

CONSTRUCTION SUMMARY OF EXTRAS  
Printed 2022-11-03 / 3:32 PM / Page 1 of 1

Site: WASAGA  
Lot: 94  
Model: TIDE (52-04) ELEV A  
Purchaser: PASQUALINA SCAFFIEZZO  
Purchaser: 0  
Phone: 416.917.9752  
Email: MSCAFFIEZ@HOTMAIL.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
1	TILES FOYER, MUD/LAUNDRY/BASEMENT FOYER/POWDER, KITCHEN/BREAKFAST.UP # 2	14-Sep-21
2	KITCHEN CABINETS UP # 1	14-Sep-21
3	KITCHEN QUARTZ COUNTER TOP UP # 2	14-Sep-21
4	KITCHEN QUARTZ BACKSPLASH UP # 2	14-Sep-21
5	HARDWOOD FLOORING , FAMILY ROOM, /SERVERY LANDINGS,DINING/LIVING/MAIN HALL UP # 2	14-Sep-21
6	HARDWOOD MASTER BEDROOM, BEDROOM 2. BEDROOM 3 UP # 2	14-Sep-21
7	STAIN OAK STAIRS	14-Sep-21
8	MASTER ENSUITE SHOWER FLOOR TILE UP # 2	14-Sep-21
9	MASTER ENSUITE COUNTER TOP UP # 2 QUARTZ( INCLUDES 2 OVAL UNDERMOUNT SINKS 4220 CFY)	14-Sep-21
10	MAIN BATH COUNTER TOP QUARTZ UP # 3 (INCLUDES 1 OVAL UNDERMONT SINK 4220 CFY)	14-Sep-21
11	SMOOTH CEILINGS MAIN FLOOR ONLY	14-Sep-21
12	CAPPED LIGHT WITH SEPARATE SWITCH INSTALL ABOVE KITCHEN ISLAND	14-Sep-21
13	TRIM UP # 2 CONTEMPORARY	14-Sep-21
ADDITIONAL		
1	KITCHEN - FRIDGE ENCLOSURE (DEEP UPPERS)	31-Oct-22
2	KITCHEN - DELETE CABINETS ABOVE STOVE FOR SUTURE CHIMNEY HOOD FAN *CENTRE VENT	31-Oct-22
3	KITCHEN - ADDITIONAL BACKSPLASH REQUIRED DUE TO CHIMNEY HOOD FAN	31-Oct-22

