

Enrollment: 505
Purchaser Name: Jack Trotta Grimaldi
Simone Trotta Grimaldi
Phone Res: (416) 540-3601
Phone Bus: (416) 540-3601
Closing Date: July 22, 2025
Inspector: Gisella Fiore



Vendor / Builder:
Project: Zancor Homes (King Cort) Ltd.
Lot / Phase: 505 / 1
Plan:
Address: 2075 King Road, Unit 505
Municipality:
Inspection Date: July 18, 2025

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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

MASTER ENSUITE BATH

NOTE: INSTALL TOILET PAPER HOLDER AND TOWEL RACK, MASTER EN SUITE. ON VANITY AND
BEHIND DOOR. MAIN BATH ON VANITY

MASTER BEDROOM

- ADJUST WINDOW NOT CLOSING/REPLACED LEFT WINDOW HANDLE

LIVING ROOM

- SCRATCHES ON INTERIOR INSERT OF BALCONY DOOR GLASS

KITCHEN

- BACKSPLASH NOT INSTALLED.
VALANCE NOT INSTALLED DUE TO BACKSPLASH NOT BEING COMPLETED
INSPECT LIGHTS AT KITCHEN BREAKER TRIPPING
CHIP ON UPPER RIGHT CABINET ABOVE SINK

LAUNDRY ROOM

- STUFF ON WASHER DOOR

MAIN BATHROOM

- TILE BASEBOARD SHORT LEFT OF CABINET
CEILING FAN NOT TURNING ON

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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.

Jack Trotta Grimaldi

Purchaser's Name (print)

Purchaser's Signature

A handwritten signature in blue ink, appearing to be "J. Trotta", written over a horizontal line.

Simone Trotta Grimaldi

Purchaser's Name (print)

Purchaser's Signature

A handwritten signature in blue ink, appearing to be "S. Trotta", written over a horizontal line.

Designate's Name (print)

Designate's Signature

Gisella Fiore

Inspector's Name (print)

Inspector's Signature

Date (YYYY/MM/DD)

2025/07/18

July 18, 2025