
EXTERIOR SEASONAL		
-	CAULKING NOT COMPLETE AT VENTS RIGHT SIDE AND LEFT SIDE	_____

THE COMPLETED PRE-DELIVERY INSPECTION IS A FORMAL RECORD OF THE HOME'S CONDITION BEFORE THE PURCHASER TAKES POSSESSION IT WILL BE USED AS A REFERENCE FOR FUTURE WARRANTY REQUESTS.

** Purchasers or owners who intend to designate someone to conduct the PDI in their place should ensure they provide written authority to the vendor/builder authorizing the designate to sign this form on their behalf.*

I have inspected my new home and I agree that the description of the items listed on this form are accurate.

Paolo, L Magrone

Purchaser's Name (print)

Purchaser's Signature

Amanda, Katherine Ferri-Magrone

Purchaser's Name (print)

Gisella Fiore

Inspector's Name (print)

Purchaser's Signature

Inspector's Signature

Designate's Name (print)

Designate's Signature

Date (YYYY/MM/DD)

2022/09/30

September 30, 2022