ENTRANCES				
Main Foyer - FLOORING		FLOW GREIGE MATT 12 X 24 UP # 2 INSTALL STACKED		
Mudroom /laundry FLOORING		FLOW GREIGE MATT 12 X 24 UP # 2 INSTALL STACKED		
Side Hall - FLOORING		NA		
Basement Foyer - FLOORING		FLOW GREIGE MATT 12 X 24 UP # 2 INSTALL STACKED		
KITCHEN				
Kitchen - FLOORING		FLOW GREIGE MATT 12 X 24 UP # 2 INSTALL STACKED		
Breakfast - FLOORING		FLOW GREIGE MATT 12 X 24 UP # 2 INSTALL STACKED		
Kitchen - CABINETS		SIERA MDF GLACIER WHITE NIKI 1.		
Island - CABINETS		SIERA MDF GLACIER WHITE NIKI 1.		
Servery - CABINETS		SIERA MDF GLACIER WHITE NIKI 1.		
Kitchen - HANDLES/KNOBS		H-800-BC		
Kitchen - /SERVERY COUNTERTOP		BLANCO PURE QUARTZ UP # 2		
Island - COUNTERTOP		BLANCO PURE QUARTZ UP # 2		
Kitchen - BACKSPLASH		SLMB BLANCO PURE QUARTZ UP # 2	10 CLIPS BEHIND	
Kitchen - SINK		STANDARD		CHIMP
Kitchen - FAUCET		STANDARD		
GREAT ROOM / DINING / LIVING / DEN / OFFICE / BASEMENT				
Family / Great Room - FLOORING		KENTWOOD BRUSH OAK COHO 5" X 3/4" ASST LENGTHS UP # 2		
Main Hall - FLOORING		KENTWOOD BRUSH OAK COHO 5" X 3/4" ASST LENGTHS UP # 2		
Dining / Living Room -/Servery FLOORING		KENTWOOD BRUSH OAK COHO 5" X 3/4" ASST LENGTHS UP # 2		
Library / Den - FLOORING		NA		
Basement Rec Room - FLOORING		NA		
STAIRS				
Railing Details - PICKETS		METAL BLACK SINGLE COLLAR W/ALT PLAIN		
Railing Details - POSTS		2 3/4" TURNED OAK POSTS		
Railing Details - HANDRAIL		2 1/2" OVAL OAK HANDRAIL		
Stair Stain - MAIN STAIRS		NA		
Stair Stain - BASEMENT STAIRS (if applicable)		STAIN TO MATCH HARDWOOD AS CLOSE AS POSSIBLE		
Stair Stain - SERVICE STAIRS (if applicable)				
POWDER ROOM				
Powder Room - FLOORING		FLOW GREIGE MATT 12 X 24 UP # 2 INSTALL STACKED		
Powder Room - CABINETS		NA		
Powder Room - COUNTERTOP		NA		
Powder Room - SINK		STANDARD		
Powder Room - FAUCET		STANDARD		
2ND FLOOR				
Upper Hall - FLOORING		NA		
Master Bedroom - FLOORING		KENTWOOD BRUSH OAK COHO 5" X 3/4" ASST LENGTHS UP # 2		
Bedroom 2 - FLOORING		KENTWOOD BRUSH OAK COHO 5" X 3/4" ASST LENGTHS UP # 2		
Bedroom 3 - FLOORING		KENTWOOD BRUSH OAK COHO 5" X 3/4" ASST LENGTHS UP # 2		
Bedroom 4 - FLOORING		NA		
Bedroom 5 - FLOORING		NA		
Master Ensuite - FLOORING		NEW BYZANTINE PENTELIC GREY 12 X INSTALL STACKED		
Master Ensuite - SHOWER WALL		NEW BYZANTINE PENTELIC GREY 12 X INSTALL HORIZONTAL STACKED		
Master Ensuite - SHOWER FLOOR		ETRNA SERIES MOSAIC MED GREY MATT HERRINGBONE UP # 2		
Master Ensuite - SHOWER JAMB		PERLATO ROYALE		
Master Ensuite - CABINETS		EURO OLMO CARISMA		
Master Ensuite - HANDLES/KNOBS		H-800-BC		
Master Ensuite - COUNTERTOP		DINOS GRIS QUARTZ UP # 2		
Master Ensuite - SINK(s)	(2) OVAL,4220 CFY	Master Ensuite - FAUCET(s)		STANDARD
***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 94	PS	
		PURCHASER INITIALS	VENDOR APPROVAL	



2ND FLOOR CONTINUED...

Main Bath - FLOORING	GENESIS TAUPE 12 X 24 INSTALL STACKED		
Main Bath - TUB / SHOWER WALL	GENESIS TAUPE 12 X 24 INSTALL HORIZONTAL STACKED		
Main Bath - SHOWER FLOOR	NA		
Main Bath - SHOWER JAMB	NA		
Main Bath - CABINETS	LARICE BIANCO		
Main Bath - HANDLES/KNOBS	H-500-BC		
Main Bath - COUNTERTOP	BORGHINI CLASSIC QUARTZ UP # 3		
Main Bath - SINK(s)	OVAL 4220 CFY	Main Bath - FAUCET(s)	STANDARD
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	FLOW GREIGE MATT 12 X 24 UP # 2	Laundry - HANDLES/KNOBS	H-800-BC
Laundry - CABINETS	LARICE BIANCO	Laundry - SINK	STANDARD
Laundry - COUNTERTOP	PEARL SOAPSTONE 4886-38	Laundry - FAUCET	STANDARD
Laundry - BACKSPLASH	NA		
TRIM / PAINT			
Casing/Baseboards	UP# 2 CONTEMPORARY		
Interior Doors	STANDARD		
Interior Door Hardware	STANDARD		
PAINT - Throughout	WARM GREY		
FIREPLACE			
Location / Insert / Mantle	DIMPLEX PRISM BLF3451 (34") LINEAR WALL BUILTINTO ROOM 8" APPROX		
ACCESSORIES			
Mirrors	STANDARD	BATH ACCESSORIES	DELETE ALL BATHROOMS
APPLIANCE REQUIREMENTS			
GAS LINE TO BBQ	STANDARD	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	DECLINED		
DISCLAIMER		INITIALS	
Any changes to the colour chart after signing are subject to a \$5000 administration fee plus costs			PS
Purchaser has checked and acknowledged accuracy of colour and selections before signing.			PS
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:	WASAGA	94	
PURCHASER(S):	PASQUALINA SCALIEZZO		
PURCHASER(S):	0		
CONTACT:	416.917.9752	MSCALIEZ@HOTMAIL.COM	
***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 PRIOR to installation.			
ZANCOR HOMES		PURCHASER SIGNATURE	Pasqualina Scaliezzo
		PURCHASER SIGNATURE	Pasqualina Scaliezzo
		DÉCOR CONSULTANT	Sebastian
**PAGE 2 OF 2**		Vendor APPROVAL	Sebastian

## WASAGA BEACH

10694  
Feb 14/21



25

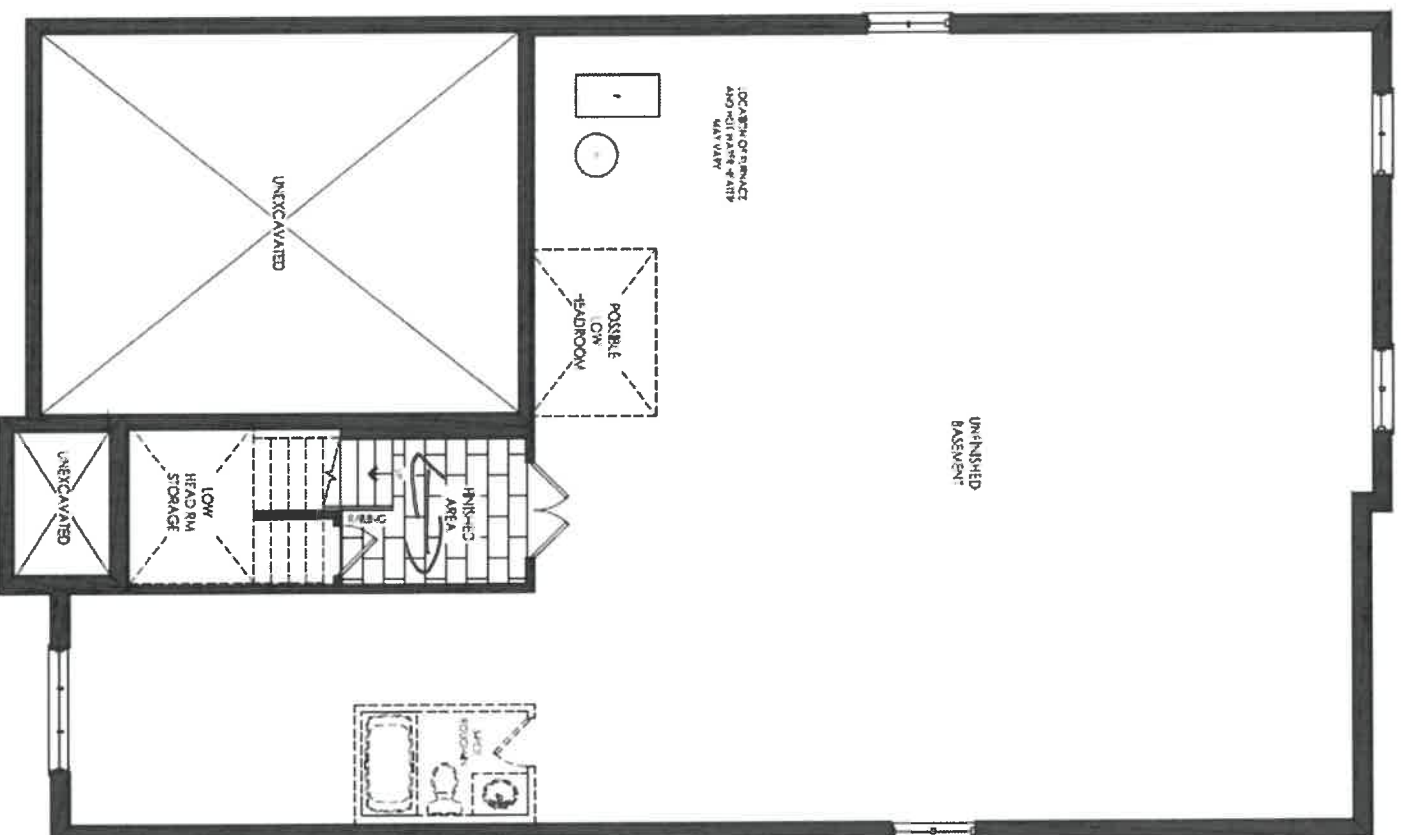
# Smoot Boring

# SHORELINE POINT

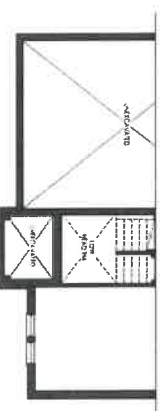
WASAGA BEACH

TIDE 52-04

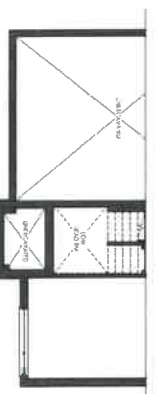
Lot 194  
Feb 4/12



Elevation A  
Basement



Elevation B  
Basement



Elevation C  
Basement

PS



DATE SUBMITTED

17 Jun 2021

CLIENT NAME: ZANCOR HOMES  
SHIP TO : WASAGA BEACH  
52-04

PH:  
CELL :

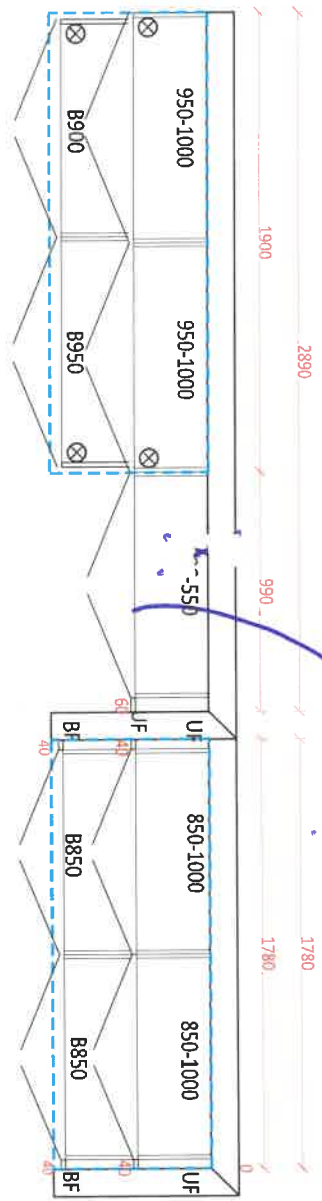
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COMMENT

P/O #

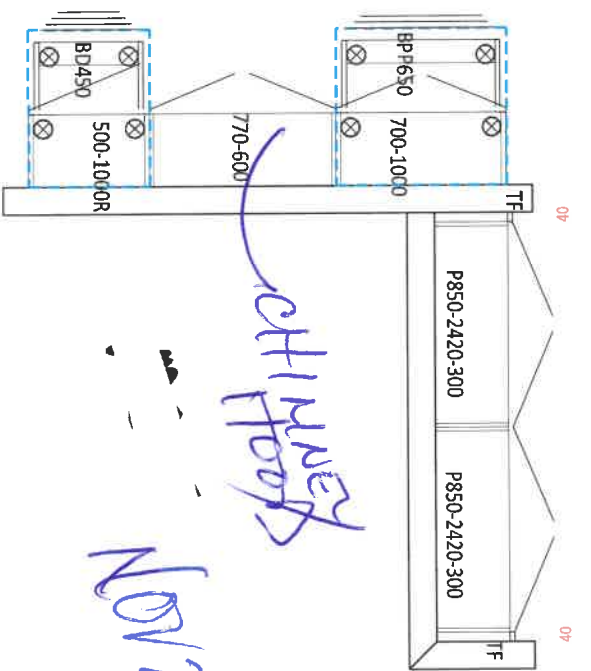
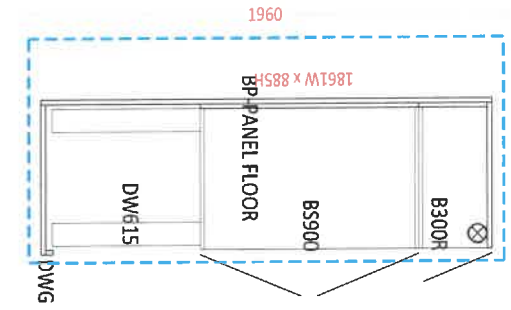
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INST. DATE

PAGE  
1 of 3

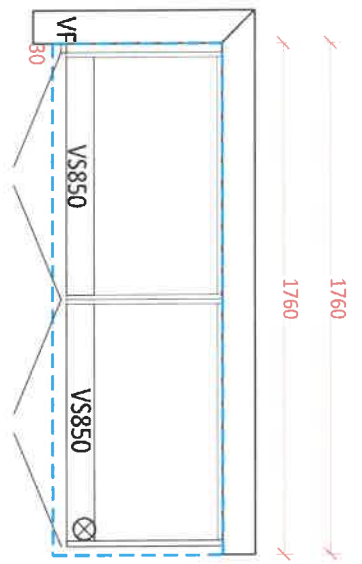
**KITCHEN**  
EL. A&B&C



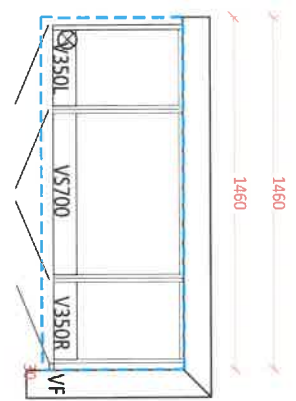
-Soft Close Doors  
and Drawers  
-Cutlery Divider



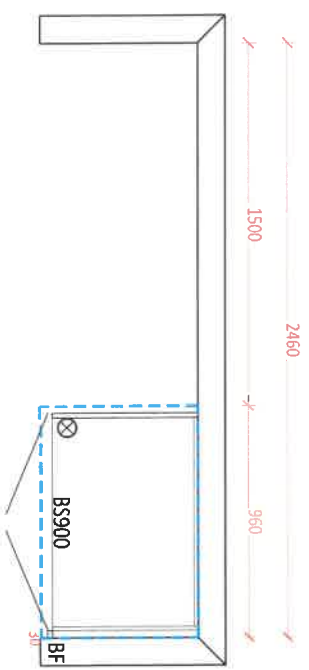
**ENSUITE**  
EL. A&B&C



**MAIN VANITY**  
EL. A&B&C



**LAUNDRY BASE**  
EL. A&B&C



#5



THE  
GALLERY

SHORELINE POINT

BY ZANCOR

WASAGA BEACH

ZANCOR

## APPLIANCE ACKNOWLEDGEMENT

**CONTACT: Steve Miller - Appliance Canada (905) 660-2424 / smiller@appliancecanada.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

PS

### 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.**

- **Upgraded Appliance Specs are DUE 2 WEEKS FROM SIGNED DATE OF COLOUR CHART (if not received during appointment)**

INITIAL

- **\*\*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

### RANGE UPGRADE

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

- ☐ 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

- ☐ 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 10/14/21

**WASAGA SHORLINE**

SITE

LOT

94

\*\* 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

## 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](mailto: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.

PS  
Homeowner(s) Initial

**WASAGA SHORELINE**

DATE

SITE

LOT

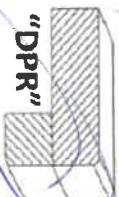


Stone Countertop Edge Profiles

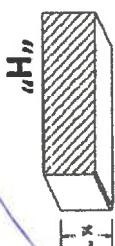
\*\*Where applicable as per site specifications\*\*

STANDARD EDGE FOR KITCHEN & VANITIES

Standard Countertop Edge in Kitchen



Standard Countertop Edge in Vanity

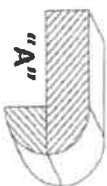
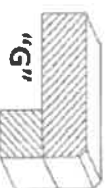
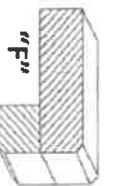
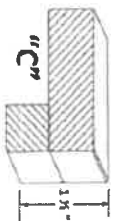


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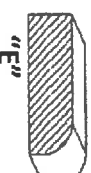
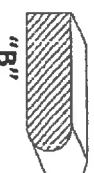
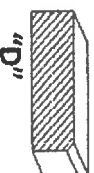
Homeowner(s) Initial

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

Optional Edge in Kitchen



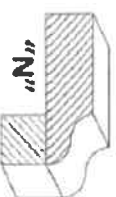
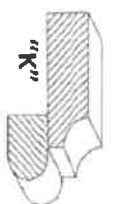
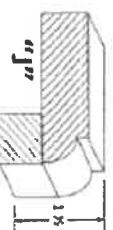
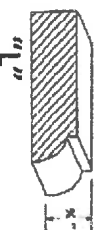
Optional Edge in Bathroom



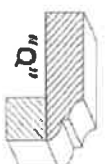
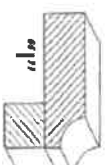
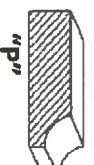
Homeowner(s) Initial

OPTION (2) EDGE FOR KITCHEN & VANITIES CUSTOM PRICING

Optional Edge for Kitchen



Optional Edge in Vanity



Homeowner(s) Initial

DATE Feb 24/21

SITE WASAGA SHORELINE

LOT 94

THE  
GALLER Y

SHORELINE POINT  
BY ZANCOR  
WASAGA BEACH

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.

PS

**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.**

PS

**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.

PS

**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'.

PS

**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.

PS

**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.

PS

**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.

PS

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PS

**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.

PS

### 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."*

PS

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\*\***

PS

DATE 2021/4/21

**WASAGA SHORELINE**

SITE

LOT 94

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